

March 26, 2018

The Ellettsville, Indiana, Town Council met for a regular meeting on Monday, March 26, 2018, at the Ellettsville Town Hall Meeting Room located at 1150 W. Guy McCown Drive. Scott Oldham called the meeting to order at 6:30 p.m. Brice Teter led the Pledge of Allegiance followed with a prayer by Scott Thomas.

Roll Call: Members present were Scott Oldham, President; Brian Mobley, Vice President; Kevin Farris, Brice Teter and Scott Thomas. Sandra Hash, Clerk-Treasurer; Darla Brown, Town Attorney; Rick Coppock, Bynum Fanyo & Associates, Town Engineer; and Mike Farmer, Interim Town Manager; were also present.

Supervisors present were: Mike Cornman, Danny Stalcup, Kevin Tolloty and Jeff Farmer.

Approval of Minutes

Scott Oldham entertained a motion for approval of the minutes from the regular meeting on February 26, 2018. Kevin Farris so moved. Scott Thomas seconded. Motion carried.

Accounts Payable Vouchers

Scott Oldham entertained a motion for action to pay Accounts Payable Vouchers for March 12, 2018 and March 26, 2018. There was not a quorum for the first meeting of March so there was not a meeting. Mr. Mobley made a motion to pay accounts payable. Scott Thomas seconded. Motion carried.

Resolutions

Resolution 03-2018 to Write-Off Uncollectable Utility Accounts

Sandra Hash, Clerk-Treasurer, explained there is an ordinance that regulates monitoring uncollectable accounts and those to be written-off have met that requirement.

Scott Oldham entertained a motion. Kevin Farris made a motion to adopt Resolution 03-2018 to Write-Off Uncollectable Utility Accounts. Scott Thomas seconded. Roll call vote: Scott Oldham – yes; Brian Mobley - yes; Kevin Farris – yes; Brice Teter – yes; and Scott Thomas – yes. Motion carried.

Scott Oldham advised of a deviation from the agenda by moving the following presentation from New Business:

Proposal from Paige Sansone, H.J. Umbaugh & Associates for a Comprehensive Financial Plan

Paige Sansone, H.J. Umbaugh & Associates, presented a proposal of purposes in January 2018, for a Comprehensive Financial Plan ("Financial Plan"). Communities are seeing the need for long term financial planning especially with the uncertainties of circuit breaker tax credits to which the Town is losing 7% to 8% of its property tax levy. An advantage of long term financial planning are capital improvements and replacements. There is a need to forecast three to five years and to develop a plan on how to use resources. For instance, will bonds need issued for major projects, can it be funded by cash on hand or a combination of both and long term financial planning would help with this. Long term planning will help with management of day-to-day operations especially during budget season when making determinations of adding staff, increasing salaries or giving raises. A long-term plan will let the Town know if something can be funded beyond one budget year. The Financial Plan is a good way to make decisions that will impact the Town not just next year but the years going forward. The proposal is to build a financial model that will contain eight of the main operating funds, e.g., General Fund, Motor Vehicle Highway, Parks and Recreation, Local Road and Street, CCI Cigarette Tax, Cumulative Building, Cumulative Capital Development and Rainy Day. They will look at two years of historical data and project three years going forward, 2018 through 2020. Built in will be estimates of circuit breaker losses. They use Policy Analytics to do a parcel by parcel analysis of every property in the county to get an accurate estimate of the circuit breaker losses. They will identify funding deficits to see if the budget is balanced for 2018. If the budget is not balanced they can provide suggestions. There may be a situation wherein there is a surplus

and money could be invested. They will recommend levels for balances in the operating funds. The industry standard is not to have a fund balance less than 15% of disbursements. They will look at each operating fund to see where it falls and if it is below 15% they will offer suggestions. If it is above 15% there may be investment opportunities or transfers could be made to the Rainy Day Fund to start capitalizing that fund for future improvement and projects. One of the biggest advantages to having a Financial Plan is budget season. Their goal is to have the Financial Plan prepared by the end of May. As the Town enters budget season all of the revenues for the main operating funds will be estimated. The Town will know how decisions made for 2019 will impact future years. Once the model is setup it is very easy to update on an annual basis usually before budget season. Before budgets are requested, the Town will be able to see the revenues are available to fund each of those departments.

