

Meeting of the Town Council of Hometown, Indiana
Tuesday, January 17, 2023, 6:00 p.m.
Hometown Town Hall, 15617 Lima Road

A public meeting of the Hometown Town Council was held on Tuesday, January 17, 2023, at Hometown Town Hall, 15617 Lima Road, Hometown, IN. Present at Town Hall were board members Michael Aker, Patricia Freck, Brad Hite, Tina McDonald, and Brandon Seifert (P); Town Manager Beth Shellman; Clerk-Treasurer Ryan Schwab; Resource Officer Brandon Reichert; Derek Frederickson of Engineering Resources Inc.; six (6) members of the public and zero (0) members of the media.

Brandon Seifert called the meeting to order with the Pledge of Allegiance at 6:00 p.m.

COUNCIL ACTION

Tina McDonald made a motion to approve the minutes from the January 3, 2023, regular meeting. Patricia Freck seconded. Motion carried 5-0.

Patricia Freck made a motion to approve the General, Water and Sewer claims dated January 17, 2023, in the amount of \$506,100.37. Michael Aker seconded. Motion carried 5-0.

Patricia Freck made a motion to approve payment in the amount of \$400 for utility employee Kris Bair to attend a wastewater operator certification exam prep course. Brad Hite seconded. Motion carried 5-0.

Michael Aker made a motion to introduce Hometown Ordinance 2023-002, an ordinance approving re-zoning of property as filed by Oakmont Development Company II, LLC. Patricia Freck seconded. Beth Shellman provided the council with details on the ordinance, including a project overview and summary for the Sonora Town Homes. The re-zoning request is to change the property from AR/Low Intensity Residential to R2/Two family Residential. After no further discussion, the motion carried 5-0.

Tina McDonald made a motion to consider Hometown Ordinance 2023-002, an ordinance approving re-zoning of property as filed by Oakmont Development Company II, LLC. Michael Aker seconded. Motion carried 5-0.

Michael Aker made a motion to adopt Hometown Ordinance 2023-002, an ordinance approving re-zoning of property as filed by Oakmont Development Company II, LLC. Tina McDonald seconded. Motion carried 5-0.

Brad Hite made a motion to approve Hometown Resolution 2023-004, a resolution approving payment into employee health savings accounts. Patricia Freck seconded. Beth Shellman provided an overview of the resolution, noting that the town will make \$500 contributions to employees with Health Savings Accounts for the pay periods that include March 1, 2023, and November 1, 2023. After no further discussion, the motion carried 5-0.

Michael Aker made a motion to approve Hometown Resolution 2023-005, a resolution to transfer funds within the ARP Coronavirus Local Fiscal Recovery Fund #2403. Patricia Freck seconded. Ryan Schwab covered the details of the resolution, noting that \$329,225.00 needed to be moved from the 900 series to the 100 series within the fund to account for premium pay salary for employees in 2022. He explained that at the time the funds in the 900 series was appropriated and approved during the budget process, the town had not approved using ARPA funds for premium pay salaries. After no further discussion, the motion carried 5-0.

Patricia Freck made a motion to approve Change Order No. 1 (-\$10,000), Pay Application No. 2 (\$7,878.00) and the certificate of substantial completion for the Riverside Manufacturing Culvert Project. Michael Aker seconded. Derek Frederickson provided details on the Change Order, which reduced the overall cost of the project by \$10,000.00 as well as the final pay application. Work was deemed complete on December 23, 2023. After no further discussion, the motion carried 5-0.

Michael Aker made a motion to approve the Local Road and Bridges Matching Grant Agreement for the Woods Road Reconstruction project as presented. Brad Hite seconded. Motion carried 5-0.

Michael Aker made a motion to approve an Interlocal Agreement for the Poka-Bache Connector Trail as presented. Tina McDonald seconded. Motion carried 5-0.

Tina McDonald made a motion to approve three utility easement acceptances for Cascata Estates Section II as presented. Patricia Freck seconded. Motion carried 5-0.

Patricia Freck made a motion to appoint Brandon Seifert and Michael Aker as the Town Council representatives to serve on the Huntertown Redevelopment Commission. Tina McDonald seconded. Motion carried 5-0.

Patricia Freck made a motion to approve payment in the amount of \$105,905 to acquire the necessary right-of-way for seven parcels for the Carroll Road reconstruction project as presented and to give conditional approval in the amount of \$44,195 for three additional parcels for the same project. Michael Aker seconded. Motion carried 5-0.

