

**Meeting of the Town Council of Huntertown, Indiana**  
**Monday, March 6, 2023, 6:00 p.m.**  
**Huntertown Town Hall, 15617 Lima Road**

A public meeting of the Huntertown Town Council was held on Monday, March 6, 2023, at Huntertown Town Hall, 15617 Lima Road, Huntertown, IN. Present were board members Michael Aker, Brad Hite, Tina McDonald and Brandon Seifert (P); Town Manager Beth Shellman; Clerk-Treasurer Ryan Schwab; Resource Officer Brandon Reichert; Street Superintendent Randy Bailey; Mitch Hansell and Beth Johnson of USI Consultants.; Jay Stankiewicz of GAI Consultants; six (6) members of the public and zero (0) members of the media. Board member Patricia Freck was absent.

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

Brandon Seifert suspended the regular meeting and opened a Public Hearing for Huntertown Resolution 2023-008, a Resolution establishing Cumulative Capital Development Fund under Indiana Code 36-9-15.5. Ryan Schwab provided an overview of the resolution, stating that the current CCD rate for the town is \$.0074 per \$100 of assessed value and that the town is choosing to increase that rate to the maximum allowable rate per Indiana Code at \$.05 per \$100 of assessed value. Steve Carter with Krohn & Associates provided the town with an economic analysis of the increase, stating that the CCD levy would increase by \$317,625.75 and that a home with a gross assessed value of \$250,000 would see an estimated increase in property taxes of \$55.49. Brandon Seifert opened the floor to public comment.

Steve Harris, a resident at 12331 Shearwater Run, said that while no one likes to see their taxes increase, this would be a good thing for the town as it continues to grow at the rate its growing.

No further public comment was brought forth.

Brandon Seifert closed the Public Hearing and reconvened the regular council meeting at 6:06 p.m.

**COUNCIL ACTION**

Tina McDonald made a motion to approve the minutes from the February 21, 2023, regular meeting. Brad Hite seconded. Motion carried 4-0.

Michael Aker made a motion to approve the General, Water and Sewer claims dated March 6, 2023, in the amount of \$300,245.25. Brad Hite seconded. Motion carried 4-0.

Michael Aker made a motion to approve Huntertown Resolution 2023-008, a Resolution establishing Cumulative Capital Development Fund under Indiana Code 36-9-15.5. Tina McDonald seconded. Motion carried, 4-0.

Tina McDonald made a motion to approve the low bid for the Woods Road Community Crossings Matching Grant project from Pulver Asphalt in the amount of \$1,549,162.25. Michael Aker seconded. Mitch Hansell of USI Consultants informed the council that Pulver was indeed the low bidder and while some issues arose, the town attorney affirmed that Pulver met all the required specifications for the project. After no further discussion, the motion carried, 4-0.

Brad Hite made a motion to approve a quote from Garcia Concrete Construction Inc. in the amount of \$7,710 for sidewalk repairs at Shearwater Run and Hummingbird Cove as presented. Michael Aker seconded. Motion carried, 4-0.

Tina McDonald approved a quote from ElanCity in the amount of \$6,699.00 for two speed display signs and equipment as presented. Michael Aker seconded. Resource Officer Brandon Reichert handed out two quotes, one for signs with a message display and one for a sign without a message display. He recommended the town purchase the signs without the display, stating that signs with the display were vastly more expensive. Ryan Schwab noted the difference in the quotes was only \$200 and council members felt that extra money was worth the upgrade. After no further discussion, the motion carried, 4-0.

Michael Aker made a motion to approve a quote from API Construction Corp in the amount of \$146,542.00 for street repairs as presented. Brad Hite seconded. Randy Bailey provided the council with three quotes for the work and noted that API was the low bidder. After no further discussion, the motion carried, 4-0.

Michael Aker made a motion to approve a not-to-exceed amount of \$9,000 for crack sealing and materials through SealMaster as presented. Tina McDonald seconded. Randy Bailey provided the council with the information on the program. He wanted to try it out as the towns normal vendor for crack sealing the town's roads is no longer providing the service. After no further discussion, the motion carried, 4-0.

