



City of New Castle, Indiana

Greg York, Mayor

August 15, 2014

Rayanna Alexander Binder
IHDA
30 S. Meridian St., Suite 1000
Indianapolis, IN 46204

Re: BEP Application

Dear Ms. Binder:

Enclosed please find New Castle's BEP grant application, complete with authorizing signature

On behalf of our City, I appreciate the opportunity to make application for this funding and want to compliment IHDA for offering this program.

If you should have questions concerning this application please contact me at (765) 529-7605.

Sincerely,

Greg York, Mayor
City of New Castle

BLIGHT ELIMINATION PROGRAM

**APPLICANT: THE HONORABLE GREG YORK
MAYOR, CITY OF NEW CASTLE**

DEADLINE: August 18, 2014

NEW CASTLE BLIGHT ELIMINATION PROGRAM

TABLE OF CONTENTS

- I. CONTACT INFORMATION
- II. PROJECT NARRATIVE
- III. APPLICATION EVALUATION MATRIX
- IV. BEP PROPERTY LIST
- V. PROGRAM PARTNERS
- VI. HOUSING COMMITTEE MEMBERS
- VII. FUNDING REQUEST/MATCH
- VIII. APPENDIX:
 - A. TARGET MAPS
 - B. NEW CASTLE STRATEGIC FRAMEWORK
 - C. BIKE PEDESTRIAN MASTER PLAN
 - D. HOPE INITIATIVE REPORT
 - E. BELMONT NEIGHBORHOOD REVITALIZATION PLAN
 - F. LETTERS OF SUPPORT
 - G. PRESS RELEASES

CONTACT INFORMATION

Lead Applicant: City of New Castle

Contact: Mayor Greg York

Address: 227 N. Main St., New Castle, IN 47362

Phone: (765) 529-7605

Email: kendra-kennedy@cityofnewcastle.net

Technical questions on the grant can be directed to the following:

Grant consultant: Interlocal Community Action Program, Inc.

Contact: Kevin Polivick, Executive Director

Address: 615 SR 38 West, New Castle, IN 47362

Phone: (765) 529-4403

Email: kpolivick@icapcaa.org

Project Description

Prior to the funding announcement for the Blight elimination Program, Henry County had formed a housing committee comprised of individuals representing stakeholders throughout the county. Organized in February, 2013, this group was formed to address housing issues county-wide and develop partnerships and strategies to improve housing. Meetings are held on a monthly basis where a variety of topics and issues are discussed. This group pursued the possibility of applying for the blight elimination grant and approached officials to see if there was interest. A list of members for this committee can be found in the Appendix.

One of the key findings the housing committee identified was the need for a comprehensive housing study that would provide guidance to governing bodies as to next steps in developing housing. A request for Section 42 tax credit application left the New Castle Mayor and City Council with insufficient documentation and rationale on how New Castle should proceed. One of the key issues identified was the need for better information in forming public policy as it related to housing, particularly within the City of New Castle.

In February 2013 the "Strategic Framework" document presented to the New Castle City Council identified several community development initiatives, including future housing needs. Recognizing the role housing plays in developing a quality community, the City, in partnership with the Henry County Housing committee, commissioned a housing needs assessment in the spring of 2014. The urban planning/architectural firm of MKM was hired to complete this assessment and some of their preliminary findings have been included in this report.

During the course of this study the housing committee has learned and reviewed important trends, both historical and future, which will impact New Castle in the next 25 years.

Intended Impact

32% of New Castle's housing stock was built prior to 1939 and nearly 60% of the 9,046 homes in New Castle were constructed prior to 1959. Since 2010 there have been no homes built in New Castle. Many of these older homes are at an age where additional investment is required to maintain them as safe, suitable housing. Due in large part to difficult economic times and an aging population, where seniors on fixed incomes can't afford home repairs, many homes have fallen into disrepair. After so many years of neglect, often these homes become vacant, their owners lose interest and maintenance and property tax bills begin to mount. Many will end up in the county tax sale.

As evidence of this ongoing struggle with homes being listed on the Commissioners' annual tax sale, 27 homes in the proposed BEP program have been identified for owing back taxes since 2013. Moreover, 9 homes owe back taxes in excess of \$10,000 and with their assessed valuation below the amount of back taxes, and the fact the homes are in severe disrepair, the hope of ever restoring these homes to safe, suitable units is hopeless.

Of the 4,626 owner-occupied housing units in New Castle, approximately 75% have a value below \$99,999, according to the US Census 2008-2012 5-Year estimate. The median dollar value of homes within the City is \$68,500 (State median is \$123,400). Given New Castle's homeowner vacancy rate of 5.9%, compared to a state

average of 2.5%, the impact of vacant housing on a market where the median home value is 46% below the State median value is significant. In the aftermath of the 2008 housing crash, some home values are beginning to stabilize and rebound, but for many homes in the New Castle market prices continue to be low when compared across the State.

Additionally, demographic population trends indicate New Castle will experience a 16% population loss by 2040, accompanied by an increase in the elderly population of a similar number. In assessing future community needs, planning efforts will need to focus on housing needs for seniors, which may look quite different than New Castle's housing stock today.

According to the US Census American Communities 5-year Estimate, New Castle has a 16% housing vacancy rate, as compared to 11.4% vacancy rate for the State. Within this 16% rate in New Castle, 5.9% is the homeowner vacancy rate and 18.2% of the vacant units are in the rental market. Given there are 9,046 housing units in New Castle, we estimate 533 houses in New Castle are vacant. The HOPE Initiative report of October 25, 2013 indicated this number could be as high as 800 vacant homes.

County tax sale records indicate the following:

<u>Year</u>	<u># Homes Sale</u>	<u>#Homes Sold</u>
2012	453	87
2013	490	61
2014	397	*

* Tax sale scheduled for September 25, 2014

With an abundance of older homes, a vacancy rate in the homeowner market double the state-wide average, efforts to demolish dilapidated housing should help reverse depressed home values and strengthen the rental market. New Castle's plan to demolish blighted housing should invite investment by stabilizing neighborhoods, reducing police and fire runs and give community partners an opportunity to develop new uses these properties. We believe by reducing these units and improving the aesthetic value of the area, prices should begin to rise. Fewer housing units may also lower the rental housing vacancy rate.

Project Need

New Castle enjoys a rich history of auto manufacturing but in recent years the decline of manufacturing has impacted the area. The original Maxwell plant, built in 1906, was later purchased by Chrysler in 1925. With the New Castle Chrysler plant being one of the six (6) production plants in the United States it employed 6,700 people in 1934.

The plant continued to make various parts for the next six (6) decades but by 2002 it was sold to Metaldyne and only 220 employees remained after the sale. Metaldyne continued on for the next 7 years but by 2009 the plant closed its doors for good.

With this sharp decline in automotive manufacturing, New Castle, like many communities, experienced a loss of good paying jobs. As in every community, the decline or stagnation of wages has multiple impacts, including the condition of housing.

One of the more significant estimates deals with vacancy rates as mentioned in this report. Overall the number of units estimated to be vacant in the city is 1,443 out of a total of 9,046.

In 1950, New Castle's population was 18,221 compared to 18,114 in 2010. While New Castle's population has remained fairly even over the past 60 years, this may in part be due to annexation efforts initiated in 2002 and after several years of litigation, the case was settled in 2009. The addition of annexed sections helped boost New Castle's population.

With the loss of manufacturing plants in general and the closing of the Chrysler/Metaldyne plant in particular, New Castle has struggled to maintain good paying jobs. Median household income in 2012 was \$30,688, further indicating flat income growth over a 12-year period (city-data.com). One of the preliminary findings in the housing study deals with household income. Of the 31 Target Cities compared to New Castle, our median income is 65.3% as compared to the State. The remaining target cities have a mean income of 82.7%, meaning New Castle's income is 35% below state median and 17% below the target cities group median (Analysis Summary in Appendix).

Given New Castle's older housing stock, a high vacant housing rate, flat growth in population and lower median incomes, we continue to face challenges. One of the primary challenges continues to be rehabilitating housing worth saving and demolishing units where repairs are economically unfeasible. This challenge has been complicated by having numerous properties placed in the commissioner tax sales only to have them go unclaimed or purchased but taxes never paid. These properties remain blighted

eyesores, contributing to neighborhood decay, lower housing values and price destabilization.

Community Support

Since the Blight Elimination Program was announced on February 11, 2014, support for this initiative has been community-wide. Several stakeholders in the community have stepped forward and offered their support to make this a successful grant application. The City of New Castle has unanimously adopted a Resolution committing match to the program. This match includes both cash funding and forgiveness of water/sewer liens, citation fees and demolition permits. The Henry County Commissioners agreed to forgive back taxes on five homes in the program, totaling \$120,601.37. Our local landfill has committed in-kind match in the form of forgiving 16% of market costs and one of the demolition contractors has agreed to donate services in the amount of \$5,000.

The City of New Castle has partnered with the local community action agency to assist with developing this grant. Together with representatives from the New Castle Housing Authority, Health Communities and HOPE Initiative grant application tasks were assigned and completed.

In terms of educating the public on housing conditions throughout the community, the New Castle Courier Times has written articles and identified several homes that are blighted. The public reaction has been positive and many have taken a proactive position in demolishing blighted homes. Many more are calling for stricter enforcement of current code ordinances. To date no adverse comments or public opposition has been noted in the BEP application process.

