

**TURTLECREEK TOWNSHIP BOARD OF TRUSTEES**

**ON**

**AUGUST 13**

**15**

The special scheduled work session of the Board of Trustees of Turtlecreek Township was held on August 13, 2015 at 8:00 a.m. to discuss Otterbein/Union Village TIF issues with the following person present:

TRUSTEES: Jim VanDeGrift, Dan Jones and Jonathan D. Sams

CHIEF FISCAL OFFICER: Tammy Boggs

GUEST: Doug Miller

The meeting opened at 8:35 a.m. with Mr. Sams leading the Pledge of Allegiance.

The Trustees, the Fiscal Officer, and Mr. Doug Miller held a discussion regarding the Otterbein/Union Village project and the TIF for the area. It is the Trustees desire that the township be made whole on the project. This entails a few items. The Trustees understand that a residential development does not pay for itself by the real property taxes that are generated. Considering the size of the Union Village project there is a concern that the additional expense of servicing the new residents and business will outweigh the taxes generated, even with the tax reimbursement from the new community authority. The township currently consists of approximately 3,300 homes. Union Village will be adding an additional 4,400 homes to the township. Due to the increase in population the township anticipates an increase in the Police/Fire/EMS cost. The Trustees want to ensure that this development will not be a burden on the township. The Trustees want each Phase of the project to be a separate TIF area that commences at the beginning of each Phase and not wait until some dollar threshold has been met. The other option is to TIF the entire project now, but to establish some standard to define the success of each phase, which must be met before the next Phase can begin. The Trustees have requested that Mr. Doug Miller present this information to Otterbein/Union Village for them to address the concerns that the Trustees have at this time.

There being no further business the Trustees adjourned to meet at their next regular meeting that has been scheduled for August 25, 2015 at 8:00 a.m.

Signed: \_\_\_\_\_ President

Attest: \_\_\_\_\_ Chief Fiscal Officer