

New Carlisle Town Council
124 E. Michigan Street, New Carlisle, Indiana
General Meeting, January 12, 2021, 6:30 PM

The meeting was opened with the Pledge of Allegiance

The Clerk-Treasurer called the meeting to order with Council Members Kauffman, Rush, Doll and Colanese present. Council Member Budreau was absent.

Also in attendance were Andrea Halpin, Jared Huss, Perry Hinton, Jill Doll, Dan Caruso and Chuck Lehman.

Election of Officers

The Clerk-Treasurer opened the floor to nominations for 2021 Council President.

Council Member Kauffman nominated Council Member Rush for Council President. The nomination was seconded by Council Member Doll.

There being no further nominations the floor was closed.

Upon a vote of 4-0, Samantha Rush was elected to serve as Council President for 2021.

President Rush opened the floor to nominations for Council Vice President. Council Member Doll nominated Council Member Kauffman to serve as vice president. The nomination was seconded by Council Member Colanese.

There being no further nominations the floor was closed.

Upon a vote of 4-0, Marcy Kauffman was elected to serve as Council Vice President for 2021.

Appointment of Commissions

A motion to remove Dan Caruso as the Council Representative to APC was made by Vice President Kauffman and seconded by Council Member Doll. Motion passed 4-0.

A motion to appoint Jim Moffitt as the Council Representative to the Area Plan Commission was made by Council Member Doll and seconded by Vice President Kauffman. Motion passed 4-0.

President Rush appointed the following commissions for 2021:

Vice President Kauffman – Police and Parks

Council Member Doll – Streets and Sidewalks and Cemetery

Council Member Colanese – Utilities

Fire Territory – Council Member Doll and Council Member Colanese. Vice President Kauffman will serve as the alternate.

Commission appointment for Council Member Budreau will be determined when he returns. President Rush will be reaching out to the NCBCA and attending their meetings.

Approval of Minutes

A motion to approve the minutes of the December 15, 2020 General Meeting, December 22, 2020 Special Meeting and December 30, 2020 Special Meeting, as written, was made by Vice President Kauffman and seconded by Council Member Doll. Motion passed 4-0.

Visitor Comments

Employee Reports

- Tom Baker, Town Marshal

Marshal Baker reported that he is working on getting things back in order in the department. He also obtained some additional training recently on his days off.

- Engineer Jared Huss

Jared reported that he worked with Sue to get proper documentation to INDOT for the CCMG Closeout. As was recently announced, the deadline for the January call for CCMG projects is January 29 and Jared will get the Ada Street project together for submittal.

Regarding site design types, Jared met with the RDC and with Abby Wiles of APC. He anticipates something for review at the end of January. The next step would be to get together with those entities and get additional commentary.

Jared reported that they were approached at the end of last year by homeowners in the Field Gate Subdivision and had given a proposal to the property owners. The cost of work necessary was a shock to some and he encouraged them to shop around.

Jared and Perry talked recently about water, sanitary and road projects for the year. We will need to set some work sessions after January for further discussion to stay engaged and set priorities for infrastructure.

- Dan Caruso, Council Representative to APC

Dan reported that he listened to the recent Redevelopment Commission meeting and they were talking about fiber optics going into Stone Oak Subdivision and discussed who is paying for it. Jared clarified that there has been no discussion of running it into the neighborhoods although they thought it was a good idea and want to investigate that. He explained that the trend nationally is running to the front of a neighborhood and using a repeater to send to individual homes with this being done by providers.

Old Business

None

New Business

- Comprehensive Plan Discussion

Chuck Lehman of Lehman & Lehman was in attendance to discuss the proposal that was sent to the Council recently. He explained that we began the process of updating our masterplan in 2017 and it was meant to be two phases. They formed a committee made up of representatives of the town residents, community and businesses and prepared a draft. There are fourteen chapters dealing with different sections in the draft. He met with Vice President Kauffman and several others in December to talk about bringing conclusion to this process by finalizing the draft. The 4th chapter deals with goals and objectives of the plan. They discussed working through those as a Council and dealing with each chapter in such a way it would make sense to apply to on-going projects as they come through. Working with various towns, they have done somewhat of a retreat annually and might be a possibility. He recommends work on an hourly basis not to exceed \$10,200 with the Town Council to go through these aspects and work with committee that was formed to bring them up to date and then return to the Council with some strategy. Council Member Colanese questioned the timeline for this and Chuck responded the first quarter of this year.

Dan Caruso stated that the RDC talked about water at their meeting and he heard there are new owners at I/N Tek with water usage at 15 million gallons a day. Jared clarified that 1.5-2 MGD is the actual usage and also that sale of I/N Tek is nearly done. He spoke with Tek recently and they expressed that they absolutely want to be a partner with us. The buyers, Cleveland Cliffs, have displaced Arcelor Mittal as #1 in US and this plant is the crown jewel. They estimate current usage to remain pretty consistent. Dan said that they asked why they would want to build 20 MGD plant if we can get by with 15 and he feels go the cheaper way. Jared reported that there is also some money set aside in the budget of RDC to participate in the new plant and that is why having a defined service area was so important. We can make decisions predicated on those boundaries and determinations. Going forward we will use some scenario planning and use Donahue and plan against those boundaries and look at different use types and how that all works together to see what the range of volume might be. We have looked at that a little on the town side and need continued discussion with I/N Tek and Kote. We wouldn't want to spend money and have to redo it in a few years and that is why we see value in setting a clearly defined area.

