



DEKALB COUNTY
ECONOMIC DEVELOPMENT PARTNERSHIP
YOUR OPPORTUNITY | OUR PRIORITY

Attachment 1

ASHLEY | AUBURN | BUTLER | CORUNNA | GARRETT | HAMILTON | ST. JOE | WATERLOO

April 21, 2025

City of Butler Officials,

Below is a summary to highlight what recent activity the DeKalb County Economic Development Partnership, Inc. has had in Butler in Q1 – 2025:

Attachment Included:

- DCEDP Pipeline for Butler (*redacted to protect confidentiality*)

Butler Specific Items:

- READI 2.0 & Butler Bohn Citation Redevelopment
- Attended Butler Subway Remodel
- Completed BRE Visits with Multimatic & ColorMaster
- Toured Historic Marshal Clothing Building with city officials
- Butler featured in Business View Magazine
- Support in additional housing opportunities

DCEDP Updates:

- County-wide Brownfield Program underway (currently building site database)
- DeKalb County named T-8 Top Micropolitan in 2024 by Site Selection Magazine
- Received 36 leads, submitted on 18 (3 in Butler)
- Monitoring SB1 effect on Cities, Towns, and the County
- Sent out Abatement Compliance Reminders out to those with active abatements

Thank you for the opportunity to present to the council to provide an update on the DeKalb County Economic Development Partnership, Inc. Q1-2025 activity as it relates to the City of Butler.

Respectfully submitted,

Anton King, President/CEO

Community: **Butler**

Identified Needs: Housing, Broadband, Downtown development, Additional business, Food options, Utility Infrastructure, Industrial planning

Project #	Project Name	Type	Anticipated New Jobs	Anticipated Retained Jobs	Anticipated Investment	Industry Classification	Project Description	Location in Consideration	# of Units (if housing)	Project Status	Added
Key Individuals Mayor Mike Hartman Recent BRE Visits ColorMaster Multimatic	Bobn Citation Project (Redevelopment)	Redev.	-	-	\$ 1,000,000	MFG	Redevelopment of Bobn Alum.	6328 US HWY 6	-	Active CRY, JPR (READ)	2022
	I&M Substation	New	-	-	\$ 1,800,000	Infra.	New substation	-	-	Planning Phase	2022
			-	-	\$ 1,000,000	Tech	-	-	-	-	2023
			-	-	\$ 18,036,214	Housing	-	-	65	-	2023
	Butler Apartments	New	-	-	\$ -	Housing	Apartments in openhouse (2nd floor)	-	-	Planning Phase	2023
	Housing (infill spaces)	New	-	-	\$ -	Tech	-	-	-	-	2024
	Gateway Development (west-end)	New	-	-	\$ -	Housing	Sherriff sale properties concept planning for mid/comm	-	-	Pre-development	2024
			-	-	\$ -	MFG	-	-	-	Concept (held public mng)	2024
			2	-	\$ 15,000,000	MFG	-	-	-	-	2024
			-	-	\$ -	Retail/Food	-	-	-	-	2025
			75	-	\$ 275,000,000	Mixed-Use	-	-	-	-	Feb-25
			-	-	\$ -	Energy	-	-	-	-	Mar-25
	Housing	New	-	-	\$ -	Housing	Single Family Housing	-	-	Pre-development discussions	Apr-25
Butler Pipeline Total			77	0	\$ 313,836,214				85		

Project #	Project Name	Type	Anticipated New Jobs	Anticipated Retained Jobs	Anticipated Investment	Industry Classification	Project Description	Location in Consideration	# of Units (if housing)	Project Status	Won
	Subway Remodel	Retention	-	-	\$ -	Food/Retail	New ownership, remodel	Butler	-	Complete (Ribbon Cutting)	2025
	Eastside Fieldhouse	New	-	-	\$ 7,000,000	Community	Student Center w/ Atk. Space	Butler	-	In Construction	2024
	Broadband (LL & Surl) - Infrastructure	New	-	-	\$ -	Infra.	City wide broadband	Butler	-	In Construction	2024
	Seibert Oil - Exp.	Exp.	-	-	\$ 600,000	Logistics	Petrol Sales/Dist.	Butler	-	Complete	2023
	Iron Hero's - New	New	1	-	\$ 300,000	Service	Gym/Fitness	Butler	-	Complete	
	Multimatic - Exp.	Exp.	11	-	\$ 12,201,000	MFG	Equipment investment	Butler	-	Complete	
	Butler Hotel Remodel - Ret.	Retention	-	-	\$ 500,000	Workforce Housing	Workforce Housing	Butler	12	Complete	
Butler Win Total			12	0	\$ 20,801,000				12		

Ordinances to be looked at for correction or implementation

1. Nothing in our current city code about placing snow in the street, or removing snow from the street.

There is a state law that prohibits these things but a local ordinance would aid our street department in regulating these practices through code enforcement.

2. Multifamily code for dumpster enclosure.

The current code does require these dwellings to provide an enclosure for the dumpsters, if we want to enforce this code or to drop this code is up to the council.

3. Leash law in the city.

Our current code states that animals are not allowed to run freely in the city. There is some verbiage after the requirement of a leash in the city. Council should decide whether we will have a leash law with or without this added verbiage about "reasonable control" after leash requirement.

4. Garbage cans in the City.

Our current code does not address the placement of cans on "non-collection" days, they are unsightly. Auburn and Garrett both have ordinances in place, and it is common practice for cities to have codes about removing cans from the curb once garbage is picked up, as well as guidelines as to where they need to be placed on "non-collection" days.

5. Power chairs and E-bikes.

There are growing concerns around powered wheel chairs on public streets (too slow) and E bikes (too fast) on public sidewalks. There are laws in the state about highway usage that cover US6 and US1. Some enforceable codes would be helpful for the safety of our citizens.

6. Minimum Housing Standards.

This type of code is also commonplace in cities across Indiana. As we have just begun the process there is little to talk about tonight. Working with Planning Commission and the City Planner the hope is to offer a framework soon for your consideration.

Ordinances to be looked at for correction or implementation

7. Parking limitations

Parking limitations in the city are a growing concern. We do have parking codes/laws in place that limit citizens ability to park at certain times and locations. Some of these codes reflect a different time in the history of Butler. Most homes have more than 2 cars now. Looking into our parking limitations, with an eye to help the citizens of Butler and there parking needs, is warranted in my eyes.