

WHITELAND TOWN COUNCIL
December 12, 2023

Council members present

Joe Saylor	
President	<u> X </u>
Richard Hill	
V-President	<u> X </u>
Laura Fleury	
Member	<u> X </u>
David Hawkins	
Member	<u> X </u>
Brad Goedeker	
Member	<u> X </u>

Other Town Officials

Debra L. Hendrickson	
Clerk Treasurer	<u> X </u>
Carmen Young	
Director of Administration	<u> X </u>
Shaun Young	
Director Of Operations	<u> X </u>
Stephen Watson	
Town Attorney	<u> X </u>

Call to Order

- J. Saylor called the meeting to order at 7:01 pm

Pledge

Roll Call – All present

Invocation – C. Young

Adoption of the Order of Business

Minutes 11-14-2023 / 11-21-2023

- D. Hawkins made a motion to approve the Minutes 11/14/23. B. Goedeker seconded the motion. All signified by declaring aye. Motion carried.
Passed 5-0.
- D. Hawkins made a motion to approve the Minutes 11/21/23. L. Fleury seconded the motion. All signified by declaring aye. Motion carried.
Passed 5-0.

Voucher Packet 12-12-2023

- B. Goedeker made the motion to approve Voucher Packet 12-12-2023. R. Hill seconded the motion.
Passed 5-0

Financial Report

- The Clerk Treasurer reported on the balance of all funds.
 - R. Hill had some questions regarding the negative balances in certain funds. Making sure those items were accounted for when doing the 2024 budget.

Old Business

- **Ordinance 2023-17, 2024 Salary Ordinance (SECOND AND FINAL READING)**
 - R. Hill made a motion to approve Ordinance 2023-17, 2024 Salary Ordinance. D. Hawkins seconded the motion.
Passed 5-0
- **Water and Sewer Budget Approval**
 - D. Hendrickson stated that there are minor changes after the appropriation report came out.

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- R. Hill asked about consultants being reflected in the budget. D. Hendrickson explained where certain categories reflected an increase in the budgeted amount.
- B. Goedeker made a motion to approve the Water and Sewer budget. L. Fleury seconded the motion.

Passed 5-0

- **Resolution 2023-18, Adoption of Revised Employee Handbook**

- J. Saylor stated this was a discussion Chief Shipp had regarding ensuring that the police officers receive all their vacation days.
- D. Hawkins made a motion to approve Resolution 2023-18. L. Fleury seconded the motion.

Passed 5-0

New Business

- **Resolution 2023-19, Approving Amended SB-1 for CORE5 Abatement**

- C. Young stated they are asking for an amendment to the statement of benefits for the tax abatement.
- Lauren Campagna from Core 5 stated that they submitted to have our tax abatement start in August 2024 due to the market turn after this past year and lack of interest in building a new building. That has now changed and has seen the market pick back up.
- J. Saylor voiced concern about already having abated taxes for 18 months, based off initial application, and now coming back with a new start date 2 years later.
- Lauren Campagna stated that they haven't gone vertical on building 2 yet and have been paying the taxes on the land.
- J. Saylor asked about the triggering event for the start of the abatement.
- S. Watson stated that they are asking for a 1 year postponement on the start of the abatement. The start is tied to the completion date of the improvement. Originally was March 2023 completion date and now asking for that to be pushed April 2026. If not approved, they receive no abatement.
- J. Saylor asked about Core 5's commitments made to the Town and what, if any, benefits are being offered to the Town. Request seems one-sided. If the abatement started in 2027 at 90% for 9yrs, he may see that differently.
 - R. Hill likes the approach of revisiting the span and percentage. Lauren Campagna said they would be open to that and asked that the request be moved to next month.
 - D. Hawkins made a motion to continue Resolution 2023-19 to next month. B. Goedeker seconded the motion. All signified by declaring aye.

- **Resolution 2023-20, Approval of Encumbrance for Fire Department Appropriation**

- D. Hendrickson passed out a budget request and quote to roll over the amount needed for equipment, to next year. The amount is \$46,000
- D. Hawkins made a motion to accept Resolution 2023-20. R. Hill seconded the motion.

Passed 5-0

- **Saddlebrook Farms South - Acceptance of Conveyance of Park Properties to the Town**

- S. Watson stated that the map indicates the property given to the Town, not including ponds. The transfer wasn't originally accepted by the Town due to conveyance including ponds. Discussions have been had with DR Horton regarding correcting the conveyance of the property to the Town. S. Watson has proposed corrected documents. Engineers will need to create new legal description carving out the pond. There also needs to be access to the pond for maintenance. 10.19 acres (including pond).

