

Meeting of the Town Council of Huntertown, Indiana
February 3, 2020 6:00 p.m.
Huntertown Town Hall, 15617 Lima Road

A meeting of the Huntertown Town Council was held on Monday, February 3, 2020 at 6:00 p.m. In attendance were council members Michael Aker (P), Patricia Freck, Brandon Seifert and Michael Stamets. Also present were: Clerk-Treasurer Ryan Schwab; Town Manager Beth Shellman; Resource Officer Kevin Surface and Derek Frederickson and Scott Karst of Engineering Resources. Also in attendance were nine (9) guests and one (1) reporter. Absent was council member Gary Grant.

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

COUNCIL ACTIONS

Brandon Seifert made a motion to approve the minutes from the January 21, 2020 Executive Session. Michael Stamets seconded. Motion passed, 4-0.

Michael Stamets made a motion to approve the minutes from the January 21, 2020 regular meeting. Brandon Seifert seconded. Motion passed, 4-0.

Brandon Seifert made a motion to approve the general, water and sewer claims dated February 3, 2020. Patricia Freck seconded. Michael Aker stated the total amount of the claims to be \$259,336.07. After no further discussion, the motion passed, 4-0.

Michael Stamets made a motion to approve a Notice of Award to Primco Inc. as the low bidder for the Community Crossings Matching Grant Program project (Lima Road Bridge). Brandon Seifert seconded. Derek Frederickson handed out a bid summary sheet detailing the low bid of \$627,126.72 which came in well below the estimated construction cost. He also noted that contracts for the project were due February 24, 2020 and the council needed to take action immediately. After no further discussion, the motion passed, 4-0.

Michael Stamets made a motion to designate Michael Aker to sign the above mentioned Notice of Award. Patricia Freck seconded. Motion passed, 4-0.

Michael Stamets made a motion to approve Huntertown Resolution 2020-012, a Resolution accepting for ownership and maintenance "Sonic Court, Casting Road, Gokey Boulevard, Skillet Avenue and Mosaic Street" which are all located in Rolling Oaks – Section I Subdivision. Brandon Seifert seconded. Motion passed, 4-0.

Brandon Seifert made a motion to approve the general operating funds' portion of payment for a John Deere 35G Compact Excavator at a total cost of \$19,400 (the general operating fund will pay for one-third of the total cost) which includes an annual trade-in cost of \$3,000; the annual trade in cost of \$2,000 (the general operating fund will pay for one-third of the total cost) for a Bobcat Compact Excavator; and a Boss DXT Steel V-Plow with deflector in the full amount of \$6,600. Michael Stamets seconded. Street Superintendent Randy Bailey provided the board with an overview of quotes and stated he believes he can get the plow cost lowered to \$6,000. Patricia Freck asked why town chooses to trade the machines instead and get new every year instead of buying one and keeping it for a longer period of time. Bailey said the lack of maintenance costs makes the trade-in agreements very attractive. After no further discussion, the motion passed, 4-0.

Mike Stamets made a motion to support a \$2.1 million sewer capacity upgrade project as presented by Derek Frederickson. Patricia Freck seconded. Frederickson provided the council with a map and a handout detailing capacity and infrastructure needs for the town's sewer utility. On the map, four different project types and costs were covered. The handout detailed the various planned developments, the number of lots for each and the available capacity the town has to serve each development. Frederickson noted that the town cannot provide capacity in the sewer lines to serve all developments and that an upgrade of some kind was needed. He discussed an upgrade to lines on Woods Road at an estimated cost of \$190,000; an upgrade of lines from the Rolling Oaks lift station to Woods Road at a cost of \$2.1 million; and two other options upgrading lines from the Creekside lift station to the Wastewater Treatment plant ranging from \$3.1 million to \$4.7 million. The first option would add capacity for 168

connections, which would still not be able to serve all the planned developments. The latter three options would add 1,110 new connections which would be able to serve all planned developments and have capacity for approximately 594 more connections. Stamets suggested the council's vote would encourage the Utility Service Board to take on that option as well. After no further discussion, the motion passed, 4-0.

NEW BUSINESS

Outside of items listed under Council Action, the following new business was brought forth:

- Huntertown Resolution 2020-011, a Resolution regarding the extension of water and sewer service for an 88-lot subdivision plat known as the Preserves at the Quarry, was on the agenda. However, the utility service board chose to table the application for this project at its meeting earlier in the evening giving the council no reason to take any action.

OLD BUSINESS

The following Old Business was brought forth:

- Michael Aker allowed residents Elizabeth Baker (15118 Tally Ho Drive, Apt. A), Tricia Johnson (1606 Pheasant Run, Apt. 16) and Talia Johnson (1606 Pheasant Run, Apt. 17) to address their concerns over noise violations at an adjacent business (Rise Performance). The women indicate the noise issues continue to escalate despite contact with the Allen County Sheriff's Department. Noises included loud music with inappropriate language, high vibrating bass, and medicine balls banging against the uninsulated walls. They state that the noise begins at 5:30 a.m. on a daily basis and continues throughout the day and night. They have been told by the business owners to move and feel the business owners are "taunting" them by making these loud noises on purpose. Resource Officer Kevin Surface has met with the business owners to get an overview of the business and test noise levels. He then read from the town's ordinance stating that the business is allowed to make certain types of noise so long as the noise is customary for the type of business. He also stated that the Sheriff's Department has been called to the location six times by one complainant and did not find a violation upon arrival. The residents are seeking some sort of compromise and Mike Aker suggested beefing up the town's noise ordinance. Surface said that the town could beef up its ordinance all it wants, but until he catches a violation he cannot do anything to the business. He also said he doesn't believe the two sides could agree to terms in any sort of mediation, it comes down to monitoring the area and catching a violation. He is not closing the door on investigating this; he just hasn't caught a violation. After no further discussion, no action was taken.

REPORTS

No Council Reports were brought forth.

Outside of items listed under Old Business, Huntertown Resource Officer Kevin Surface had no further report.

Clerk-Treasurer Ryan Schwab had no report.

Town Manager Beth Shellman provided the board members with a handout and addressed the following items:

- Applications for the Utility #4 job posting have been received and will be reviewed by the interview committee. She hopes to begin interviews the week of Feb. 10-14.

PUBLIC COMMENT

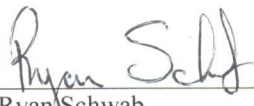
Rob Kruger, a partner with Burt Blee, 200 E. Main Street in Fort Wayne, representing developer Roger Delagrange, asked the council to clarify its procedure on determining how and in what order developments are granted connection to the town's system. Derek Frederickson said his question was better suited to be answered by the Utility Service Board, but did say that the town's approval is based on a first-come basis on applications to the Town. Frederickson said that in this case, Kruger's client got his plat approved by the Allen County Department of Planning Services, but did not submit an application to the town. Kruger noted that another approved development does not have a plat approved by the county and asked if the reason that development is ahead of his client's is because they submitted an application. Frederickson said that typically an application and approved plat go hand-in-

hand but in this case, the application to the town took precedent. Brandon Seifert asked about the possibility of expiring plats for other developments opening connections. Frederickson said that plats have 1-year from the time of approval to be acted on. Beth Shellman stated that the plat for the other development in question (Cascata Estates) was received by the town earlier that day.

No further public comment was brought forth.

Patricia Freck made a motion to adjourn. Brandon Seifert seconded. Motion passed with a voice vote and the meeting adjourned at 7:44 p.m.

Attest: 
Michael Aker
President


Ryan Schwab
Clerk Treasurer