

TOWN OF FERDINAND

SPECIAL MEETING

August 30, 2024

The Ferdinand Town Council met for a Special Meeting at 8:00 AM on Friday, August 30, 2024, in the Ferdinand Town Hall. Present were Council President, Ken Sicard; Vice-President, Debbie Johnson; Council Member, Ron Weyer; Attorney, Sharon Bohnenkemper, and Clerk-Treasurer, Tamara Miller. Scott Tretter and Lauren Mundy with PIC were also in attendance.

Debbie moved to allow Sicard, as Vice-President of the Redevelopment Commission and as the President of the Town Council, to sign the engagement letter with Thomas Pitman, Barnes & Thornburg LLP, as our TIF consultant to assist the Redevelopment Commission and the Town Council at an hourly rate of \$855 per hour. Ron seconded. Motion carried 3-0.

Ben Brinkman, Water/Wastewater Superintendent, requested permission to advertise for bids for water tower maintenance. Brinkman will get with Bohnenkemper to put together the scope and specs. Ron moved to approve the request. Debbie seconded. Motion carried 3-0. Bids will be opened on October 22, 2024, at 7:00 PM.

Tara Damin, with GrantSmith Consulting LLC, is preparing the Town's READI 2.0 application and explained the next stage of the application which is due September 13, 2024. Phase one of the PIC residential development is planned on 57 acres located at SR 264 and Vienna Drive. The READI 2.0 application is for a \$2 million grant with a public match of \$2 million and a private match of \$6 million. The Town is required to provide a commitment letter with the application. The value of TIF for the entire life of 20 years would be considered part of the Town's match. Tara explained funding options using loans and potential grants. The proposed housing development could increase school enrollment, and increase business for local establishments. The Council will consider the details of the Town's commitment letter.

Ron moved to approve Bohnenkemper's request to send our standard proposed contract to provide water service outside the jurisdiction to George Meyer to review and return. Debbie seconded. Motion carried 3-0.

The Town Council will hold a special meeting on September 11, 2024 at 7:30 PM following the RDC meeting at 6:30 PM on September 11, 2024. Miller will notify the media.

Miller summarized the electric rate information provided by Robert Reynolds, LWG. A proposed average rate increase of 7% - 8% would likely be reflected in the January 25, 2025 bill. Miller will provide Reynolds with operating and capital budget information to proceed with the rate study. The proposed ordinance will likely be introduced in October 2024.

Sicard stated the proposed Local Safety Tax Initiative would provide funding for police and fire departments. He distributed a projected detailed budget showing how the funds could be used to support the needs of our community's police and fire departments.

A public service announcement was made by Sicard – please do not deposit branches and debris in ditches around town.

Sicard stated that Dubois Strong is looking for open buildings in communities that entrepreneurs could utilize.

Bohnenkemper left a phone message for Tom Pitman to schedule a meeting on September 6, 2024, to provide guidance for TIF and the READI grant application. Bohnenkemper will follow up with Tom Pitman to coordinate a time to schedule a Special Joint Meeting of the Town Council and the RDC, possibly on September 6, 2024, and then Miller will notify the media.

As there was no further business to discuss, Debbie moved to adjourn. Ron seconded. Motion carried 3-0. Meeting adjourned at 10:05 AM.

ATTEST:

FERDINAND TOWN COUNCIL

Tamara M Miller

Clerk-Treasurer

Ken Sicard

Ron Wj

Debbie Jensen