NEW BUSINESS

Outside of items listed under Council Action, the following New Business was brought forth:

- Derek Frederickson reported that while acquiring right-of-way for the Carroll Road reconstruction project, three parcels will have their septic systems impacted by the project. There are three alternatives to consider when fixing the situation. The projects can be funded through the American Rescue Plan Act funding. He presented the council with the estimated cost options for the project. Brandon Seifert asked if some of the line items included in the various options were part of the actual road project and did not need to be included in the cost estimates? Derek Frederickson said he would review the estimates and provide the council with an update at a future meeting.
- Derek Frederickson presented the council with a proposal from Sturges Development for the demolition of 335 feet of tunnel at the Byron Health Center property. The cost to the town would be estimated at \$140,248.01. Tyler Gerig, VP of Construction with Sturges, provided the council with details and a timeline. It was noted that the same presentation was made to the Huntertown Utility Service Board and that the board is asking for an official proposal at a future meeting.

OLD BUSINESS

No Old Business was brought forth.

REPORTS

Brandon Seifert had the following report:

- He is appointing Randy Bailey, Rob Green and Cole Mitchell to serve as a Council Executive appointments to the Huntertown Redevelopment Commission.

- He said he has contacted a representative of the City of Fort Wayne who stated the City has an agreement with INDOT that states the City does not have to construct barriers for new construction within 1,000 feet of existing intersections as INDOT continues to ask the town to do. He also said that source told him the city is doing its construction work without traffic studies. He would like to work with INDOT on creating a similar agreement for the Town.
- He also stated that INDOT recommended a corridor protection plan for the town to approved by NIRCC, but the town does not have one. Beth Shellman said that the town does not come to the town to approve them, but she would work with INDOT on a resolution to the issue.

Patricia Freck had the following report:

- She has met with the Hometown Historical Society about interest in using a part of the recently acquired property for Historical Society meetings and material. Linda Schlatter, president of the Historical Society, identified some space inside the property that would be ideal for their needs. They would like to be able to move in by March 1, 2023, to avoid paying for another term with the storage unit they currently occupy.

Resource Officer Brandon Reichert had no report.

Clerk-Treasurer Ryan Schwab had the following report:

- He reminded council members, notably the newest member Tina McDonald, that council members have a \$100 clothing allowance annually. The Utility Office was getting an order together for the end of January.
- He handed council members with the 2023 Nepotism and Contracting policies for signature.

Town Manager Beth Shellman had the following report:

- She asked if the town was interested in having the current Hometown Post Office property appraised. It sits adjacent to the Lima Road property the town recently purchased. She also was interested in having a property just south of the Lima Road/Old Lima Road intersection appraised as well.
- The pre-construction meeting for the Pufferbelly Trail is scheduled for January 25, 2023,

Derek Frederickson of Engineering Resources Inc. had the following report:

- He met with Street Superintendent Randy Bailey and resident Steve Harris about the wet/icy roadways in the Shearwater subdivision. Both Bailey and Harris have their suggestions on the necessary solution. The group will meet again in April to discuss the issue further.

PUBLIC COMMENT

Mike Krutch, Owner of the Dairy Queen restaurant located at 1980 Copper Mine Passage, told the council that the store is open. He is interested in opportunities to be involved in the community.

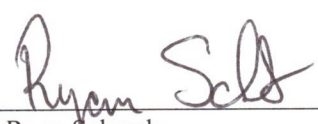
Steve Harris, a resident at 12331 Shearwater Run and president of the Shearwater Community Association, said he opposed the town's suggested plan to move the bus stop in the area because it was being moved to the lowest point where more water/ice gather. He has an empty lot by his home that would work better for a bus stop and has offered his driveway.

He also asked lighting improvements at State Road 3 and Lima Crossing Drive near the Farmers & Merchants State Bank. He said it's a very dark area at night. He also expressed concern about parking in the area of Empowered Sports Club, notably that the No Parking signs in the area are being ignored. Tina McDonald said that Club has plans to add parking north of the building and is also interested in purchasing property to the south of the building. She hopes they will add parking on both sides.

After no further public comment was brought forth, Patricia Freck made a motion to adjourn. Tina McDonald seconded. The motion passed with a voice vote and the meeting adjourned at 7:19 p.m.

Attest: 

Brandon Seifert
President



Ryan Schwab
Clerk Treasurer