

**COMMON COUNCIL
REGULAR SESSION
OCTOBER 02, 2017
7:00 P.M.**

The Common Council of the City of Warsaw met in a Regular Session on Monday, October 2, 2017 at 7:00 P.M. in the Council Chambers at City Hall. Mayor Joseph M. Thallemer presided and the following persons were noted as present or absent:

PRESENT: Council members Cindy Dobbins, Jack Wilhite, Jeff Grose, Ron Shoemaker, Mike Klondaris, Jerry Frush and Diane Quance. Also present, Mayor Joseph M. Thallemer, Clerk-Treasurer Lynne Christiansen, City Attorney Mike Valentine, City Planner Jeremy Skinner, Wastewater Utility Manager Brian Davison, Human Resources Director Jennifer Whitaker, Airport Manager Nick King, Jeff Rowe from HJ Umbaugh and Associates, Attorney Randolph Rompola from Barnes and Thornburg, Josh Boone from Patrick Industries, others as noted on the attached attendance sheet, InkFree News reporter Lauren Prater, and Times-Union reporter David Slone.

ABSENT: None noted.

The meeting was called to order by Mayor Thallemer followed by the Invocation and the Pledge of Allegiance.

MINUTES-

The minutes from the September 18, 2017 regular meeting were presented for approval. Motion made by Councilor Dobbins to approve the minutes as presented, seconded by Councilor Frush, and carried by unanimous vote.

REPORTS/ORAL & WRITTEN COMMUNICATIONS-

1. 2018 Budget From 4-B
2. Third quarter of 2017 Investment Report

UNFINISHED BUSINESS-

ORDINANCE ESTABLISHING A NEW SCHEDULE OF RATES/WWTU-

Ordinance #2017-10-01 was presented for its second reading. The Ordinance establishes new rates and charges, amending Chapter 78 of the City Code, for properties served by the Wastewater Utility. The Ordinance relates to phase #1 of the WWTU rehabilitation. The Ordinance presented amended Sec. 78-154 (A) and (B) and added (D) under Sec. 78-156. Councilor Grose commented on Sec. 78-156(B) and the Council asked for a "sprinkling" credit be considered next year with the Phase 2 increase. The Mayor opened the discussion for those in attendance. The Mayor and members of the Council clarified Sec. 78-156 (A) and how it relates to Sec. 78-156 (D) to local citizen Chad Zartman, who questioned the Ordinance. After discussion, Councilor Klondaris made a motion to acknowledge the second reading of Ordinance 2017-10-01, seconded by Councilor Frush, with Councilors Dobbins, Wilhite, Grose, and Quance voting aye and Councilor Shoemaker voting nay. Third reading and public hearing will take place during the October 16th meeting.

NEW BUSINESS-

ORDINANCE AUTHORIZING ISSUANCE OF BONDS/WWTU-

Attorney Randolph Rompola from Barnes and Thornburg presented Ordinance #2017-10-08. The Ordinance authorizes the acquisition, construction and installation of certain improvements to the sewage works system through the issuance of bonds. Mr. Rompola reviewed the Ordinance before the Council. The revenue bonds are to support phase #1 of the WWTU Rehabilitation, and are not to exceed \$10,500,000.00. This is the first reading of the Ordinance. Motion made by Councilor Frush approving the Ordinance on first reading, seconded by Councilor Dobbins, with Councilors Wilhite, Grose, Klondaris, and Quance voting aye, and Councilor Shoemaker voting nay. Second reading and public hearing for the Ordinance will be held during the October 16th meeting.

TAX ABATEMENT/PATRICK INDUSTRIES/B&P-

The following tax abatement application for Patrick Industries, Inc., located at 1445 Polk Drive was presented for approval:

1. SB-1 PP, Ten (ten) 10 year tax abatement on personal property.

Motion made by Councilor Quance approving the Patrick Industries, Inc. abatement, seconded by Councilor Shoemaker, carried by unanimous vote.

2018 BUDGET AND TAX RATE APPROVAL ORDINANCE-

Ordinance #2017-10-02, Appropriations and Tax Rates for 2018, was presented. This is the advertised "Public Hearing" for the 2018 budget. Mayor Thallemer reviewed the Ordinance and asked for discussion, comments, or questions from the Council. Councilor Klondaris handed out information for adjustments to funding for the non-profits. It was decided that the Council would finalize funding for the non-profits during the October 16th session. This is the advertised public hearing for Ordinance 2017-10-02, and Mayor Thallemer opened the floor for any comments from the public, and no citizens came forward with comments for or opposed to the proposed budget. Mayor Thallemer closed the public hearing portion of the meeting. After discussion, Councilor Klondaris made a motion to approve the Ordinance on first reading, seconded by Councilor Quance, carried by unanimous vote. The "Adoption Hearing" will be held on October 16, 2017.

