

Meeting of the Town Council of Huntertown, Indiana
Monday, July 21, 2025, 6:00 p.m.
Huntertown Town Hall, 15617 Lima Road

A public meeting of the Huntertown Town Council was held on Monday, July 21, 2025, at Huntertown Town Hall, 15617 Lima Road, Huntertown, IN. Present were town council members Michael Aker, Patricia Freck; Brad Hite (P); and Brandon Seifert; Town Manager Hannah Walker; Clerk-Treasurer Ryan Schwab; Resource Officer Pedro Yaruchy; Derek Frederickson and Steven Cardenas of Engineering Resources Inc.; Dave Hawk of Hawk Haynie Kammeyer & Smith; Jay Stankewicz of GAI Consultants; Patrick Rew and Laura Oberholtzer of the Allen County Department of Planning Services; eight (8) members of the public and zero (0) members of the media. Absent was council member Tina McDonald. The meeting was livestreamed on the Town's YouTube Channel.

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

COUNCIL ACTION

Brandon Seifert made a motion to approve the minutes of June 30, 2025, Executive Session. Patricia Freck seconded. Motion carried 4-0.

Patricia Freck made a motion to approve the minutes of June 30, 2025, regular meeting. Michael Aker seconded. Motion carried 4-0.

Michael Aker made a motion to approve the general, water, and sewer claims dated July 21, 2025, in the amount of \$956,719.66. Patricia Freck seconded. Motion carried 4-0.

Michael Aker made a motion to approve Change Order No. 9 in the amount of \$43,188.00 for the Carroll Road Reconstruction project. Brandon Seifert seconded. Motion carried 4-0.

Michael Aker made a motion to approve Supplemental Agreement No. 4 for the Carroll Road Roundabout project. Patricia Freck seconded. Jay Stankewicz provided an overview of the agreement noting that it did not increase the cost of the project. After no further discussion, the motion carried 4-0.

Michael Aker made a motion to introduce Huntertown Ordinance 2025-007, an Ordinance to regulate speed limits on Dunton Road. Patricia Freck seconded. Hannah Walker provided an overview of the Ordinance with set the speed limit for Dunton Road at 35 MPH. After no further discussion, the motion carried 4-0.

Michael Aker made a motion to consider Huntertown Ordinance 2025-007, an Ordinance to regulate speed limits on Dunton Road. Patricia Freck seconded. Motion carried 4-0.

Patricia Freck made a motion to adopt Huntertown Ordinance 2025-007, an Ordinance to regulate speed limits on Dunton Road. Michael Aker seconded. Motion carried 4-0.

Michael Aker made a motion to introduce Huntertown Ordinance 2025-008, an Ordinance changing the zoning classification of a certain 0.599-acre tract referenced in rezoning petition REZ-2025-0027 from AR Low Intensity Residential to C2/Limited Commercial with a written commitment. Brandon Seifert

seconded. Hannah Walker provided an overview of the ordinance, which rezones an address at 1638 Carroll Road. After no further discussion, the motion carried 4-0.

Michael Aker made a motion to consider Huntertown Ordinance 2025-008, an Ordinance changing the zoning classification of a certain 0.599-acre tract referenced in rezoning petition REZ-2025-0027 from AR Low Intensity Residential to C2/Limited Commercial with a written commitment. Brandon Seifert seconded. Motion carried 4-0.

Michael Aker made a motion to adopt Huntertown Ordinance 2025-008, an Ordinance changing the zoning classification of a certain 0.599-acre tract referenced in rezoning petition REZ-2025-0027 from AR Low Intensity Residential to C2/Limited Commercial with a written commitment. Patricia Freck seconded. Motion carried 4-0.

Michael Aker made a motion to introduce Huntertown Ordinance 2025-010, an Ordinance to amend Chapter 254 of the Town of Huntertown, State of Indiana, Ordinance. Brandon Seifert seconded. Patrick Rew provided an overview of the ordinance, which establishes a Town Center Zoning District. After no further discussion, the motion carried 4-0.

Michael Aker made a motion to consider Huntertown Ordinance 2025-010, and Ordinance to amend Chapter 254 of the Town of Huntertown, State of Indiana, Ordinance. Patricia Freck seconded. Motion carried 4-0.

Michael Aker made a motion to adopt Huntertown Ordinance 2025-010, and Ordinance to amend Chapter 254 of the Town of Huntertown, State of Indiana, Ordinance. Patricia Freck seconded. Motion carried 4-0.

Michael Aker made a motion to approve Huntertown Resolution 2025-012, a Resolution adopting the Americans with Disabilities Act (ADA) Coordinator and Procedures. Patricia Freck seconded. Hannah Walker provided an overview of the Resolution, which makes her the ADA Coordinator for the Town. After no further discussion, the motion carried 4-0.

Patricia Freck made a motion to approve Huntertown Resolution 2025-013, a Resolution appointing the Title VI Coordinator. Brandon Seifert seconded. Hannah Walker provided an overview of the Resolution, which makes her the Title VI Coordinator for the Town. After no further discussion, the motion carried 4-0.

Patricia Freck made a motion to approve Huntertown Resolution 2025-014, a Resolution to establish funds for monies deposited in lieu of compliance with Huntertown Zoning Ordinance 154.404 (N)(3)(B). Michael Aker seconded. Motion carried 4-0.

NEW BUSINESS

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

- The council tabled discussion on Huntertown Ordinance 2025-009, an Ordinance to amend Chapter 254 of the Town of Huntertown, State of Indiana, Ordinance. Laura Oberholtzer and Patrick Rew provided the council with details on the ordinance, notably the section on permit allowances and requirements for Accessory Dwelling Units (ADUs) and container homes. Hannah Walker shared with the council a letter from Granite Ridge Builders in support of ADUs.

OLD BUSINESS

Outside of items listed under Council action, no other Old Business was brought forth.

REPORTS

Resource Officer Pedro Yaruchy had no report.

Clerk-Treasurer Ryan Schwab had no report.

Outside of items listed under Council Action, Town Manager Hannah Walker had the following report:

- She wanted to confirm with council members their availability for an Executive Session on Thursday, August 14, 2025, at 5:30 p.m. Council members had no conflict and Walker said she would get the meeting scheduled.

Representatives of Engineering Resources had no further report.

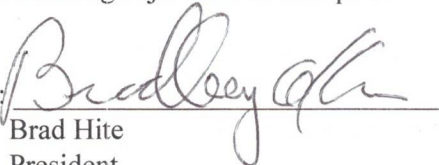
Mike Hawk of Hawk Haynie Kammeyer & Smith had no further report.

PUBLIC COMMENT

None were brought forth.

Brandon Seifert made a motion to adjourn. Patricia Freck seconded. The motion passed with a voice vote and the meeting adjourned at 6:50 p.m.

Attest:


Brad Hite
President


Ryan Schwab
Clerk Treasurer