Partnerships

Once the announcement of the Blight Elimination Program was announced by the Lieutenant Governor, the City of New Castle expressed interest in participating in the program. Community leaders and stakeholders were consulted in terms of who would participate and eventually who would be the lead applicant. Discussions were held over the course of 3-4 weeks and the City of New Castle offered to become the lead applicant. Even though some of the interested towns were outside New Castle's boundary, they agreed to sponsor them in the application. As part of this application, Middletown has 2 properties on our list.

In partnership with the City, the Henry County Housing committee has helped oversee the process and provide direction. They've been instrumental in helping contact community partners, potential contractors and public officials in order to publicize the program and develop its support. Members of this committee come from a variety of backgrounds and disciplines and purposely so. The committee roster is in the Appendix.

The City has partnered with Interlocal Community Action Program (ICAP), the community action agency serving Henry County. ICAP has gained experience in housing by administering several CDBG rehabilitation programs, a new 10 home in-fill project and a Section 42 apartment rental development. ICAP's role has been to coordinate and develop the grant application and if successful, has pledged additional support in the implementation phase.

Several entities have come forth to be community partners. Their commitment to the community and success in their own endeavors were critical factors in their

selection. All demonstrate mission excellence and achievement and will definitely enhance the outcome of the project.

New Castle's Habitat for Humanity chapter, while known for new home construction, has lately focused on rehabilitation of existing units and operation of a retail store, selling used and donated construction items. They have agreed to inventory each home before demolition begins to remove items eligible for recycling or resale.

Healthy Communities of Henry County is very active in establishing walking trails and bike paths throughout the county. They most recently were responsible for the opening of the Wilbur Wright trail, a 1.5 mile trail now in Phase 1 which will eventually connect to the Cardinal Greenway to the northeast. They facilitated the "New Castle bicycle + pedestrian master plan" in May of 2014, which detailed the goal of increasing the number of people who would either walk or bike to school, work or for other personnel errands. The Plan was presented to the New Castle City Council on May 19, 2014.

The Henry County Redevelopment Commission has agreed to be a community partner, with a focus on developing vacant parcels that will enhance and promote commercial development. Given this emphasis, the HCRDC has been assigned parcels that are in alignment with the preliminary results of the New Castle Housing Needs Assessment that focus on developing commercial corridors in the southeast quadrant of the City.

ICAP has agreed to accept properties and plans on developing a pocket park, side lots and housing, with a focus on developing transitional housing. Together with the

New Castle Housing Authority, ICAP co-chairs the Henry County Housing Committee and has helped developed the RFP application for the housing assessment. ICAP has offered its assistance in the BEP implementation phase if the grant is awarded and is so desired.

Westminster, a neighborhood based non-profit, has been demolishing housing and building affordable homes for over nine years. Based in a lower income neighborhood, they have developed a revitalization plan for this area and the demolition list includes 6 homes in their target area.

Documentation for each partner is located in the Appendix. The Henry County Redevelopment Commission is a quasi-government agency and in the Appendix is their letter of commitment to be a community partner.

Target Area

Of the 35 homes enrolled in the program, all but 4 are located within the city limits of New Castle. Two (2) are located in Middletown, a small town of 2,300 located 16 miles to the northeast and the other two (2) are on the outskirts of New Castle.

During initial discussions plans called for the target area to be the entire county since many anticipated full participation. Given some of the technical aspects to the program, including the scoring of blighted properties, after consideration the decision was made to keep the scope of the target area smaller than larger. Given this restriction, the city of New Castle invited other towns and unincorporated areas to be a part of this application.

In reviewing the preliminary data generated by the housing needs assessment, a couple of issues were identified. First, housing values in general are lower than

expected as mentioned earlier in this report. Many of these homes are located in the southeast quadrant, an area where residential and industrial parcels co-exist. Of the 35 homes targeted for demolition, 27 of them are located in this quadrant. MKM, the firm completing the housing study, is proposing to divide the city into quadrants and focus on specific development strategies for each. Focusing on blighted housing in the southeast quadrant is consistent with this suggestion.

Additionally, this area includes the Belmont neighborhood, an area where sub-standard housing has existed for many years and efforts are ongoing to correct this situation. To this end, Westminster Community Services has demolished several homes, helped develop a neighborhood park and operates a community center, complete with food pantry operations. To accomplish their housing goals, Westminster has developed a housing revitalization plan, which is enclosed in the Appendix.

Location

Maps of the blighted properties target area are in the Appendix. Identification of potential blight elimination activity is color coded, thus depicting the specific community partner who has been assigned to the site.

Unique Features

We believe the strength of partnerships created for this endeavor is unique; many of our partners are providing services and match well beyond what is required and this effort should stand as evidence of this area's strong commitment to moving forward. This is our claim:

1. The partnership to develop a bike path throughout New Castle using includes both public and private funding. Healthy Communities has a demonstrated track record in developing healthy initiatives.

3 Rivers SWMD, our local environment recycle group has offered to assist in collecting any recyclable items such as e-scrap and fluids.

2. The cooperation of the Henry County Commissioners to forgive delinquent property taxes on properties that nearly doubles the amount of match required is a remarkable commitment. The City of New Castle's commitment of cash match and forgiveness of fines and permits on subject properties is evidence of their intent to remove blighted homes.
3. The generosity of our partners in the private sector who have committed nearly \$20,000 of donations to improve this community by removing blighted housing.
4. Reclaiming items from homes which will then be sold in the Habitat for Humanity Restore retail store. Proceeds will be used to help build and rehab homes in the New Castle area.

Match/Leverage Spreadsheet

The match for this grant application involves several entities and match funds are coming from both public and private sector funds. Four (4) groups have committed match funds to this application and they are as follows:

1. City of New Castle
2. Henry County Commissioners
3. Big B Waste Services
4. Pritchett Excavation

A spreadsheet detailing the funding request, match commitment and the type of match, along with accompanying documentation follows in the Appendix.

APPLICATION EVALUATION MATRIX

February 7, 2014

Municipality: City of New Castle, Indiana

Individual Completing AEM: Kevin Polivick, ICAP Executive Director

Signature of Individual *Kevin P. Polivick*

BLOCK ONE				
CATEGORY	Twenty Points	Fifteen Points	Ten Points	Five Points
Properties Involving Risk to Public Safety 20	More than 75% of applicable properties have lead, asbestos or mold present	Between 51% and 75% of the applicable properties have lead, asbestos or mold present	Between 26% and 50% of the applicable properties have lead, asbestos or mold present	25% or less of the applicable properties have lead, asbestos or mold present
Structural Damage 15	More than 75% of the applicable properties are in imminent danger of structural collapse	Between 51% and 75% of the applicable properties are in imminent danger of structural collapse	Between 26% and 50% of the applicable properties are in imminent danger of structural collapse	25% or less of the applicable properties are in danger of structural collapse
Neighborhood or target area is the sight of active investment 20	A complimentary development project using public or private capital has commenced in the past twelve months	A complimentary development project using public or private capital has commenced within the past 18 months	A complimentary development project using public or private capital has been funded and is in predevelopment	A complimentary development project is being planned but has not yet been funded
Comprehensive End Use Plan for Applicants seeking to demolish more than 50 structures	A comprehensive end use plan has been developed and approved by a local unit of government. The plan has commenced.	A comprehensive end use plan has been developed and approved by a local unit of government	A comprehensive end use plan has been developed but not yet approved	A comprehensive end use plan has not yet been created. The end use of individual lots is specified in the SEM for each lot
Comprehensive End Use Plan for Applicants seeking to demolish less than fifty structures	An end use plan has been developed for each lot and has been approved by the local unit of government	An end use plan has been developed for each lot and is awaiting approval by the local unit of government	End uses have been established for more than fifty percent of the lots	End uses have been established for less than fifty percent of the lots

20

Public or Private Commitment to Redevelopment 20	More than 75% of the applicable properties have a commitment for redevelopment and/or maintenance	Between 51% and 75% of the applicable properties have a commitment for redevelopment and/or maintenance	Between 26% and 50% of the applicable properties have a public or private commitment for redevelopment and/or maintenance	Less than 25% of the applicable properties have a public or private commitment for redevelopment and/or maintenance
BLOCK ONE SCORE 85 of 120				
BLOCK TWO				
CATEGORY	Ten Points	Eight Points	Six Points	Four Points
Population Decrease 4	The applying municipality has suffered a population decrease of greater than seven percent between the 2000 and 2010 census	The applying municipality has suffered a population decrease of greater than five percent between the 2000 and 2010 census	The applying municipality has suffered a population decrease of greater than three percent between the 2000 and 2010 census	The applying municipality saw a population increase between the 2000 and 2010 census
Housing Inventory 8	The municipality has a housing inventory in excess of 20% of that which is needed	The municipality has a housing inventory in excess of 15% of that which is needed	The municipality has a housing inventory in excess of 10% of that which is needed	The municipality has a housing inventory that does not adequately provide for its current population
Green Demolition 10	The application involves either deconstruction or salvage for more than half of the properties	The application involves either deconstruction or salvage for more than twenty-five percent of the properties	The application involves either deconstruction or salvage for more than ten percent of the properties	The application involves neither deconstruction or salvage of the properties
Neighborhood Composition 10	Over sixty percent of properties in the target neighborhood are believed to be owner occupied	Over fifty percent of properties in the target neighborhood are believed to be owner occupied	Over forty percent of properties in the neighborhood are believed to be owner occupied	Over thirty percent of the properties in the neighborhood are believed to be owner occupied
BLOCK TWO SCORE 32 of 40				
BLOCK THREE				
CATEGORY	Ten Points	Five Points	Two Points	Zero Points

