

**WHITELAND TOWN COUNCIL**  
**May 12, 2020**

**Council members present**

**Other Town Officials**

**Other Town Officials**

David Hawkins President	<u>  X  </u>	Norm Gabehart Town Manager	<u>  X  </u>	Stephen Watson Town Attorney	<u>  X  </u>
Scot Ford Vice President	<u>      </u>	Debra L. Hendrickson Clerk Treasurer	<u>  X  </u>		<u>      </u>
Laura Fleury Member	<u>  X  </u>	Rick Shipp Town Marshal	<u>  X  </u>		<u>      </u>
Joe Saylor Member	<u>  X  </u>	Eric Funkhouser Fire Chief	<u>  X  </u>		<u>      </u>
Brad Goedeker Member	<u>  X  </u>				

**Call to order**

- D. Hawkins called the meeting to order at 7:03 pm

**Roll Call**

- Absent S. Ford

**Invocation led by Norm Gabehart**

**Adoption of the Order of Business**

**Minutes from March 10, 2020**

- J. Saylor made a motion to approve the minutes from March 10, 2020 as presented. L. Fleury seconded the motion.

**Passed 3-0-1** Hawkins abstaining

**Voucher Packets**

- **4-14-2020**

- J. Saylor made a motion to approve Voucher Packet 4-14-2020 as presented. B. Goedeker seconded the motion.

**Passed 4-0**

- **5-12-2020**

- N. Gabehart stated there were 8 invoices that were not on the voucher packet because of deadlines and Covid and preceded to list them. J. Saylor made a motion to approve Voucher Packet 5-12-2020 with the additional invoices. B. Goedeker seconded the motion.

**Passed 4-0**

**Financial Reports -**

- Disbursements in Payroll were above normal amounts due to running a couple of payrolls in advance but not paid until date due in case of any emergency in the financial offices due to Covid 19.

**Old Business – None**

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## **New Business -**

- **Bond Acceptance for Saddlebrook Subdivision**
  - Section 1A Performance Bond to proceed and acceptance upon the condition of the Legal Counsel's approval along with the Town Manager and completion of documents. D. Hawkins made the motion to approve the Bond Acceptance upon the condition of Legal Counsel and the Town Manager. L. Fleury seconded the motion.

### **Passed 4-0**

- Ordinance 2020-03, Rezoning Certain Property from Agricultural approximately 123 acres to Industrial with Restrictions and Commitments, Final Reading.
  - Neighborhood meeting was scheduled for March 18 and then rescheduled to May 2 due to COVID.
  - Approximately 25 people attended an open house with the MOHR development to hear the proposal. They requested the pond be relocated to the east side of the development. The residents presented a petition later. After listening to the concerns, the Town Manager met with the engineers, surveyor's office and the developer. The developer agreed
  - Matt Prime – Attorney representing MOHR Development summarized the project. Ron Dixon, Engineer for the 996,000 Square feet building that fits with the Town's Comprehensive Plan.
  - A favorable recommendation was given by the Plan Commission.  
B. Goedeker made the motion to approve Ord. 2020-03, (final reading) as presented. L. Fleury seconded the motion.

### **Passed 4-0**

- Ordinance 2020-04, Amendment of the Zoning code text for Plan Commission to review and approve development.
  - S. Watson summarized the Ordinance and processes.
  - N. Gabehart gave examples. J. Saylor made a motion to approve Ord. 2020-04 for final reading. L. Fleury seconded the motion.

### **Passed 4-0**

- Ordinance 2020-05, Corrective ordinance changing the annexation of the Wilson, Owens and Young properties, First Reading.
  - S. Watson summarized the properties were assigned to the wrong Council District and should be Council District 3. B. Goedeker made a motion to accept Ord. 2020-05 first reading. L. Fleury seconded the motion.

### **Passed 4-0**

- Resolution 2020-03, Declaring Certain Area Real Property Improvements for Tax Abatement
  - N. Gabehart summarized the Resolution and the process. He stated 49.5% is the incentive package.
  - Matt Price, representing MOHR development, through a declaratory resolution that they were seeking the abatement schedule as used in the surrounding areas. An abatement through a \$40,000,000 investment.
  - S. Watson stated the resolution is only for real property improvements and the area is in the TIF district.
  - J. Saylor inquired what the salaries are going to be. N. Gabehart stated the free market

- would dictate the wages. B. Goedeker inquired what the timeline on the project would be. The answer is it is a NOW project.
- J. Sayler made a motion to accept the RES. 2020-03. B. Goedeker seconded the motion.

**Passed 4-0**

- S. Watson stated that there is now a Special Meeting on May 26 for a public hearing
- Resolution 2020-04, Authorizing the use of the Allocated MVH Funds.
  - Permission to use the MVH Distribution Allocated funds to help with the community during COVID 19.
  - N. Gabehart gave an example of the heavy trash pickup expenses the Town incurred because the Waste Removal company refused to pick up due to COVID 19 and more families were quarantined to their homes.
  - State concurred with the authorization through a memorandum.
  - D. Hawkins made a motion to approve RES. 2020-04. B. Goedeker seconded the motion.

**Passed 4-0**

**Town Manager Report -**

- N. Gabehart informed the board that the staff has done a great job in stepping up and diversifying to whatever jobs are needed to be done.
- Carmen Parker, Community Development Coordinator, handed out flyers with the current information for the Bark Park, with the help of Whiteland Elementary, who named the Park. Would like a response or comments at the next meeting in June. Opening target date is in July.

**Council Comment –**

- None

**Public Comment –**

- None

Meeting adjourned at 8:28 pm.

Passed by the Whiteland Town Council on this day 09 of June, 2020

Aye

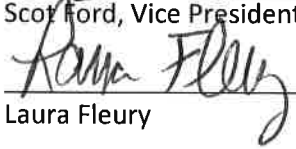
Nay

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David Hawkins, President

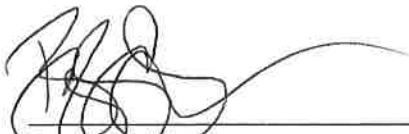
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David Hawkins, President

  
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Scot Ford, Vice President

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Laura Fleury

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Laura Fleury



Brad Goedeker

Brad Goedeker



Joe Sayler

Joe Sayler

**Attest:**



Debra L. Hendrickson, Clerk Treasurer