

**WHITELAND, INDIANA
TOWN COUNCIL**

**KENT BEESON
PRESIDENT**

**JAMES KLENNER
VICE PRESIDENT**



**DAVID HAWKINS
MEMBER**

**ANDY BROCK
MEMBER**

**SCOT FORD
MEMBER**

**WHITELAND TOWN COUNCIL
MAY 9, 2016
7:00PM**

TENTATIVE AGENDA

- PLEDGE TO THE FLAG
- INVOCATION
- ROLL CALL
- ADOPTION OF THE ORDER OF BUSINESS FOR THE DAY
- MINUTES FROM APRIL 11, 2016
VOUCHER PACKET 16-04 APPROVAL
FINANCIAL REPORTS-(Clerk Treasurer)
- OLD BUSINESS

- NEW BUSINESS -INTRODUCTION - RESOLUTION 2016-02 AMENDING THE DESIGN STANDARDS AND SPECIFICATIONS MANUAL REQUIREMENTS FOR CONCRETE PIPE.

INTRODUCTION – RESOLUTION 2016-03 DECLARATION OF INTENT TO EXCLUDE APARTMENT COMPLEXES FROM WHITELAND’S TIF DISTRICT

- TOWN MANAGER AND DEPARTMENT HEAD REPORTS
- TOWN MARSHAL
- WASTEWATER SUPT.
- TOWN MANAGER
- COMMUNITY DEVELOPMENT COORDINATOR
- BUILDING COMMISSIONER

- PUBLIC COMMENT
- ADJOURN

Whiteland Town Council Meeting
April 11, 2016

Kent Beeson called the meeting to order at 7:00pm

Pledge to the flag

Invocation by Norm Gabehart

Present: Kent Beeson, James Klenner, Andy Brock, Scot Ford, David Hawkins

Others present: Norm Gabehart-Town Manager, Steve Burden-Wastewater Supt., Dan Cartwright-Community Development, Rusty Snyder-MS4/Building Commissioner, Rick Shipp-Town Marshal, Debra L. Hendrickson-Clerk/Treasurer, Stephen Watson-Town Attorney

Scot Ford made a motion to approve the minutes from March 14, 2016. Andy Brock seconded the motion. Passed 5-0

Andy Brock made a motion to accept Voucher Packet 2016-03. James Klenner seconded the motion. Passed 5-0

Debra L. Hendrickson gave the financial report for the General Fund, Sewer Fund, and Water Fund. She reported the increase in disbursements was due to an extra pay period for the month of March and the April bond payment was made on March 31st instead of April 1st. Sewer had an annual charge of \$12,406.74 for sludge removal. Water gallonage purchased was 6,477,750. The town billed for 6,169,264 gallons. The difference was 308,486 gallons equals 4.76% loss which could be due to any of the following: water leaks, meter issues and hydrant flushing. Anything below 6% is considered good.

Old Business:

- Norm Gabehart reported on Salary Ordinance 2016-01 second reading and asked if there were any questions. James Klenner asked if we were adding positions and numbers and there were no break downs or job descriptions. Because we are a public entity we need to have justifications. Norm replied it was discussed and David Hawkins vouched for that discussion. The existing jobs do have descriptions and the new jobs will come with job descriptions. James Klenner asked if this ordinance affected the ability to hire a new police officer which Norm replied that it doesn't because the police salaries are paid out of the General Fund and the new Salary Ordinance 2016-01 is paid out of the utilities. Kent Beeson said the town has run on limited resources for too long and working several jobs at once and needs to move forward because of the town's growth. Kent asked Norm how many employees Greenwood, IN has which Norm replied over 300. Kent then asked how many does Whiteland, IN have and Norm replied, 21 full time. Kent asked for a motion to accept the second reading. Scot Ford made the motion for approval of the second reading. David Hawkins seconded the motion. Passed 4-1. Scot Ford asked to suspend the rules to allow the third and final reading. Passed 4-0-1. Scot Ford made a motion to approve the third and final reading. David Hawkins seconded the motion. Passed 4-1.

