

NEW CARLISLE BUSINESS & COMMUNITY ASSOCIATION  
MEETING MINUTES  
January 3, 2018

In attendance:

Mindie Colanese – 1<sup>st</sup> Source Bank  
Deb Doelling – 1<sup>st</sup> Source Bank  
Peg Adams – Adams Tax Service and Music Studio  
Ken Carter – Town of New Carlisle  
Sid Meyers – Sid's Custom Lasering  
Sandy Raabe – New Carlisle United Methodist Church  
Joyce Forbes – Hudson Township  
Dan Vermillion – New Carlisle Town Council  
Trudy Menke – Reframing Leadership  
Stephanie Murphy – New Carlisle Public Library  
Roanna Hooton – New Carlisle Public Library  
Brad Ellett – Hallmark Home Mortgage  
Larry Merkner – New Carlisle Wesleyan Church  
Jim Masters – Attorney  
Frank Robinson – Robinson Appraisals  
Kim Huston – 1<sup>st</sup> Choice Realty Group  
Craig Langhofer – Edward Jones  
Kim Vaundry – Edward Jones/Cornerstone Preschool

The meeting began with introductions and 60 second commercials.

Minutes of the last meeting were presented by Secretary, Kim Vaundry. Joyce Forbes motioned to accept the minutes as written, Mindie Colanese seconded the motion and the motion passed unanimously.

Sandy Raabe provided copies of the Treasurer's Report. Joyce Forbes motioned to accept the report pending audit. Peg Adams seconded the motion and it passed unanimously.

Town Update – Dan Vermillion

St. Joseph Energy will be deeding the property of the new water plant to the town. The water from that plant is used solely for the power plant.

25 year master plan is in the works.

The town is in the process of purchasing 7 acres of land for a cemetery plan.

New stop signs are up.

Ken Carter –

New Carlisle received a Community Crossing grant for town infrastructure with 75% of the funds provided by the grant and 25% from the town.

Membership – Joyce Forbes

22 applications received to date. Joyce has mailed applications to non-members. She thinks it will be beneficial to approach downtown businesses that are not members one-on-one.

Any members that are not receiving e-mail notifications should contact Joyce and update their e-mail address.

Looking Ahead 2018 -

Sap Run – tabled until 2019

2018 Meeting Schedule – In need of suggestions for topics/panels for some of the meetings.

Expenses – Discover New Carlisle will be asking the NCBCA to contribute to the cost of printing updated town brochures. Sandy Raabe mentioned that last year an academic team from the high school qualified for a state competition, but was unable to attend due to lack of funds. She mentioned that they may be looking for help if they advance to state again this year.

Real Estate Panel –

Kim Huston – Kim has 25 years of experience as a realtor. She reported that 2017 was a good year to be a seller with average time for a home to be on the market of only 60-90 days, supply and demand is off, interest rates are trickling up and that they are seeing more new construction, but there is not a lot of land available. She also warned to be cautious of websites such as Zillow because the information provided is not always current and may not reflect the proper assessment. She recommended, realtor.com for more current and accurate information.

Frank Robinson – Frank's business encompasses tax appeals, estate and divorce valuation. He sometimes serves as a witness in litigation matters. Frank explained the appraisal process and the time table of providing a proper assessment.

Deb Doelling – Deb pointed out that if interest rates go up, individuals will rethink selling their homes. Why leave a low interest for a higher one. Contrary to popular belief, the market is not seasonal – if a house is in good condition, it sells. 1<sup>st</sup> Source has an excellent loan assistance program.

New Business –

Flowers were sent to the Charles Mares funeral on behalf of the NCBCA.

Henry Timm/Phantom Technology is hoping to hold an Open House now that his new facility is complete.

Peg Adams has been going through the box of old NCBCA records that was retrieved from Wells Fargo when they closed. She will report her findings at a meeting in the coming months.

Next Meeting – February 7, 2018, 1:00 p.m. at Monroe's Crossing. Bill Shaloliol will be our guest speaker with an update on the industrial park.

Respectfully Submitted,  
Kimber Vaundry,  
Recording Secretary

