

**NEW WHITELAND TOWN COUNCIL
SEPTEMBER 4, 2024
MEETING MINUTES**

Town Council President John Perrin opened the meeting at 5:00p.m. with the pledge to the American flag. Council members present were John Perrin, John Schilawski, John Purdie, and Chad Waltz. Also present were Clerk-Treasurer Angela DeVoss and Attorney Lee Robbins. Councilman Purdie offered the opening prayer. Councilman Combs was absent.

MINUTES

Councilman Schilawski moves to approve the minutes of the August 7th regular meeting and is seconded by Councilman Purdie. **Vote 4 affirmative.**

TREASURER'S REPORT

Clerk-Treasurer DeVoss presents copies of the September 4, 2024 Fund Report and Docket for approval. Councilman Purdie moves to approve and ratify the September 4, 2024 Fund Report and Docket and is seconded by Councilman Waltz. **Vote 4 affirmative.**

2025 BUDGET HEARING

Council President Perrin opens the Public Hearing at 5:02pm. Clerk-Treasurer DeVoss shares that she gave each Councilmember a packet with the 2025 Budget documents early last week. Perrin asks if there are any questions or proposed changes and notes that we will be having our department head budget workshop next Wednesday, September 11th, at our Special Meeting. Bob Matthews, 1051 Hilltop Commons, asks to see a copy of the budget. Being no further questions or comments the hearing is closed at 5:05pm. This will be placed on the October 2nd agenda for adoption and approval.

PUBLIC HEARING

Council President Perrin opens the Public Hearing at 5:06pm. Clerk-Treasurer DeVoss explains that the additional appropriation is to increase the Cumulative Capital Development appropriation to cover the cost of the 2 police cars, the outfitting for the 2 police cars, and the new radios for the fire department this year which were paid out of the Cum Cap Fund. These expenses cost more than what was appropriated into the 2024 Budget. Attorney Robbins explains that it is money we have. It just wasn't all appropriated to spend. Being no other questions or comments the hearing is closed at 5:07pm. Attorney Robbins has noticed the newspaper of tonight's public hearing and prepared Resolution 2024-05 which will be introduced tonight under Legislative Business.

OLD BUSINESS

Sign for Tot Park

Councilman Schilawski asks again about the sign for Tot Park at Tracy Road and Ashland Avenue. Public Works Superintendent McCauslin states that the sign has been ordered.

NEW BUSINESS

Advanced EMT Program & ALS Update

Fire Chief Curin shares that we currently have first responders, which have basic EMT training. Everyone on the department is an EMT. The next level is Advanced EMT, which includes the ability to administer some medications. The next step is the paramedic level. Three members have recently gone through the Advanced EMT class and received certification. Chief Curin plans to send more to the class next year as long as funding is available. The idea is to be able to provide another level of care in extreme scenarios while they are waiting on the ambulance to arrive. Our ambulances usually come from Bargersville, Greenwood, or Franklin. This certification gives us a head start on treatment in extreme cases. He shares this is one of the

reasons for the increase in his 2025 Budget for EMS supplies because they will need to order the medications that they are now permitted to administer.

In order to list our department as Advanced Life Support (ALS), we are required to meet certain criteria. ALS is an official certification the county gives to units that meet the criteria. Fire Captain Curtis Huffman has been working with the Johnson County Health Department for that certification. Our current status is EMS Non-Transport. With the recent Advanced EMT certifications we will upgrade to ALS Non-Transport because we do not have an ambulance. Council President Perrin asks if these improvements help our Insurance Services Office (ISO) rating and Chief Curin shares that it does. He states that the Fire Department just had their audit this year for the ISO. It's done by a third party and they grade Fire Departments on various topics.

ESO Reporting Software

Fire Chief Curin shares that the software the Fire Department has been using is a free software program that the state provides. It is not very user friendly and is cumbersome to navigate. Also, there are plans to phase it out at some point. The ESO reporting software is designed for the types of calls they receive. This upgrade is being considered in conjunction with the ALS program mentioned earlier. Now that they are able to administer more medications with ALS certification, they will need to be able to report dosages instantly and accurately in a system that is user-friendly and efficient. With repeat calls, the ESO software stores information so that responders have all previous information available. The software is compatible with monitors that will be monitoring cardiac activity. When a medic arrives on scene the information can be transferred automatically as all the medics in the county are already using this software. Data can also easily be sent to hospitals. The current software requires that one person write a paper report and give a carbon copy upon transport to the medic. The medic then has to enter that information into their software. The ESO software will help everything transfer over automatically. The I Am Responding software that the department already uses is compatible with the ESO software. Chief Curin states there is an increase to the Fire Department's 2025 budget to cover the annual fee of this software.