New Business:

- Introduction of Resolution 2016-01 amending Resolution 2013-05 to assign the Title VI Coordinator and Designation of an ADA/Section 504 Coordinator. Dan Cartwright-Community Development Coordinator introduced the Resolution 2016-01 shall be the Town Manager or who he designates and is a state mandated requirement to have a certified Title VI/ADA Coordinator in order to obtain any federal funding. James Klenner

asked if Norm knew who would most likely be the certified person. Norm replied that Rusty Snyder or Dan Cartwright, whom are ERC certified, would fill the position. Kent asked for a motion. David Hawkins made the motion to accept the amendment Resolution 2016-01. Scot Ford seconded the motion. Passed 5-0.

- Dan introduced Ordinance 2016-02 Cross Connection Control for the protection of the Public Water System. Dan reported IDEM requires the town to have an ordinance for cross connection control regarding water lines. Cross Connection is when public water mains are tapped into for domestic use and to control backflow so it can't get into our water supply. Kent Beeson asked for a motion. James Klenner made a motion to accept the Ordinance 2016-02 first reading. Scot Ford seconded the motion. Passed 5-0.
- Dan reported that he and Rusty Snyder were going to training on May 26, 2016 to be a certified Title VI & ADA Coordinator as required by INDOT. When they go to the class they are required to bring a Title VI implementation plan as well as an ADA plan for the Town of Whiteland. He presented a draft of the plan to the Council. The plan has to include a grievance procedure, policy statement, nondiscrimination standards, operating procedures, complaint procedures and log.

Town Manager and Department Head reports

Rick Shipp-Town Marshal reported:

- 280 runs for the month which is up about 40 with 49 out to the annex area. He feels it is because of the fire at the Truck stop on 465 and Harding Street so we have more traffic at the truck stop in Whiteland.
- Reserve officers put in 106.5 hours
- Several break ins in unlocked cars in Whiteland and New Whiteland.
- Whiteland Road and Graham Road closure started April 11. Dealing with the congestion until traffic learns how to maneuver. The construction will deter the response time to the area at the interstate.
- Police Department is working with a representative of Sun Publishing to pass out booklets to kids about drug abuse, alcohol abuse and teen sexting. It is an awareness program and gets information out to parents on what to watch for. Sun publishing wants the Town Boards permission to go to local businesses for support by offering advertising in the booklet. Rick would like the Town Boards blessing for the police department to partner with company which is not for profit to get the information out through the resource officers at the school. The town attorney checked with the ordinance and found nothing against the issue and asked the police chief to check if the company was a not for profit organization. The Town Board gave their approval 5-0.

Steve Burden-Wastewater Supt.:

- Nothing to report. No breakdowns. Plant was over capacity but didn't lose anything. A town resident asked if we were still using the old system. Steve replied yes but only partially.

Norm Gabehart-Town Manager:

- Had nothing to report. David Hawkins asked if there was better way for the police to access out to the interstate. Norm stated there was not really any other way except via Tracy Rd. because it was a federally funded project so we couldn't intervene.

Rusty Snyder-MS4/Building Coordinator report:

- 6 building permits
- 1 inspection
- 4 code enforcements
- 1 nuisance

Dan Cartwright-Community Development

- The sign replacement contract has been completed
- Arbor Homes has submitted the amended plat in time for the next Plan Commission Meeting on May 3, 2016
- The town was contacted by two developers in the last month which was good news
- The tanks were removed at Mr. D's

Kent Beeson thanked Norm and the town for all the great work and the first State of the Town Address.

Public Comment:

- A resident presented and read a letter he wrote to the Town Council that he wrote. The letter was accepted and copied for the board members for consideration.