Innovative Demolition Concepts 10	The applicant has contracted, negotiated or created a concept to save funds on the cost of every demolition	The applicant has contracted, negotiated or created a concept to save funds on the cost of a portion of the demolitions	The applicant has contracted, negotiated or created a concept to save funds on the cost of a service or product secondary to demolition	
Bonus 2			A completed application meeting all threshold requirements was provided at or before the deadline	
BLOCK THREE SCORE 12				

Total Score: ___ of 160

Applicants Self Score: 129 of 160

Scoring Differential: _____

BEP Property List

A		B	C
Common Address		Abbreviated Legal	Current Title Holder
1			
2	2923 A Ave, New Castle IN 47362	BELMONT ADD LOT 20	Darell Ford
3	2820 B Ave, New Castle IN 47362	BELMONT ADD LOT 45	Jack Pyrtle; Darla Pyrtle; Equicre
4	2918 C Ave, New Castle IN 47362	BELMONT ADD LOTS 93 & 94	WESTMINSTER
5	3007 C Ave, New Castle IN 47362	BELMONT ADD LOT 163	Shirley Fabrick
6	3030 C Ave, New Castle IN 47362	BELMONT ADD LOTS 85 & 86	WESTMINSTER
7	1007 S 28th St, New Castle IN 47362	BELMONT LOT 147 CONSV.	WESTMINSTER
8	2914 D Ave, New Castle IN 47362	BELMONT ADD LOTS 178 & 179 CONS	WESTMINSTER
9	3025 D Ave, New Castle IN 47362	BELMONT ADD LOT 235	DELBERT T / MARY LOJEAN W
10	1104 S 28th St, New Castle IN 47362	BELMONT ADD LOT 216	WESTMINSTER
11	1110 S 30th St, New Castle IN 47362	BELMONT ADD LOTS 230 & 231	WESTMINSTER
12	2619 Plum St, New Castle IN 47362	JORDANS 2ND ADD LOT 4	Wilson Tompkins Real Estate, IN
13	2117 N Ave, New Castle IN 47362	ELMWOOD SUB DIV N1/2 LOT 30 EX W 12'	Steve Logan
14	1417 S 19th, New Castle IN 47362	1ST INDUSTRIAL ADD LOT 329	Sky Vue, LLC (Steve Wrightsma
15	1420 S 19th St, New Castle IN 47362	1ST INDUSTRIAL ADD LOT 417	Hai Mihn Ventures
16	1424 S 19th St, New Castle IN 47362	1ST INDUSTRIAL ADD LOT 418	TNR Ventures LLC
17	423 N 18th St, New Castle IN 47362	THORNBURGH 2ND ADD MID 54' LOT 2 BLK 4	Chris Davis
18	2709 High St, New Castle IN 47362	ROSE HEIGHTS ADD LOT 18	Girrett Erwin Cooper; C/O Floren
19	1709 N 24th St, New Castle IN 47362	HOSP HGTS ADD LOT 120	City of New Castle
20	1716 N 24th St, New Castle IN 47362	HOSP HGTS ADD LOT 139	Larry Gooding
21	2386 N Hillsboro Rd, New Castle, IN 47362	PT W1/2 SE1/4 36-18-10 .23A TRACT 1	Hazel Kissick
22	2302 I Ave, New Castle IN 47362	MAXWELL PK ADD PT LOT 15 & PT VAC ALLEY	Hope Initiative
23	1346 S 14th St, New Castle IN 47362	PT E1/2 SE1/4 15-17-10 .07A	Bessie Davis
24	1602 H Ave, New Castle IN 47362	1ST INDUSTRIAL ADD LOT 84	Tracy Morgan
25	1604 H Ave, New Castle IN 47362	1ST INDUSTRIAL ADD LOT 83	Philip S King; Arlena M King
26	1600 F Ave, New Castle IN 47362	1ST INDUSTRIAL ADD LOT 60	Blm Group LLC (Brian Margolis)
27	1609 E Ave, New Castle IN 47362	1ST INDUSTRIAL ADD LOT 51	Rodney Hardwick
28	1607 D Ave, New Castle IN 47362	1ST INDUSTRIAL ADD LOT 38	Eastveld Ronald Employee Profi
29	1623 D Ave, New Castle IN 47362	1ST INDUSTRIAL ADD LOT 42	Pioneer Investments LLC
30	1511 Walnut St, New Castle IN 47362	RUE & HOLMAN ADD PT LOT 12 BLK 6	Kevin (James) Emmons/(HEIRS
31	790 N Hillsboro Rd, New Castle IN 47362	PT N1/2 NW1/4 12-17-10 .34A	Atkins Nanette
32	1110 Woodward, New Castle IN 47362	PT NW1/4 SE1/4 10-17-10 .13A	Jeanette Dickerson
33	1414 G Ave, New Castle IN 47362	PT E1/2 SE1/4 15-17-10 .10A (50'X88')	Blm Group LLC (Brian Margolis)
34	244 S 23rd St, New Castle IN 47362	MIKEL & OGBORNS COBLE ADD LOT 37	Hai Mihn Ventures
35	341 N 10th St, Middletown IN 47356	MUNICIPAL ADD S1/2 LOT 188	Jerry Wayne Davis
36	251 N 8th St, Middletown IN 47356	MUNICIPAL ADD LOT 112	Tfoes Church Trust

BEP Property List

	D	E	F	G	H	I	J	K
	Method of Acquisition	Program Partner	Request Amount	Asbestos	Lead	Mold	SEM Score	
1	Tax Sale	Westminster	\$15,000	0	8	6	88	
2	Commissioner Donation	Westminster	\$15,000	4	8	6	97	
3	Already Acquired	Westminster	\$15,000	4	6	4	89	
4	Purchase	Westminster	\$15,000	0	4	8	87	
5	Already Acquired	Westminster	\$15,000	4	6	6	85	
6	Already Acquired	Westminster	\$15,000	0	0	8	83	
7	Already Acquired	Westminster	\$15,000	4	4	8	85	
8	Donation	Westminster	\$15,000	0	6	0	83	
9	Already Acquired	Westminster	\$15,000	4	6	0	94	
10	Already Acquired	Westminster	\$15,000	4	6	2	82	
11	Commissioner Donation	Interlocal CAP	\$15,000	4	4	0	82	
12	Donation	Interlocal CAP	\$15,000	4	6	8	83	
13	Tax Sale	Interlocal CAP	\$25,000	4	8	6	88	
14	Purchase	Interlocal CAP	\$15,000	4	8	8	93	
15	Purchase	Interlocal CAP	\$15,000	8	8	8	94	
16	Tax Sale	Interlocal CAP	\$25,000	4	6	8	83	
17	Tax Sale	Interlocal CAP	\$15,000	4	6	8	83	
18	Donation	Interlocal CAP	\$15,000	4	8	6	82	
19	Tax Sale	Interlocal CAP	\$15,000	4	6	0	85	
20	Tax Sale	Interlocal CAP	\$15,000	8	8	4	84	
21	Donation	Healthy Communities	\$25,000	8	8	6	97	
22	Commissioner Donation	Healthy Communities	\$25,000	6	8	6	90	
23	Commissioner Donation	Healthy Communities	\$15,000	8	8	6	102	
24	Purchase	Healthy Communities	\$25,000	4	4	6	85	
25	Donation	Healthy Communities	\$15,000	2	8	8	83	
26	Tax Sale	Healthy Communities	\$15,000	6	8	6	83	
27	Purchase	Healthy Communities	\$15,000	6	6	8	85	
28	Purchase	Healthy Communities	\$15,000	4	6	6	85	
29	Commissioner Donation	Healthy Communities	\$25,000	4	4	0	93	
30	Tax Sale	Healthy Communities	\$15,000	0	4	0	83	
31	Donation	Henry County RDC	\$25,000	4	6	6	84	
32	Donation	Henry County RDC	\$25,000	4	4	0	120	
33	Purchase	Henry County RDC	\$25,000	4	6	6	86	
34	Tax Sale	Henry County RDC	\$25,000	4	6	6	85	
35	Donation	Henry County RDC	\$15,000	4	6	4	86	

NEW CASTLE BLIGHT ELIMINATION PROGRAM

PROGRAM PARTNERS

Glenn Underwood
Raintree Habitat for Humanity
432 Broad St.
P.O. Box 6024
New Castle, IN 47362
765-524-7384
glennunderwood531@gmail.com

Chris Williams
Healthy Communities
100 S. Main St., Suite 102
P.O. Box 921
New Castle, IN 47362
info@hchcin.org

Jeff Kundert
Westminster Community Center
2600 C Ave.
New Castle, IN 47362
765-529-5124
jkundert@hotmail.com

R. Scott Hayes
Henry County Redevelopment Commission
100 S. Mail St., Suite 203
New Castle, IN 47362
765-521-7402

Kevin P. Polivick
Interlocal Community Action Program, Inc.
615 SR 38 W
P.O. Box 449
New Castle, IN 47362
765-529-4403
kpolivick@icapcaa.org



August 14, 2014

Greg York, Mayor
City of New Castle
227 N. Main St.
New Castle, In 47362

Dear Mayor York:

1. We intent to participate in the Blight Elimination Program as a Community Partner.
2. Raintree Habitat will have an Option to remove items from Demolished houses that can be sold or used in Our Restore Facility. These Properties would be Selected by the combined Agencies participating in this Project, under the direction of Mayor York.
3. We will be responsible for the removal and hauling of these construction items.