ORDINANCE AMENDING CHAPTER 78 OF THE CITY CODE/STORMWATER QUALITY MANAGEMENT-

Ordinance #2017-10-03 was presented for approval. Wastewater Utility Manager Brian Davison requested that the Ordinance be tabled at this time. Motion made by Councilor Shoemaker to table Ordinance #2017-10-03, seconded by Councilor Dobbins, carried by unanimous vote.

ORDINANCE AMENDING APPENDIX B OF THE CITY CODE/B&P-

City Planner Jeremy Skinner presented Ordinance #2017-10-04 which amends Sec. 13-7 of Appendix B-Zoning of the City Code "Sexually Oriented Businesses." Mr. Skinner noted that under 13.7.5.1, 3), letter "(f) Technology Park", needed to be added. Councilor Quance also requested that private schools and youth services organizations be added to letter (b) under the same section. This is the advertised public hearing for the Ordinance and Mayor Thallemer opened the floor for comments. None were offered for or against the Ordinance. Motion made by Councilor Quance to approve Ordinance #2017-10-04 on first reading, with the above additions added for the second reading, seconded by Councilor Wilhite, carried by unanimous vote.

2018 GENERAL SALARY ORDINANCE-

Ordinance #2017-09-05, an ordinance establishing maximum compensation levels for the year 2018 for Department Chairs, Appointed Positions and certain Salaried and Non-Salaried employees of the City of Warsaw was presented for approval. Human Resource Director Jennifer Whitaker pointed out that the position of Aviation Manager compensation was incorrect as listed and should reflect an amount of \$2,400.00. She also noted that the position of "Patrol Officer-Probationary" as listed will be removed as well. Clerk-Treasurer Lynne Christiansen requested that employees of her department receive a seven percent (7%) increase. After discussion a motion was made by Councilor Quance to increase the Deputy Clerk Treasurer's position by five percent (5%), seconded by Councilor Frush, with Councilors Dobbins, Wilhite, Shoemaker, and Klondaris voting aye, and Councilor Grose voting nay. Upon further discussion Councilor Frush made a motion for all other positions listed under "Clerk" reflect a five percent (5%) increase, seconded by Councilor Klondaris, with Councilors Shoemaker and Quance voting aye and Councilors Dobbins, Wilhite, and Grose voting nay. Councilor Quance made a motion to approve the Ordinance on first reading as corrected and amended, seconded by Councilor Grose, carried by unanimous vote. Second reading will be during the October 16th meeting.

2018 FIRE TERRITORY SALARY ORDINANCE-

Ordinance #2017-09-06, establishing maximum compensation levels for the year 2018 for employees of the Warsaw-Wayne Township Fire Territory was presented for approval. Mrs. Whitaker noted that the position of "Firefighter 1st Class" and "Firefighter 2nd Class" will be removed and be listed as Firefighter. Motion made by Councilor Shoemaker to approve the Ordinance on first reading as corrected, seconded by Councilor Grose, carried by unanimous voter. Second reading will be during the October 16th meeting.

RESOLUTION/DESIGNATING AREAS WITHIN THE CITY OF WARSAW AN ERA-

City Planner Jeremy Skinner presented Resolution #2017-10-01 designating property located along East Market Street an Economic Revitalization Area (ERA), which will allow businesses to apply for tax abatements on real and personal property. Englewood Group is planning to develop the area, that is better described within the resolution, for affordable senior housing. Councilor Wilhite made a motion to approve Resolution #2017-10-01, Councilor Shoemaker seconded, and the motion was carried by unanimous vote. A confirming resolution and public hearing for the matter will be presented and conducted during the October 16th meeting.

OTHER MATTERS-

-Councilor Quance informed the Council on problems on and around the bridge on Sunset Avenue and an ordinance that will be presented at some point to address the issue.

ADJOURNED-

There being no further business to come before the Council by a motion duly made and seconded, the meeting was adjourned.

ATTEST:

Lynne Christiansen, Clerk Treasurer