Meeting adjourned at 8:18

WHITELAND TOWN COUNCIL

RESOLUTION 2016-02

A RESOLUTION AMENDING THE TOWN OF WHITELAND TYPICAL CONSTRUCTION GUIDELINES AND DETAILS APPENDIX TO THE WHITELAND DESIGN STANDARDS AND SPECIFICATIONS MANUAL TO CLARIFY THE EXTENT TO WHICH CONCRETE PIPE IS REQUIRED

WHEREAS, the Town Council of the Town of Whiteland, Indiana (the "Town Council"), adopted the Town of Whiteland, Indiana Typical Construction Guidelines and Details, dated August, 2013, (the "Construction Guidelines") which are incorporated into the Whiteland Design Standards And Specifications Manual; and

WHEREAS, the Town Council considers it appropriate to amend and clarify the extent to which concrete pipe is required under the Construction Guidelines.

NOW THEREFORE, BE IT RESOLVED by the Town Council of the Town of Whiteland, Indiana that:

Section 1. The third and fourth sentences of Item 3 of the Storm Sewer Notes on page 11 of the Construction Guidelines, which read "Only concrete pipe will be allowed in new subdivision/development. Concrete an [sic] plastic pipes will be allowed for pipe repair or replacement." shall be revised and replaced to read as follows:

"Concrete pipe is only required under paved streets (from curb to curb); however, in areas where a street does not contain curbs, concrete pipe shall be used in all areas within the right-of-way."

Section 2. This Resolution shall be effective immediately upon adoption.

ADOPTED by the Town Council of the Town of Whiteland, Indiana on the _____ day of _____, 2016.

TOWN OF WHITELAND, INDIANA, TOWN COUNCIL

YES

NO

Kent Beeson, President

Kent Beeson, President

James Klenner, Vice President

James Klenner, Vice President

David Hawkins

David Hawkins

Andy Brock

Andy Brock

Scot Ford

Scot Ford

ATTEST:

Debra L. Hendrickson, Clerk-Treasurer
Town of Whiteland, Indiana

**JOINT RESOLUTION OF THE
WHITELAND REDEVELOPMENT COMMISSION
(REDEVELOPMENT COMMISSION RESOLUTION NO. 2016-01)
AND THE
WHITELAND TOWN COUNCIL
(COUNCIL RESOLUTION NO. 2016-03)**

**DECLARATION OF INTENT TO EXCLUDE APARTMENT COMPLEXES FROM THE
WHITELAND ADVANCEMENT ALLOCATION AREA**

WHEREAS, the Town of Whiteland (“Town”) Redevelopment Commission (the “Redevelopment Commission”) on April 10, 2014 adopted its Resolution No. 2014-01 (as subsequently confirmed, the “Declaratory Resolution”) establishing the Whiteland TIF district known as the Whiteland Advancement Allocation Area, and approving an economic development plan for the area, pursuant to Ind. Code § 36-7-14, as amended;

WHEREAS, the Town Council also approved the establishment of the Whiteland Advancement Allocation Area TIF district, and would have to approve any amendment of the Declaratory Resolution;

WHEREAS, Ind. Code § 36-7-14-39 provides that, with the exception of “net assessed value of property that is assessed as residential property under the rules of the department of local government finance,” property tax proceeds from new assessed value accruing after the establishment of an allocation area (“TIF Revenue”) shall be captured and paid into the allocation fund for that allocation area;

WHEREAS, under the rules of the Department of Local Government Finance, apartment complexes and similar multi-unit housing projects (hereinafter, “Apartment Complexes”) are assessed as commercial property, and therefore, if a new Apartment Complex is constructed within the Whiteland Advancement Allocation Area, the property tax proceeds generated by the new Apartment Complex would be captured and paid into the allocation fund for the Whiteland Advancement Allocation Area and not paid to the school district or any of the other underlying taxing units of the Whiteland Advancement Allocation Area;

WHEREAS, any new Apartment Complex that may develop within the Whiteland Advancement Allocation Area would be expected to generate more students that would need to be served by the Clark-Pleasant Community School Corporation, and capturing TIF Revenue from such an Apartment Complex would divert a source of funding that would otherwise be available to fund the increased costs of serving the additional students generated by the new Apartment Complex;