Sincerely,

Glenn Underwood
Executive Director
Raintree Habitat for Humanity

Internal Revenue Service

Date: February 21, 2006

HABITAT FOR HUMANITY INTERNATIONAL INC
RAINTREE
% MIKE BYRD
PO BOX 6024
NEW CASTLE IN 47362-6024

Department of the Treasury
P. O. Box 2508
Cincinnati, OH 45201

Person to Contact:
Ms. Smith #31-07262
Contact Representative
Toll Free Telephone Number:
877-829-5500
Federal Identification Number:
35-1825323
Group Exemption Number:
8545

Dear Sir or Madam:

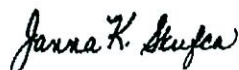
This is in response to your request of February 21, 2006, regarding your organization's tax-exempt status.

Your organization is exempt under section 501(c)(3) of the Code because it is included in a group ruling issued to Habitat for Humanity International Inc, located in Americus, Georgia.

Our records indicate that contributions to your organization are deductible under section 170 of the Code, and that you are qualified to receive tax deductible bequests, devises, transfers or gifts under section 2055, 2106 or 2522 of the Internal Revenue Code.

If you have any questions, please call us at the telephone number shown in the heading of this letter.

Sincerely,



Janna K. Skufca, Director, TE/GE
Customer Account Services

**STATE OF INDIANA
OFFICE OF THE SECRETARY OF STATE
CERTIFICATE OF EXISTENCE**

To Whom These Presents Come, Greetings:

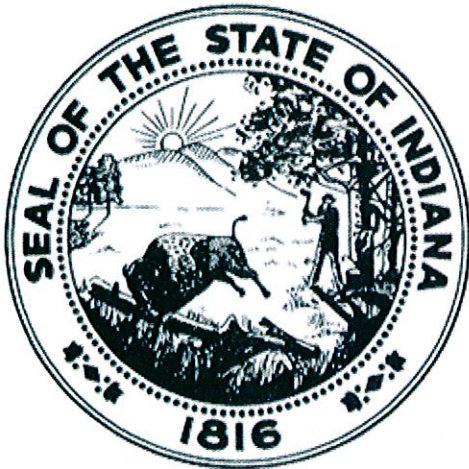
I, Connie Lawson, Secretary of State of Indiana, do hereby certify that I am, by virtue of the laws of the State of Indiana, the custodian of the corporate records, and proper official to execute this certificate.

I further certify that records of this office disclose that

RAINTREE HABITAT FOR HUMANITY, HENRY COUNTY, INDIANA, INC.

duly filed the requisite documents to commence business activities under the laws of State of Indiana on April 04, 1991, and was in existence or authorized to transact business in the State of Indiana on August 13, 2014.

I further certify this Non-Profit Domestic Corporation has filed its most recent report required by Indiana law with the Secretary of State, or is not yet required to file such report, and that no notice of withdrawal, dissolution or expiration has been filed or taken place.



In Witness Whereof, I have hereunto set my hand and affixed the seal of the State of Indiana, at the city of Indianapolis, this Thirteenth Day of August, 2014.

Connie Lawson

Connie Lawson, Secretary of State

1991040418 / 2014081351259

sent 5/15/14



Section 3-Governance-Board and Committees Board Roster Form

Affiliate name Raintree Habitat for Humanity Henry County Indiana / 04/20/2014
 Affiliate contact person/title: Glenn Underwood /Executive Director
 Official affiliate address: PO Box 6024 City: New Castle State: NC
 Official affiliate phone number: (765) 524 - 7384 Official affiliate e-mail: glennunderwood531@gmail.com

Name	Address	Phone	E-mail	Bo
Warren Catron	2790 Christopher Drive NC	765-529-1098	wcbc@cinergymetro.net	Construction
Gail Chew	3942 E CR 400 S NC	765-332-2897 / 524-5303	ervinchew@gmail.com	Family Sele
Graig Davis	1150 Audubon NC	765-277-6388	graug.davis@gmail.com	Constructio
Ruth Hayworth	2505 Outer Drive NC	765-529-0018 / 520-1560	ruthhayworth@comcast.net	Family Sup
Joy Humbert	4731 E CR 300 N NC	765-766-5469	joynewcastle2@gmail.com	Family Sup



Name	Address	Phone	E-mail	Bo
Tom Nipp	1915 Q Avenue NC	765-529-1754 / 592-2944	enoch.27@ymail.com	Constructio
Ken Nordstrom	3611 Sleepy Hollow Drive NC	765-521-0789	transfertimes@hotmail.com	Family Sele
Artie Ratliff	119 East Circle NC	765-524-4722	artieratliff@yahoo.com	Affiliate Pr <i>President</i>
Gayle Ratliff	119 East Circle NC	765-465-0822	artieratliff@yahoo.com	Affiliate Tr <i>Treasurer</i>
Jim Reavis	1127 S 19 th St NC	765-529-4029		Constructio
Susan Yanos	8839 S 675 East Cambridge City	765-478-5687	syanos@nltc.net	Family Sup
Judy Smith	7358 N Prairie Road Springport	765-686-1495	pooghle@hotmail.com	Family Sele
Tina VanMatre	2525 N Betsy Ann Ct	765-529-6588 / 520-0333	tina.vanmatre@ameriana.com	Family Sele
Ralph Willis	3400 Innsdale Drive	765-593-0065 / 686-3083	ralphwillis@att.net	Constructio
Kent Wisecup	3415 E Dublin Pike	765-332-2187 / 524-6199	judyk@nltc.net	Family Sele

Annual Report - Raintree Habitat - 2013

1/1/2013 through 12/31/2013

*Cher Underwood
Executive Director
Raintree Habitat for Humanity*

Category	Total
Income Categories	
Abbott Escrow	796.25 -
Allen Escrow	900.00
Allen Mortgage	1,800.00
Blanch Escrow	918.64
Clayborn Escrow	1,366.50
Clayborn Mortgage	1,237.50
Donation	21,980.30
Down Pmt	600.00
Forshey Escrow	1,596.00
Forshey Mortgage	768.00
Grant	4,020.27
Green Escrow	1,458.94
Green Mortgage	1,376.06
Griffin Escrow	408.32
Griffin Mortgage	691.68
Interest	13.68
Kelley Escrow	1,087.50
Kelley Mortgage	2,062.50
Mortgage	12,697.36
Other Income	6,426.05
Refund	1,088.56
Rent	1,200.00
Restore Sales	83,927.30

Current

Annual Report - Raintree Habitat - 2013

1/1/2013 through 12/31/2013

Category	Total
Sexton Escrow	1,288.92
Sexton Judgements	586.08
Shirt Sales	5.00
Sorenson Escrow	1,500.00
Sorenson Mortgage	2,000.00
Sorrell Escrow	(324.54)
Sorrell Mortgage	132.54
Stephens Escrow	316.68
Stephens Mortgage	273.88
Stoffer Escrow	1,232.14
Stoffer Mortgage	3,012.86
Thomas Escrow	1,278.00
Thompson Escrow	944.00
Thompson Mortgage	976.00
Transfer - Rushville	9,213.14
Willson/Sexton Mortgage	1,269.64
Wilson/Sexton Escrow	1,186.36
York Escrow	1,054.08
York Mortgage	1,960.92
Income - Unassigned	240.00
Total Income Categories	176,567.11
Expense Categories	
1201 s 20th st	66.00

Annual Report - Raintree Habitat - 2013

1/1/2013 through 12/31/2013

Category	Total
1708 Columbus	72.16
1807 Morton	167.53
1810 Spring St	400.00
1824 Columbus	12.00
19th St	180.94
2222 S 18th St	61.66
2226 S 18th St	49.36
2303 Cottage Ave	21.25
2906 S. 19th	16,139.59
3008 Broad St.	3,518.72
30th street	18.60
422 N. 17th	224.51
426 N 17th	637.00
429 N 17th	171.00
A Avenue	46.65
Abbott Escrow Expense	1,995.20
Allen Escrow Expense	37.73
Audit Expense	345.00
Blanch Escrow Exp	1,264.61
Clayborn Escrow Expense	436.43
Cottage Ave	39.00
Double Build	14,021.26
F Ave	6,354.25
Forshey Escrow Exp	1,134.07

Annual Report - Raintree Habitat - 2013

1/1/2013 through 12/31/2013

Category	Total
Green Escrow Expense	205.65
Griffin Escrow Expense	1,960.28
Harmonson Escrow Exp	159.00
Insurance	6,674.00
Irvin St.	142.29
K Avenue	70.23
Kelley Escrow Exp	1,696.49
Loan	15,900.00
Loan Expense	200.00
Misc	634.45
Misc - Other	8,631.16
Misc.	78.06
N 30th St	114.50
New Restore - Moving	3,881.91
New Restore - Operating	100.00
New Restore - Rent	500.00
Postage	306.34
Restore Capital	2,386.58
Restore Compensation	33,446.26
Restore Operating	18,927.70
Restore Sales Tax	9,267.40
Sexton Escrow Exp	451.12
Sorenson Escrow Expense	225.84
Sorrell Escrow Expense	188.85

Annual Report - Raintree Habitat - 2013

1/1/2013 through 12/31/2013

Category	Total
Stephens	100.00
Stephens Escrow Expense	746.70
Stipend	15,500.00
SToffer Escrow Exp	1,388.20
Thomas Escrow Exp	1,577.93
Thompson Escrow Expense	204.06
Tithe	4,496.00
Total Expense Categories	177,575.52
Grand Total	(1,008.41)

Healthy Communities of Henry County

Our mission: Healthy Communities of Henry County, Inc. strives to engage people of all ages and walks of life to become involved physically, mentally, socially, economically and environmentally in improving the quality of life in our community.