Brian Mobley asked if the Financial Plan addresses growth. Ms. Sansone answered they will ask that information when they do their initial data requests. If there are plans to annex they will build it into the parcel analysis. Mr. Mobley asked how fire territories will affect the Local Income Tax ("LIT"). Ms. Sansone explained it would be part of the whole analysis. A fire territory may be a funding option and they would let the Town know how it would affect the tax rate and the Local Income Tax Public Safety. At the initial meeting they will gather data and what is important to the Town. Mr. Mobley asked if they can make a fire territory with the Town of Ellettsville and Richland-Township. Ms. Sansone answered yes, if they touch boundaries.

Kevin Farris asked if there was an estimate of the cost to prepare the Financial Plan. Ms. Sansone replied the estimate is to not exceed \$15,000 to prepare the initial model and report and present it to Town Council to assist with the budget process. Mr. Farris asked how many municipalities they represent. Ms. Sansone thinks approximately 30 for comprehensive financial planning. Mr. Mobley would like to see a report on merging the Street and Utilities Departments and how it would affect employees. Ms. Hash asked if internal controls will be addressed. Ms. Sansone explained the Financial Plan does not touch on internal controls but they do offer that service at additional charge. Ms. Hash is concerned about the internal controls process because she has a small staff. There was a discussion on the availability of funds to pay for the cost of the Financial Plan.

Scott Oldham asked for thoughts on proceeding with the Financial Plan. If they agree on the Financial Plan he would like to have the information before budget time. Mr. Mobley thinks it is a good idea if they have the funds to pay for it. He would like to see a Financial Plan for the next five years. Mr. Oldham wants to build a firm foundation so people will invest in the Town. Mr. Teter agrees as it is an investment in the future. One of the biggest things they've been trying to do is take care of the employees and give them raises. Hopefully, this will have the outcome that will allow them to do those things. Mr. Farmer supports it and thinks it will remove the stress from the debate of whether or not there are funds available.

Scott Oldham entertained a motion concerning hiring H.J. Umbaugh to compile the comprehensive plan for the Town of Ellettsville. Kevin Farris made a motion to hire H.J. Umbaugh to do the financial comprehensive plan for the Town of Ellettsville and create the model for 2016, 2017, 2018, 2019 and 2020. Scott Thomas seconded. Roll call vote: Scott Oldham – yes; Brian Mobley – yes; Kevin Farris – yes; Brice Teter – yes; and Scott Thomas – yes. Motion carried.

Ordinances on First Reading

Ordinance 2018-01 Creating Separate Funds for Meter Replacement for Both Water and Wastewater

Jeff Farmer, Ellettsville Utilities, explained they have a meter replacement program that is paid half from water and half from sewer. He is requesting to create a separate fund that is disbursed from the O & M budget so they can track how often meter prices change and how many they're replacing. It is internal such as the vehicle replacement fund. It will not cost any money but is merely making a payment into a fund and as they buy meters it will come out of the fund.

Ordinances on Second Reading

Scott Oldham outlined the proposed ordinances amendments covering 2018-02 to 2018-09 as follows:

- Ordinance 2018-02 to Amend Chapter 152.001 – Definitions
- Ordinance 2018-03 to Amend Chapter 152.016 – Uses Permitted by Special Exception
- Ordinance 2018-04 to Amend Chapter 152.062 – Prohibited Parking in Residential Districts
- Ordinance 2018-05 to Amend Chapter 152.072 – Notices to Abate Nuisances
- Ordinance 2018-06 to Amend Chapter 152.090 – Uses Permitted by Special Exception in Industrial 2 Districts
- Ordinance 2018-07 to Amend Chapter 152.295 – Variances from Development Standards
- Ordinance 2018-08 to Amend Chapter 152.296 – Special Exceptions
- Ordinance 2018-09 to Amend Chapter 152.362 – Permit and Code Violations

Kevin Tolloty, Planning Director, advised all ordinances received favorable recommendations from the Plan Commission and are summarized as follows:

Ordinance 2018-02 to Amend Chapter 152.001 – Definitions: The amendment standardizes several definitions under residential parking and a transfer station.

