

COMMON COUNCIL

JUNE 2, 2014

7:00 P.M.

Mayor Randy Strasser opened the meeting with leading all present in the pledge of allegiance to the flag.

Roll call was given and the following council members were present: Carolyn Pearson, Dick Traeger, Brian Garrison, Nelson Smith and John Bennett.

NEW BUSINESS:

Airport: Lori Curless of NGC and John Gingrich, President of Delphi Airport Board, presented a proposal for the construction of a new hanger financed by Security Federal. The board took bids and the low bid was \$426,000. The loan will have an interest rate of 5.125 set for 7 years. After the 7 year time period it can increase no more than 2%. Only airport revenue will be used to repay this loan. The current rent on existing hangers with proposed rent will make the payments. There will be a reimbursement from FAA and INDOT during 2017-2020. John Bennett questioned what would happen if the airport could not make the payments. Lori stated the financials are good and there are also reserve funds in the Rotary Fund. Dick Traeger questioned how safe is it to rely to FAA reimbursements. Lori responded it has always been there since she has been working with airports. Carolyn Pearson made the motion to approve Resolution 2014-4 for approval of the loan contract. Dick Traeger seconded the motion with a stipulation of 5.125% interest and for 25 years. Four council members voted aye and Brian Garrison voted nay. Motion passed.

Zimpher Update: In the near future the council will be asked to give final approval for the addition. In the meantime they have been to the drainage board, area plan and consulted with the street department as well as the water and sewer department. Water and sewer lay outs have been completed. The good news is through this process they have saved some money and will be able to do curbs in the addition. It is planned to see building start this late summer. Through planning they will reduce the amount of water that runs across the area. The first to be built will be senior condos. Rick Acheson, visitor, questioned where the sewer line will be. Mark noted it will be at the end of Masonic St. to North St. and over the hill. Mark will return after final approval from the drainage board and area plan and then it will be time to get the gold shovels out and have the grand opening.

Declaratory Resolution -2 establishes an area for economic development. Kellar needs this in order to move forward through the development process. Additional income of approximated \$150,000 will come to the city through this housing development. Carolyn Pearson made the motion to approve Declaratory Resolution 2014-2. Second by Nelson Smith. Motion carried. (5-0)

North Market St. – Polk St.: It will be necessary to go through the process to abandon a storm line and easement. Carolyn Pearson questioned what has brought this need to the city. Brock Dawson, city attorney, noted it is clouding the title and has to be removed so Kellar can purchase.

Request for special exception: Kathy Mylet from Area Plan noted she had received this information this week and will advertise and hopefully have this agreed to this month. The setbacks and

Police: Steve Mullin reported work is ongoing on the agreement for the SRO officer. Steve reported the Prosecutor's office is buying a laptop for the police department and Steve plans on buying an additional laptop out of his budget. Steve stated he was working towards a rotation of police cars to help eliminate the constant repair bills and the BOW has approved the purchase of a new car.

Fire: Darrell Sterrett did not have a formal report but did state a breathing air system has been ordered and expected by the end of the month.

Community Development: Kevin Kologinsky reported the freedom bridge is coming along and could possibly be finished by the end of July. The Floodgate grant is getting stale. There will be a team meeting for the facades. Two owners have dropped out and that will leave 32 owners participating in the program. Cobblestone Hotel will be contacting the public with a local survey. They are very interested in development in our area. They could look for \$100,000 from investors. Mayor Strasser thought maybe one or two investors could handle the project.

Clerk: Leanne reported budget time is here and we will need to get organized as her first meeting with DLGF is set for August 15<sup>th</sup> at 8:30. Leanne will have to have approved budgets as well as forms filled out in gateway for the DLGF rep.


Area Plan: John Bennett did not have a report.

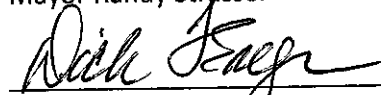
Mayor: Mayor Strasser reported he has been in touch with the Corps of Engineers requesting assistance in addressing flooding problems in Delphi. There is a possibility of a feasibility study and possible plans and specifications. We will have to look at our cost if the Corps of Engineers takes on this project. Mayor Strasser feels we will hear within 3 to 4 months if they agree to the project.

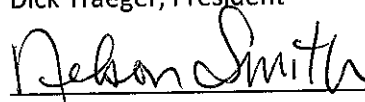
The minutes from the meeting held on May 5, 2014 were presented for approval. Carolyn Pearson made the motion to approve. Second by Dick Traeger. Motion carried. (5-0)

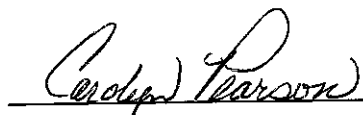
Jerry Weaver, visitor, stated he lived on Cook Street and had filed a claim with our insurance company from flooding issues in April. At the present time he has been notified EMC Insurance is doing a survey but he does not know what the survey is for. Brock Dawson, city attorney stated we could not discuss this at a public meeting since Mr. Weaver had filed a tort claim. Jerry Weaver stated he wants the city to buy his home. Mr. Dawson again stated the case could not be discussed publicly and he would be glad to meet with Mr. Weaver at any time. Rick Acheson stated he also wants his home bought by the city. Mr. Dawson asked both individuals to call and arrange a meeting.

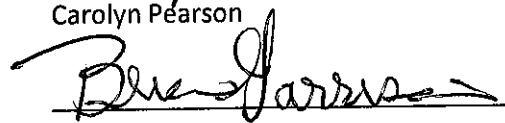
Meeting adjourned at 9:20 P.M.

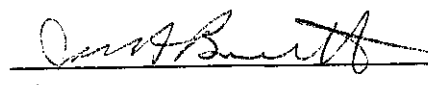
  
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Mayor Randy Strasser

  
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Dick Traeger, President

  
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Nelson Smith

  
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Carolyn Pearson

  
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Brian Garrison

  
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John Bennett