

CITY OF DECATUR
COMMON COUNCIL MINUTES
FEBRUARY 6, 2018

The City of Decatur Common Council met on Tuesday, February 6, 2018 at 7:30 p.m. at City Hall in Council Chambers, 172 N. 2nd Street. The meeting was called to order by Mayor Ken Meyer. Roll call was taken to show Councilmen Craig Coshow, Matt Dyer, Tyler Fullenkamp, Scott Murray, and Wylie Sirk were in attendance. Also present were City Attorney, Tim Baker and Clerk-Treasurer, Phyllis Whitright.

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

The Clerk-Treasurer had emailed the minutes from the January 16, 2018 meeting. There being no corrections, Dyer made a motion to approve the minutes. Sirk seconded the motion. Motion carried.

A motion was made by Dyer to suspend the Council meeting for a Public Hearing regarding Water Rates and Charges. Seconded by Sirk, the motion was adopted.

Sirk made a motion to open the Public Hearing. Seconded by Murray, the motion passed.

Mark Sullivan and Steve Bender of Midwestern Engineering, and Jennifer Wilson and Craig Lotz of Crowe Horwath each made presentations to update the public of the processes that had been completed regarding the water utility improvement projects and the financial impact. Projects will be completed in two phases, the first phase will be done in 2018. Additional revenues needed total \$750,000, which water utility rates will increase 40% or for a minimum user will pay \$6.49. The second phase will be done in 2020. Additional revenues needed total \$680,000, which water utility rates will increase another 27% or for a minimum user will pay \$6.13. Jennifer Wilson of Crowe Horwath provided a survey of Water and Sewer Rates comparisons from other cities and towns. Mayor Meyer asked for any questions or comments from the public. There were many questions and comments for approximately one hour from the public, which were answered.

Sirk made a motion to close the Public Hearing. Seconded by Dyer, the motion was adopted.

Dyer made a motion to re-open the City Council meeting. Seconded by Sirk, the council meeting was re-opened.

Fullenkamp made a motion to make the legal notice for the Public Hearing a matter of record. Seconded by Dyer, the motion was adopted.

Notices were mailed on January 26, 2018 to all rate payers residing outside the corporate boundaries of the City for the Public Hearing on the Water Rate Ordinance. Dyer made a motion to make the affidavit of mailing of the notice a matter of record. Seconded by Fullenkamp, the motion was carried.

Ordinance 2018-2, an Ordinance amending Water Rates and Charges was next to be considered. There were no comments from the public, so Sirk made a motion to place Ordinance 2018-2 on its third reading by short title only. Seconded by Murray, the motion passed. City Attorney, Tim Baker read Ordinance 2018-2 by short title only. Sirk made a motion to adopt Ordinance 2018-2 on its third and final reading. Seconded by Dyer, roll call showed passage by a 5-0 vote. Mayor Meyer announced that Ordinance 2018-2 has been adopted.

Ordinance 2018-3, a Bond Ordinance authorizing the issuance of Waterworks Revenue Bonds not to exceed \$18,800,000 for the acquisition, construction, installation of extensions, additions, an improvements to the Waterworks system in two (2) phases was brought forward. Sirk made a motion to place Ordinance 2018-3 on its first reading by short title only. Seconded by Murray the motion was carried. City Attorney Baker read Ordinance 2018-3 by short title only. Sirk made a motion to pass Ordinance 2018-3 on its first reading. Seconded by Dyer, roll call vote showed a 5-0 passage. Sirk made a motion to place Ordinance 2018-3 on its second reading by short title only. Seconded by Dyer, the motion was carried. City Attorney Baker read Ordinance 2018-3 by short title only. Sirk made a motion to pass Ordinance 2018-3 on its second reading. Seconded by Coshow, a roll call vote showed 5-0 passage. Sirk made a motion to table Ordinance 2018-3 for third reading at the next regular meeting on February 20, 2018. Seconded by Dyer, the motion was carried.

Resolution 2018-2, a preliminary bond resolution of the Common Council authorizing the issuance of Waterworks Revenue Bonds for the purpose of procuring funds for certain Waterworks improvements was next to be considered. The City will procure a loan in an amount not to exceed \$18,800,000, in order to procure funds for the loan, the Clerk-Treasurer of the City is authorized and directed to prepare and issue and sell the revenue bonds in one or more series. Sirk made a motion to introduce Resolution 2018-2 by short title only. Seconded by Fullenkamp, the motion was carried. City Attorney Baker read Resolution 2018-2 by short title only. Sirk made a motion to adopt Resolution 2018-2. Seconded by Dyer, the motion was adopted. Mayor Meyer announced that Resolution 2018-2 has been adopted.

