

CITY OF DECATUR  
SPECIAL MEETINGS  
BOARD OF PUBLIC WORKS & SAFETY  
& COMMON COUNCIL  
MAY 10, 2011

A Special Meeting of the Board of Public Works & Safety and the Decatur Common Council met on Tuesday, May 10, 2011 at 5:30 p.m. at City Hall in Council Chambers. The meeting was called to order by Mayor John Schultz. Roll call was taken to show Councilwoman Barb Engle, Councilmen Charlie Cook, Bill Crone, Matt Dyer, Councilman/Board of Works member, Ken Meyer and Board of Works member, Bill Karbach were in attendance. Also present was City Attorney, Tim Baker and Clerk-Treasurer, Phyllis Whitright.

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

The meeting was called to order by Mayor John Schultz. The Special Meeting was properly posted at City Hall and emailed to the Decatur Daily Democrat and The Journal Gazette. Cook made a motion to suspend the minutes from the previous meeting until the regularly scheduled meeting on May 17<sup>th</sup>. Dyer seconded the motion. Motion carried. The Special Meeting was held for both Board of Works and Council members to discuss proposed expansion plans.

Cory Miller from Schenkel Shultz Architecture and Tim Ehlerding of Michael Kinder & Sons, Inc. presented proposed drawings and estimated cost for renovation options for the Decatur Police Department. The estimated costs did not include the purchase price of buildings, or any soft cost such as; furniture, office equipment, etc. Option 1: purchase Welfare building on Bollman Street; renovate and add an additional building to existing site, estimated cost \$480,000. Option 2: purchase Macklin building on 1<sup>st</sup> Street and renovate, estimated cost \$900,000.

Project 2: Renovation of City Hall with a new council room building, purchase and demolish building on the corner of 2<sup>nd</sup> & Monroe Street, estimated cost \$1,512,760.

Option 3, proceed with joint venture with Adams County on Madison Street to construct a new building for the Police Department and City Hall, estimated cost \$2,140,000.

Mayor Schultz explained if the projects are under \$2 million, then the projects wouldn't be subject to a referendum. The Mayor would like to do these projects in stages to keep from raising property taxes. He suggested starting with the Police Department first, by buying the welfare building and adding on to the existing building, and budgeting the police project to be paid off in three to four years. Then start the renovation of City Hall. He definitely would like the City to purchase the building on 2<sup>nd</sup> and Monroe Street, for future expansion plans for the City and to control the site. The Mayor then asked for each member to give their opinion of what they would like for the City to pursue.

Councilwoman Engle agreed renovation is needed for both City Hall and the Police Department. Engle suggested if a new building is constructed on 2<sup>nd</sup> and Monroe Street, it would be best to use the upstairs for offices in the new building rather than remodel the upstairs at the current City Hall.

Councilman Cook worked at the current location for the police station when he was a City police officer, and wanted the City to build a new police station on 7<sup>th</sup> Street back then, but the administration didn't agree in doing that at that time. For the cost, Cook considered the welfare building for the police station more than the Macklin building. He also would buy the building on the corner of 2<sup>nd</sup> & Monroe Street, and use the second floor for offices. Cook suggested possibly adding a walkway from the current City Hall to the new building.

Councilman Meyer agreed buying and demolishing the building on the corner of 2<sup>nd</sup> & Monroe Street. Meyer was more in favor of a new building on 7<sup>th</sup> Street, but couldn't see putting money in the current building for City Hall, due to the location and also the parking issue. Meyer suggested to possibly relocating City Hall to Riverside Center. Meyer was not in favor of a referendum, and had concerns with the City's finances to do these projects.

Councilman Dyer would like the City to go in with the County on their Superior Court renovation project on Madison Street, which would go to a referendum in 2012. Dyer would also like to see the City purchase and demolish the building on 2<sup>nd</sup> & Monroe Street. Dyer suggested building a new police department on 7<sup>th</sup> Street and/or purchase the buildings on 1<sup>st</sup> Street as part of the Comprehensive Plan. He suggested building new facilities, if the cost is comparable to renovating.

Councilman Crone also agreed in demolishing the building on the corner of 2<sup>nd</sup> & Monroe Street, but had concerns of the City's shrinking fund balances, and having department heads hold off in spending. Crone didn't want to make any commitments nor increase property taxes at this time. Crone would still like to provide raises for employees since they haven't receive a raise in 2010 or 2011. Crone favored a new building on 7<sup>th</sup> Street. He also questioned how costly it could be to remove the electrical poles at the welfare building site.

Councilwoman Engle excused herself from the meeting to attend another meeting.

The Board of Works and Council members discussed options to fund these projects either with CEDIT, CCD funds or to borrow the money locally, or purchase bonds.

Mayor Schultz asked for any comments from the public. Cam Collier commented that 2012 is a long time for the referendum to take place, but a good time for the vision to be presented to the public. Collier agreed purchasing the building on the corner of 2<sup>nd</sup> & Monroe Street for future planning for the City.

Councilman Dyer asked Cory Miller his experience with City/County building projects. Miller replied that it's not an easy process and funding can be an issue.

Another comment from the public was from Rob Noetzel who asked what the City's plans are for the current police station. Mayor Schultz informed Noetzel the City would not sell the building, since the City owns the whole block. The building will probably be used for the Parks Department. Board of Works member, Bill Karbach added the Water Department is in need of another building too. Noetzel encouraged the City Administration to go in with the County on their proposed expansion plan with Superior Court. Noetzel realizes that Adams County residents will have to pay for this, but it is something worthwhile. Noetzel added that the public's perception is if the City makes improvements away from downtown, they are abandoning downtown. Mayor Schultz remarked the Police station has never been downtown, and he is in favor of keeping City Hall downtown.

After all the discussions and comments, Councilman Cook would like for the public to decide if they want these projects completed. If the people of Adams County vote against the referendum, then the City will go with the other options. Cook made a motion to go in with the County on their renovation project on Madison Street, Dyer seconded the motion. Cook, Crone, Dyer, Karbach and Meyer voted in favor. None opposed. Engle was not present to vote. Motion carried.

Mayor Schultz will report to the County at their May 4<sup>th</sup> meeting, the Board of Works & Council member's decision.

There being no further business, Dyer made a motion for adjournment. Meyer seconded the motion. Motion carried. The meeting was adjourned at 7:15 p.m.