- D. Hawkins make a motion to accept conveyance of the park property, subject to documentation being approved by town administration and council president, including maintenance easement. B. Goedecker seconded the motion.

Passed 5-0

- **Saddlebrook Farms South 3A & 3B - Approval of Performance and Maintenance Bonds, and Acceptance of Dedication of Improvements**

- C. Young stated the performance bonds will go into our records. Maintenance bonds are ready to be put into place. We have inspected items listed in maintenance bonds. The documents need to be reviewed by the town attorney.
- R. Hill asked how long maintenance bonds. 3 yrs and 25% of cost of project.
- B. Goedecker made a motion to approve performance and maintenance bonds for 3A and 3B, after review by the town attorney and is to include the acceptance of improvements in maintenance bonds. D. Hawkins seconded the motion. All signified by declaring aye. Motion carried.

Passed 5-0

- **Saddlebrook Farms North 1A & 1B - Approval of Performance and Maintenance Bonds, and Acceptance of Dedication of Improvements**

- C. Young stated the difference on this one is that we requested maintenance bonds to extend to 5 yrs instead of 3 yrs. This is due to the topcoat being done prior to completion of construction and wanting to ensure no damage is done to streets.
- R. Hill asked when time stamp starts. C. Young – starts at acceptance of bonds for this section.
- D. Hawkins made a motion to approve performance and maintenance bonds for 1A and 1B, after review by the town attorney and to include the acceptance of improvements marked in maintenance bonds. L. Fleury seconded the motion. All signified by declaring aye. Motion carried.

Passed 5-0

- **Annual Certification Concerning Nepotism Policies**

- S. Watson stated that no action is required by council but by statue each elected official of town is required to fill out and sign certification.

- **2024 Board Appointments**

- Executive appointments are still being worked on.
- C. Young has 2 legislative appointments for RDC that would like to continue. J. Venter and D. Hawkins
 - R. Hill made a motion to re-appoint D. Hawkins to RDC. B. Goedecker seconded the motion.

Passed 4-0-1 with D. Hawkins abstaining.

- R. Hill made a motion to re-appoint J. Venter to RDC. D. Hawkins seconded the motion.

Passed 5-0

- **2024 Holiday and Meeting Schedules**

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- D. Hawkins made a motion to accept the Holiday schedule. R. Hill seconded the motion. All signified by declaring aye. Motion carried.

Passed 5-0

- D. Hawkins made a motion to include day off on July 5th as straight time, no holiday pay on that day. R. Hill seconded the motion.

Passed 5-0

- D. Hawkins made a motion to accept the meetings schedule. B. Goedecker seconded the motion. All signified by declaring aye. Motion carried.

Passed 5-0

Director of Administration/Director of Operations

- C. Young discussed updates on purchasing policy. Looking to have ordinance ready next month. Suggested adding Police Chief and Director of Operations as purchasing agents for purchases for police and street departments.
- Recently approved \$50,000 as limit. The majority stated wanting it to be \$75,000.
- Print out given of computers to destroy.
- Thanked outgoing officials.
- S. Young discussed updates on tornado clean up and rebuild. Press building at Sewer plant is being repaired. IDEM compliance with replacing roof and siding. Conveyor and clamp press to be repaired asap.
- J. Saylor discussed repairs being done with insurance money as discussed with S. Young. S. Young wanted to ensure approval wasn't needed to fix items with insurance. J. Saylor is fine with fixing/repairing items as needed with insurance money.
- S. Young discussed the upsizing of our meter, by IN American Water, to 6inch.

Council Comment


- D. Hawkins stated it has been a pleasure and honor working with everyone.
- L. Fleury stated the Town is in good hands and leadership is the best she's seen.

Public Comment - None

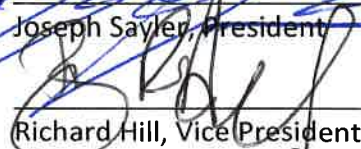
The meeting was adjourned at 8:15 pm.

Passed by the Whiteland Town Council on this day 9th of January, 2024.


Aye



 Joseph Saylor, President



 Richard Hill, Vice President



 Tim Brown

Nay

 Joseph Saylor, President

 Richard Hill, Vice President

 Tim Brown



Brad Goedeker


Debra Hendrickson

Brad Goedeker

Debra Hendrickson

Attest:



Melissa Fraser, Clerk Treasurer