Ordinance 2018-03 to Amend Chapter 152.016 – Uses Permitted by Special Exception in Agricultural 1 (“A-1”): Currently, recycling facilities and solid waste sorting facilities are allowed as a special exception in A-1 Districts. The amendment removes them from A-1 to Industrial 1 (“I-1”) and Industrial 2 (“I-2”) Districts as special exceptions.

Ordinance 2018-06 to Amend Chapter 152.090 – Uses Permitted by Special Exception in Industrial 2 Districts: Recycling and solid waste facilities and transfer stations would be added as special exceptions in I-1 and I-2.

Ordinance 2018-04 to Amend Chapter 152.062 – Prohibited Parking in Residential Districts: This amendment removes repetitive and unclear language. It adds a note on abandoned vehicles which was previously under a separate section of Town code. It removes abandoned vehicles on private property into zoning. It clarifies the types of driveways that should be framed.

Ordinance 2018-05 to Amend Chapter 152.072 – Notices to Abate Nuisances: Currently, nuisance abatements require a notice to be posted on the property and sent by certified mail. All other processes require posting on the property or certified mail. The amendment changes it to posting on the property or sending by certified mail.

Ordinance 2018-07 to Amend Chapter 152.295 – Variances from Development Standards: This amendment provides the guidelines for a practical difficulty. For Board of Zoning Appeals (“BZA”) cases, an applicant has to meet a practical difficulty and Town code does not have a definition for it and the state doesn’t provide guidelines. It has, however, been defined by the courts. It helps the BZA members to know what they’re looking at.

Ordinance 2018-08 to Amend Chapter 152.296 – Special Exceptions: This amendment adds transfer stations.

Ordinance 2018-09 to Amend Chapter 152.362 – Permit and Code Violations: This amendment allows the Planning Department to deny any permits on properties with outstanding violations. This applies only to property violations. This has been a department policy but has not been included in Town Code. Mr. Mobley asked if this applies to someone who owns a property and has a violation against them. Mr. Tolloty answered it is parcel specific. Mr. Mobley asked if someone was renting would they be able to get permits. Mr. Tolloty replied no, if there is a violation on the parcel it would have to be brought into code before any permits would be issued. Mr. Oldham ask if it is current Town Code or other violations. Mr. Tolloty answered it would be Town violations. Mr. Oldham asked if there is a dispute and they apply for a Town permit would it prevent

them from being issued a permit. Mr. Tolloty replied if it was a state issue, no. Mr. Oldham asked for the wording to be changed to "outstanding Town Code violations." Ms. Brown advised changes made to proposed ordinances will be returned to the Plan Commission with the reasons their recommendations are being rejected and for their approval.

