

**Redevelopment Commission Meeting
Wednesday, June 11, 2025 · 9:00 a.m.
Council Chambers · Ligonier City Hall
301 South Cavin Street · Ligonier, Indiana**

Call to Order

The meeting was called to order by Commission President John Mangona

Roll Call

Members Present: John Mangona, David Cisney, Bryan Shearer, Chris Fought, and Joe Hutsell

Also Present: City Attorney Laura Kaufman and Clerk-Treasurer Barb Hawn

Members Absent: Mayor Earle Franklin

Approval of Minutes from May 14, 2025

Motion to approve: David Cisney

Second: Bryan Shearer

Vote: All Ayes

Approval of APV Register from May 2025

Motion to approve: David Cisney

Second: Chris Fought

Vote: All Ayes

New Business

Façade Grant – 302 South Cavin Street

Augustin and Zeke Tayahua, owners of the building at 302 South Cavin Street, submitted a Façade Grant for windows. Two quotes were provided.

Horizon Windows and Doors Inc.	\$34,855.18
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Do It Right Roofing	\$30,000.00
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The maximum grant available is \$15,000.00. Following discussion:

Motion to approve: Bryan Shearer

Second: David Cisney

Vote: All Ayes

Potential Development of Property at Wall Street and Cavin Street

Jeff Bontrager, Taya and Corey Jacobs, and Gerald Miller attended to discuss potential plans to purchase the BRC Property at Wall Street and Cavin Street for the development of an apartment house. They inquired about creating a Commercial TIF District or the possibility of tax abatement to assist with infrastructure costs. The Commission will work with its accounting firm to provide a list of required information to determine potential assistance.

Window Replacement at 103 West Third Street

As requested, a new quote was received from Haney Glass to replace the window on the east side of 103 West Third Street. The quoted cost is \$4,159.86. The window will match the Anderson windows installed last year.

Motion to approve: Bryan Shearer

Second: David Cisney

Vote: All Ayes

Countryscapes – Change Order #2 – Veteran’s Memorial

Countryscapes provided formal Change Order #2 for the additions to the Veteran’s Memorial project, as discussed and approved at the last meeting.

Motion to approve: David Cisney

Second: Bryan Shearer

Vote: All Ayes

Other Business

Bryan Shearer

Reported that a local farmer has offered to maintain the lot at the old community foundation site. The plan is to plant grass that can be harvested for livestock and removed at any time. The farmer has been mowing along the roadway. This arrangement will not affect future development of the site.

Barb Hawn

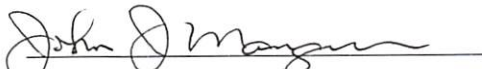
It was noted that the bond closing on the Shrock Project is anticipated for August or September.

Adjournment

Motion to adjourn: David Cisney

Second: Chris Fought

Vote: All Ayes


John Mangona, President

ATTEST:


Bryan Shearer, Secretary

Date Approved: 07-09-2025


Barbara Hawn, Clerk-Treasurer/Recording Secretary

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