Duke Grant Information

Fire Chief Curin shares that Fire Captain Steve Wire took the initiative to look for grants and found a Duke Safety Grant the department can use. He inquired about it and applied and qualified. The Fire Department submitted a quote for 8 ballistic vests the department was wanting and the grant will cover that entire expense.

Advance Payments / Proctor Park Project

Clerk-Treasurer DeVoss describes that there was a recent invoice from Natural Stone Creations for the Proctor Park memorial project. Regulations require Council approval of claims and receipt of items prior to payment. A recent change to Indiana Code (5-11-10-1.6) in 2023 allows for certain payments under certain circumstances, and no more than 50% of the total cost, to be paid prior to receipt of items. Those advance payments still require Council approval. Attorney Robbins explains the changes to the IC to Council which allows payments in a more responsive way. He explains that because we have donated funds set apart for the Proctor Park memorial project and vendors offering services at a discount for this cause, it will be beneficial for the Town to be able to make those payments more quickly. The request is that Council would authorize the Clerk-Treasurer under the parameters of the amended IC to make advance

payments for the Proctor Park memorial project. Councilman Waltz moves to approve advance payments as described for Proctor Park and is seconded by Councilman Schilawski. **Vote 4 affirmative.**

Phone System

Utility Superintendent Matt Gillock has been looking into options for the Town's phone system. Our IT company, Wright Tech, uses Ring Central, which is one of the options in consideration. Ring Central would cost almost 40% less than what we are currently paying to MetroNet. We received an email recently stating that the equipment we currently have will soon be out of date and unsupported which does necessitate looking for replacement. Councilman Purdie shares that the bank he works at started using Ring Central last year and they have been happy with it. Council states that they would like Supt Gillock to proceed with getting more information and considering this option.

Outfitting for Durango

Fire Chief Curin shares that he received the invoice from Move Over Outfitters for the outfitting of the Durango. It came back at \$183.42 more than quoted. The quote was given in November of 2023 and some of the costs went up since then. The original purchase order was from ARPA funds and he asks if the difference should come out of ARPA funds or the Fire Department's budget. Clerk-Treasurer DeVoss shares that the Fire Department did not use all of the ARPA funds they originally requested and there is an excess in their department expenses of around \$19,000. Councilman Schilawski moves to approve the extra \$183.42 to be paid from ARPA funds and is seconded by Councilman Waltz. **Vote 4 affirmative.**

LEGISLATIVE BUSINESS

Resolution 2024-05

Additional Appropriation, Cumulative Capital Development Fund

Resolution 2024-05 was introduced during tonight's public hearing. Councilman Purdie moves to approve Resolution 2024-05 and is seconded by Councilman Waltz. **Vote 4 affirmative.**

Ordinance 2024-04

Transfer Ordinance

Clerk-Treasurer DeVoss presents the transfer ordinance on final reading and explains. Councilman Purdie moves to approve Ordinance 2024-04 on final reading and is seconded by Councilman Schilawski. **Vote 4 affirmative.**

OPEN TO THE PUBLIC

Rejeana Luttrell, 829 Westview Drive, attended some previous meetings and shared concerns with the condition of some of the homes in her neighborhood. She states that some of the homes have improved for the better and some have gotten worse. She shares that she has contacted the Compliance Officer and he has been working on things.

Bob Matthews, 1051 Hilltop Commons, asks about the annexation petition. Council President Perrin shares that is the topic of the public hearing that will occur at 6pm. Mr. Matthews asks about the location of the annexation. Council President Perrin states that annexation procedures have changed a lot in recent years and the one in consideration tonight is not the area that Mr. Matthews was concerned about. Mr. Matthews also asks about Tracy Road and said he noticed there have been recent road projects for patching. He states there are still a lot of pot holes.

Meeting is adjourned briefly to reconvene at 6pm for the public hearing.

