



Town Council Meeting Minutes

March 8, 2022

Town Hall– 7:00 p.m.

Roll Call

- Council Members Present: Tom Strayer, Larry Longman, Branden Williams, Greg Brewer, and Chad Gooding at Town Hall.
- Employees: Paul Casey, Tonya Galbraith, Mark Witsman, Ron Crider, and Ryan Crum
- Clerk-Treasurer Staci Starcher
- Town Attorney Gregg Morelock

Mr. Strayer recognized Town Manager Tonya Galbraith for her dedication and hard work for the last 17 years in the Town of McCordsville. Mr. Strayer presented Ms. Galbraith with a plaque and a key to the Town. Mr. Crum also presented a rendering of the future Tonya Galbraith Plaza which will be in McCord Square. Ms. Galbraith gave a speech about her tenure here at the Town.

Approval of Minutes

- Motion by Mr. Longman to approve the minutes of February 8, 2022. Brewer. 5-0
- Motion by Mr. Longman to approve the Executive Session memorandum of February 21, 2022. Brewer. 5-0
- Motion by Mr. Longman to approve the Executive Session memorandum of February 22, 2022. Brewer. 5-0
- Motion by Mr. Longman to approve the Special meeting minutes of February 22, 2022. Brewer. 5-0

Clerk-Treasurer's Report

- Posted online.

Financial Report

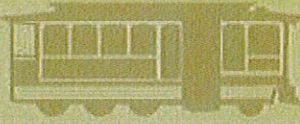
- Posted online.

Police Report

- Police Activity Report posted online.
- Chief Casey stated Officer French would be attending the Academy in May.
- The physical agility test cut the field of applicants to half. Most municipalities in the County are seeing the same averages of cuts at each level of the hiring process.

Public Comment- Non-Agenda Item Only

- None



Strategic Capital Partners Annexation

- Motion by Mr. Brewer to recess the Council meeting and convene Public Hearing. Williams. 5-0
- Brian Touhy made the presentation for the voluntary annexation of 82 acres on the North side of 500 N and the West side of Mt. Comfort Road.
- The parcel is owned by Universal Properties. Strategic Capital would also request a rezone to Industrial. Comprehensive plan supports the zoning of commercial and industrial in the area
- Public Comments
 - None
- Motion by Mr. Longman to close the Public Hearing. Williams. 5-0
- Motion by Mr. Brewer to reconvene the Town Council meeting. Longman. 5-0
- Council had concerns about the rezoning of the parcel to industrial.
- Ordinance 030822 was read by Mr. Morelock.
- Motion by Mr. Mr. Longman approve Ordinance 030822 on first reading. Williams. 5-0
- Fiscal Plan Resolution 030822 was read by Mr. Morelock.
- Motion by Mr. Mr. Longman approve Resolution 030822. Williams. 5-0

Health Clinic Information

- Kevin Mandrell with Walker Hughes made the presentation. The Clinic would be a partnership with Hancock Health. Locations and hours would increase over time and with more participation costs could become lower.
- Motion by Mr. Brewer to approve the Hancock Health Clinic payment not to exceed \$70 per employee per month. Longman. 5-0

Informal Presentation- McCordsville Fire Station Design

- Chief Chad Abel started the presentation and then was joined by Jamison Sills with Delv Architects and Ron Wohlschlaeger with Garmong Construction.
- Chief Abel presented Ms. Galbraith a plaque for appreciation for helping form the Vernon Township Fire Territory.
- They presented renderings of the site plan, floor design, and exterior of the building. They discussed timeline and budget. The current plan is to break ground in May or June and finishing February 2023.

Air Pack (SBCA) Additional Appropriation

- The additional appropriation amount for the Self-Contained Breathing Apparatus would be \$608,903. The equipment would be purchased from Sourcewell.
- Resolution 030822A was read by Mr. Morelock.
- Motion by Mr. Mr. Brewer approve Resolution 030822A. Williams. 5-0



Thoroughfare Plan Update

- Ryan Crum stated the updates would be Aurora Way and segments of 700 W and 600 N because of annexation. There was a favorable recommendation from Plan Commission.
- Motion by Mr. Brewer to update thoroughfare plan as presented. Longman. 5-0

Planning and Building Vehicle

- Mr. Crum received an offer for 3 different vehicles from Community Auto in Bloomington. Discussion ensued about the Police department purchasing and replacing 2 vehicles. Council decided to table the purchase of a new vehicle and transfer one from the Police when available.