Scott Oldham referred to §152.062, Prohibited Parking in Residential Districts. There are several driveways that are gravel and don't have framing. Are we proposing those folks now frame their driveways? Mr. Tolloty answered it does not affect them and only new driveways going forward. Mr. Oldham referred to §152.296, Special Exceptions, specifically, adding transfer stations to the existing entry for recycling and solid waste sorting facilities. Are they now saying the Town would allow a transfer station? Mr. Tolloty explained transfer stations would be allowed if they meet certain requirements. The amendments only allow them in industrial zones as a special exception. Mr. Oldham asked if the amendment is approved and someone locates the appropriate zoning in Industrial 2, could they build a transfer station without Town Council approval. Mr. Tolloty answered no, a special exception would go to the BZA, there would be a public hearing and they would have to vote to approve it. Mr. Oldham asked if they do not amend §152.296 is there no way to build a transfer station without coming to Town Council for action. Mr. Tolloty replied it would apply to §§152.296 and 152.090 as it is allowed as a special exception. Mr. Oldham asked how to word the amendment so the Town Council gives approval for transfer stations. Ms. Brown explained if there is going to be a special exception or variance it has to go through the BZA. The point in drafting the amendment was to put limits on what circumstances they could have a special exception as opposed to the current code that does not address transfer stations. Mr. Oldham asked if it could be worded to say it could not happen without Council approval. Ms. Brown answered it would have to be something other than a special exception but is uncertain as to what that would be. Mr. Tolloty commented it is looked at as either a permitted use which gets no review, a special exception would go through the BZA or if it's a non-permitted use it would still go through the BZA for a use variance. Ms. Hash advised as a Plan Commission member they thought they were making it safe because they were only allowing it as a special exception in an I-2 and there are not too many of those in Ellettsville. For those I-2 districts in Ellettsville there are other restrictions that do not allow the transfer stations. Mr. Oldham asked what if the Town Council states they do not want to have a transfer station. Mr. Tolloty answered it could be excluded as a permitted use but they could still apply for a use variance through the BZA. Mr. Oldham asked if there could be an ordinance stating they will not support a transfer station. Mr. Farris asked if they could call for a moratorium on transfer stations. Ms. Brown advised they will have to look at it because you have to be careful about telling people they cannot do something. It can be zoned for only a certain business or activity but they have to be careful stating something specifically is not allowed. If the Town Council is not comfortable with the ordinance she would prefer that it get tabled so they can research alternatives. The problem with not specifically mentioning it in Town Code is there may be an applicant who says it is not prohibited. Then the Plan Commission or BZA is put in the position of saying the code doesn't prohibit it but it can't be allowed for specific reasons. It is better to have guidelines for the circumstances a certain business would be allowed. Mr. Oldham asked if it could be returned to Plan Commission for more stringent wording. Mr. Tolloty is concerned about the way the ordinance is currently worded. Solid waste sorting facilities are listed and transfer stations, although not defined, may be close to the same use and would be included. All of those are allowed as a special exception in agricultural zones. It was requested that §§152.296 and 152.090 be tabled until more research can be done.

Valerie Dewar has spent much time with a group on the attempt to put a trash transfer recycling center in Monroe County. Luckily, it was defeated. She appreciates hearing the words "recycling" and "trash transfer" but she has constantly heard the word "exception". She hopes the ordinances will be tabled for more consideration. Light industrial does not speak to noise, smell or traffic.

Scott Oldham entertained a motion for 2018-02. Brice Teter made a motion to accept the amendment to Ordinance 2018-02, Chapter 152.001 – Definitions. Kevin Farris seconded. Roll call vote: Scott Oldham – yes; Brian Mobley – yes; Kevin Farris – yes; Brice Teter – yes; and Scott Thomas – yes. Motion carried.

Scott Oldham entertained a motion for Ordinance 2018-03 to amend Chapter 152.016 – Uses Permitted by Special Exception. Brice Teter made a motion to accept Ordinance 2018-03 to amend Chapter 152.016 – Uses Permitted by Special Exception. Kevin Farris seconded. Roll call vote: Scott Oldham – yes; Brian Mobley - yes; Kevin Farris – yes; Brice Teter – yes; and Scott Thomas – yes. Motion carried.

Scott Oldham entertained a motion for Ordinance 2018-04 to amend Chapter 152.062 – Prohibited Parking in Residential Districts. Brice Teter made a motion to accept Ordinance 2018-04 to amend Chapter 152.062 – Prohibited Parking in Residential Districts. Kevin Farris seconded. Roll call vote: Scott Oldham – yes; Brian Mobley - yes; Kevin Farris – yes; Brice Teter – yes; and Scott Thomas – yes. Motion carried.

Scott Oldham entertained a motion for Ordinance 2018-05 to amend Chapter 152.072 – Notice to Abate Nuisances. Brice Teter made a motion to accept Ordinance 2018-05 to amend Chapter 152.072 – Notices to Abate Nuisances. Kevin Farris seconded. Roll call vote: Scott Oldham – yes; Brian Mobley - yes; Kevin Farris – yes; Brice Teter – yes; and Scott Thomas – yes. Motion carried.

Scott Oldham entertained a motion for Ordinance 2018-06 to amend Chapter 152.090 – Uses Permitted by Special Exception in Industrial 2 Districts. Brice Teter made a motion to table Ordinance 2018-06 to amend Chapter 152.090 – Uses Permitted by Special Exception in Industrial 2 Districts. Kevin Farris seconded. Roll call vote: Scott Oldham – yes; Brian Mobley - yes; Kevin Farris – yes; Brice Teter – yes; and Scott Thomas – yes. Motion carried.

