

FEBRUARY 22, 2022

REGULAR SESSION

The LaGrange County Commissioners met in Regular Session on Monday, February 22, 2022, in their meeting room, County Office Building, 114 W. Michigan Street, LaGrange, Indiana, 46761, at 8:30 a.m., with the following present: Commissioners, Mr. Kevin R. Myers and Mr. Peter A. Cook, and LaGrange County Auditor, Kathryn Hopper. Mr. Terry Martin was absent. Mr. Kevin Myers, Vice President, called the meeting to order and led in saying the Pledge of Allegiance to the Flag. Mr. Peter Cook made a motion to adopt the proposed agenda with flexibility. Mr. Kevin Myers seconded the motion and it carried unanimously.

FIDLAR TECHNOLOGIES, INC. – MEDIA CONVERSION AGREEMENT

Mr. Kurt Bachman, County Attorney, presented a Media Conversion Agreement with Fidlar Technologies for the County Recorders scanning project. The agreement was approved on February 7, 2022, pending review. The Commissioners signed the agreement.

HIGHWAY – STREET SWEEPER

Mr. Peter Cook made a motion to authorize the County Attorney to work with the Highway Superintendent on getting revised quotes for a street sweeper. Mr. Kevin Myers seconded the motion and it carried unanimously.

RESOLUTION - DEDUCTION FROM ASSESSED VALUATION FOR THE REDEVELOPMENT OR REHABILITATION OF REAL PROPERTY – ATJ REAL ESTATE HOLDING LLC

Mr. Kurt Bachman, County Attorney, explained that ATJ Real Estate Holding LLC is seeking an abatement which is in a TIF district. A resolution needs to be approved by the County Commissioners, prior to the abatement going to the County Council. He presented the following Resolution for consideration:

COUNTY OF LAGRANGE
RESOLUTION NO. 2022-2-22

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE COUNTY OF LAGRANGE, INDIANA, APPROVING THE STATEMENT OF BENEFITS FOR THE DEDUCTION FROM ASSESSED VALUATION FOR THE REDEVELOPMENT OR REHABILITATION OF REAL PROPERTY – ATJ REAL ESTATE HOLDING LLC

WHEREAS, the County Council (the “Council”) of the County of LaGrange, Indiana (the “County”), has heretofore found pursuant to I.C. §6-1.1-12.1 (the “Act”), and Resolution 2010-3-8a, as amended by Resolution 2010-04-12a (collectively, the “ERA Designation Resolution”), that the real estate described on Exhibit “A” attached hereto and incorporated herein is, and within, an Economic Revitalization Area; and

WHEREAS, the ERA Designation Resolution provided for deductions from assessed valuation for redevelopment or rehabilitation of real property; and

WHEREAS, ATJ Real Estate Holding LLC (the "Applicant") has paid all required filing fees and, pursuant to the ERA Designation Resolution, has filed with the Council a Statement of Benefits Real Estate Improvements/Form SB-1/Real Property regarding the redevelopment or rehabilitation of real estate for consideration and approval, a copy of which is attached hereto as Exhibit “B” and incorporated herein; and

WHEREAS, the LaGrange County Redevelopment Commission (the “Commission”) established an area in LaGrange County, Indiana, known as “Allocation Area No. 2”, as an allocation area for purposes of I.C. §36-7-14-39 (the “Allocation Area”), and that the real estate described on Exhibit “A” attached hereto and incorporated herein is within the boundaries of the Allocation Area; and

WHEREAS, I.C. §6-1.1-12.1-2(k) provides that if property (as defined in I.C. §6-1.1-12.1-1 to mean a building or structure, but does not include land) located in an Economic Revitalization Area is also located in an allocation area (as defined in I.C. §36-7-14-39), the Applicant’s Statement of Benefits concerning that property may not be approved unless the legislative body of the unit that approved the designation of the allocation area adopts a resolution approving the Statement of Benefits; and

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WHEREAS, the Board of Commissioners of the County of LaGrange (the "Board"), as the legislative body of the unit that designated the Allocation Area, has been requested by the Applicant to approve the Statement of Benefits submitted by the Applicant; and

WHEREAS, the Board has reviewed the Statement of Benefits and desires to take action to approve the same.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE COUNTY OF LAGRANGE, INDIANA THAT:

SECTION I

Based on the information in the Statement of Benefits Real Estate Improvements/Form SB-1/Real Property regarding the redevelopment or rehabilitation of the Real Estate and the Board's consideration of other evidence, the Board hereby approves said Statement of Benefits Real Estate Improvements/Form SB-1/Real Property filed by the Applicant regarding the redevelopment or rehabilitation of the Real Estate.

SECTION II

A. References.

1. Except where a specific version or edition is given, reference to another section of this Resolution or another law, document, fund, program, or public office, shall extend and apply to the same, as may be subsequently amended, elected, revised, recodified, renamed, or renumbered from time to time.

2. Reference in this Resolution to a public servant, department, commission, committee, board, or fund, either generally or by title, without reference to another jurisdiction, shall be construed as though it were preceded or followed, as appropriate, by the words "(of) LaGrange County (Indiana)."

3. Should a provision of this Resolution require an act to be done which, by law, an agent or deputy as well may do as the principal, the requirement is satisfied by the performance of the act by an authorized agent or deputy.