Our Board of Directors: Chris Williams, President; JoAnne McCorkle, Vice President; Dennis Hamilton, Secretary; Jerry Cash, Treasurer, Devon Bell, Christi Brock, Beverly Matthews, Jeff Ray, Stephen Robinson, Steve Spyker, Nicole Weaver, Joe Wiley, Carrie Williams.

Our initiatives: Building a system of trails in Henry County, "Treading for Trails" 5K run/walk, "Raintree Ride" bike ride, planting trees, Earth Day celebration, bike/pedestrian planning in New Castle, F.U.N. playground in Baker Park.

Trails: We plan, develop, construct and maintain multi-use trails in Henry County.

Wilbur Wright, Phase 1—opened in October, 2013 and consists of a two-mile, asphalt-surface walking/running/bicycle trail beginning at the Henry County YMCA parking lot and continuing to a trailhead parking area at the Wilbur Wright Fish and Wildlife Area at State Route 103 and County Road 150N. The trail includes a bridge under the Norfolk and Southern trestle. Phase 2 – will consist of adding a 1.1 mile section east of the Wilbur Wright FWA trailhead with planning, design and fundraising in 2014 and construction to start in 2015 or 2016.

National Road Heritage - 4 3/4 miles are now open in Henry County in two sections: The Lewisville section is 3 miles long, while the Raysville section is approximately 1 3/4 miles long. The surface is crushed stone with each section having trailhead parking area. We plan to connect the two sections and extend the Raysville section to Knightstown.

Woolly Bear Parkway – 1.1 miles are open in Kennard and west to Grant City Road and consists of a rustic or natural grass surface. This will be a multi-use trail and generally lies along an abandoned railroad corridor between New Castle and Shirley, passing through Westwood and Kennard.

F.U.N. Playground: Over ten years ago, Healthy Communities had a vision of a place for children to build friendships and a sense of community while being outdoors and physically active. What manifested (with a lot of time, effort and financial support from volunteers in our community) was the F.U.N. playground: a place where children can engage with each other in their own 'backyard'. **Friendship - Unity - Neighbors**

INTERNAL REVENUE SERVICE
DISTRICT DIRECTOR
P. O. BOX 2508
CINCINNATI, OH 45201

DEPARTMENT OF THE TREASURY

Date: DEC 30 1998

HEALTHY COMMUNITIES OF HENRY COUNTY
INC.
C/O RALPH E KERWIN
2110 BUNDY AVE
NEW CASTLE, IN 47362-1048

Employer Identification Number:
36-1887164

DLN:
17053248728028

Contact Person:
D. A. DOWNING
Contact Telephone Number:
(877) 829-5500

Our Letter Dated:
October 1998
Addendum Applies:
No

Dear Applicant:

This modifies our letter of the above date in which we stated that you would be treated as an organization that is not a private foundation until the expiration of your advance ruling period.

Your exempt status under section 501(a) of the Internal Revenue Code as an organization described in section 501(c)(3) is still in effect. Based on the information you submitted, we have determined that you are not a private foundation within the meaning of section 509(a) of the Code because you are an organization of the type described in section 509(a)(4) and 170(b)(1)(A)(vi).

Grantors and contributors may rely on this determination unless the Internal Revenue Service publishes notice to the contrary. However, if you lose your section 509(a)(1) status, a grantor or contributor may not rely on this determination if he or she was in part responsible for, or was aware of, the act or failure to act, or the substantial or material change on the part of the organization that resulted in your loss of such status, or if he or she acquired knowledge that the Internal Revenue Service had given notice that you would no longer be classified as a section 509(a)(1) organization.

If we have indicated in the heading of this letter that an addendum applies, the addendum enclosed is an integral part of this letter.

Because this letter could help resolve any questions about your private foundation status, please keep it in your permanent records.

If you have any questions, please contact the person whose name and telephone number are shown above.

Sincerely yours,



District Director

**STATE OF INDIANA
OFFICE OF THE SECRETARY OF STATE
CERTIFICATE OF EXISTENCE**

To Whom These Presents Come, Greetings:

I, Connie Lawson, Secretary of State of Indiana, do hereby certify that I am, by virtue of the laws of the State of Indiana, the custodian of the corporate records, and proper official to execute this certificate.

I further certify that records of this office disclose that

HEALTHY COMMUNITIES OF HENRY COUNTY, INC.

duly filed the requisite documents to commence business activities under the laws of State of Indiana on April 20, 1993, and was in existence or authorized to transact business in the State of Indiana on August 08, 2014.

I further certify this Non-Profit Domestic Corporation has filed its most recent report required by Indiana law with the Secretary of State, or is not yet required to file such report, and that no notice of withdrawal, dissolution or expiration has been filed or taken place.



In Witness Whereof, I have hereunto set my hand and affixed the seal of the State of Indiana, at the city of Indianapolis, this Eighth Day of August, 2014.

Connie Lawson

Connie Lawson, Secretary of State

1993040780 / 2014080849837

Healthy Communities of Henry County, Inc.

Board of Directors

Chris Williams	President
JoAnne McCorkle	Vice President
Dennis Hamilton	Secretary
Jerry Cash	Treasurer

Bell Devon

Beverly Matthews

Christi Brock

Julie Brown

Doug Mathis

Jeff Ray

Joe Lansinger Joe

Nancy McCullers

Stephen Robinson

Steve Spyker

Nicole Weaver

Rachel White

Joe Wiley

**Healthy Communities of Henry County
Financial Report
July 31, 2014**

Money Market Account #929084754

Beginning Balance as of July 1, 2014

Interest Income for April
Deposits

7/31/2014 \$ 4.03
7/2/14 Transfer from Checking \$ 2,500.00
7/25/14 Henry County Hospital Foundation \$ 12,500.00
7/31/2014 \$ 15,004.03

\$ 27,887.72

Account Balance

\$ 42,891.75

Designated Funds:

Wilbur Wright Funds used for NRHT land acquisition project (\$25,000)

NRHT-Penn RR/Coca Cola \$ -
FOTBBR \$ 750.00
HCCF - NRHT, WBPT acquisition funds \$ 225.00
WWT - Future funds \$15,000.00
WWT - construction funds \$20,615.00
Balance Designated Funds \$ 1,661.99
\$38,251.99

Ending Balance Undesignated Funds

\$ 4,639.76

Checking Account # 127756277

Beginning Balance as of July 1, 2014

Income:
Deposit

7/2/14 Member Donation \$400.00
7/14/14 Donation \$100.00
7/28/14 Donation \$25.00
\$525.00

\$14,383.91

Deposit
Total Income

\$ 525.00

Expenses:

7/8/14 Jeff Ray \$ 87.91
7/10/14 Henry Co Treasurer \$ 338.56
7/7/14 Margison Graphics \$ 40.00
7/11/14 Promotion Lab \$ 149.74
7/7/14 Indiana Tile Co. \$ 50.00
7/2/14 Transfer to Money Market Fund \$ 2,500.00
\$ 3,166.21

Total Expenses

\$ (3,166.21)

Ending Balance

7/31/2014

\$ 11,742.70

Designated Funds:

NHRT Expansion Project
Kennard & WBPT Grant
WWT Future Fund (To be transferred to Money Market)
Balance Designated Funds

\$6,500.00
\$1,200.00
\$200.00
\$ 7,900.00

Ending Balance Undesignated Funds

\$ 3,842.70



2600 C Avenue P.O. Box 603 New Castle, IN 47362
Phone (765) 529 - 5124 Fax (765) 529 - 5562

Brief Description of Westminster Community Center Services:

For more than 50 years Westminster Community Center has been serving the low-income families of Henry County by providing a variety of needed services. We serve these families through our

Food Pantry & Clothing Room

Open Monday, Tuesday and Friday from 10:00 a.m. – 2:00 p.m., Westminster assist more than an average of 150 families a month with perishable and non-perishable food items. Other families seek clothing from the center, which can be a desperate need for growing school children, a pregnant mother, or individuals seeking to find employment.

Christmas Giveaway

Each year children within Henry County go without Christmas gifts because their parents have little, to no income. In Christmas 2013, the center through the generosity of our community served 145 children providing them with new clothing and toys. Holiday Food Baskets were also distributed through the care and consideration of schools, service organizations, churches, and local businesses who sponsored food drives.

Emergency Utility Assistance Fund

Families who are facing the threat of utilities being shut off come to Westminster. We collaborate with other organizations and area churches, which extends a helping hand to assist these families in their time of need.

Computer Lab

The center has purchased 9 Dell computers to teach basic computer skills to their clients so they can become more marketable within our community and give them direct access to resources found on the internet.

Garden Club

Since 2008 Westminster has worked with a number of New Castle Elementary schools to teach students gardening skills. Many of the participants come from low-income families which also allow us to emphasize lessons on nutrition. Just last year we constructed a Greenhouse, our Garden lab!

Housing Redevelopment in the Belmont Neighborhood

Westminster Community Center has been working diligently to transform the Belmont area. Presently, we have acquired more than 49 properties. It is our goal to demolish condemned houses on these lots and build new homes in this neighborhood. We have never displaced a family from their home in this process.

Through community support --- Westminster Community Center has made a difference in the lives of people --- not only now, but for eternity!!!!