PUBLIC HEARING

Council President Perrin opens the Public Hearing for the Annexation Petition at 6:00pm. Attorney Lee Robbins explains that we have a petition for the annexation of the property surrounding the Wastewater Treatment Plant (WWTP) at Sawmill and Whiteland Road. Lennar and Ryan Homes both have an interest in the property there and are proposing a planned unit development that will be the subject of the Plan Commission meeting later tonight. Tonight, the request before the Council is to consider annexing the property which is the subject of the petition to actually make it a part of the annexed territory of New Whiteland. Under the current annexation legislation there is a requirement that the owners of the property request annexation or consent to it. The owners of the property, Gradison Land Development, are the petitioners. Almost everything around the property is already New Whiteland. There is no action for Council to take tonight. The public hearing meets a statutory requirement to make the public aware and give them an opportunity to ask questions or make comments.

Adam Mears, Gradison Land Development, 6330 E. 75th St, Indianapolis, speaks regarding the petition for annexation. The western portion of the property is under contract with Ryan Homes and the eastern half is under contract with Lennar. Gradison Land Development will be the purchaser of the ground, will develop the project with any horizontal improvements and sell lots to the homebuilders. Mr. Mears sees this as a good opportunity to provide various types of housing options in the area. The assessed value of the property is currently \$800,000. Once it is developed, they estimate an assessed value of \$135,000,000 which is a significant growth.

Councilman Schilawski asks about the plan around the WWTP. Mr. Mears states he was on site last week and looked around. He shares it's Gradison Land Development's job to develop the land right and make it look great. He recognizes they will need to take care of buffering that area. He spoke with Public Works Supt. Duane McCauslin and Utility Supt. Matt Gillock about a possible shared expense of upgrading the fence around the WWTP. They also discussed some mounding with trees on top.

Councilman Schilawski asks if the Town will be limited as to being able to expand the WWTP in the future, if necessary. Mr. Mears says that won't be an issue. There have already been discussions on this topic with Supt. McCauslin and Supt. Gillock and Town Attorney Robbins. Gradison Land Development is buying some of the land that is out in front and they have discussed deeding that part of the land to the Town to allow for potential expansion. Supt. Gillock shares the results of the capacity study that GRW conducted. The study found that we have plenty of room for expansion even with the development of the surrounding land. GRW provided a layout of another expansion giving roughly another 500,000 gallons if we need. With what Gradison is offering to deed to the Town, they plan to use it for an area for materials storage.

Councilman Purdie asks for the homeowners who build around the WWTP, if the Town later decides to expand, if they are able to remonstrate against the expansion. Attorney Robbins states that ultimately, they can remonstrate. However, any residential property located within 500 feet from the property line of a WWTP has to be made aware of their proximity in the purchase which will include a deed restriction. It does not strip them of their right to remonstrate but is a

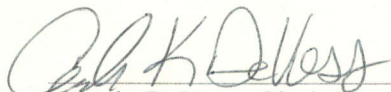
requirement for those lots to be sold that they are made aware they are within the stated proximity to the WWTP.

Being no other questions or comments the hearing is closed at 6:34pm.

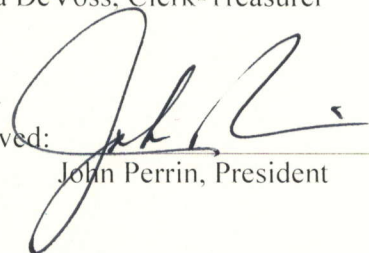
Attorney Robbins explains the potential process. The Plan Commission will be presented with a concept plan to consider in their meeting which will be immediately after tonight's Council meeting. The Plan Commission will make a decision regarding the concept plan, either recommending the Town Council to approve or disapprove it. The Council will then take action at a future meeting. If they approve it, then Gradison would file their preliminary plat, which is a more detailed concept plan. That preliminary plat would go to the Plan Commission to consider. At the same time, they would also be asking the Plan Commission to rezone that area as a PUD so that the zoning and plating are presented at the same time. Their recommendation will come before the Council, either favorable or not. If Council approves it, they will adopt a PUD ordinance which will have the effect of approving the design of the plat which will have conditions and commitments of development. Attorney Robbins suggests that Council add to the September 11th Special Meeting agenda a consideration of the concept plan decision which the Plan Commission will make tonight.

Being no further business, the meeting was adjourned at 6:48pm by Council President John Perrin.

Respectfully submitted,



Angela DeVoss, Clerk-Treasurer

Approved: 

John Perrin, President