

**TOWN OF THORNTOWN**  
TOWN COUNCIL MEETING  
December 15, 2025  
7:00 PM

The December 15, 2025, meeting of the Council of the Town of Thorntown was called to order by Council President, Dave Williams at 7:00 PM. The meeting was held at the Thorntown Town Hall, 101 W. Main St., Thorntown, IN. The Council and citizens joined together in reciting the Pledge of Allegiance.

The following were in attendance:

|                                  |                                   |                            |
|----------------------------------|-----------------------------------|----------------------------|
| Dave Williams, Council President | Amy Nooning, Attorney             | JT Whitaker, Thorntown FD  |
| Bruce Burtner, Town Council      | Jeff Wolfe, Municipal Consultant  | Lindsey DeMass, Park Board |
| Randy Bruder, Town Council       | Don Gray, APC                     | Frank Clark, Thorntown PD  |
| Jon Riggen, Town Council         | Marcellus Johnson, MS Consultants | Nancy Durkin, APC          |
| Gary Coffman, Town Council       | Max Allen, USB                    | 3 Citizens                 |

\*Aly Hickman, Clerk-Treasurer, was not in attendance due to illness.

**Call for Public Comments:** Council President, Dave Williams, opened the floor for any public comments. None at that time.

**Department/Board and Commissions Reports:**

APC

Don Gray, Thorntown APC President, discussed reading through the new Thorntown Unified Development Ordinance, currently in progress, and how it's written in a way that is easy to understand. He questioned the Town Council regarding the impact joining the Boone Co. APC will have on Thorntown's APC. Dave Williams noted he would like to see the Thorntown APC stay intact as an advisory group and provide input to the County APC on behalf of Thorntown. Amy Nooning, attorney, discussed how the advisory board would operate.

Marcellus Johnson, of MS Consultants, discussed utilizing the January 12, 2026, APC meeting as the Public Information Session about the UDO. He recommended pushing the date to join the Boone Co. APC back to February 2, 2026, to allow for adoption of the UDO first. Discussion among the board and Amy ensued, with the board in agreement on pushing back the date.

PARK BOARD

Lindsey DeMass, Park Board President, discussed planning the 2026 events for the Park Board including South Trail renovations. She noted the Boone Co. GIS showed the property lines reflected the outhouse, crab apple trails, and gravel parking by the recycling bin as our property. The Park Board would like to see the outhouse updated and the crab apple trees replaced with native plants. Park Board still needs to confirm property lines – would like to ensure exact lines before trees are removed.

The Park Board would also like to host a 2026 Town Event for the 4<sup>th</sup> of July with a Town Grill Out at Lion's Park. They're hoping to get the K of P involved, along with some other local organizations. The History Museum would be involved in the event as well. The Park Board plans to put together a sub-committee within the Park Board so additional citizens can help plan it if interested.

Lindsey asked about the future of Park Maintenance moving forward, as they do not have the budget to hire out, but do not want to bother the Utilities with all issues.

Winterization of the concession stand and park bathrooms took place.

Lindsey asked about the need for future parks with the new housing addition being built. Discussion regarding the park at Westfall Place and the future of it ensued.

#### FIRE DEPARTMENT

J.T. Whitaker presented the updated total of runs for the year. The Fire Department participated in an Ice Water Rescue training.

#### POLICE DEPARTMENT

No updates or notes at this time.

#### UTILITIES

Max Allen, USB President, noted the Utilities is in good shape, financially and staff-wise. It will be his last meeting as a member of the Thorntown Utility Board. He believes the USB has a replacement member in mind.

Earl Parsons, Utility Superintendent, noted that tree trimming is on the back burner due to the weather. They completed some extensive work and will be back, weather-permitting. The weather also dismantled plans for continued asphalt patching. Young & Sons was able to come up and complete some work but will not be able to complete the remainder due to the weather. We will be at the top of the list in the Spring. Earl also noted that Venis has been out twice for snow removal and they have done a great job. The Town Council asked if we were utilizing the Utility Truck for alley snow removal. Earl said the Utilities does not currently have the manpower to remove snow from the alleyways.

#### MUNICIPAL CONSULTANT

Jeff Wolfe noted the Boone Co. APC has made an offer for a new director to start on January 5, 2026. He has requested to meet with that individual as soon as possible and will give a report after he has done so.

