

COMMON COUNCIL

AUGUST 4, 2014

7:00 P.M.

Mayor Randy Strasser called the meeting to order and led council members and guests in the pledge of allegiance to the flag.

Roll call was given and the following council members were present: Dick Traeger, Carolyn Pearson, Brian Garrison, Nelson Smith and John Bennett.

Minutes from the meeting held on July 7, 2014 were presented for approval. Dick Traeger made the motion to accept the minutes as presented. Second by Carolyn Pearson. Motion carried. (5-0)

OLD BUSINESS:

- A. Mark Zimpher brought revised drawings of the new subdivision. One more meeting with Area Plan and the drainage board and then the prints can go to IDEM. Ground breaking should be held by the end of September. Carolyn Pearson questioned if there would be 54 structures and Mark indicated the plans were for that amount. Mark also stated this could possibly be developed over several years. John Bennett asked how the 100 years flood would affect the properties. Mark stated with the existing plans for drainage there will be less runoff water going into Gilford than presently. Mayor Strasser asked if there any other comments or concerns and the council members responded there were none.
- B. SRO: Chief Mullin notified the council members of the approval by the Delphi School of the agreement between the city and school. Chief Mullin has advertised the position and is waiting on resumes of interested applicants. The final day for submission of the resumes is the 7<sup>th</sup> of August. Brian Garrison questioned the advertising of this position. Chief Mullin explained when he received word from the school it was too late to advertise in the local paper. Chief Mullin submitted his ad to the Griffey paper and posted the ad with the school and Indiana State Police. Brian noted he does not feel the public will have the access to an online paper. Carolyn Pearson stated the way the position was advertised and the length of time for applicants to submit resumes was not acceptable to her. Brian questioned how many had submitted. Chief Mullin responded there had been 3 or 4 resumes submitted. Nelson Smith questioned how the hiring process would work. Chief Mullin explained the school would be represented by probably Ross Striebeck and would work with Chief Mullin and anyone else willing to work on the hiring process. Mayor Strasser stated this is a specialized field and that in no way is he putting down the Comet. John Bennett stated if you don't find what you need then thinks an ad should be placed in all local papers including the Journal and Courier. Dick Traeger stated the more exposure the better we stand in locating the best person for the position. Chief Mullin stated we had missed the training school for SRO officers in Indiana and the individual will probably need to attend schooling in another state.

- C. Easement Vacation – Ordinance #5: This easement involves the permanent termination and vacation of a portion of Polk Street. The vacation will make it possible to construct a building that would interfere with the city easement. Dick Traeger made the motion to approve Ordinance #5 on first reading. Second by John Bennett. Motion carried. (5-0) Carolyn Pearson made the motion to suspend the rules and pass Ordinance #5 on second reading. Second by John Bennett. Motion carried. (5-0) Carolyn Pearson made the motion to pass Ordinance #5 on second reading. Second by John Bennett. Motion carried. (5-0)
- D. Mayor Strasser informed the council members he had included an update on city zoning in their packets. No action is being requested from council members but Mayor Strasser wants direction. Mayor Strasser will continue to work with Kathy Mylet and Cynthia Harmon and will bring information back to the council in September. John Bennett wanted clarification on what agreement exists between the City of Delphi and the county. John noted a lack of knowledge and communication are the two main issues. He explained the county doesn't know why we are part of their system and John feels we need to address the issues facing the city in the future. Mayor Strasser explained state code mandates a council member on the zoning board. Laura Walls of Economic Development stated it is very important for a council member to participate on the zoning board.
- E. Theresa Maxwell reported the Rogers group will not be on the August agenda with Tippecanoe Zoning Board but will probably be back in September. Mrs. Maxwell brought a resolution the county commissioners had signed and requested the common council of Delphi also sign the resolution. John Bennett questioned Brock Dawson if we should be involved and Mr. Dawson stated it was in our area. John Bennett made the motion for council members to sign Resolution 2014 #5. Second by Carolyn Pearson. Motion carried. (5-0)

#### NEW BUSINESS:

- A. Budget for 2015. Mayor Strasser stated everything is going per schedule for the budget process.
- B. Economic Development Request. Laura Walls reported to the council members on activities of her office. Bonnie Maxwell, Joe Mayfield and Dick Traeger serve on her board. HHH Industrial Park development was partnered with the Redevelopment Commission. This development includes 60 acres with a detention pond. EDC exercised an option on the Gray turkey farm. EDC will transfer to redevelopment commission and they will buy the property and then turn the land over to EDC. City utilities will extend to the site. EDC has also secured another site in Liberty Township. At the present time Carroll County has more active projects than Marion County. Delphi Industrial Park is in city limits and close to having another business. In May two companies visited Delphi in one day and one of these companies is still active in their plans. Sheri Butler is a new full time office and marketing employee added to her staff. The four year contract with the city will expire next fall and is in the amount of \$30,335 and Laura requested an increase to our yearly contribution. Mrs. Walls requested we pay \$35,000 due to the increase in staff. The increase in calls and work involved with prospective new development has also increased her expenses. Brian

Garrison stated we should finish the present contract and then review the amount we contribute. Carolyn Pearson made the motion to approve the payment per present contract in the amount of \$30,335. Second by Brian Garrison. Nelson Smith, Carolyn Pearson and Brian Garrison voted aye. John Bennett voted nay. Dick Traeger abstained. Motion passed.