Scott Oldham entertained a motion for Ordinance 2018-07 to amend Chapter 152.295 – Variances from Development Standards. Brice Teter made a motion to accept 2018-07 to amend Chapter 152.295 – Variances from Development Standards. Kevin Farris seconded. Roll call vote: Scott Oldham – yes; Brian Mobley - yes; Kevin Farris – yes; Brice Teter – yes; and Scott Thomas – yes. Motion carried.

Scott Oldham entertained a motion for Ordinance 2018-08 to amend Chapter 152.296 – Special Exceptions. Brice Teter made a motion to table 2018-08 to amend Chapter 152.296 – Special Exceptions. Kevin Farris seconded. Roll call vote: Scott Oldham – yes; Brian Mobley - yes; Kevin Farris – yes; Brice Teter – yes; and Scott Thomas – yes. Motion carried.

Scott Oldham entertained a motion as amended for Ordinance 2018-09 to amend Chapter 152.362 – Permit and Code Violations. Brice Teter made a motion to accept 2018-09 to amend Chapter 152.362 as amended, however, taking the recommendations for the language change as currently on record. Kevin Farris seconded. Roll call vote: Scott Oldham – yes; Brian Mobley - yes; Kevin Farris – yes; Brice Teter – yes; and Scott Thomas – yes. Motion carried.

Old Business

Flood Report

Brian Mobley explained they need to fill in dates on the Request for Proposals (“RFP”). It has been recommended to allow 30 days to review the RFP. Mr. Oldham asked if this is to determine the scope of work or actual bid. Mr. Coppock answered this is for the actual proposal to do the work. Depending on how many firms are sent proposals, then those returned will be reviewed. The selection committee will make a recommendation to Town Council for selecting a firm to do the analysis. Mr. Oldham asked where the funds will come from to pay for the work. Mr. Mobley answered from the stormwater increase. Ms. Hash asked if there is an estimate of what it will cost. Mr. Coppock answered the firms responding to the RFP will provide the cost which will then be included in the recommendation. Once the analysis is done they would develop the cost to do the design and permitting for those improvements. The last step would be to fund the construction. Mr. Farris asked Mr. Coppock for his recommendation. Mr. Coppock replied they need to get a handle on the flooding and what improvements can be made. The Indiana Department of Natural Resources (“DNR”) has provided direction to give design firms for submitting their qualifications to design those improvements. Mr. Oldham commented the DNR, over

the years, has given the Town some contradictory statements about what could/could not happen. Are they looking at this to clarify some of the DNR statements? Mr. Mobley thinks what the DNR provided the last time is concrete. The DNR laid out directions on what the Town can do to reduce flooding. Mr. Coppock added the DNR did preliminary modeling to steer the Town to the areas that could be improved to reduce flooding. Mr. Oldham asked if the RFP will further those same goals. Mr. Coppock answered the RFP will have a firm do the computer modeling and it will provide what can be done and how much it will reduce flood levels. Mr. Mobley asked if after 30 days the committee will return to the Town Council. Mr. Coppock replied they will give the firms 30 days to submit their RFP and then it goes to the committee to review. The committee will have approximately two weeks to review the RFPs and then it will come back to the Town Council. The process will take two months.

Scott Oldham entertained a motion. Brian Mobley made a motion to send out the RFPs for 30 days and then when it comes back they will reconvene with the committee in 60 days from the end of May with the results. Scott Thomas seconded. Roll call vote: Scott Oldham – yes; Brian Mobley - yes; Brice Teter – yes; Kevin Farris – yes; and Scott Thomas – yes. Motion carried.

