

MINUTES FOR THE
CLINTON COUNTY COUNCIL MEETING
FEBRUARY 25, 2020

The Clinton County Council met in the Commissioner's Meeting Room at the Clinton County Courthouse, Frankfort, Indiana on February 25, 2020 at the hour of 9:00 a.m. regular Council meeting, pursuant in accordance with law and publication as evidence by proof of the minutes of the last meeting, and any other business that may come before it. Council President Alan Dunn called the meeting to order and led the Pledge of Allegiance. On call to order the following members were shown to be present or absent.

PRESENT

- Alan Dunn
- Clark Beard
- Jeff Chynoweth
- Ron Gascho
- Mike Hensley
- Jon Hussey
- Jake Myers

ABSENT

Britt Ostler, Clinton County Auditor, was present to record the proceedings of the Council.

Others present were Sheriff Rich Kelly, Brett Barton, Dana Myers, Carol Bartley, and others as mentioned in the minutes.

Public hearing opened at 9:05 a.m.

Shannon O'Hara spoke regarding the Project Sting, aka Five Below, a specialty retailer for teen and tween products. They concentrate on the experience you have shopping with a motto of "Let Go And Have Fun". The center in Clinton County would be a distribution center and e-commerce hub. 858,000 square foot logistics and distribution facility. Within 5 years they are looking to employ 280 people with an average salary of \$16.50 per hour. There is enough land to have an expansion in a few years, which would employ more people. The project cost is \$50 million for the building with \$30 million extra for interior systems.

Jay Moore spoke regarding the NHK project, which is a new manufacturing facility located on State Road 28 and I65. It will allow them to move existing lines from the current facility to their new location, plus add additional manufacturing lines. Welding positions that are currently in Tennessee will be moved to the Frankfort facility. They will keep in use the existing plant, mostly with a holding spot for existing parts for warranty situations. The manufacturing facility will be 400,000 square feet, with room for expansion. They will be hiring at least 50 new employees. The project cost is \$25 million for the building, \$6 million for the new manufacturing equipment, \$3 million for the new logistical manufacturing equipment and \$300,000 in IT equipment.

President Dunn mentioned the TIF district is currently set up to capture real property assessed value of \$75 million, which would go to the County. The personal property assessed value of \$40 million would benefit the townships and schools. The way the TIF districts are set up and designed to work is that the money is allowed to be collected and set aside to be used to pay for the infrastructure that made the investment happen. That is what the County intends to do, explained President Dunn. As the money comes into the coffers, then we will start making the water and sewer bond payments out of the tax revenues that these projects generate. \$7.5 million dollars is what the companies will pay in taxes with the abatement over 10 years.

Hearing closed at 9:22 a.m.

Councilmember Chynoweth motioned seconded by Councilmember Beard to approve Resolution 2020-03 "Resolution of Clinton County Council Approving Statements of Benefits and Confirming Designation of Economic Revitalization Area. Motion Carries 7-0.

Councilmember Myers motioned seconded by Councilmember Hensley to approve Resolution 2020-04 "A Resolution confirming Resolution No. 2020-02 Regarding Certain Real and Personal Tax Abatement Deductions and Economic Revitalization Area. Motion carries 7-0.

Meeting adjourned at 9:24 a.m.

Clinton County Council

Alan Dunn
Alan Dunn

Clark Beard
Clark Beard, Pro Tem

Mike Hensley
Mike Hensley

Jake Myers
Jake Myers

Ron Gascho
Ron Gascho

Jeff Chynoweth
Jeff Chynoweth

Jon Hussey
Jon Hussey

ATTEST:

Britt A. Ostler
Britt A. Ostler
Clinton County Auditor