#### **Unfinished Business:**

##### MIKE KLEINPETER, KLEINPETER CONSULTING GROUP: Presentation and Update on Timelines

Mike Kleinpeter, of Kleinpeter Consulting Group, presented an updated timeline for the OCRA Grant and Water Treatment Plant Project. The current construction start date is estimated to be April/May of 2026. He reminded Amy and Council not to sign any construction contracts, as OCRA will need to review and approve as well. OCRA Grants require that there is a Certified Grant Administrator on the project from the beginning to the end, a requirement of the funding agency. Kleinpeter Consulting Group was the only response received when Thorntown put out a request for proposals, and Mike submitted the Contract for Consideration, which can be paid for out of grant funds. He noted that, with financing unknown, an amendment in the range of \$5,000 - \$10,000 will be included once it is known where the funding is coming from.

**Motion:** Dave Williams makes a motion to approve the agreement with Kleinpeter Consulting Group, pending legal negotiations regarding payment. Bruce Burtner, seconds. Motion passes 5-0.

Mike introduces new contact for the town, Dawson.

##### ENGAGEMENT LETTER: AMY NOONING, DENTON'S

Amy Noonning, operating as the Town Attorney, moved to a new firm, Denton's. A new engagement letter was presented to the Council. There were no changes in the retainer fee.

**Motion:** Bruce Burtner makes a motion to approve the engagement letter with Amy Nooning and Denton's. Randy Bruder seconds. Motion passes 5-0.

CONTINUED DISCUSSION ON REZ-01-2025: REZONING FROM RESIDENTIAL TO COMMERCIAL FOR STORAGE UNIT FACILITY

Marcellus Johnson discussed the updated drawings presented to the Town Council on behalf of the APC for REZ-01-2025, which include a 10' buffer on the north side of the property with a fence, a change to the number of units, and an 8' fence parallel to Pearl St. running behind the lift station. The updated drawings reflect all changes previously asked for by the Town Council.

Dave Williams expressed concerns regarding drainage. Marcellus reminded the Council that the decision to rezone does not automatically approve the development. Part of the approval for development includes approval from the County Drainage Board.

Amy Nooning discussed the need for an Ordinance to Amend the Zoning Map to officially change the zoning. Marcellus presented a document for Amy to review.

Discussion ensued between the Town Council and property owners, Tim and Shawna Williams. Bruce Burtner asks if the property could be reverted back to Residential Zoning if the storage unit plan does not work out. Marcellus notes there are provisions in the upcoming UDO regarding those types of situations.

**Motion:** Gary Coffman makes a motion to approve Tim and Shawna Williams request to change the zoning at 416 N. Pearl St. from Residential to Business. Bruce Burtner seconds. Motion passes 3-2.

**New business/Other business:**

CALL FOR ANY ADDITIONAL ITEMS

Gary Coffman discussed a phone call about a stop sign down by Market St and Church St. Bruce Burtner noted multiple signs around the car lot are leaning.

**Adjournment:** With no additional business to discuss, Bruce Burtner makes a motion to adjourn the meeting at 7:57 PM. Randy Bruder seconds. Motion passes 5-0.

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Dave Williams  
Council President

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Aly Hickman  
Clerk/Treasurer

Date: \_\_\_\_\_

*These minutes are a summary of actions taken at the Town of Thorntown Council meeting. The full video archive of the meeting is available for viewing at <https://www.youtube.com/@TownofThorntownIndiana> for as long as this media is supported.*

*Pursuit to IC 5-14-9 section 6; following is a roster of the current Plainfield Town Council Members' names, appointing authority and their appointment terms:*

|   |                  |  |
|---|------------------|--|
| <b>Dave Williams</b> , Council President      | <i>Appointed</i> | <i>To Fulfill Term Until December 31, 2026</i> |
| <b>Bruce Burtner</b> , Council Vice President | <i>Elected</i>   | <i>To Fulfill Term Until December 31, 2026</i> |
| <b>Randy Bruder</b> , Council Member          | <i>Appointed</i> | <i>To Fulfill Term Until December 31, 2028</i> |
| <b>Gary Coffman</b> , Council Member          | <i>Appointed</i> | <i>To Fulfill Term Until December 31, 2028</i> |
| <b>Jon Rikken</b> , Council Member            | <i>Appointed</i> | <i>To Fulfill Term Until December 31, 2026</i> |
| <b>Aly Hickman</b> , Clerk-Treasurer          | <i>Appointed</i> | <i>To Fulfill Term Until December 31, 2026</i> |

**1/25/2026**