

CITY OF DECATUR
COMMON COUNCIL MINUTES
OCTOBER 18, 2016

The City of Decatur Common Council met on Tuesday, October 18, 2016 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 Cam Collier, Matt Dyer, Tyler Fullenkamp and Wylie Sirk were in attendance. Also present were City Attorney, Tim Baker and Clerk-Treasurer, Phyllis Whitright. Councilman Craig Coshow was absent.

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

The Clerk-Treasurer emailed the minutes from the October 4, 2016 meeting. There were no corrections. Sirk made a motion to approve the minutes. Dyer seconded the motion. Motion carried.

Salary Ordinances were then considered.

Collier made a motion to place Ordinance 2016-14 on its third and final reading by short title only. Seconded by Fullenkamp. Motion passed. City Attorney Tim Baker read the Ordinance by short title only. Collier made a motion to adopt Ordinance 2016-14 on its third and final reading. Seconded by Dyer. Roll Call showed passage by a 4-0 vote. Coshow being absent.

Collier made a motion to place Ordinance 2016-15 on its third and final reading by short title only. Seconded by Dyer. Motion passed. City Attorney Baker read the Ordinance by short title only. Collier made a motion to adopt Ordinance 2016-15 on its third and final reading. Fullenkamp seconded the motion. Roll Call vote showed passage by a 4-0 vote. Coshow being absent.

Kevan Biggs then made a presentation regarding funding which would include 16 lofts on Second Street, Decatur. The project would also include the demolition of the Schafer building and a parking area. For the funding, Biggs needs points and has put a package together that includes the Second Street lofts, Country Brook Apartments (needed improvement at \$45,000 for 48 units), and 25 new homes in a blighted area in Fort Wayne. He noted the Decatur Second Street projects had originated in the original Stellar proposal. He is asking for a contribution from the city to maximize every point possible for him to receive the funding. He noted a contribution from the city of \$275,000 to demolish the Schafer building which would result in a \$312,813 recognized value for the city.

Several questions were asked and it was noted that Biggs Management would market the facilities. Biggs shared that Goshen, Indiana had 30 lofts with a waiting list from the beginning. If the proposal is accepted at the state the demolition would probably be a year away. However, Biggs felt if the proposal was accepted the time lines might be varied in case of an emergency such as the demolition of the Schafer building which is in extremely unsafe condition. It was noted the closing for the Schafer building will be on October 19, 2016 and the City will be boarding up the building for safety reasons as soon as possible.

It was noted the funding was not a grant for private investments and a state agency sets the rules and guidelines for the federal credit provided to the state.

Collier made a motion to provide a letter from the city that does the following as requested by Biggs: 1) pledges support to the project in the amount of \$275,000.00, 2) the city authorized the development team to demolish the Schafer building no sooner than the 3rd quarter of 2017, 3) that the city enter into a long term lease agreement for the western portion of the Schafer lot to be used for parking and green space for the residential artist lofts community, and 4) that the City allow the development team to construct a city approved parking lot on the western portion of the Schafer lot. Sirk seconded the motion. Roll Call vote showed passage by a 4-0 vote, Coshow being absent.

Input from Department Heads:

Roger Gage and Mayor Meyer had attended a celebration in recognition of the 30th year of the Maumee River Basin Commission.

Jeremy Gilbert noted leaf collection is to start on Monday, October 24, 2016 and will go to December. He also noted he has plans to set up a meeting with INDOT regarding the recent grant the city received for 5-Points.

Bill Karbach, City Code Enforcer noted he received information of several chicken coops going up in residential areas. He noted it is illegal to house chickens within the city limits. He also apologized if he had offended anyone regarding his comments about Bunge at the October 4, 2016 meeting. He stated he did not mean it as it sounded.

Community Coordinator Melissa Norby noted that next week is recycling pickup. She shared that the crew often had trouble deciding if receptacles were trash or recycle material for those not using the Decatur marked totes. Stickers to identify the recycle receptacles will be left by those collecting during the week. Citizens are urged to use the stickers to make the job easier for those collecting the materials.

Council input was then sought.

Collier noted some things need to be cleaned up with the Depot such as parking, signage for parking, cleaning, and establishing a non-reverting fund. The facility is now be rented and there needs to be a place to put the funds. An ordinance is needed.

Clerk-Treasurer Phyllis Whitright noted the remonstrance period was over for the annexation of the Adams County Correctional Facility/Miller Farm Property, and the ordinance has been recorded, and appropriate parties were notified. Sirk made a motion to make the recorded ordinance and proof of filing a matter of record. Dyer seconded the motion. Motion carried.

A motion was made by Fullenkamp and seconded by Dyer to allow the claims as presented. Motion passed.

There being no other business to come before the Council a motion was made by Dyer and seconded by Sirk to adjourn. Motion passed. Adjournment was at 8:56 p.m.