

# McCordsville

ESTD  1988

## INDIANA

Town Council Meeting Minutes

September 9, 2025

Town Hall– 6:00 p.m.

### **Roll Call**

- Council Members Present: Greg Brewer (via Zoom), Bryan Burney, Chad Gooding, Scott Jones, John Price
- 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 August 12, 2025, Council Meeting Minutes. Price. 5-0
  - Greg Brewer –Yay
  - Bryan Burney – Yay
  - Chad Gooding - Yay
  - Scott Jones – Yay
  - John Price - Yay
- Motion by Dr. Burney to approve the August 26, 2025, Executive Session Minutes. Price. 5-0
  - Greg Brewer –Yay
  - Bryan Burney – Yay
  - Chad Gooding - Yay
  - Scott Jones – Yay
  - John Price - Yay
- Motion by Dr. Burney to approve the August 26, 2025, Work Session Minutes. Price. 5-0
  - Greg Brewer –Yay
  - Bryan Burney – Yay
  - Chad Gooding - Yay
  - Scott Jones – Yay
  - John Price - Yay

### **Public Comment for Non-Agenda Items**

- None

# McCordsville

ESTD  1988

## INDIANA

### **Committee & Staff Reports**

- **Parks Board:** They recapped several events including the movie night, concert, and the cars and coffee event. They made a motion to put \$3023.60 into the Parks Legacy Fund with profits from the 5K and they reviewed the final documents for the proposed Sports Park. They also reviewed the progress on the Community Center which is ahead of schedule.
- **Redevelopment Commission:** Did not meet.
- **Vernon Township Fire Committee:** Did not meet.
- **Metropolitan Police Board:** Did not meet.
- **Public Works Committee:** Did not meet.
- **Architectural Review Committee:** The first item they reviewed was Integrity Design's request for approval of the architectural design for lot 5 of the Shoppes at Brookside. They also reviewed Kimley-Horn's request for approval of architectural design for a spec building on Lot 2 in McCordsville Commerce Center.
- **Plan Commission:** They discussed two items that are on the agenda tonight for review as well.

### **Consent Agenda**

- The consent agenda included the Rieth-Riley CO, the Community Center AES contract, the Carwash Pass Policy, the authorization to file for clarification of commitments in zoning ordinance, and the Clerk-Treasurer's Report.
- Motion by Mr. Brewer to approve the consent agenda as presented. Price. 5-0
  - Greg Brewer –Yay
  - Bryan Burney – Yay
  - Chad Gooding - Yay
  - Scott Jones – Yay
  - John Price - Yay

### **Old Business**

### **Ordinance 061025 – An Ordinance amending Chapter 32 to Include Waiver of Fees (Second Reading)**

- Motion by Mr. Jones to open the public hearing.
- Motion by Mr. Jones to close the public hearing.

# McCordsville

ESTD  1988

## INDIANA

- Motion by Dr. Burney to approve Ordinance 061025. Brewer. 5-0
  - Greg Brewer – Yay
  - Bryan Burney – Yay
  - Chad Gooding - Yay
  - Scott Jones – Yay
  - John Price - Yay

### **Ordinance 081225F – Additional Appropriation of Funds (Second Reading)**

- Mr. Jones opened the public hearing.
- Mr. Jones closed the public hearing.
- Motion by Dr. Burney to approve Ordinance 081225F. Price. 5-0
  - Greg Brewer –Yay
  - Bryan Burney – Yay
  - Chad Gooding - Yay
  - Scott Jones – Yay
  - John Price - Yay

### **Ordinance 081225E – Imposing a Wheel Tax & Excise Tax (Second Reading)**

- Mr. Gropp explained the reasoning behind the need for this Ordinance.
- Mr. Witsman explained further about the significance of the Ordinance.
- Mr. Jones opened the public hearing.
- Mr. Jones closed the public hearing.
- Motion by Dr. Price to approve Ordinance 081225E. Gooding. 4-1
  - Greg Brewer – Nay
  - Bryan Burney – Yay
  - Chad Gooding - Yay
  - Scott Jones – Yay
  - John Price - Yay

### **Ordinance 081225C – An Ordinance to rezone from Shadow Trace PUD to Lain Farms (Second Reading)**

- Mark Leach, representative from Faegre Drinker, gave a presentation regarding the rezone Ordinance.
- Dr. Burney questioned the timeframe for the build-out.

# McCordsville

ESTD  1988

## INDIANA

- Curtis Mucci, Fisher Homes, discussed the phasing of the project and stated that this would be a 3 year build out.
- Mr. Witsman gave a brief timeline of certain items in question.
- Motion by Dr. Price to approve Ordinance 081225C. Burney. 5-0
  - Greg Brewer –Yay
  - Bryan Burney – Yay
  - Chad Gooding - Yay
  - Scott Jones – Yay
  - John Price - Yay

### **New Business**

#### **Design Contract for Intersection Improvements at CR 600W & Windsor Blvd**

- Mr. Witsman discussed the importance of the contract and the traffic safety issue that would occur if they did not construct the light if it is warranted.
- Dr. Burney questioned when they would be studying the traffic and whether it would be warranted due to school traffic or during summer traffic.
- Mr. Witsman explained that the warrant analysis would occur soon, and it considers 8 different analyses.
- Dr. Burney asked whether this could be timed specific to the time of year when there is no school in session.
- Mr. Witsman explained that they would provide a predominant amount of time allowed for the north and south traffic.
- Further discussion ensued.
- Motion by Mr. Brewer to approve the design contract for the intersection improvements.

