

McCordsville

ESTD  1988

INDIANA

Town Council Meeting Minutes

November 12th, 2024

Town Hall– 6:00 p.m.

Roll Call

- Council Members Present: Greg Brewer, Bryan Burney, Scott Jones, John Price
- Council Members Absent: Chad Gooding
- Employees: Ryan Crum, Tim Gropp, Mark Witsman
- Clerk-Treasurer: Stephanie Crider
- Town Attorney: Beth Copeland

Approval of Minutes

- Motion by Dr. Burney to approve the October 8, 2024, Council Meeting Minutes. Jones. 4-0

Public Comments for non-agenda items

- Dottie Salsbury, 9260 Brookview Avenue, asked about the status of the Noise Ordinance.
- Mr. Brewer stated that it isn't on the agenda but that they are working on it.
- Dr. Price stated that they are continuing to work on the Noise Ordinance.
- Brad Schoeff, 8891 N 700 W, voiced his concerns about Daniel's Vineyard concerts. He also voiced his concerns about the traffic problem that comes about when there are concerts at Daniel's Vineyard.
- Blair Borrmann, 6843 W Thornebush Dr, voiced his concerns as well regarding Daniel's Vineyard and the concerts that are disrupting the residents.
- Mr. Brewer stated that they are not turning a blind eye but that they are trying to take care of the situation, however there are different opinions regarding whether Daniel's Vineyard is a nuisance or not.
- Josh Plank, 5457 W 900 N, questioned the completion date of the Lennar project in order to connect to the sewer and sell his home. Mr. Witsman explained that they are waiting on the Summerton plat for section 3 to be recorded in order to get the sanitary sewer turned over to the Town. Mr. Plank asked when he can connect and if he could connect now in order to get the process moving. Mr. Plank also asked about the restoration around the sidewalk and when that would be completed. Mr. Witsman stated he would let him know as soon as possible.

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Committee & Staff Reports

- **Parks Board**: They reviewed the events for the year, touching specifically on the Trunk or Treat. The Park Board approved the change order for Old School Park for on-site construction of the shelter and restroom facilities as they are not pre-manufactured as was previously thought to be the case. They looked into getting a Christmas Tree for McCord Square, the sports park and selecting a site for that
- **Redevelopment Commission**: They discussed the Resolution for Patch Development and the 2025 RDC Spending Plan.
- **Vernon Township Fire Committee**: They discussed a few vendors and bidding out for Health Insurance.
- **Metropolitan Police Board**: Did not meet.
- **Public Works Committee/Commissioner's Report**: Did not meet.
- **Architectural Review Committee**: They reviewed Fischer Homes' request for approval of their Masterpiece series product for Ara F of Hampton Walk as well as the 2025 Schedule of Meetings and filing deadlines.
- **Plan Commission**: They reviewed Arbor Homes' request regarding the Denny and White Properties and gave a favorable recommendation.
- **McCord Square Review Committee**: Did not meet.

Consent Agenda

- The consent agenda included Waypoint Strategies Letter of Engagement, the MTM proposal for architectural services, the 2025 RDC Spending Plan, and the Clerk-Treasurer's Report.
- Motion by Mr. Jones to approve the consent agenda as presented. Price. 4-0

Old Business

Ordinance 100824 – Amendment to the Sycamore Drive PUD Ordinance Second Reading

- Mr. Crum explained the need for the amendment.
- Shannon Fletcher, the petitioner, stated that they are planning on using black aluminum fencing.
- Dr. Burney stated his concerns on outdoor maintenance of the areas. He specifically asked about making sure that the fences will not be encroaching in the easements. Mr. Crum highlighted the area the referenced his questions.
- Mr. Crum brought to the Council attention that there is no snowplow language in the amendment.

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- Mr. Brewer stated that this is a concern, and we need that language in the amendment. Dr. Price stated that we will approve the fence language if they agree to the snow plowing.
- Dr. Burney asked about the grass language and Mr. Crum explained that the language was changed.
- Ms. Copeland explained how they can pass the Ordinance tonight with a contingency.
- The petitioner asked how the process works.
- Motion by Dr. Price to approve Ordinance 100824 with the contingency that the developer remove snow on the streets with a commitment letter. Jones. 4-0

New Business

Ordinance 111224 – Ordinance Amending Rate Ordinance for Trash Utility First Reading

- Mr. Gropp explained the need for the amendment to the rate ordinance.
- Dr. Burney asked if this needs to have a start date and Ms. Copeland referenced the start of the contract.

Resolution 111224 – Adoption of the Denny & White Properties Annexation Fiscal Plan

- Mr. Crum asked what the Council would like to see regarding the annexation process for several of the items being presented.
- Domonick Dreyer, the petitioner for Arbor Homes, gave a brief presentation on the potential annexation and the intentions for the property.
- Dr. Burney questioned where the signs would be positioned for the entrances to the neighborhood as well as the mounds surrounding the retention ponds. Mr. Crum and Mr. Witsman explained when these would be reviewed.
- Motion by Dr. Price to approve Resolution 111224. Jones. 4-0

Ordinance 100824B – Annexation Ordinance Second Reading

- Motion by Mr. Jones to approve Ordinance 100824B. Burney. 4-0

Ordinance 111224A – Denny & White Properties PUD Ordinance Second Reading

- Motion by Mr. Jones to approve Ordinance 111224A. Burney. 4-0

Discussion on TRAINFO – Train Sensing and Messaging System

- Mr. Witsman explained that this a system that will monitor the trains in Town. He further explained that staff is asking for Council to proceed with Option #3 that would place 3 sensors in Town that would help tell the story of the impact of trains on the traffic in Town.

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- Mr. Brewer asked what collecting data like this will do for the Town in the future.
- Mr. Witsman explained that this will help with Grants as well as developing a baseline of information for future use to upgrade to other options.
- Dr. Burney discussed further advantages to using this information.
- Mr. Jones asked whether we could partner with Lawrence and Fortville to expand our lead times.
- Motion by Dr. Burney to authorize the Council President to sign the proposal for option 3. Price. 4-0

Resolution 111224A – Approval of Town Fiscal Policies

- Mr. Gropp explained the need to review and update these policies specifically explaining loosening up the liquidity policy.
- Motion by Mr. Jones to approve Resolution 111224A. Burney. 4-0

Assistant Town Manager's Report:

- Project Status Report: Posted online.

Town Manager's Report:

- Mr. Gropp explained that they were awarded the CCMG funds of over \$1M.
- Mr. Gropp relayed information about upcoming events.
- The 2025 Proposed Holiday Schedule was presented.
- Mr. Gropp reviewed the Election Logistics and how things went at Town Hall, with hopes to have an early voting location at our new Community Center.

Town Councilor Comments

- Dr. Price discussed how the train tracks at certain locations in Town are deteriorating. He also suggested that they would need to set up an Executive Session to discuss certain items. Mr. Brewer stated that he needs to set up a time to discuss with legal counsel regarding the issues.
- Dr. Burney asked about the Zoning Ordinance and Mr. Crum explained that they are discussing this at the Plan Commission. Dr. Burney asked to be involved in the larger project of rewriting the Zoning Ordinance in 2025 and gave two examples of additions that he would like to include.

Voucher Approval

- Motion by Mr. Jones to approve the vouchers. Burney. 4-0

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Adjournment

- Meeting adjourned by the Council President. 7:37 p.m.

Minutes Approval

These minutes approved this 10th day of December 2024.

Greg Brewer, Council President

Attest: _____
Stephanie Crider, Clerk-Treasurer