McCord Pointe Section 7 Secondary Plat

- Motion by Mr. Longman to authorize Mr. Strayer to sign the McCord Pointe 7 Secondary Plat, and the plat to be held by staff until storm punch list items are completed. Brewer. 5-0

Mt. Comfort Road Access Management Plan

- Not ready to present

Town Server Purchase

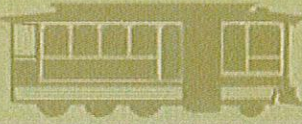
- Motion by Mr. Brewer to approve the server purchase for \$7845.50 and authorize Mr. Strayer to sign contract. Longman. 5-0

Supplement to the Code of Ordinances

- Motion by Mr. Brewer to read Ordinance 030822A by title only. Longman. 5-0
- Ordinance 030822A was read by title by Mr. Morelock.
- Motion by Mr. Brewer approve Ordinance 030822A on first reading. Longman. 5-0
- Motion by Mr. Brewer to suspend the rules. Longman. 5-0
- Ordinance 030822A was read by title by Mr. Morelock.
- Motion by Mr. Longman approve Ordinance 030822A. Brewer. 5-0

Salary Ordinance 2022

- Motion by Mr. Brewer to read Ordinance 030822B by title only. Longman. 5-0
- Ordinance 030822B read by title by Mr. Morelock.
- Motion by Mr. Brewer approve Ordinance 030822B on first reading. Longman. 5-0
- Motion by Mr. Brewer to suspend the rules. Longman. 5-0
- Ordinance 030822B read by title by Mr. Morelock.
- Motion by Mr. Brewer approve Ordinance 030822B as amended. Longman. 5-0



Other Committee Reports

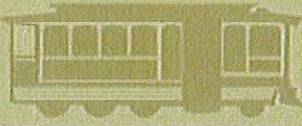
- Redevelopment Commission: Discussed the timeline for issuing the bonds with Lisa Lee. The RDC would combine the two ED areas into one. A new TIF area would be created in Town Center for the two multi-use buildings. Election of officers for 2022. We need to reestablish the Economic Development Committee. Jennifer Herman appointed by County RDC.
 - Motion by Mr. Longman to appoint Mark Witsman to the Economic Development Committee. Gooding. 5-0
 - President Strayer appoints Shannon Walls to the Economic Development Committee.
- Plan Commission: The HSA primary plat and the Valvoline were approved. Grand Communities Hampton Walk PUD, Arbor Homes Shadow Grove, and McCord Square were continued. Discussed the thoroughfare plan and approved a favorable recommendation to Council.
- Architectural Review: Did not meet.
- Parks Board: Approved the Park Master Plan with a few edits. Approved Story Walk at the Old Town Park. Decided to wait on the park impact fee study until the Comprehensive plan update. Discussed the possibility of a cumulative tax rate for parks and approved a favorable recommendation to the Council to approve the tax rate.
 - Motion by Mr. Brewer to advertise for a public hearing to be held on April 12, 2022, Council meeting for a cumulative park tax rate. Longman. 5-0
- Public Works Committee: Ribbon cutting for the Waste Water Treatment Plant went very well. Discussion about the RFP for trash services and recycling containers. Working on getting price for street light at 750 and Broadway.
 - Motion by Mr. Brewer to approve the Ferris Mower at Harrison Street Power Equipment for \$10219. Williams. 5-0
- Vernon Township Fire Committee: Everything was already covered earlier in the meeting.

Old Business

- The dialogue continued with the airport about dedicating the ROW for Aurora Way. The airport is working on a survey which might lower our cost for the legal description. Council directed staff to confirm with Kimley-Horn a price to complete the legal description.

New Business

- Motion by Mr. Brewer to create a Finance Committee with a maximum of two Councilmen. Longman. 5-0
- Motion by Mr. Longman to appoint the Tom Strayer, Greg Brewer, Clerk-Treasurer, Town Manager, Assistant Town Manager, and Chief of Police to the Finance Committee. Williams. 5-0
- Prepare a Proclamation recognizing the Mt. Vernon Football State Championship to present at the April Council meeting.
- The Town Hall would be a polling location for the Primary and General Election this year.
- Discussion about parking around Town.



Town Manager's Report

- Annual report has been posted. Ms. Galbraith also thanked the Council for everything.

Public Works Commissioner's Report

- Nothing

Planning and Building Director's Report

- Small discussion on changes to the proposed subdivision on the Snider parcel made by Beazer Homes.

Public Comments

- None

Voucher Approval

- Motion by Mr. Brewer to approve the vouchers. Longman. 5-0.

Adjournment

- Motion by Mr. Brewer to adjourn. Longman. 5-0. 10:51 pm

Minutes Approval

These minutes approved this 12th day of April 2022.



Tom Strayer, Council President

Attest: 

Staci A. Starcher, Clerk-Treasurer