Gooding. 5-0

- Greg Brewer –Yay
- Bryan Burney – Yay
- Chad Gooding - Yay
- Scott Jones – Yay
- John Price – Yay

# McCordsville

ESTD  1988

## INDIANA

### **Ordinance 090925 – Establishing 2026 Budget for the Town of McCordsville (First Reading)**

- Mr. Reuter gave a presentation on the Town's Budget and Fiscal Plan but gave a caveat on the missing piece of the certified AV from the County. He explained that no action would be taken tonight.
- Dr. Burney questioned the assessment of property and what impact that would have on the Town.
- Mr. Jones opened the public hearing.
- Mr. Jones closed the public hearing.

### **Ordinance 090925A – Establishing 2026 Budget for the Vernon Township Library (First Reading)**

- Ashtan Bennett, Vernon Township Public Library Director, gave a brief presentation on their budget. Mr. Reuter gave some comments on the difference between the Town's budget and the Library's budget.
- Mr. Jones opened the public hearing.
- Mr. Jones closed the public hearing.

### **Resolution 090925 – Approving a Maximum Levy Growth Appeal for the Town of McCordsville**

- Motion by Dr. Burney to approve Resolution 090925. Price. 5-0
  - Greg Brewer –Yay
  - Bryan Burney – Yay
  - Chad Gooding - Yay
  - Scott Jones – Yay
  - John Price - Yay

### **Resolution 090925A – Approving a Maximum Levy Growth Appeal for the Vernon Township Library**

- Motion by Dr. Burney to approve Resolution 090925A. Price. 5-0
  - Greg Brewer –Yay
  - Bryan Burney – Yay
  - Chad Gooding - Yay
  - Scott Jones – Yay
  - John Price - Yay

# McCordsville

ESTD  1988

## INDIANA

### **Resolution 090925B – Title VI Plan Update**

- Mr. Gropp explained the importance of this update and how INDOT is cracking down on the forms needed.
- Dr. Burney questioned the protected classes, and Ms. Copeland explained the difference.
- Motion by Dr. Burney to approve Resolution 090925B. Price. 5-0
  - Greg Brewer –Yay
  - Bryan Burney – Yay
  - Chad Gooding - Yay
  - Scott Jones – Yay
  - John Price - Yay

### **Ordinance 090925C – An Ordinance amending the Rockport PUD (Second Reading)**

- Mr. Crum explained the need for the amendment.
- Motion by Dr. Price to approve Ordinance 090925C. Burney. 5-0
  - Greg Brewer –Yay
  - Bryan Burney – Yay
  - Chad Gooding - Yay
  - Scott Jones – Yay
  - John Price - Yay

### **Ordinance 191925D – An Ordinance amending the Jacobi Farms, Alexander Ridge, and Creekside PUD (Second Reading)**

- Mr. Crum explained the need for the amendment.
- Motion by Dr. Price to approve Ordinance 081225D. Burney. 5-0
  - Greg Brewer –Yay
  - Bryan Burney – Yay
  - Chad Gooding - Yay
  - Scott Jones – Yay
  - John Price - Yay

### **Assistant Town Manager's Report:**

- Project Status Report: Posted online.
  - Mr. Crum touched on a few items within the report.

# McCordsville

ESTD  1988

## INDIANA

### **Town Manager's Report**

- Mr. Gropp explained that the October meeting will be a week later. He also explained that the park is finally open and that it has seen a lot of traffic. He congratulated the Park staff for a successful Party in the Park with a full park staff. He let everyone know about the Cars and Coffee events coming up and Trunk or Treat. He congratulated Nick Brown for receiving his LTAP Road Builder Certification.

### **Town Councilor Comments**

- Dr. Burney questioned what we use for postage and how we can cut that from our budget and avoid postage increases.
- Dr. Price stated that he and Dr. Burney have been meeting with staff and trying to come up with a solution for widening 600 using the existing asphalt to help with the flow of traffic.

### **Voucher Approval**

- Motion by Dr. Burney to approve the vouchers. Gooding. 5-0
  - Greg Brewer –Yay
  - Bryan Burney – Yay
  - Chad Gooding - Yay
  - Scott Jones – Yay
  - John Price - Yay

### **Adjournment**

- Meeting adjourned by Mr. Jones. 7:35pm

### **Minutes Approval**

**These minutes approved the 21<sup>st</sup> day of October 2025.**

---

**Greg Brewer, Council President**

**Attest: \_\_\_\_\_**  
**Stephanie Crider, Clerk-Treasurer**