- C. Memorandum of Agreement on Murphy Fountain. The county owns the fountain and the city wants to restore the fountain as part of the downtown improvements. At the present time drinking water is not available at the fountain. After the restoration, drinking water will be available on both sides. Brock Dawson, city attorney stated we will sign the original agreement signed by the county council. John Bennett made the motion to approve the memorandum of agreement for Murphy Fountain. Second by Brian Garrison. Motion carried. (5-0)
- D. Stone Barn encroachment. A section of the stone barn sits in Adams Street. Brock Dawson has written a legal description of the encroachment and this will deed back to the stone barn. John Bennett made the motion to approve the new deed handling the encroachment. Second by Dick Traeger. Motion carried. (5-0) Brock Dawson stated he will issue a new deed for the council members to sign.
- E. Opera House Update. Construction has started with demolition of the Tea Room and headquarters for Shiel Saxon will be located at that site. Events now happening in Opera House II will eventually be in the Opera House. On the 20<sup>th</sup> of August at 1:00 P.M. the ground breaking for the Opera House will be held. The Lt. Governor will attend the ceremonies. We can officially celebrate the start of this project.
- F. Department Head Reports:
- Street: Aaron Lyons reported routine maintenance continues. Work on the septic in the park was helped by Dick VanSickle. Some vandalism continues to plague the parks. East Main had road work done. John Bennett mentioned he had met someone who would work on park recreation if Aaron would be interested. Aaron requested his name for future use.
- Wastewater: The annual test on the lab was "aced". Fluid Waste Service came in to video behind the plant as well as Cook and Hamilton Streets. Lots of debris is in the lines and they will give a quote for the cost of the removal. Carolyn Pearson questioned if our equipment could do the work and Dick responded he could not handle the situation.
- Police: Steve Mullin reported damage to the parks and how his department is addressing the issue. There are some problems with the new repeaters and RA Com will address. The digital recorder was damaged with lightning and new one will be placed in the police department.
- Fire: Darrell Sterrett, Fire Chief reported the new cascade system is installed and he did not have a run report ready.
- Community Development: Kevin Kologinsky reported we will negotiate with landowners soon on the floodgate project. Freedom Bridge will soon be placed spanning the new highway. One week of highway shut down will be required for the process. Gateway Trail is waiting on the pavers to arrive. Banner poles with banners will line the trail. Trees will be planted in plans with INDOT. The second phase of owner occupied housing might be down to nine participants. The Downtown Façade project will need to reduce the scope of the

project due to bids higher than estimated for the project. Opera House will as of now not be giving any tours as construction has begun. Kevin noted a hand must be given to Anita Werling for both her vision and her hard work to make the project a reality. Fighting blight, helping people keep up their homes was addressed at a recent schooling attended by Mayor Strasser, Brock Dawson and Kevin Kologinsky. We have identified four homes to buy and tear down. There is grant money available and the cost would be 10% for the city up to \$15,000. We must apply by mid September and then award by December. Title cannot be held by the City so a partner must be found. There are many ways to partner and points can be awarded for creative involvement


Airport: John Gingrich reported a slurry seal was on the blacktop. It is hoped for ground breaking on the new hangar by the first of September. John Bennett stated it was good to see a member of the airport board at the council meeting.


Mayor: Mayor Strasser reported Delphi was invited to the State Fair by the Lt. Governor. All six of the previous winners of the Stellar Communities will be present for the award to the next two winners.

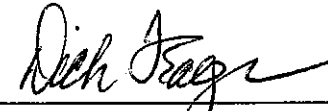
The Corp of Engineers sent a letter to Mayor Strasser with their progression the levee evaluation. Elevations are needed. The high profile area is the wastewater plant and the bottoms


Rick Acheson questioned why someone was doing a survey in the bottoms. Mayor Strasser replied it was the south side of Water to Wabash Street and then to the interurban and the work was for the Interurban Trail.


Meeting adjourned at 9:10 P.M.

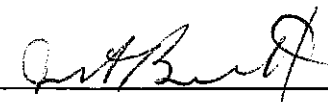
  
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Mayor Randy Strasser

  
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Carolyn Pearson

  
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Dick Treaeger, President

  
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Brian Garrison

  
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John Bennett