New Business

Doris Brinegar – Zoning Issue

Doris Brinegar advised she wanted to address a zoning issue at 1502 W. Temperance Street which is zoned Residential 1 but being used in a commercial fashion. It seems to her that the Planning Director and the Town Manager do not see it as a problem. She and her husband have owned the property at 1416 W. Temperance Street since 1966. When they no longer needed five bedrooms they decided to open an antique shop. In order to use the property as anything other than residential they petitioned the Town to have the property zoned commercial. The process took time, effort and required modification of parking and entry to the property which included widening and paving the drive to allow for in/out access. Her grandchildren, Steve and Charlotte Reed, are purchasing the property. The adjacent property to the west, 1502 W. Temperance Street was acquired July 27, 2017, by Jordan Burnette. Jordan and Samantha Burnette are using the property as a hair salon and they live in one part of it. Multiple booths have been rented by beauticians. Also, examination of 1502 W. Temperance Street revealed there is no driveway on the property. Prior owners of the property made use of the driveway on their property by permission and agreement and did so in a respectful reasonable and peaceful manner. The hair salon business is a nuisance. It is creating traffic and parking problems. After four verbal attempts to complain to the Burnettes to address the issues and meeting with her, Ronnie, Steve and Jordan and Samantha Burnette with no change, they are withdrawing their permission for them to use the driveway. Her granddaughter spoke with the Planning Director, Kevin Tolloty, about the issue and was told in regard to Samantha Burnette and the property that it was zoned commercial and there was nothing he could do about it. Mr. Tolloty based his decision to tell Samantha Burnette that 1502 was zoned Commercial 1 because of the GIS image. The GIS image has the property line running through the east third of the house at 1502 W. Temperance Street. She and Charlotte spoke with the Town Manager, Mike Farmer. He told them he was the Interim Town Manager and not accustomed to handling a dispute such as this and that they needed to bring it before the Town Council. She wants them to be aware of the recent misuse of the property with the hope they will enforce the R-1 zoning on the property at 1502 W. Temperance Street.

Scott Oldham asked Ms. Brown if this was the proper forum for this request. Ms. Brown thinks Ms. Brinegar has several options and the Town Council is not the proper forum. If there is no driveway access the Brinegars can file suit in state court and ask for an injunction to prevent the owner of the property from using the driveway. It's uncertain how a piece of property got sold with no driveway access or easement. Their objection is Mr. Tolloty's determination that it is zoned C-1 so they can go before the BZA. There is a procedure whereby someone is not happy with the planning administrator's decision they can go before the BZA and ask them to consider it. It is not a Town Council issue. Mr. Oldham conveyed the proper forum would be the BZA or Monroe County Circuit Court rather than the Town Council.

Kevin Tolloty, Planning Director, spoke with Samantha Burnette who indicated she was closing her salon so it is uncertain if this will be an issue going forward.

Memorandum of Understanding – Monroe County Public Library Material Cost to Move Sewer Line Due to Expansion of the Library

Darla Brown, Town Attorney, stated a Memorandum of Understanding has already been signed by Town Council. Ms. Hash noted this Memorandum of Understanding outlines the costs of materials for moving the sewer line.

Scott Oldham entertained a motion. Kevin Farris made a motion to accept the Memorandum of Understanding with Monroe County Public Library Material Cost to Move Sewer Line Due to Expansion of the Library. Brice Teter seconded. Roll call vote: Scott Oldham – yes; Brian Mobley - yes; Kevin Farris – yes; Brice Teter – yes; and Scott Thomas – yes. Motion carried.

Parks Board Request Additional Appropriation to Repair Play Ground Equipment from the Rainy-Day Fund

Mike Farmer, Interim Town Manager, spoke on behalf of Town Marshal Jimmie Durnil. Mr. Oldham asked where the money will come from. Mr. Farmer answered of the \$9,753 needed to purchase the equipment, \$5,000 is needed from the Rainy Day Fund and the rest comes from the insurance reimbursement. Mr. Oldham asked if they're replacing the same equipment or will there be improvements. Ms. Hash's understanding is they will be replacing the damaged slides. Mr. Stalcup answered he priced the parts that were broken. Mr. Mobley doesn't think the funds should come from the Rainy Day Fund. The Parks Board could ask for donations from businesses. A park could be started on the Stewart Property. Mr. Stalcup stated when the equipment was purchased in 1999 it cost \$12,215 and to replace two pieces will cost \$9,115. Insurance is paying \$4,115. Ms. Hash commented when the park went in the Parks Board was new and did seek community donations. Mr. Teter asked if the equipment was safe. Mr. Stalcup blocked it off because the slides are broken due to vandalism. Mr. Mobley doesn't agree with using funds from the Rainy Day Fund. Mr. Farris asked the balance of the Rainy Day Fund. Mr. Farmer answered \$182,000. Mr. Thomas knows in the past, the Parks Board budget was depleted to pay for the Heritage Trail and Old Town Hall. A lot of money has been paid from the Parks Board for other things. Is there a plan for preventing damage from vandalism? Mr. Oldham agrees but thinks they need to go ahead and replace the slides. Perhaps by the stage is a better location. It will be June before the Parks Board could raise any funds. Perhaps camera coverage should be extended into the area with the playground equipment. Mr. Thomas asked if there are other funds available other than from the Rainy Day Fund. After a discussion it was decided to take the funds from the General Fund to pay for the slides. A transfer will be prepared to move the appropriations from the Town Manager's Salary.