Date: MAY 18 1981

Our Letter Dated:
February 14, 1979
Person to Contact:
Marilyn Miller
Contact Telephone Number
513-684-3866

P. Westminster Community Center, Inc.
2600 C Avenue
New Castle, IN 47362

CIN: EO: '8113 0 1

Dear Sir or Madam:

This modifies our letter of the above date in which we stated that you would be treated as an organization which is not a private foundation until the expiration of your advance ruling period.

Based on the information you submitted, we have determined that you are not a private foundation within the meaning of section 509(a) of the Internal Revenue Code, because you are an organization of the type described in section 509(a)(1) and *. Your exempt status under section 501(c)(3) of the code is still in effect.

Grantors and contributors may rely on this determination until the Internal Revenue Service publishes notice to the contrary. However, a grantor or a contributor may not rely on this determination if he or she was in part responsible for, or was aware of the act or failure to act that resulted in your loss of section 509(a)(1) and * status, or acquired knowledge that the internal Revenue Service had given notice that you would be removed from classification as a section 509(a)(1) and * organization.

Because this letter could help resolve any questions about your private foundation status, please keep it in your permanent records.

If you have any questions, please contact the person whose name and telephone number are shown above.

Sincerely yours,

D. L. James, Jr.
District Director

*170(b)(1)(A)(vi)

P.O. Box 2508, Cincinnati, Ohio 45201
ij

Letter 1050 (0 0) C7-77)

**STATE OF INDIANA
OFFICE OF THE SECRETARY OF STATE
CERTIFICATE OF EXISTENCE**

To Whom These Presents Come, Greetings:

I, Connie Lawson, Secretary of State of Indiana, do hereby certify that I am, by virtue of the laws of the State of Indiana, the custodian of the corporate records, and proper official to execute this certificate.

I further certify that records of this office disclose that

WESTMINSTER COMMUNITY CENTER INCORPORATED

duly filed the requisite documents to commence business activities under the laws of State of Indiana on June 17, 1975, and was in existence or authorized to transact business in the State of Indiana on August 05, 2014.

I further certify this Non-Profit Domestic Corporation has filed its most recent report required by Indiana law with the Secretary of State, or is not yet required to file such report, and that no notice of withdrawal, dissolution or expiration has been filed or taken place.



In Witness Whereof, I have hereunto set my hand and affixed the seal of the State of Indiana, at the city of Indianapolis, this Fifth Day of August, 2014.

Connie Lawson

Connie Lawson, Secretary of State

197506-363 / 2014080548519

Westminster Community Center, Inc.
Board of Directors

Board Committees

Executive Director

Administrative Assistant

Housing
Volunteers

Outreach
Garden
Outreach Assistant
Food
Clothing

Youth Programming
Volunteers

Garden Club
Garden Coordinator
Volunteers

Westminster Community Center, Inc.

Board of Directors

Executive Committee			
President	Vice President	Secretary	Treasurer
<p>Robert Malloy 915 White Drive New Castle, IN 47362 Home: Cell: 765-524-7368</p> <p>malloymerida@comcast.net <i>Executive/Finance Committee</i></p>	<p>Mark Cherry 1541 E. Jordan Drive New Castle, IN 47362 Home: 765-521-0260 Cell: 765-520-5165</p> <p>mark.cherry@fssa.in.gov <i>Executive Committee</i></p>	<p>Teresa Sadler 3233 N 240 E Rushville, IN 46173 Home: 765-938-2107 Work: 765-521-7572</p> <p>teresa.sadler@ameriana.com <i>Public Relations/Marketing</i> First Southern Baptist</p>	<p>Lew Larrison 1108 Audubon Road New Castle Home: 765-529-1288</p> <p><i>Executive/Finance Committee</i> First Presbyterian</p>

Board Members			
<p>Larry Abrams 620 S 21st St. New Castle, IN 47362 Home: 765-624-9653</p> <p>labrams@comcast.net <i>Computer Coordinator</i></p>	<p>Herb Bunch 2003 N Wuthering Dr. New Castle, IN 47362 Home: 765-529-7082</p> <p>hjbunch@cinergymetro.net <i>Public Relations/Marketing</i> First Presbyterian</p>	<p>Maribeth Taylor PO Box 606 New Castle, IN 47362 Home: 765-987-7287 Cell: 765-524-1774</p> <p>mebtnc@nlc.net <i>Public Relations/Marketing</i> First United Methodist</p>	<p>Art McCorkle 411 N. 12th Street New Castle, IN 47362 Home: 765-521-0397</p> <p><i>Personnel Committee</i> FourSquare</p>
<p>Vicki McCorkle 915 S 23rd St. New Castle, IN 47362 Cell: 765-524-3136 Work: 987-7303</p> <p>vickimccorkle@hotmail.com vmccorkle@townfin.com <i>Finance Committee</i> Locust Grove Church</p>	<p>Becki McGrady 6134 N Prairie Road New Castle, IN 47362 Home: 765-836-4305 Cell: 765-686-2140 Office: 765-836-4866</p> <p>beckimcgradyl@yahoo.com <i>Personnel Committee</i> St. Anne Catholic</p>	<p>Janet Miller 2005 Cherrywood Ave. New Castle, IN 47362 Home: 529-2859</p> <p>First Baptist</p>	<p>Elgan "Sonny" Carter 808 N. Fair Oaks Dr. New Castle, IN. 47362 Home: 765-529-1540</p> <p>sonnyc1950@gmail.com <i>Executive/Public Relations</i> St James Episcopal Church</p>

STAFF			
westminster.community.center@hotmail.com			
Executive Director	Administrative Assistant	Food Pantry Outreach asst.	Maintenance/grounds
<p>Jeff Kundert PO Box 603 New Castle, IN 47362 Home: 529-9059 Cell: 520-1500 Office: 529-5124 Fax: 529-5562</p> <p>jkundert@hotmail.com</p>	<p>Lisa Davis PO Box 603 New Castle, IN 47362 Home: 765-465-4160</p> <p>Office: 529-5124 Fax: 529-5562</p> <p>davisldj@yahoo.com</p>	<p>Elaine Wise PO Box 603 New Castle, IN. 47362 Cell: 524-5627</p>	

12:59 PM
08/12/14
Cash Basis

Westminster Community Center, Inc.
Balance Sheet
As of December 31, 2014

	<u>Dec 31, 14</u>
ASSETS	
Current Assets	
Checking/Savings	
Bingo	1,200.00
Money Market	34,770.73
Petty Cash - Westminster	200.89
WCC-Special Events	21,262.23
Westminster Checking	506.99
Total Checking/Savings	<u>57,940.84</u>
Total Current Assets	57,940.84
Fixed Assets	
Automobiles	
Depreciation	-24,003.60
Original Cost	32,817.00
Total Automobiles	8,813.40
Equipment	
Depreciation	-13,389.41
Original Cost	36,246.76
Total Equipment	22,857.35
Land and Buildings	
Depreciation	-22,162.54
Original Cost	55,144.60
Land and Buildings - Other	31,581.11
Total Land and Buildings	<u>64,563.17</u>
Total Fixed Assets	<u>96,233.92</u>
TOTAL ASSETS	<u>154,174.76</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
2101 - *Payroll Liabilities	1,358.98
Total Other Current Liabilities	<u>1,358.98</u>
Total Current Liabilities	<u>1,358.98</u>
Total Liabilities	1,358.98
Equity	
Carry Over Balances	-27,626.38
3900 - Retained Earnings	203,726.62
Net Income	-23,284.46
Total Equity	<u>152,815.78</u>
TOTAL LIABILITIES & EQUITY	<u>154,174.76</u>



HENRY COUNTY REDEVELOPMENT COMMISSION

August 12, 2014

City of New Castle
Mayor Greg York
227 N. Main Street
New Castle, IN 47362

RE: Blight Elimination Program

Dear Mayor York:

This letter is to confirm that the Henry County Redevelopment Commission ("Commission") has agreed to serve as a Program Partner for the City of New Castle's application to the Indiana Housing and Community Development Agency's Blight Elimination Program.

Sincerely,

A handwritten signature in black ink, appearing to read "R. Scott Hayes", is written over the typed name.

R. Scott Hayes
Henry County Redevelopment Commission President

cc: Kevin Polivick, ICAP

Internal Revenue Service

Department of the Treasury

District
Director

P. O. Box 2508, Cincinnati OH 45201

Interlocal Community Action
Program, Inc.
1126½ Race Street
New Castle IN 47362

Person to Contact:

Dale Pepper
Telephone Number:

513-684-3578

Refer Reply to:

EP:EO:DAP:hm

Date: NOV 24 1976

RECEIVED
L...
COMPUTER
OFFICE BR...
CIN...
NOV 24 1976

CIN: EO: '76 3 26 9

Gentlemen:

By our determination dated February 8, 1974 the Hancock-Henry County Community Action Program, Inc., was held to be exempt under section 501(c)(3) of the Internal Revenue Code of 1954.

You recently submitted an amendment to your Articles of Incorporation which changed your name to Interlocal Community Action Program, Inc. Accordingly, our ruling letter of February 8, 1974 is hereby modified to reflect your name change.

Any further change in the character, purpose, method of operation, name or address of your organization should be brought to our attention.

This is a modification letter.