The remonstrance period has ended for the Bank of Geneva annexation. Sirk made a motion to make the proof of filing of Ordinance 2017-17, the annexation for Bank of Geneva was filed with the Adams County Auditor, Circuit Court Clerk, Board of Commissioners, and Recorder and the Washington Township Trustee a matter of record. Seconded by Coshow, the motion was carried.

Sirk made a motion to make a matter of record the Certificate of Appointment of Rev. Randy Rossman to the Decatur Housing Authority for a four (4) year term beginning on January 1, 2018 and terminating on December 31, 2021. Seconded by Fullenkamp, the motion was adopted.

Jeremy Gilbert, Operations Manager presented the Annual Review of the ADA Compliance Plan for 2017. He shared that eighteen (18) required ramps had been installed and that there has been one (1) complaint with corrections made with further improvements being scheduled for the spring of 2018. Sirk made a motion to make the Annual Review of the ADA Compliance Plan of 2017 a matter of record. Seconded by Fullenkamp, the motion was adopted.

Consideration of an ordinance capping the building permit fees as recommended by the Decatur Plan Commission, which the Board of Public Works and Safety members approved and recommended to Council to also approve was brought forward. Sirk made a motion to introduce Ordinance 2018-4, an ordinance to cap building permit fees at \$25,000 for large projects, on its first reading by short title only. Seconded by Dyer, the motion was carried. City Attorney Baker read Ordinance 2018-4 by short title only. Sirk made a motion to pass Ordinance 2018-4 on its first reading. Seconded by Coshow, a roll call vote showed 5-0 passage. Sirk made a motion to place Ordinance 2018-4 on its second reading by short title only. Seconded by Dyer, the motion passed. City Attorney Baker read Ordinance 2018-4 by short title only. Sirk made a motion to pass Ordinance 2018-4 on its second reading. Seconded by Coshow, roll call vote showed 5-0 passage. Sirk made a motion to suspend the rules and place Ordinance 2018-4 on its third reading by short title only. Seconded by Murray, the motion was carried. City Attorney Baker read Ordinance 2018-4 by short title only. Sirk made a motion to adopt Ordinance 2018-4 on its third and final reading.

Seconded by Coshow, a roll call vote showed passage by a 5-0 vote. Mayor Meyer announced that Ordinance 2018-4 has been adopted.

Members then discussed the building located at 108 W. Monroe Street on the northwest corner of First and Monroe Streets. Councilman Coshow had been working with the owner, Brian Chronister, to come up with a solution to demolish the unsafe building. It had been resolved that the city would tear down the building for a cost not to exceed \$25,000 and that Mr. Chronister would deed the land to the City if the bank releases the mortgage. A resolution of the Common Council expressing interest in purchasing the property in consideration of paying for environmental testing and remediation, demolition and disposal of the building not to exceed \$25,000 was presented. Sirk made a motion to introduce Resolution 2018-3, by short title only. The motion was seconded by Murray and passed. City Attorney Baker read Resolution 2018-3 by short title only. Sirk made a motion to pass Resolution 2018-3. Motion seconded by Dyer, the motion was adopted. Discussed was a possibility that there may additional expense to the wall that is left. City may have use of the wall for beautification or advertising, which an agreement will need to be drawn up if desired.

Sirk made a motion to table Ordinance 2017-15 once again, regarding liability for the Utilities Department invoicing City services. Seconded by Dyer, the motion passed.

Department Heads Input:

Jeremy Gilbert, Operations Manager shared the restrooms for the Madison Street Plaza were progressing and should be finished within a month. He noted 80-90% of the work was being done by City Employees.

Anne Butcher, Wastewater Superintendent shared there had been a kick-off meeting with American Structurepoint for the Wastewater Treatment Plant Clarifier Rehab. Project.

Council Input:

Murray noted the leaving of Krista Miller from Channel 33 News, wished her well, and noted she had been a great advocate for Decatur for the local television coverage.

Coshow announced that as he sought sponsors for the Thursday Summer Concert Series, he had extra sponsors and would like to add two (2) additional concert dates, June 28th, and July 12th. There was a motion by Dyer and seconded by Murray to accept the two additional concerts. The motion was adopted.

Clerk-Treasurer, Phyllis Whitright announced the final budget approval for 2018 has been received by DLGF, and no changes were made. She shared that Adams County was number 2 of the 92 counties to get final approval.

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 Murray, the motion passed.

Adjournment was at 9:07 P.M.