## **NEW BUSINESS**

Outside of items listed under Council Action, no New Business was brought forth.

## **OLD BUSINESS**

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

- Beth Shellman re-introduced discussion on the Hometown Historical Society's desire to occupy space inside town owned property at 15735 Lima Road. She said that an agreement needed to be put in place before the space could be occupied and wanted to know what the council wanted to include in the agreement. The Historical Society issued the town a letter stating its desires. Brandon Seifert said he would like to form a committee to decide what to do with the space. Michael Aker agreed and said that committee would be setting a policy for all situations like this involving use of town owned spaces. Town also discussed having the Historical Society pay for the utilities at the building. Linda Schlatter, representing the Historical Society, said the society shouldn't have to pay for the entire utility bill as it will only need a small space and will be in the building for small amounts of time. They are just looking for a place to store 70-90 binders of family history and other historical related displays and would like to open the public a few hours a week. They currently pay \$55/month for a storage unit and don't have the budget to pay much more than that for utilities. Brandon Seifert said the original conversation was only about storage and not opening to the public, which would create a insurance issue. Brad Hite said that council vote to allow them to use the space pending an agreement may not have included opening to the public, but he did remember the Historical Society saying they would like to be open to the public. The Historical Society is open to other locations if the town could provide one.

## **REPORTS**

No Council Reports were brought forth.

Resource Officer Brandon Reichert had no report.

Clerk-Treasurer Ryan Schwab had no report.



Town Manager Beth Shellman handed out a copy of her report and highlighted the following items:

- The County has hired engineering Resources to engineer the county's drainage project for the Apollo Drive, Gemini Drive, Mercury Lane area of Hometown. Once this work is complete, the town will be able to complete the roadway improvements in the area.
- The town is getting quotes for manhole sealing as it continues to fight the Inflow and Infiltration issues in the sewer collection system. The town is asking the County for the connections at the Byron property to be disconnected as it has been a large source of unwanted groundwater.
- The town is again interested in hiring some summer help. She plans to address this with both Council and Utility Board at the March 20, 2023 meetings.
- INDOT has authorized construction engineering work for the Kell Road Bridge project. She will send out Request for Proposals this month. The letting date for the project is 10-9-2024.

Derek Frederickson of Engineering Resources Inc. was absent.

Jay Stankiewicz of GAI Consultants had the following report:

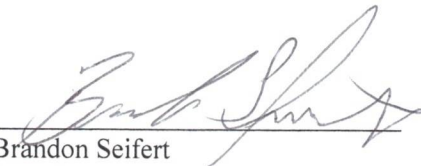
- Stage 1 plans for the Carroll Road Roundabout project have been submitted to INDOT. A field check for the project will be scheduled for May or June and that overall cost should come after the field check. He also addressed an issue with a sign at the site which will be addressed with a line-of-sight easement.

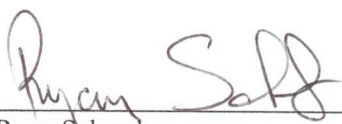
#### **PUBLIC COMMENT**

Nathan Pulver, representing Pulver Asphalt Paving Inc, 819 N. Orange Street, Albion, IN, addressed the council about the qualification requirement for the Woods Road Community Crossings Matching Grant project. He noted that if the town followed just the CCMG specs, instead of INDOT specs, it could have saved itself \$180,000 on his bid for the project. He also noted that he uses 100 percent virgin material for his asphalt while the project allows for 25 percent recycled material to be used; which can greatly reduce the quality of the work. While he is appreciative to receive the bid for the project, he said following the basic requirements for the project could have saved him and the town money and resources.

After no further public comment was brought forth, Tina McDonald made a motion to adjourn. Michael Aker seconded. The motion passed with a voice vote and the meeting adjourned at 7:02 p.m.

Attest:

  
Brandon Seifert  
President

  
Ryan Schwab  
Clerk Treasurer