Scott Oldham entertained a motion. Scott Thomas made such a motion. Kevin Farris seconded. Roll call vote: Scott Oldham – yes; Brian Mobley - yes; Kevin Farris – yes; Brice Teter – yes; and Scott Thomas – yes. Motion carried.

Sandra Hash, Clerk-Treasurer, clarified the motion in that the repairs will be paid from the General Fund with a transfer at the next meeting. Mr. Oldham agreed.

Town Council Comments

Kevin Farris is glad to have Mr. Teter back.

Brian Mobley asked if sandbags will be put out. Mr. Farmer answered the sandbags will be available at the parking lot across from Old Town Hall. He also congratulated Stinesville Elementary Robotics for going to the national competition and commented the Fire Department assisted with the fire at Arlington Heights Veterinary Clinic. There is a story about a gentleman who was there when the fire broke out and he saved all of the animals. He stayed with the animals until they were transported to the other veterinarian center before he would go to the hospital. They're trying to raise money for him because he

suffered from smoke inhalation and second and third degree burns on his hands. What the man did is commendable.

Supervisors Comments

Mike Farmer, Interim Town Manager, on behalf of Marshal Jimmie Durnil, wanted to make Town Council aware that the Police Department reserves are purchasing a 2017 Dodge Charger for \$24,018 it that will be paid from their funds. The reserves will also pay for all of the additional equipment and installation will be done by police officers. The vehicle will be used by reserve officers only but will be available for the Town. Ms. Hash asked if it will be the Town's responsibility to add it to the insurance policy. Mr. Oldham thinks they're purchasing the vehicle for the Town and it will be used by reserves.

Mike Farmer, Interim Town Manager, advised there are plans to build a gun range for the Police Department at the Waste Water Treatment Plant. It will be heard at the May 3, 2018, Plan Commission meeting. The site plan is being prepared. Site preparation will be done by Town crews so there shouldn't be any material costs.

Fire Chief Mike Cornman explained the Fire Department has had a leak in their roof which resulted from a hail storm in the summer of 2017. It took awhile for the water to work through and they started noticing leaks in December. They did patch the roof but it still leaks. They contacted roofing companies who informed them the leak was from hail damage and the insurance company agreed. There are three options: (1) Re-shingle the roof which will cost an additional \$2,425 and would be paid from the Cumulative Building Equipment Fund. (2) Update it to a metal roof with exposed fasteners and it would cost \$71,644.50. (3) Metal roof with standing seams would cost \$91,742.97. Options 2 and 3 would require an additional appropriation and could be paid from the Rainy Day Fund or Public Safety LIT fund ("LIT").

