

COMMON COUNCIL

JULY 6, 2015

7:00 P.M.

The meeting was called to order by Mayor Randy Strasser. The pledge of allegiance to the flag was given by all present.

Board members present were: Brian Garrison, Richard Traeger, Carolyn Pearson and John Bennett.

Minutes from the meeting held on June 1st, 2015 were presented for approval. Carolyn Pearson made the motion to approve the minutes as presented. Second by John Bennett. Motion carried. (4-0)

OLD BUSINESS:

Jacob McCellam of Bose McKinney, addressed the council for the second reading of the ordinance for the refinancing of the 2000 water bond. The interest rate could range from 2% to a rate not to exceed 6.25%. At the present time, the 2000 water bond is at 4.75%. Their hope is to be able to price in the next couple of weeks and able to close in August. Tyler Blake of Umbaugh, our financial advisors, noted we will be saving \$11,000 per year if we obtain the right interest rate. That would mean a total savings of \$293,000 would be possible. Richard Traeger made the motion to approve Ordinance 2015-3 Water Bond Refinancing on second reading. Second by John Bennett. Motion carries. (4-0)

NEW BUSINESS:

Chris Newman, former park board member and at present volunteer, brought a written report and stated her evaluation of the park and street department as well as her recommendations. The purpose of her evaluation is to make the park department more effective as well as save the taxpayers' money. Considering the park department has 2 full time employees and 1 part time worker, the need for a supervisor and a foreman is not needed. The park department is busy during the summer mowing season but very little demand is placed on the park department during the winter season. Restructuring the employees would produce a savings. The park department is mowing the canal center, stone barn, cemetery, and water well fields. If these areas were eliminated from the park schedule, the mowing of city parks would be easy to accomplish and with less help. Mrs. Newman did not feel city employees should be used to mow outside of city property. Mrs. Newman stressed the report she had prepared was not expected to be acted on but she did realize we were approaching budget time and felt all this information she compiled could be useful to the council members. Carolyn Pearson thanked Mrs. Newman for the time she spent on her evaluation. Carolyn also noted her appreciation of Mrs. Newman's continued volunteer work at the park and is pleased with her volunteer efforts with the plantings around the city building.

Shawn Cain of KIRPC announced OCRA has announced available money for both the Opera House and the Façade Project. This money comes from other communities that did not use all of their funds and therefore can come to the City of Delphi. The Opera House will receive \$65,000 dollars and no match

from the city. The Facades will receive \$140,000 with no match from the city. The Opera had a budget of 4.275 million and at the present time is \$22,000 over budget.

Anita Weirling stated this extra money is a wonderful gift. One of the items, indoor shutters originally used to darken the room, can now be purchased.

Richard Traeger made the motion to approve Resolution 2015-1 Stellar Façade Modification in the amount of \$140,000. Second by John Bennett. Motion carried. (4-0)

Carolyn Pearson made the motion to approve Resolution 2015-2 Stellar Opera Modification in the amount of \$65,000. Second by John Bennett. Motion carried. (4-0)

Laura Walls of Economic Development brought a new contract for the city. Our current contract expires on 7/15/2015. The new contract is population based and a rate of \$10.50 per person and our rate will remain the same as the last four years. Laura noted the addition of New Can to our operating businesses. REMC will be moving to the HHH Industrial Park. Another project is looking at 2 five acre lots. Mayor Strasser has been working with Laura and a company planning on purchasing the P&R property. Governor Pence is working with regional cities to entice young, educated individuals back to Indiana. Lafayette is applying and will need to reach out to other communities to join in their effort. Delphi would like to be able to work with Lafayette in this process.

Carolyn Pearson made the motion to approve the amount of \$30,335 toward the budget of Economic Development. Second by John Bennett. Motion carried. (4-0)

Richard Traeger made the motion to approve the four year contract with Economic Development from, 7/2015 to 7/2019. Second by John Bennett. Motion carried. (4-0)

Mayor Strasser noted the three appointed to the EDC board are: Bonnie Maxwell, Richard Traeger and Joe Mayfield.

DEPARTMENT HEAD REPORTS:

Aaron Lyons reported his department had been kept busy with minor flooding. There is an issue with the septic tank at the park. Aaron noted he would like an ordinance addressing the issue with people jumping off the suspension bridge. If signs are put up to stop this practice, they will be unenforceable by the police department due to no ordinance on the books. Even with high water, this has continued to be an issue. Richard Traeger agreed with Aaron as well as other council members. It was decided that Brock Dawson will draw up an ordinance and bring back to the council. Richard Traeger thanked Aaron and his men for quick response and clean up of down trees from the last storm.

Craig Myers reported the repair of 4 water leaks. There had been issue with wells due to power outages. Allen George is working on service lines along with Milestone working and F&K is coming back to finish some little items.

Kevin Kologinsky, Community Development, reported on the following grants:

Opera House and Facades to receive extra funds.

Interurban Trail has been offered to INDOT as a postponed project. The appraisal has been done on the Logsdon property by the Little League Park and 2 other small parcels and an offer has been made.

Owner Occupied Housing is waiting on IHDA to clear phase I and paperwork has changed and a new application will be needed for phase II.

John Bennett questioned about the utilities in the alley behind the Opera House. Mayor Strasser noted the alleys will be addressed as our work continues downtown.

John Bennett questioned the situation with blight homes. Kevin stated he is trying to work with the bank on the Franklin St. property and has continued to work with Mr. Griffith clearing up ownership. Brock Dawson suggested an offer should be given to the bank for the Franklin St. property for \$6,000 dollars. Carolyn Pearson made the motion to offer \$6,000 for the property located at 615 E. Franklin St. Second by John Bennett. Motion carried. (4-0) Kevin stated Mr. Griffith has paper work to show ownership but the recorder's office shows the owner to be Silver Sparks Property. There is \$1,700 dollars in back taxes for the property on Union St. The council agreed more information is needed and then an offer can be made to Mr. Griffith.

Dick VanSickle reported the high water situation at the plant. One of the pumps is in the repair shop. There has not been any water out of the manholes on Water St. A small, correctable problem developed on Mill St. For the first time, there have been no lost solids at the plant.

Steve Mullin gave council members a written report. Steve also noted there are issues with issuing parking tickets with downtown construction but this is a no win situation for his department. If they do not write tickets, business owners complain and if tickets are written, there are complaints.

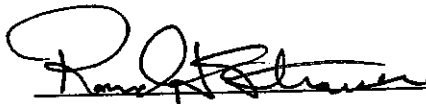
Darrell Sterrett reported their specs for a new fire truck is going to bid and the bid award will be on the 30th of July.

Krista Watson, Delphi Chamber, questioned if water and trash removal for the Old Settlers Celebration will be handled as in the past. Mayor Strasser assured it will be done.

Mrs. Watson questioned if there was a conflict of interest with Richard Traeger serving on the board for EDC. Mayor Strasser stated no money is involved and therefore a conflict does not exist.

Larry Jenkins questioned if Mayor Strasser has been in touch with INDOT concerning the building previously owned by Family Services. The Legion is interested in this building. Mayor Strasser stated he does not have any update to offer.

Anita Weirling extended an invitation to anyone who has not been through the Opera House is welcome to come through Thursday evening at 6 PM or call her if there is a better date and time to take the tour.
Meeting adjourned




Mayor Randy Strasser



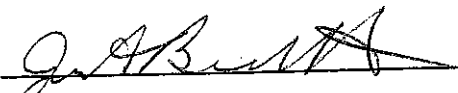
Richard Traeger, President




Carolyn Pearson



Brian Garrison



John Bennett



Leanne Aldrich, Attest