

CITY OF DECATUR
COMMON COUNCIL MINUTES
JANUARY 19, 2021

The City of Decatur Common Council met on Tuesday, January 19, 2021 at 7:00 p.m. at City Hall in Council Chambers, 172 N. Second Street. The meeting was called to order by Mayor Dan Rickord. Roll call was taken to show Craig Coshow, Matt Dyer, Tyler Fullenkamp, Scott Murray, and Wylie Sirk were in attendance. Also present were Clerk-Treasurer, Phyllis Whitright and City Attorney, Timothy Baker.

The Mayor invited everyone to stand and recite the Pledge of Allegiance.

The Clerk-Treasurer had emailed the minutes from the January 5, 2021 meeting. Dyer made a motion to approve the minutes. Seconded by Sirk, the motion was adopted.

The first item on the agenda was the 2020 ADA Program review. Operations Manager & ADA Coordinator, Jeremy Gilbert handed out a report that sixteen (16) ramps had been improved in 2020. The ADA program started in 2012 and sixteen (16) upgrades are required each year. Gilbert noted that the City is going in the right direction, but some ADA ramps are becoming difficult because of the condition of the sidewalks. Gilbert informed the Council that Decatur was the first to adopt a plan. If anyone has concerns or needs an ADA ramp is to contact him.

Max Miller and Rich Weiland representing Decatur Main Street's Design Committee appeared before the Council seeking approval for changes in the grading sheet, and application for the façade program. It was noted the changes would make the application process easier and more direct. March 1st is the deadline this year to complete an application. Mayor Rickord, City Attorney Tim Baker, and Council Dyer each shared they had received compliments from visitors to the City noting how nice the downtown is looking. Coshow made a motion to accept the changes to the grading sheet and application after the Decatur Main Street Board also approves on January 21st. Once approve by DMS board, they will forward the minutes to the Clerk-Treasurer, Phyllis Whitright. Seconded by Dyer, the motion was adopted.

Colton Bickel, Director of the Adams County Economic Development Corporation (ACEDC) appeared before the Council to give an update regarding the ACEDC and the M.E.R.I.T. Center. Bickel shared a 2020 Success Sheet regarding the ACEDC, noting the Board had developed Vision and Mission Statements. The three (3) main areas of the Mission Statement included Collaborate, Cultivate, and Advocate. Bickel then outlined some of the 2020 Successes including the areas of Attractor regarding Leads and Sites and Buildings. Those items included in the Retention included company contacts, Expansions, Drive-thru Hiring Events, RLF Program and the ACEDC/ACCF Relief. The report included 2021 strategic priorities and highlights. Bickel shared he had been asked to serve on the Board of the Indiana Economic Development Association.

Regarding the M.E.R.I.T. Center, Director Colton Bickel shared the results of a study of the facility paid for by the Decatur Redevelopment Commission. The presentation noted the purpose of the M.E.R.I.T Center is to provide Industrial Training Needs, Adult Education/Training/Up-skilling, Student Career/Stem Training, and Exploration, and Community Resources. It was noted that the unemployment rate for 2019 was 2.7% which is basically beyond full employment. The report included possible plans for use of the 55,000 square foot building such as Office Space, Gym Space, and the use of the area as a home for the Adams County EMS during the early months of the COVID Pandemic. Plans moving into 2021 suggest using the area for Education/Vocational Space, Office/Lease Space, Innovative/Entrepreneurship/Maker Space, Early Learning (Daycare) Operations, Event Center, Commercial Kitchen and other community uses. Methods of payment for

improvements could be through grants, fundraising, and government assistance. It was noted the total cost of the projected construction is \$6,536,992.00.

Following Mr. Bickel's presentation, Sirk, who serves as a Board Member for the M.E.R.I.T. Center noted the need for custodial support for the building. It was shared that they had talked with the Drakes who had worked in the facility when the school held classes there and noted they would charge \$40 per hour. It was estimated the first time they needed to go through the entire building which would take 15-16 hours. After the initial cleaning, it would likely take 2-3 hours every other week. Councilman Coshow had received a call from a company in Fort Wayne that he could contact to get a second quote. Dyer made a motion for Director Colton to review the second quote and then he could decide which is the better offer, and move forward on getting the building cleaned. Seconded by Murray, the motion was adopted. Dyer then inquired from Bickel what could be done to get more apartments available in the City. Bickel informed him that he is aware of the lack of apartments and is something that the ACEDC is looking into.

Curt Witte, Building and Zoning Superintendent appeared before the Council regarding Prochamps to assist with Code Enforcement. It was noted Witte had emailed the PowerPoint and sample Ordinance he had received to each Councilman. Questions were asked regarding the monthly fee. It was noted that Prochamps keeps records of vacant properties, both residential and commercial. They keep track of every property on a daily basis. Witte has not been able to contact any other municipality using the program, which the Mayor will contact other communities and report back to Council. Fullenkamp had concerns about people needing to register and making monthly payments. Witte informed him that this is only for properties that are going into foreclosure, vacant buildings and empty lots. The purpose of this is to keep buildings from being empty and deteriorating. By consensus, it was decided to have a representative of Prochamps to set up a Zoom meeting, likely for the next meeting, on February 2nd, so they can answer questions.

Department Heads Input:

Don Bergdall, Civil Infrastructure Manager noted sewer repair work is continuing throughout the City.

Council Input:

Sirk commented that the East Monroe Street Sidewalk project is coming along nicely.

Coshow announced that the State of the City would be held at 11 A.M. at Riverside Center on February 8, 2021.

Clerk-Treasurer, Phyllis Whitright presented the Certificate of Appointments by the Mayor who has appointed Kevin McIntire to a four-year term on the BZA Board, and Joan Siefring for a four-year term on the Decatur Parks Board, and Dick Stimpson to a three-year term on the Decatur Parks Board. Dyer made a motion to make the appointments of Kevin McIntire, Joan Siefring, and Dick Stimpson a matter of record. Seconded by Coshow, the motion was adopted.

Murray made a motion to pay the claims against the City. Seconded by Dyer, the motion was adopted.

There being no other business to be brought before the Council, Dyer made a motion to adjourn. Seconded by Fullenkamp, the motion passed.

Adjournment was at 8:10 P.M.