B. Incorporation. Two (2) copies of all materials incorporated herein shall be placed on file in the office of the Auditor for public inspection.

C. Conflicts. No part of this Resolution shall be interpreted to conflict with any local, state, or federal laws, and all reasonable efforts should be made to harmonize same.

D. Severability. Should any section or part thereof of this Resolution be declared by a court of competent jurisdiction to be invalid, such decision shall not affect the validity of the Resolution as a whole, or any other portion thereof, and for this purpose the provisions of this Resolution are hereby declared to be severable.

E. Effective Date. This Resolution shall be effective immediately upon adoption.

Mr. Peter Cook made a motion to approve the Resolution. Mr. Kevin Myers seconded the motion and it carried unanimously. Mr. Peter Cook made a motion to waive the requirement for second reading. Mr. Kevin Myers seconded the motion and it carried unanimously.

ECONOMIC DEVELOPMENT COMMISSIONER APPOINTMENT

Mr. Peter Cook made a motion to appoint Mr. Jim Young to the Economic Development Commission. Mr. Kevin Myers seconded the motion and it carried unanimously.

PURDUE EXTENSION – PITNEY BOWES LEASE AGREEMENT

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Mr. Steve Engleking, County Extension Director, presented a lease agreement with Pitney Bowes for a postage machine, for consideration. Mr. Peter Cook made a motion to approve the agreement. Mr. Kevin Myers seconded the motion and it carried unanimously.

HIGHWAY PURCHASE APPROVAL - COMMERCIAL TRUCK REPAIR SOFTWARE

Mr. Ben Parish, Highway Superintendent, requested approval to purchase TruckWorks Plus, a commercial truck repair software. The cost is \$3,180 annually. Mr. Peter Cook made a motion to approve the purchase. Mr. Kevin Myers seconded the motion and it carried unanimously.

MAINTENANCE – CARPET CIRCUIT COURT

Mr. Gary Mast, Maintenance Director, presented quotes for new carpet in the Circuit Court, including the jury room. The lowest quote is from Edwards Floor Covering in the amount of \$12,903.10. Mr. Peter Cook made a motion to approve the purchase. Mr. Kevin Myers seconded the motion and it carried unanimously.

ACCOUNTS PAYABLE VOUCHERS

Mrs. Kathryn Hopper, County Auditor, presented the Accounts Payable Vouchers. Mr. Peter Cook made a motion to approve the vouchers. Mr. Kevin Myers seconded the motion and it carried unanimously.

JANUARY 2021 FINANCIAL REPORT

Mrs. Kathryn Hopper, County Auditor, presented the financial statement for the month ending January 31, 2022, in the amount of \$39,800,843.56 and investments of \$20,760,000. Mr. Peter Cook made a motion to accept the report. Mr. Kevin Myers seconded the motion and it carried unanimously.

MINUTES

Mr. Peter Cook made a motion to approve the minutes of the February 7, 2022 regular session meeting. Mr. Kevin Myers seconded the motion and it carried unanimously.

MEMORANDUM

Mr. Peter Cook made a motion to approve the memorandum for the February 16, 2022 staff meeting. Mr. Kevin Myers seconded the motion and it carried unanimously.

CORRESPONDENCE

LaGrange County Clerk of the Circuit Court – January 2022 report

LaGrange County Treasurer – January 2022 report

LaGrange County Historical Society – Thank you note for check

Indiana Department of Environmental Management – Receipt of Air Permit Application, Forest River Inc, Topeka Complex, 402 Lehman Ave, Topeka, Indiana, Permit Number 087-44777-00052

Indiana Department of Environmental Management – Receipt of Air Permit Application, Four Woods Laminating Inc, 7550 W CR 500 S, Indiana, Permit Number 087-44942-00036

Indiana Department of Environmental Management – Receipt of Air Permit Application, Lake Area Designs LLC, 1260 N Detroit Street, LaGrange, Indiana, Permit Number 087-44953-00678

Indiana Department of Environmental Management – Notice of Public Comment, PalletOne of Indiana, Inc., Permit Number 087-44820-00023

Indiana Department of Environmental Management – Notice of Public Comment, A & M Woodworking, Permit Number 087-44940-00686

Indiana Department of Environmental Management – Notice of Approval, Forest River, Inc. – Topeka Complex,


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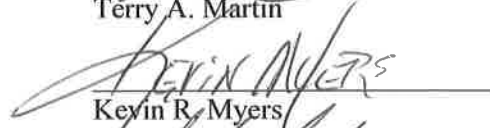
402 Lehman Avenue and 501 Hawpatch Drive, Topeka, Indiana 46571, Permit Number 087-44777-00052

ADJOURNMENT

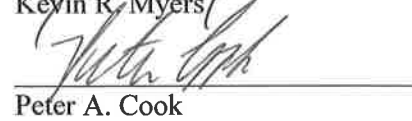
There being nothing further to come before the Board at this time, Mr. Peter Cook made a motion to adjourn and meet on any subsequent day necessary to carry on the business of the Board. Mr. Kevin Myers seconded the motion and it carried unanimously.



Terry A. Martin

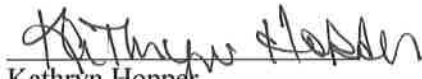


Kevin R. Myers



Peter A. Cook

ATTEST:



Kathryn Hoppel
LaGrange County Auditor