

# MINUTES

## ECONOMIC DEVELOPMENT COMMISSION

### February 11, 2021

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#### **PUBLIC HEARING**

4:30pm

Via Zoom Conferencing

#### **MEMBERS PRESENT**

Lance Stephenson, President

Mary Jamerson

Roger Reed

Ben Gale

#### **STAFF PRESENT**

Greg Winkler, ED Director

Karen Soetenga, ED Staff

Paul Podlejski, City Attorney

#### **OTHERS PRESENT**

Mr. Warrum, Tax Abatement Applicant

Ms. Cox, Tax Abatement Applicant

Mr. Podlejski, City Attorney

#### **OPEN REGULAR MEETING**

#### **ROLL CALL AND DECLARATION OF QUORUM**

#### **ELECTION OF OFFICERS**

Mr. Stephenson opened nominations for President.

Ms. Jamerson nominated Mr. Stephenson. Mr.

Reed seconded. Mr. Stephenson called for nominations a second and third time. There were no additional nominations. Mr. Stephenson accepted the nomination for President.

Mr. Stephenson opened nominations for Vice President. Mr. Stephenson nominated Mr. Gale.

Ms. Jamerson seconded. Mr. Stephenson called for nominations a second and third time. There were no additional nominations. Mr. Gale accepted the nomination for Vice President.

Mr. Stephenson opened nominations for Secretary/Treasurer. Ms. Jamerson nominated Mr. Reed. Mr. Gale seconded. Mr. Stephenson called for nominations a second and third time. There were no additional nominations. Mr. Reed accepted the nomination for Sec/Treas.

#### **MINUTES**

Mr. Reed made a motion to approve the December 10, 2020 minutes as presented. Ms. Jamerson seconded. Motion passed unanimously; 4 yes, 0 no.

#### **NEW BUSINESS**

**EDC01-21 Resolution Recommending Residential Tax Abatement for Timothy and Angela Warrum - 3220 E. 67<sup>th</sup> Street**

Mr. Winkler briefed members on Resolution EDC01-21 a residential tax abatement for Timothy and Angela Warrum. Mr. Winkler stated the address is 3220 E. 67<sup>th</sup> Street, Lot 27 in Apple Downs Addition. The request is for a three-year tax abatement, as it is not considered in-fill housing. Construction will commence before December 31, 2020, for a single-family dwelling intended for human habitation. Improvements to the property will be at an estimated cost of \$325,862.00. Mr. Warrum briefed members on the new construction. Brief discussion followed.

Mr. Podlejski, City Attorney, stated the applicant submitted their application after permits had been pulled and a resolution waiving noncompliance of timely submission will be considered by the City Council later in the day. The EDC resolution should be a conditional approval based on the passing of the waiver of noncompliance. Brief discussion followed.

Ms. Jamerson moved to approve Resolution EDC01-21 for Timothy and Angela Warrum conditional to the passing of the Resolution of Noncompliance and Mr. Gale seconded. Motion passed unanimously; 4 yes, 0 no.

#### **EDC02-21 Resolution Recommending Residential Tax Abatement for Matthew and Annette Cox - 3121 Derby Way**

Mr. Winkler briefed members on Resolution EDC02-21 a residential tax abatement for Matthew and Annette Cox. Mr. Winkler stated the address is 3121 Derby Way, Lot 40 in Apple Downs Addition. The request is for a three-year tax abatement, as it is not considered in-fill housing. Construction will commence before December 31, 2020, for a single-family dwelling intended for human habitation. Improvements to the property will be at an estimated cost of \$266,000.00. Ms. Cox briefed members on the new construction. Brief discussion followed.

Ms. Jamerson moved to approve Resolution EDC02-21 for Matthew and Annette Cox and Mr. Reed seconded. Motion passed unanimously; 4 yes, 0 no.

Mr. Winkler briefed members on a special meeting of the EDC to take place on February 25<sup>th</sup>. The meeting will be a public hearing to hear opinions on a project involving the former Lincolnshire Apartments, 330 W. 12<sup>th</sup> Street. Mr. Winkler stated the Anderson Redevelopment Commission recently made a pledge of \$770,000 to assist Anderson Housing Authority to purchase and rehab the apartments. The Housing Authority has a one bedroom housing shortage which this will help address.

**ADJOURNMENT**

Mr. Reed made a motion to adjourn and Mr. Gale seconded. Meeting adjourned at 4:49 p.m.