A motion to accept the Donohue Proposal at a cost not to exceed \$10,200 was made by Vice President Kauffman and seconded by Council Member Doll. Motion carried 4-0.

- Discussion Regarding Resuming Utility Penalties and Disconnections

Following a brief discussion, Vice President Kauffman moved to extend the moratorium on penalties and disconnects through March. The motion was seconded by Council Member Doll and carried 4-0.

- Splash Pad Location Decision

President Rush had an up-to-date map from the park board. They are asking the Council to move forward with an okay on the location they have chosen which includes removing the skate park and building the splash pad over it and possibly building a new skate park in the future. Jared questioned what kind of funds were used for the skate park because if federal funds were used we can't just simply take it down. Sue responded that a large portion of the cost was raised by a group of kids and their families and park funds were also used but there was no federal funding.

Discussion of giving tentative approval from the Council was discussed but Andrea stated that since the skate park is on property that is leased from the school we would need to seek approval from the school corporation and could not give approval without that. Jared stated that there would be some challenges at that location but it would be doable. He would say, and defer to Andrea, that you could approve the location tentatively but other considerations should be who will remove that skate park and will those that worked to raise funds to build it be upset? This needs to be weighed and then make any decision tentative on approval from the school. President Rush stated that the lease with the school is only for a few more years. Andrea stated that it would be best to approach the school to find out if they are even interested in continuing the lease on that property as the next step and then, to Jared's point, we may want to seek public input to be sure there is no outcry against removal of the skate park and replacing it with the splash pad. She stated that as far as insurance, we would want to refer this to our agent and let them check with a specialist regarding costs for a splash pad. Jared said that he had originally suggested that the park board obtain or prepare quick estimates on costs involved for each of the three spots they are considering to see which is the most viable and report that information to the Council with a recommendation. He feels that a more comprehensive look at this is necessary because costs differences could be \$15,000-\$20,000. Discussion with Dr. White should be the next step as it may determine how to move forward. President Rush stated that we need to go back to park board and ask them to reach out to Dr. White and the school board. Jared stated that this comes down to comprehensive planning and with the lease ending in a short time it doesn't make sense to spend funds to continue planning or \$400,000 to put a splash pad on it without at the very least determining that first. Jared has given this feedback multiple times and will assist but this is not his area of expertise so they will not be designing it.

Ordinances and Resolutions

- Ordinance #1407 – a salary ordinance for employees of the Town of New Carlisle

President Rush read Ordinance #1407 in entirety for the second reading.

President Rush read Ordinance #11407 by caption only for the third reading.

Vice President Kauffman moved to approve Ordinance #1407 as written. Council Member Colanese seconded the motion which passed 3-0. Council Member Doll abstained.

Council Reports

Council Member Doll

Council Member Doll complimented Perry on the great job taking care of the streets during the heavy snow we had on Christmas Eve and also with all of the brush clean-up from the recent ice storm. He reported that he met recently with Carolyn Higgins and Sue to discuss the cemetery.

With no local paper it was decided to contact local lawn care companies to request bids from any that are interested in mowing for 2021. The cemetery board is working on plans for the new cemetery property.

Council Member Colanese

Council Member Colanese stated that during the recent ice storm, electric was out all around us but in Town, only for about a second so he wanted to thank Jason and Perry for making that happen. Regarding the Fire Territory, he reported that the contract with Hudson Township has been signed and involves their contribution of \$350,000. He also reported that all monies for station renovations were approved and the architect is good with the plans they have so construction is scheduled to start in June. He said that he had only good news to share and after all the uproar when the territory was forming he feels people are happy now.

Vice President Kauffman

Vice President Kauffman said she wanted to piggyback on Council Member Doll and Council Member Colanese's comments and thanked Perry for all of the work he and the crew did and also thanked Jason for all of his work.

President Rush

President Rush reported that Nancy Taplin from the Park Board called Perry yesterday about the display case at the front of Memorial Park. Because there are some damages and it is starting to wear out, the board would like to have it removed. She reported that they've wanted to do that for a couple years but didn't want to upset the Andrysiak family who had built and donated it to the community. Gary Lawson has talked to Tom Andrysiak and he is fine with its removal. Perry brought it to President Rush because Nancy called and he wanted to make sure that is the direction the Council wants to go. The Council expressed approval to remove the display case.

Clerk-Treasurer's Report

Sue reported that she has received a proposal from Baker Tilly regarding a new service package that they have developed that she will email to the Council for consideration at the next meeting. She explained that they are using this type of package with a few communities and it contains some of the things that she has discussed with Eric that would be very beneficial for the Town. It includes more in-person meetings and financial education for council members, more review and more long range financial and capital planning and she feels it will help with continuity as council members and the clerk-treasurer positions change helping to assure that we continue to move forward. Jared attended the meeting with Sue and Eric Walsh to discuss capital planning and the package of services that Baker Tilly is offering and expressed that this is something that Sue has been talking

about for quite some time and will be very beneficial for capital planning and some of the other pieces that we have discussed.

Council Member Doll reported that the microwave in the town hall kitchen has gone out and asked if the Council would want to take the replacement cost from the Council budget.

Council Member Colanese moved to pay for a replacement microwave from the Council budget. The motion was seconded by Vice President Kauffman and passed 3-0. Council Member Doll abstained.

Adjournment

Upon a motion by Council Member Doll and second by Vice President Kauffman the meeting adjourned at 7:32 PM.

Samantha Rush, Council President

Attest:

Susan I. Moffitt, Clerk-Treasurer