WHEREAS, all of the Whiteland Advancement Allocation Area is located within the school district of the Clark-Pleasant Community School Corporation; and

WHEREAS, the Clark-Pleasant Community School Corporation is a cornerstone of the Whiteland community, and the stability and vitality of the Clark-Pleasant Community School Corporation is critical to the economic health and vitality of the Town of Whiteland;

NOW, THEREFORE, BE IT RESOLVED BY THE WHITELAND REDEVELOPMENT COMMISSION AND THE WHITELAND TOWN COUNCIL THAT:

The Redevelopment Commission and the Town Council hereby declare that in the event an Apartment Complex is developed on property currently located within the Whiteland Advancement Allocation Area, the Redevelopment Commission and the Town Council intend to take the appropriate steps required in order to amend the Declaratory Resolution so as to exclude the property of such an Apartment Complex from the boundaries of the Whiteland Advancement Allocation Area.

ADOPTED by the Redevelopment Commission of the Town of Whiteland, Indiana, this _____ day of _____, 2016, by a vote of _____ in favor and _____ against.

WHITELAND REDEVELOPMENT COMMISSION

Kent Beeson, President

David Hawkins, Secretary

ADOPTED by the Town Council of the Town of Whiteland, Indiana on the _____ day of _____, 2016, by a vote of _____ in favor and _____ against.

TOWN OF WHITELAND, INDIANA, TOWN COUNCIL

YES

NO

Kent Beeson, President

Kent Beeson, President

James Klenner, Vice President

James Klenner, Vice President

David Hawkins

David Hawkins

Andy Brock

Andy Brock

Scot Ford

Scot Ford

ATTEST:

Debra L. Hendrickson, Clerk-Treasurer
Town of Whiteland, Indiana



TOWN OF WHITELAND

STORMWATER DEPARTMENT · RUSTY SNYDER, MS4 COORDINATOR/BUILDING COMMISSIONER

549 MAIN STREET · WHITELAND, INDIANA 46184 · (317) 535-5531 · FAX (317) 535-8724
www.townofwhiteland.com

April, 2016

Town Council BUILDING COMMISSIONER’S REPORT

BUILDING PERMITS..... 11
INSPECTIONS..... 2
CODE ENFORCEMENT.....See below

BUILDING PERMITS

1. 2016-011 - 717 West St. – Sidewalk and Patio
2. 2016-012 - 69 Center St. - Sign
3. 2016 -013 - 461 Meadowlark Lane - Porch
4. 2016-014 – 120 Joseph Lane – Drive way and Porch
5. 2016-015 – 60 West St. - Sign
6. 2016-016 – 435 Hummingbird Ln – I/G Swimming pool
7. 2016-01 – 94 Brunner Ridge Dr. – Pergola
8. 2016-018 – 213 Park Forest N. Dr. – Patio Cover
9. 2016-019 – 49 N. Rail Rd. – Electrical Upgrade and Signs
10. 2016-020 – 181 Deborah Ln. – Deck
11. 2016-021 – 534 Whiteland Rd. - Fence

CODE ENFORCEMENT

1. 16-007 - 345 Westbrook St. - Yard Parking
2. 16-008 - 380 Ardmoor Dr. - Yard Parking
3. 16-009 - 131 Meadow Creek Dr. - Yard Parking
4. 16-010 - 300 St Charles Dr. - Nuisance
5. 16-011 - 567 West St. - Yard Parking
6. 16-012 - 360 Parkway St. - Yard Parking
7. 16-013 - 34 Meadow East Ct. - Trash
8. 16-014 - 451 Meadowlark Lane – Tall Grass
9. 16-015 – 319 Poplar St. – Trash
10. 16-016 – 40 Myers ST. And 199 Main ST. (Same Owner) – Parking and junk cars

INSPECTIONS

1. 721 Sawmil Rd. - Slab
2. 269 Christina Dr. - Driveway
- 4.
- 3.
- 5.

Number of Single Family Dwelling (SFD) permits issued in April.

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Respectfully submitted,
Rusty Snyder
Building Commissioner