Scott Oldham inquired about the LIT balance. Chief Cornman answered at the end of 2017, the balance was projected to be \$103,696 and they would need approximately \$25,000. If they choose the metal roof with standing seams the LIT would be reduced to \$75,640 which would be 50% of the cash reserve. Ms. Hash advised the insurance reimbursement is \$63,000. Chief Cornman said they would request another \$10,000 for any additional costs they may incur. For example, they do not know what damage there may be under the insulation. The roof did have damage before the hail storm. Ms. Hash asked the original cost of the insulation. Chief Cornman answered \$30,000. Mr. Farris asked if the old roof will be removed. Chief Cornman replied yes, and the decking where needed. Mr. Farris asked if the old shingles will be removed. Chief Cornman answered yes. The way the architect designed the building and with changes made two years ago, they can't do anything else with it. Ms. Hash asked if the insulation is sprayed on the decking. Chief Cornman answered yes. Ms. Hash asked if decking does not have to be replaced then will the insulation stay intact. Chief Cornman replied yes, they will not have to redo the entire roof. Mr. Farris asked the extent of the water damage. Chief Cornman answered as far as they know water damage was to a couple of tiles. Mr. Oldham asked the Council's thoughts on shingles or a metal roof. Mr. Mobley prefers shingles because he doesn't agree spending extra money because it may look nice. Mr. Farris stated both types of roofing comes with the same warranty. Mr. Oldham asked Chief Cornman his preference. Chief Cornman replied the metal roof with the standing seam which was recommended by three roofers. Mr. Thomas worked in the insurance industry. Metal roofing also gets damaged by hail. There are different grades of metal including hail resistant which is significantly more expensive. There can be damage to vehicles and injuries to people from snow or ice sliding off of a metal roof. Mr. Farris thinks shingles roofs last as long as metal.

Scott Oldham entertained a motion. Brian Mobley made a motion to support the shingle bid. Kevin Farris seconded. Roll call vote: Scott Oldham – yes; Brian Mobley – yes; Kevin Farris – yes; Brice Teter – yes; and Scott Thomas – yes. Motion carried.

Fire Chief Mike Cornman advised there will be proposed changes in the Fire Department. They are going to open the following positions that have not been filled: Assistant Chief vacated by Jim Davis; Lieutenant vacated by Doug Bartlett and two sergeant positions. Money is in the budget for these positions. Mr. Mobley noted the Assistant Chief is a

volunteer position. Chief Cornman explained when they fill the position it will depend which position in the Fire Department gets it and the salary ordinance will have to be amended accordingly. They have people taking on additional roles but not receiving the rank or pay that goes with it so they want to make this right as well. Mr. Mobley asked if there will be openings for firefighters as others get promoted. Chief Cornman answered yes, they will have one full time firefighter position.

Privilege of the Floor

Kip Headdy, Street Department, advised Deer Park Drive will be closed from April 2 – 13, 2018, for major stormwater pipe replacement. Utilities will be assisting with their excavator. The project is part of the Community Crossings Matching Grants.

Mike Farmer, Interim Town Manager, advised the Richland Township Trustee has requested assistance with demolishing Turtleback Pool and to prep the site for a parking lot. Town crews could be helpful in that endeavor. Trustee will pay for materials. He would like to help the Trustee. It will improve the community aesthetically. The parking lot will alleviate parking on Park Street for the ball diamonds. The Trustee is considering putting in a path from the ball diamonds to the proposed parking lot. Mr. Oldham asked how many days it will take to help the Trustee. Mr. Farmer answered six to seven working days. He is requesting permission to assist the Trustee. Mr. Thomas fully supports helping the Trustee as it will improve the community.


Scott Oldham entertained a motion to assign crews under Town Manager guidance to help the Trustee. Scott Thomas so made such a motion. Kevin Farris seconded. Roll call vote: Scott Oldham – yes; Brian Mobley – yes; Kevin Farris – yes; Brice Teter – yes; and Scott Thomas – yes. Motion carried.

Mike Farmer, Interim Town Manager, advised there is money left in the bond to plant landscaping around Town Hall so they will begin to do so soon. If anyone has a preference for landscaping they're to let him know.

Mike Farmer, Interim Town Manager, announced Main Street has secured the funds to build a parking lot adjacent to the Heritage Trail. He is requesting permission to start prepping the site for a parking lot. They will put down gravel for the parking lot. A church wants to do a community project so he will get with them about painting the garage that's on the land with the parking lot.

Adjournment

Scott Oldham entertained a motion to adjourn. Brice Teter so moved. Scott Thomas seconded. Scott Oldham adjourned the meeting at 8:17 p.m.



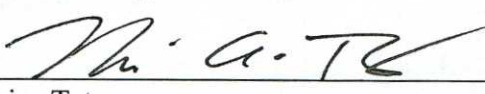
Scott Oldham, President




Kevin Farris

Scott Thomas

Brian Mobley, Vice President



Brice Teter



Sandra C. Hash, Clerk-Treasurer, IAMC, MMC