

TOWN OF THORNTOWN
TOWN COUNCIL MEETING
May 15, 2023
7:00 PM

The May 15, 2023, meeting of the Council of the Town of Thorntown was called to order by Council President, Sara Fairfield, 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:

Sara Fairfield, Council	Amy Nooning, Attorney	Dax Norton, Consultant
Dave Williams, Council	Frank Clark, Marshal	Oksana Polhuy, Consultant
Bruce Burtner, Council	Gary Moody, Utility	Don Gray, APC
Shawn McClintock, Council	Max Allen, Utility	Bill Whalen, NFP Insurance
Larry Truitt, Council	Earl Parsons, Utility	
Koren Gray, Clerk/Treasurer	MJ Fairfield, Park	4 citizens

Public Comments/Concerns:

Melanie Gall asked about reorganization. It was noted this will be a topic later in the meeting.

Presentations/Guests:

Bill Whalen, insurance agent for NFP Insurance, was present to discuss the liability renewal policy. He noted some of our values of equipment have increased, our new wastewater lagoon equipment has also been added. He is in need of an updated drivers list. The Town would like to include liability coverage for 113 E. Main St. as this is a new acquired building for the town. Bill noted the workers comp insurance did go down a little from last year.

Department/Board and Commissions Reports:
(NO REPORTS THE FIRST MONDAY OF THE MONTH MEETING)

Advisory Plan Commission:

Don Gray advised a property on South Morris is being divided. The existing address is 122 S. Morris. The new property will be 222 S. Morris St.

Police: (Report previously submitted to Council)

Nothing new to report

Fire:

No representative present.

Utilities:

Gary asked exactly what did the insurance want for fencing at the wastewater site. Is there a height requirement, type requirement. These items will be looked into.

Gary asked about the notice of bids for the bucket truck. Koren noted that the publishing will be organized to have the bids due and opened June 19th.

Max Allen asked about the status of the investment policy. Koren noted it is in the hands of Steve Brock for review. Max also asked if the heat in Westfall Place would be gas or electric. That is up to Arbor Homes to make that decision.

Park Board:

MJ Fairfield met with Dave Haxton and Julie Smith in regard to becoming members of the Park Board. Sara made a motion to appoint Dave and Julie to the Park Board. Larry made a second. Motion passed 5-0.

MJ noted the repairs on the lawnmower should be complete soon.

Wes Mikesell will provide a summer program at the park again this summer.

Storm Water Board:

Nothing to report

Sanitary Sewer Utility Report:

It was noted that the AccuDig camera crew is not completely finished with the project yet.

Consultant Report:

Nothing at this time.

Public Hearing:

No Public Hearing

Clerk/Treasurer:

The CT requested approval of registration to attend the upcoming IMPACT conference June 8, and the ILMCT workshop. Sara made a motion to allow the CT to pay the registration fees. Shawn made a second. Motion passed 5-0.

Consent Agenda:

The consent agenda consisted of approval of minutes from April 17 and May 1. Larry made a motion to accept the minutes as presented. Dave made a second. Motion passed 5-0.

Unfinished Business:

Sara announced that Drew Guenther has accepted the full time Building Inspector/Code Enforcement/Maintenance position. He will get back with us for a start date.

Shawn made a motion to allow Town Attorney, Amy Noonung, to negotiate with Joseph Wells of Wells Services regarding the contract for the asset inventory. Dave made a second. Motion passed 5-0.

New Business:

Ordinance 2023-07, an Ordinance Approving Transfer of Appropriation (transfer from the Community Development Director appropriation to Council and Clerk/Treasurer appropriations), was presented. Sara made a motion to suspend the rules after the first read. Larry made a second. Motion passed 5-0. Sara made a motion to adopt Ordinance 2023-07. Shawn made a second. Motion passed 5-0.

Oksana, contracted Planner, discussed Ordinance 2023-08 Amending the Text of the Land Use. This Ordinance puts the Town zoning in map format. Sara made a motion to accept Ordinance 2023-08. Dave made a second. Motion passed 5-0.

A Resolution to Purchase Real Estate (Resolution 2023-09) was presented. This Resolution allows the Town to purchase a building located at 113 E. Main St., Thorntown. Bruce made a motion to allow Resolution 2023-09. Sara made a second. Motion passed 4-1, with Larry Truitt voting nay.

Strategic Thoughts

Dax discussed funding options for our utilities. He noted a rate study would be needed. A rate study will show a percentage to increase rates for capital projects. We will need a capital improvement plan. Dax also shared that the Clerk/Treasurer suggested that in our rate ordinances we add a clause that rates will increase a certain percentage for example every 2-3 years. This would help us earn funding for keeping our utilities in good shape and not burden the customer with large increases.

Closing of the purchase of the building at 113 E. Main St., will take place May 16. The Town takes possession immediately at closing. A Construction Design Release must be obtained by the State to bring the building up to code. Sara made a motion to hire a Structural Engineer to assess the building as soon as possible. Larry made a second. Motion passed 5-0. Sara also made a motion for the cost of the engineer not to exceed \$5,000.00 and we could use ARPA funds. Shawn made a second. Motion passed 5-0. Sara will seek an engineer.

Larry advised he met with Sugar Creek Township Trustee, Lynn Davis, regarding a reorganization plan. A concern was representations on the Town Council. She will meet with the Township Board. Larry still needs to meet with the Washington Township Trustee. A reorganization incorporates the Township into incorporated town boundaries and have our zoning and planning. We would need to adopt a resolution for this reorganization. Dax has steps for the process. Technically, Sugar Creek Township needs to reorganize with Washington Township as the land involved must be contiguous. There also needs to be

a fiscal plan study. Sara made a motion to support Larry in discussions with Sugar Creek Township and Washington Township regarding reorganization. Dave made a second. Motion passed 5-0.

Other Business:

The Council was reminded they had not approved the Executive session memorandums from April 17 and May 1. Sara made a motion to approve the memorandum from April 17. Larry made a second. Motion passed 3-0. Bruce and Shawn abstained from the vote as they were not in attendance.

Sara made a motion to approve the memorandum from May 1. Larry made a second. Motion passed 5-0.

The Council inquired about the Town Clean-up Day. Koren advised she has not had a response from Smith Trash Service. She will contact Eddie again.

Larry mentioned the American Legion does a Memorial Service each year and has for many years. Larry believes it would be appropriate for Council members to attend and show support not only for the Memorial Day service, but for many events that go on in our town.

Koren requested approval to process a check for \$18,943.09, to have at the closing of the property located at 113 E. Main St., May 16. Sara made a motion to allow the process of the payment. Shawn made a second. Motion passed 4-0 with one member abstaining.

Grumpy asked about providing Huey rides during the Festival of the Turning Leaves in September at the Fire Station lawn. Dave does have a Certificate of Liability and will get it to the Clerk/Treasurer. Sara made a motion to allow the helicopter rides. Larry made a second. Motion passed 5-0.

Claims were signed.

Adjournment:

With no other business to be presented, the meeting was adjourned.

Sara Fairfield
Council President

Koren Gray
Clerk/Treasurer

Date: _____