Sincerely yours,

D. L. James, Jr.

D. L. James, Jr.
District Director

**STATE OF INDIANA
OFFICE OF THE SECRETARY OF STATE
CERTIFICATE OF EXISTENCE**

To Whom These Presents Come, Greetings:

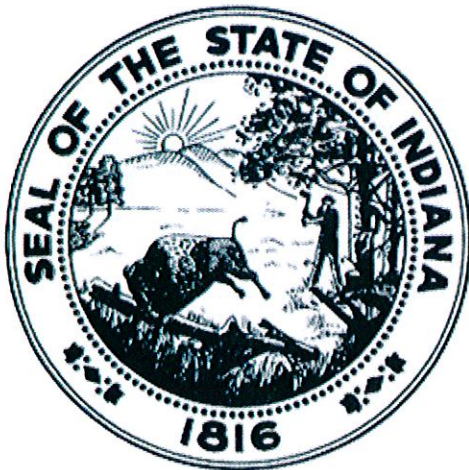
I, Connie Lawson, Secretary of State of Indiana, do hereby certify that I am, by virtue of the laws of the State of Indiana, the custodian of the corporate records, and proper official to execute this certificate.

I further certify that records of this office disclose that

INTERLOCAL COMMUNITY ACTION PROGRAM INC

duly filed the requisite documents to commence business activities under the laws of State of Indiana on December 08, 1965, and was in existence or authorized to transact business in the State of Indiana on August 07, 2014.

I further certify this Non-Profit Domestic Corporation has filed its most recent report required by Indiana law with the Secretary of State, or is not yet required to file such report, and that no notice of withdrawal, dissolution or expiration has been filed or taken place.



In Witness Whereof, I have hereunto set my hand and affixed the seal of the State of Indiana, at the city of Indianapolis, this Seventh Day of August, 2014.

Connie Lawson

Connie Lawson, Secretary of State

194472-085 / 2014080749428

**INTERLOCAL COMMUNITY ACTION PROGRAM, INC.
STATEMENTS OF FINANCIAL POSITION
DECEMBER 31,**

	<u>2012</u>	<u>2011</u>
<u>CURRENT ASSETS</u>		
Cash and cash equivalents	\$ 301,358	\$ 408,636
Grants receivable	767,366	590,746
Accounts receivable	5,000	-
Other receivable (Note 5)	107,127	93,031
Inventory (Note 4)	35,917	9,684
Prepaid assets	<u>19,726</u>	<u>23,026</u>
Total Current Assets	<u>1,236,494</u>	<u>1,125,123</u>
<u>LONG-TERM ASSETS</u>		
Loan receivable (Note 5)	360,000	360,000
Property (Note 6)	<u>330,940</u>	<u>318,605</u>
Total Long-term Assets	<u>690,940</u>	<u>678,605</u>
TOTAL ASSETS	<u>\$ 1,927,434</u>	<u>\$ 1,803,728</u>
<u>LIABILITIES AND NET ASSETS</u>		
Accounts payable	\$ 58,425	\$ 35,601
Accrued expenses	176,954	152,969
Deferred revenue	<u>131,791</u>	<u>129,185</u>
Total Liabilities	<u>367,170</u>	<u>317,755</u>
Net Assets		
Unrestricted	1,200,264	1,125,973
Temporarily restricted (Note 5)	<u>360,000</u>	<u>360,000</u>
Total Net Assets	<u>1,560,264</u>	<u>1,485,973</u>
TOTAL LIABILITIES AND NET ASSETS	<u>\$ 1,927,434</u>	<u>\$ 1,803,728</u>

The accompanying notes are an integral part of the financial statements.

Interlocal Community Action Program Overview

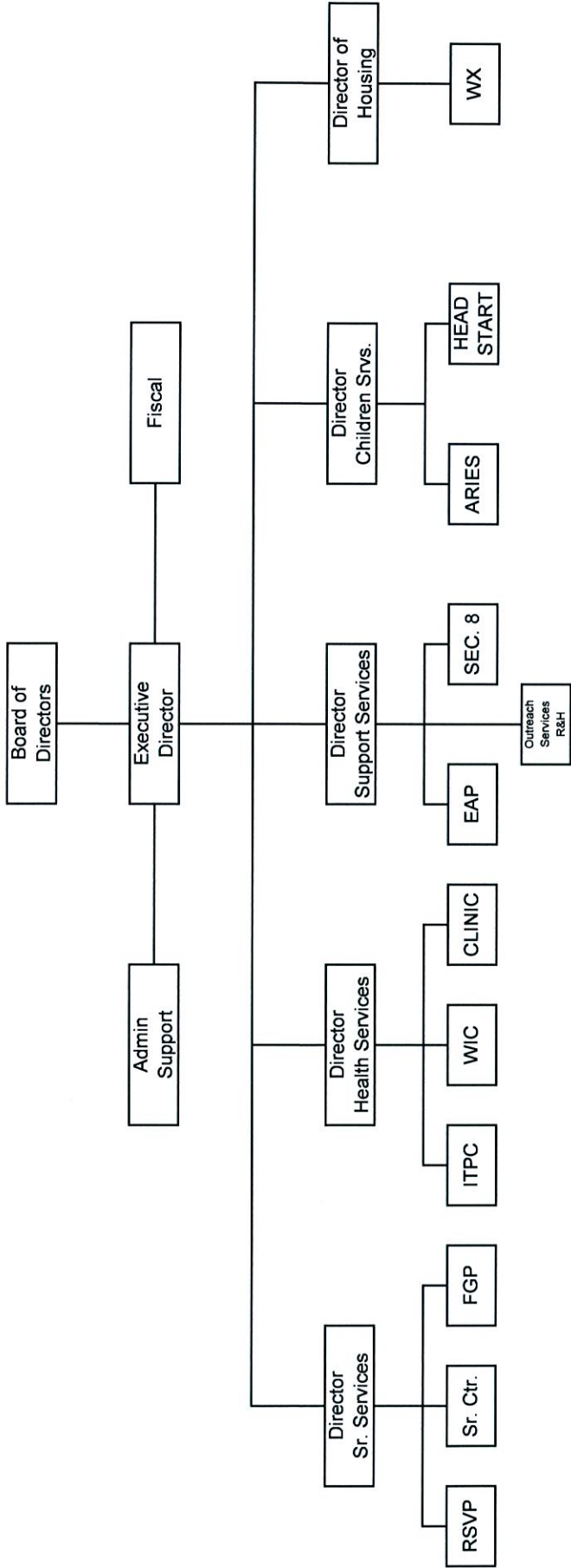
Interlocal (ICAP) is the community action agency serving Delaware, Hancock, Henry and Rush counties, located in east central Indiana. This Agency sponsors a variety of programs, all designed to assist people in poverty by helping them in crisis, while directing them to longer term solutions.

One of the areas ICAP sponsors programs is housing. Along with weatherization and housing vouchers, we have developed new in-fill housing and rehabbed a 20-unit apartment structure under the Section 42 tax credit program. Currently we are working on an Owner-occupied program with a focus on aging in place and plan to rehabilitate 14 homes in the program.

Agency staff is trained and certified in key areas of housing, including HQS inspections, income verification, lead identification and lead safe work practices. Administratively, staff is trained in grant implementation protocols and procedures, procurement and tracking eligible expenses.

ICAP has partnered with the City of New Castle on several projects. In 2010 ICAP, in cooperation with area community services helped coordinate demolition services with ARRA funding. Currently ICAP's executive director co-chairs the Housing committee which is overseeing the New Castle Housing Needs Assessment, and some of the preliminary findings have been cited in this application. ICAP and New Castle have a long-standing relationship in delivering services to seniors and the City leases the Senior Center to ICAP at no annual charge.

ICAP ORGANIZATIONAL CHART



2014 BOARD MEMBER LIST

HENRY COUNTY

	<u>Term Start</u>	<u>Term Over</u>
Olene Veach (Treasurer) Henry County Commissioner 2881 N. Co. Rd. 300 West New Castle, IN 47362 533-4205 oveach@hrtc.net Public Sector	1988	Open
Randy Overman (President) Henry County Trustees 8332 West 750 South Knightstown, IN 46148-9802 345-2441 overmanphe@live.net Public Sector	1987	Open
Kevin Brown Hinsey Brown Funeral Home Representing FGP 3406 S. Memorial Dr. New Castle, IN 47362 529-7100 Limited Income Representative Area of expertise: Small business owner/financial	2009 2012	2011 2014
Doug Mathis Henry County Health Dept. 1201 Race St., Suite 208 New Castle, IN 47362 521-7060 Limited Income Representative	1999 2002 2004 2006 2008 2010 2013	2001 2003 2005 2007 2009 2012 2015
Aundrea Dailey Head Start Policy Council 934 W. Fair Oaks New Castle, IN 47362 765-524-6330 nursingbsu@yahoo.com Limited Income Representative	2012	2014

Limited Income: 3 Private Sector: Public Sector: 2

BOARD MEMBER LIST

HANCOCK COUNTY

	<u>Term Start</u>	<u>Term Over</u>
Debbie Doty	2009	2011
2203 Osman Lane	2012	2014
Greenfield, IN 46140		
326-2329, 462-9982		
Private Sector		
Beth McCully	2006	2008
703 W. Boyd Ave.	2009	2010
Greenfield, IN 46140-1439	2011	2013
317-362-8213 Cell	2014	2016
bethezri@sbcglobal.net - home		
Private Sector		
Kim Voorhis (Vice President)	2012	2014
Greenfield Senior Center		
280 N. Apple		
Greenfield, IN 46140		
317-477-4343		
kvoorhis@greenfieldin.org		
Limited Income Representative		

