

Town of Roann

Meeting Minutes

8 March 2016

I. Call to order

James Pell called to order the regular meeting of the **Town of Roann** at **7:00 p.m.** on the **8th day of March**, in **Roann Town Hall**.

II. Roll call

The following persons were present: James Pell, Richard Morris, Susan Floor, Robert "M" Ferguson Jr., Bruce Shaw, Kristina Lynn, Steve Hicks, Keith Gillenwater and 4 citizens.

III. Approval of minutes from last meeting

The Town Council read the minutes from the last meeting, the minutes were approved as modified.

Open issues

- a) Robert "M" Ferguson Jr. reported he received opinion of probable cost of demolition (SME Assessment) done last year or year before from Barry Eppley. Kristina Lynn reported Robert "M" Ferguson Jr. was able to obtain an affidavit filed with the court in order to appoint the receiver for the school building. In there, Mike Howard mentions a letter that was sent to the Roann Family Recreation Center. Robert "M" Ferguson Jr. requested copy of the letter from Mike Howard and in the letter that was sent to the owners determined the building unsafe and ordering demolition within 25 days. A hearing was scheduled February 6, 2013 and nothing has been followed up on since then. The opinion of probable cost for the Roann School ranges from \$230,000.00 - \$ 318,000.00 for demolition contingent on unknown findings. Kristina Lynn will do a follow up letter regarding the Roann School looking into the process of what has been done and where to go from here.
- b) Kristina Lynn states she has the ordinance establishing the Town Marshall position that follows Indiana code for Town Marshall position. Rick Morris made a motion to waive the first reading and approve the second reading adopting the ordinance No.4, 2016. Susan Floor seconded the motion and the Town Council Voted in favor 3-0. Kristina Lynn also has the agreement for Sheriff Deputy to serve as Roann Town Marshall. Kristina Lynn reports Sheriff Land has not signed agreement yet due to the ordinance needs to be established for Town Marshall position first. Richard Morris made a motion to approve agreement with the Sheriff Department to have a deputy serve as Town Marshall. Susan Floor seconded the motion and the Town Council Voted in favor 3-0. Kristina Lynn will get with Sheriff Land for approval.
- c) Kristina Lynn states the agreement for Scott Siders has been modified to independent contractor and effective January 4, 2016. Susan Floor made a motion to approve the contract for Scott Siders for Water Treatment as private

contractor. Richard Morris seconded the motion and the Town Council Voted in favor 3-0.

- d) Robert "M" Ferguson Jr. reported receiving a quote from Jerry West Carpet and Floor Care from Wabash for the whole building for \$620.00. Richard Morris made a motion to accept quote from Jerry West for carpet cleaning whole building for \$620.00. Susan Floor seconded the motion and the Town Council Voted in favor 3-0.
- e) Robert "M" Ferguson Jr. stated nothing to report on masonry work. Town Council tabled the matter.
- f) Robert "M" Ferguson Jr. reported Kathleen Weissenberger is starting door to door March 9, 10 and also March 23 for the Income Survey for CDBG Grant. Robert "M" Ferguson Jr. stated he made up post cards and sent them out per Kathleen Weissenberger's approval. Robert "M" Ferguson Jr. also noted on the water bills and emails were also sent out. Two posters were also posted in town with Kathleen Weissenberger's picture on it. The Income Survey will continue until enough people qualify for the findings.

New Business

- a) Keith Gillenwater updated the Town Council with the progress of economic development in Wabash County.
- b) Robert "M" Ferguson Jr. reports a grant writer is needed for assistance to write the grant. Step one is to have Kathleen Weissenberger be our grant writer and would cost \$1500.00. Susan Floor made a motion to approve \$1500.00 contract agreement for Kathleen Weissenberger's assistance to write the grant. Richard Morris seconded the motion and the Town Council Voted in favor 3-0.
- c) Bruce reports water lines come to meter pit and for sewer lines come to street line. Kristina Lynn will draft ordinance for water and ordinance for sewer.
- d) Robert "M" Ferguson Jr. states approval is needed for our consent for Kathleen Weissenberger, Consultant LLC and Gary Ladd to conduct and transcribe minutes for the Town of Roann Public Hearing. Robert "M" Ferguson Jr. also stated there has to be two Public Hearings, the first Public Hearing is set up for March 23, 2016. Susan Floor made a motion to approve Kathleen Weissenberger and Gary Ladd perform the Public Hearing March 23 as a prelude to our grant application. Richard Morris seconded the motion and the Town Council Voted in favor 3 -0.
Robert "M" Ferguson Jr. had Kristina Lynn look over the Civil Rights Form No. 10. (Done by HUD). Manchester University offers services for translators and would need notified 7 days prior to meeting if a translator is needed. Richard Morris made a motion to adopt this policy for the Fore factor Analysis and Language Access plan for the Town of Roann. Susan Floor seconded the motion and the Town Council Voted in favor 3-0.
Robert "M" Ferguson Jr. reported the Fair Housing Ordinance 2002 is outdated for HUD and OCRA. Richard Morris made a motion to repeal the Fair Housing Ordinance November 12, 2002 and replace it with Fair Housing General Ordinance No. 3 and waive the first reading, proceed with the second

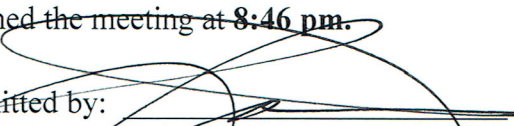
reading and approve the ordinance. Susan Floor seconded the motion and the Town Council Voted in favor of 3-0.

- e) Robert "M" Ferguson Jr. reported a piece of property owned by Duke Energy that is 1.7 acres for sale that we are trying to acquire, which has a lien for mowing last year. Robert "M" Ferguson Jr. stated that it will help in getting our chlorination project done.
- f) Bruce reports customer requested property at Park Avenue. Customer needs to get the property surveyed and we will need legal description of what is done. Bruce will need to be at the survey. Customer will occur the expenses.
- g) IACT Round Table is at Charlie Creek in April which is April Board Meeting night. The next board meeting will be Thursday, April 14, 2016. Robert "M" Ferguson Jr. will do follow up.

IV. Adjournment

James Pell adjourned the meeting at ~~8:46 pm.~~

Minutes respectfully submitted by:


Robert "M" Ferguson Jr., IAMC, Clerk/Treasurer

Minutes approved by:


James Pell, Council President