

**COMMON COUNCIL  
REGULAR SESSION  
July 19, 2021  
7:00 P.M.**

The Common Council of the City of Warsaw met in a Regular Session on Monday, July 19, 2021 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, Mike Klondaris, Jerry Frush and Diane Quance. Also present, Mayor Joseph M. Thallemer, Clerk-Treasurer Lynne Christiansen, Attorney Vern Landis, HR Director Jennifer Whitaker, Cemetery Sexton Hal Heagy, Community Development Director Jeremy Skinner, Lisa Harman from Live Well Kosciusko, Chris Cook from Nextremity, Brian Feeney from Little Crow Lofts, LLC, Times-Union reporter David Slone and InkFree News reporter Dan Spalding. The meeting was also presented live through the City's website at <https://www.warsaw.in.gov>.

**ABSENT:** Councilmember Josh Finch.

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

**MINUTES-**

The minutes from the July 6, 2021 meeting were presented for approval. Motion made by Councilor Klondaris to approve the minutes as presented, seconded by Councilor Grose, and by a roll call vote carried by unanimous vote.

**RECOGNITION OF VISITORS-**

-Lisa Harman of Live Well Kosciusko gave a well-being presentation.

**REPORTS/ORAL & WRITTEN COMMUNICATIONS-**

1. June 2021 Fund Report
2. Mayor Thallemer advised that he recently met with the Indiana Department of Transportation (INDOT) about the recently installed signal lights on the east side of the north-south railroad tracks at the Market, Center, and Main Street crossings. INDOT is making three changes along the route that may help with traffic flow.

**UNFINISHED BUSINESS-**

**ORDINANCE AMENDING SECTION 74-7 OF THE CITY CODE-**

Ordinance #2021-07-02 was presented for review. The Ordinance amends Section 74-7 of the City Code for rules, enforcement, and penalties for the use of skateboards in the downtown business district. After discussion Councilor Wilhite made a motion to approve Ordinance #2021-07-02 on second and final reading, seconded by Councilor Dobbins, carried by unanimous vote.

**NEW BUSINESS-**

**SALARY ORDINANCE AMENDMENT-**

Ordinance #2021-07-01, an amendment to the 2021 General and Police Salary Ordinances was presented. The amendment adds that employees appointed by the Mayor to the IT Governance Committee receive a bi-weekly stipend of \$454.55 starting with the July 25, 2021 pay period. After discussion Councilor Grose made a motion to approve the Ordinance on first reading, seconded by Councilor Quance, carried by unanimous vote.

**ORDINANCE AMENDING FEES FOR CEMETERY SERVICES-**

Ordinance #2021-07-04 was presented for approval. The Ordinance increases certain fees for services performed by the cemetery for burials. After discussion, Councilor Frush made a motion to approve the ordinance on first reading, seconded by Councilor Dobbins, carried by unanimous vote.

**TRANSFER RESOLUTION-**

Resolution #2021-07-04 was presented for approval. The Resolution transfers \$7,050.00 within the Redevelopment Allocation budget and \$100,000.00 within the Economic Development Income Tax budget. Motion made by Councilor Quance to approve Resolution #2021-07-04, seconded by Councilor Wilhite, carried by unanimous vote.

**ORDINANCE/ADDITIONAL APPROPRIATION/ECONOMIC DEVELOPMENT-**

Ordinance #2021-07-04 was presented for approval. The Ordinance appropriates \$250,000.00 from the Economic Development Fund into the Economic Development Revolving Loan Fund. This is the advertised public hearing and Mayor Thallemer opened the meeting for public comments. Chris Cook from Nextremity Solutions, Inc. spoke in favor of the additional appropriation and no one spoke against it so Mayor Thallemer closed the public hearing. After discussion a motion was made by Councilor Dobbins to approve the Ordinance on first reading, seconded by Councilor Frush, carried by unanimous vote. Councilor Grose made a motion to suspend the rules and proceed with the second reading, seconded by Councilor Klondaris and carried by unanimous vote. Councilor Grose made a motion to approve the Ordinance on second and final reading, seconded by Councilor Quance, carried by unanimous vote.

**RESOLUTION APPROVING LOAN FROM ECONOMIC DEVELOPMENT REVOLVING LOAN FUND-**

Resolution #2021-07-03 was presented for approval. The Resolution authorizes the Council to approve a loan out of the Economic Development Revolving Loan Fund to provide economic incentives to Nextremity Solutions, Inc. After discussion Councilor Quance made a motion to approve the Resolution, seconded by Councilor Wilhite, carried by unanimous vote.

**REVOLVING FUND LOAN AGREEMENT-**

An agreement between the City and Nextremity Solutions, Inc. was presented for approval. The agreement authorizes the City to loan \$250,000.00 to Nextremity over the next five years as an economic incentive per covenants and terms as stated in the agreement. Motion made by Councilor Klondaris to approve the agreement, seconded by Councilor Dobbins, carried by unanimous vote.

**RESOLUTION FOR NON-COMPLIANCE/LITTLE CROW LOFTS-**

Resolution #2021-07-05 was presented for approval. The Resolution waves non-compliance for Little Crow Lofts, LLC for failing to submit their CF-1 form for real property by the May 17, 2021 due date. This is the advertised public hearing for the waiver and Mayor Thallemer opened the meeting for public comment. Brian Feeney representing Little Crow Lofts, LLC spoke in favor of the waiver and no one spoke against it and Mayor Thallemer closed the public hearing. Motion made by Councilor Klondaris to approve the Resolution, seconded by Councilor Grose, carried by unanimous vote.

**TAX ABATEMENT COMPLIANCE FORMS-**

Approval of the following company who submitted their CF-1 Real Property (SF 51766), "Compliance with Statement of Benefits" form for tax abatement was presented. The continuation of the requested tax abatement was recommended, finding the company to be in compliance

(1) Little Crow Lofts, LLC, one (1) Real Property, no representative present.

Motion made by Councilor Quance to approve the continuation of the abatement, seconded by Councilor Wilhite, carried by unanimous vote.

**ADJOURNED-**

There being no further business to come before the Council by a motion duly made and seconded, the meeting was adjourned at 8:34 p.m.

**ATTEST:**

**Lynne Christiansen, Clerk Treasurer**