BOARD MEMBER LIST

RUSH COUNTY

	<u>Term Start</u>	<u>Term Over</u>
Ken Brashaber	2003	2005
1215 N. Arthur	2006	2007
Rushville, IN 46173	2008	2009
812-822-1965	2010	2012
938-1763	2013	2015
Private Sector		
Marjorie Amos (Secretary)	1999	2001
Rush County Health Office	2002	2003
Court House	2004	2005
765-932-3103 Work	2006	2007
765-629-2376 Home	2008	2009
meamos0341@hotmail.com	2010	2012
Limited Income Representative	2013	2015
Ken Masters	2007	Open
Rush Co. Commissioner		
6668 N. 300 W		
Carthage, IN 46115		
765-565-6221		
317-407-1041 (cell)		
ksmasters.porkchop63@hughes.net		
Public Sector		
Paul Wilkinson	2008	2010
10762 N. 150 E	2011	2013
Lewisville, IN 47352	2014	2016
765-645-5135		
765-570-2532 (cell)		
Private Sector		
Willie Hughes	2009	Open
Rushville Mayor Representative		
720 N. Cherry St.		
Rushville, IN 46173		
938-9667 (cell)		
921-5453 (home)		
Public Sector		

Limited Income: 1 Private Sector: 2 Public Sector: 2

BOARD MEMBER LIST

DELAWARE COUNTY

	<u>Term Start</u>	<u>Term Over</u>
Sherry Riggin Delaware County Commissioner 100 W. Main St. Muncie, IN 47305 765-717-9222 sriggin@co.delaware.in.us Public Sector	2014	Open
Mike Downham Ameriana Bank 2118 Bundy Ave. New Castle, IN 47362 765-529-2230 Private Sector	2014	2017

NEW CASTLE BLIGHT ELIMINATION PROGRAM

HOUSING COMMITTEE MEMBERS

Beverly Matthews	Henry County Community Foundation	beverly@henrycountycf.org
Clyde Johnson	Meridian Services	Clyde.Johnson@meridianhs.org
Corey Murphy	Henry County Economic Development	cmurphy@nchcedc.org
David McAlister	Community Representative	mcanaedi@gmail.com
Dennis Hamilton	Hope Initiative	cathy@cathyhamiltonassociates.com
Ed Hill	City of New Castle	ed-hill@cityofnewcastle.net
James Kidd	New Castle City Council	James.kidd91@yahoo.com
Jerry Cash	New Castle Housing Authority	jerry@hewcastleha.org
JP Hall	Indiana Landmarks	jphall@indianalandmarks.org
Kevin Polivick	Interlocal CAP, Inc.	kpolivick@icapcaa.org
Larry Schmidt	Interlocal CAP, Inc.	lschmidt@icapcaa.org
Rachael White	Henry County Planning Commission	rwhite@henryco.net
Susan Falck-Neal	Real Estate	susan@susanfalckneal.com
Vaughn Reid	New Castle City Council	Vaughn.reid@vchc.biz

NEW CASTLE BLIGHT ELIMINATION PROGRAM

FUNDING REQUEST/MATCH SPREADSHEET

35 Homes in Program	
25 No Basement	\$ 375,000
10 with Basement	\$ 250,000
Total Fund Request	\$ 625,000

<u>Entity</u>	<u>Match Type</u>	<u>Amount</u>
Henry County	Property Tax Forgiveness	\$ 120,601
*City of New Castle	Cash Contribution	\$ 15,000
City of New Castle	Waived Fines/Fees	\$ 7,500
Big B Waste	Reduced Rates	\$ 14,000
Pritchett Excavation		\$ 5,000
Total		\$ 162,101

*New Castle has committed to the entire grant match if warranted.

CITY OF NEW CASTLE

227 North Main Street
New Castle, Indiana 47362

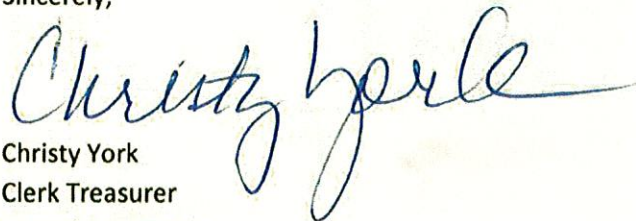
City Clerk Treasurer's Office
Christy York, City Clerk Treasurer

August 13, 2014

To Whom It May Concern;

Attached please find copies of the City of New Castle Council Minutes from the August 4, 2014 meeting and the unsigned Resolution approved. Due to a working amendment, this Resolution will be signed as presented at the next meeting scheduled for August 18, 2014.

Sincerely,



Christy York
Clerk Treasurer
City of New Castle

RESOLUTION NO. 08042014-2

A RESOLUTION OF THE NEW CASTLE CITY COUNCIL AUTHORIZING
THE COMMITMENT OF MATCHING FUNDS FOR THE BLIGHT-ELIMINATION PROGRAM
GRANT/FORGIVEABLE LOAN PROGRAM

WHEREAS, the City of New Castle has made application to participate in the Blight Elimination Program ("BEP Grant") which provides a forgivable loan program to those who engage in the demolition of blighted homes; and,

WHEREAS, in order to participate in this grant, the City of New Castle must pledge an amount equal to 10% of the grant; and,

WHEREAS, it is the desire of the City of New Castle to participate in that grant and pledge said matching funds;

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of New Castle as follows:

1. This Council endorses and supports the application made by the City of New Castle to participate in and receive funds from the Blight Elimination Program Grant ("BEP") which establishes a forgivable loan program for those who demolish blighted properties.

2. This Council authorizes the Mayor of the City of New Castle and its Clerk-Treasurer to take all steps necessary to pay the 10% match required in the event said grant is received by the City. In the event payment of said funds requires additional legislation (i.e. additional appropriation), the Council pledges to enact that legislation promptly so that said match can be made in accordance with the grant requirements.

3. The Mayor and Clerk-Treasurer of the City of New Castle are authorized to sign all documents necessary on behalf of the City to obtain said grant in accordance with grant requirements.

REPEALER: All resolutions or parts of resolutions in conflict herewith are hereby repealed.

SEVERABILITY: Any provision herein contained which is found by a court of competent jurisdiction to be unlawful or which by operation shall be inapplicable, shall be deemed omitted but the rest and remainder of this resolution, to the extent feasible, shall remain in full force and effect.

EFFECTIVE DATE: This resolution shall become effective immediately upon passage.

ADOPTED BY THE COMMON COUNCIL OF THE CITY OF NEW CASTLE THIS 4th
DAY OF August, 2014.



Greg York, PRESIDING OFFICER
COMMON COUNCIL, NEW CASTLE, IN

ATTEST:


CHRISTY YORK, CLERK-TREASURER

AYE

NAY

APPROVED BY ME THIS 4th DAY OF August, 2014.

Greg York, Mayor
City of New Castle, Indiana



**HENRY COUNTY
COMMISSIONERS**
HENRY COUNTY COURTHOUSE
101 SOUTH MAIN STREET
NEW CASTLE, INDIANA 47362
PHONE 765-529-4705 FAX 765-521-7037

Ed Yanos
President
eyanos@henryco.net
Kim L. Cronk
Vice-President
kcronk@ninstarconnect.com
William D. Cronk
bcronk@henryco.net

August 14, 2014

The Honorable Mayor Greg York
229 N. Main St.
New Castle, IN 47362


RE: Blight Elimination Program

Dear Mayor York:

Please accept this correspondence as support for your grant application to secure funding from the Blight Elimination Program.

As evidence of this support, the Henry County Commissioners intend to take actions necessary to provide your identified community partners in the Program with the opportunity to acquire a Commissioner's Certificate for the parcels listed on the attached sheet without cost. The sum of taxes owing on these five (5) properties amounts to \$120,601.37. The County intends to offer Commissioner's Certificates for these five parcels in accordance with the provision I.C 6-1.1-24-6.7 and forgive all past due real estate taxes owed to the on the parcels. We anticipate this process will be initiated in October 2014.

We extend our best wishes and look forward to working with you on this initiative.

Sincerely,

Ed Yanos
President

Attachment

Potential Match Properties:

1346 S 14th Street	Demo	Bessie Davis	\$31,695.43	Side Lot
2619 Plum Street	Demo	Wilson Thompkins RE, Inc.	\$28,012.05	Side Lot
2820 B Avenue	Demo	Jack Pyrtle	\$22,814.74	Affordable Housing
1511 Walnut Street	Demo	Georgia Emmons	\$19,664.59	Bike Path
1602 H Avenue	Demo	Tracy Morgan	\$18,414.56	Bike Path



**3450 S. Spiceland Rd.
New Castle, IN 47362
765-529-2337
Fax 765-521-9536**



Mayor Greg York

Re: Blight Elimination Program

Dear Mayor York:

I understand the City of New Castle is pursuing the Blight Elimination Program funded by the Indiana Housing and Development Authority. This project will assist in demolishing vacant and dilapidated homes in New Castle which are beyond repair.

To assist in obtaining this grant, we are proposing to assist New Castle by donating 1 dumpster per every 6 dumpsters used. We understand approximately 36 homes will be part of this program. Each dumpster has a value of \$410.00. The price per dumpster will be \$341.67 that will equal 1 free per 6 used.

Best wishes on your application and if you should have any questions please let me know.

Thank You,

A handwritten signature in blue ink that reads "Fred Mathews". The signature is written in a cursive style.

Fred Mathews

Account Manager

Big B Waste Service

August 15, 2014

The Honorable Greg York
Mayor of New Castle
227 N. Main
New Castle, IN 47362

Re: BEP Application

Dear Mayor York:

Please accept this letter as our commitment in donating ¹⁸5,000.00 worth of in-kind services to the Blight Elimination Program. Our donation will be in the form of demolition services.

Best wishes on your grant application.

Sincerely,



Keith Pritchett