

Minutes and proceedings of the meeting of the Town Council of the Town of Hope, Indiana.

Be it remembered that the Town Council of the Town of Hope, Indiana held a called meeting at the Hope Town Hall in said town at 5:30 p.m. on June 19, 2018.

A quorum was declared present based on the presence of the following council members: Jerry Bragg (Vice-President), Clyde Compton, Ohmer Miller and Nellie Meek. Town Manager JT Doane and Clerk Treasurer Diane Burton was also present. Ed Johnson (President) was absent.

The prayer was given by Nellie Meek.

The meeting opened with the Pledge of Allegiance led by Jerry Bragg.

APPROVAL OF THE MINUTES

Minutes 3/20/18

Clyde made a motion for the approval of the minutes. Nellie seconded. Motion carries 4/0.

APPROVAL OF THE CLAIMS

Nellie made a motion for the approval of the claims. Clyde seconded. Motion carries 4/0.

OLD BUSINESS:

PROJECT UPDATES

WASHINGTON STREET STORM DRAINAGE PROJECT

Trena Carter stated I will likely email the Town Council the engineering firms. We will have to procure engineering based on the budget. We need to go through the process that is required by the Office of Community and Rural Affairs when utilizing Community Block Grant funds. My thought is to have those letters, a selection of the firms, to send the RFQs to be prepared and out to you within the next couple of weeks. The letters to go out will need to be signed at the next council meeting. At that point you'll want to determine a Selection Committee of at least three persons who will be going through the Statements of Qualifications you will be receiving and then ranking them based on criteria.

POLICE VEHICLE PURCHASE

Trena Carter stated we have received the obligation of funds for the police vehicle. The have obligated the funds with the State at this point. The grant amount is \$9,800. The local match is \$18,352.00.

OWNER OCCUPIED HOUSING REHAB PROGRAM

Trena Carter stated the next process is the environmental review. That consists of notifying the Indiana Housing and Community Development Authority's subcontractor who actually goes through the Section 106 process. We expect bidding within approximately thirty days. We have until September 23, 2019 to have all the construction complete.

O'MARA PAVING

Steve Robertson requested approval of pay application #2 for O'Mara paving in the amount of \$204,872.25. **Ohmer made a motion to approve pay application #2. Clyde seconded. Motion carries**

4/0. Steve presented change order #1 which increases the contract amount by \$25,824.99. This is for additional work that I authorized to help improve some areas that we didn't know about ahead of time. Most of the work was done on Raymond Street, Seminary Street and Race Street. Clyde stated I want to stress that I don't ever want anybody to make a change in the work order without the authority of this Council. Steve answered understood. Clyde continued it is against State Law for any individual, committee, group to spend tax payer money without this Council approving it. The work is done. The material is there. I also want to stress this is the second year in a row that we have went over what was bid on a project. This has got to stop. We are paying engineers and we are paying people to come out and look at it and give us a price. They need to stick to the price. **Clyde made a motion to approve the change order because the work has been done. Ohmer seconded. Motion carries 4/0.** Nellie stated for clarification \$9,000 is because that is our matching part. Is that correct Diane. It's only \$16,000 that we did in extra work. Diane answered it is still the \$25,824 but the bid was under the original amount which is where that \$9,000 is coming from. We had already budgeted for the \$9,000 so we are only have to budget for an additional \$16,000 which I thought we would split between Local Roads and Streets and Edit. Clyde added if we would have included it with the original bid, we would have only had to pay 25% of that amount.

Steve requested for some documents to be signed by the Council President. He is leaving the documents with Diane to be signed by Council President Ed Johnson.

Steve presented pay application #3 which is for the remaining amount of \$24,533.74. Steve stated we are still holding retainage. As you are aware there are still a couple of problem areas. We will not recommend paying the retainage until those problem areas are taken care of. O'Mara is stating that will be within the next two weeks. The retainage amount is \$13,441.00. **Ohmer made a motion to approve pay application #3. Nellie seconded. Motion carries 4/0.**

Tony Ackles stated last month you approved for us to do the smoke test in July and August. Our service agreement expired at the end of May. We amended the agreement to extend the Technical Service Agreement for two years. We ask that be approved tonight. I think we should approve the smoke testing task order again to make sure it's in order and that everything is done in the right way. **Ohmer made a motion to approve the two year extension on the task order. Nellie seconded. Motion carries 4/0.**

Tony requested the approval of the smoke test not to exceed \$3,000.00. Tony gave a review of the process. A flyer has been made to notify the homeowners in Goshen Meadows and Liberty Place. **Clyde motion a motion to approve the smoke test. Ohmer seconded. Motion carries 4/0.**

INDOT PAVING PROJECT

Steve Robertson stated it's time to update the Asset Management Plan for the next go around. INDOT wants your Asset Management Plan updated every two years. We will look at that. We have already had discussion on some different ways to look at things. There is a Limited Red Flag Environmental Assessment that is required. It is not a complicated document. We have included that work in our fee. Steve reviewed the process for the update on the Asset Management Plan. Steve stated the match will still be 25% for this next round for a Town this size. The Asset Management Plan will be done the first

part to the middle of August. The submittal deadline is from August 6th to November 30th. **Clyde made a motion to approve the update to the Asset Management Plan. Nellie seconded. Motion carries 4/0.**

HOPE VOLUNTEER FIRE DEPARTMENT

Chad Emmitt stated the total runs for this year is 203. We have obtained a generator from DNR. Our Shipping Container has been ordered. We received funding for that. They have started modifying it this week. The 11th of June we conducted a full scale evacuation exercise of Miller's Merry Manor. Back in May we completed the Fire Alarm Installation Program with Red Cross. We are filling out paperwork so we can stock pile fire alarms, smoke detectors at our fire department. We will put some in our trucks. When we go out on call if home doesn't have any, we can install one. We've done several more hours of training this year. Last month we did some wildland and brush fires at the fire station. Year to date we are up to around twenty-four hours of training. We have set a date for our Community Day. It will be on July 21st from noon to 4:00 at the Fire Station. We are going to have a cotton candy machine, popcorn machine, fire trucks, police cars and a bouncy house. We are going to serve hotdogs and refreshments. Jerry stated thank you. Keep up the good work.

GOSHEN MEADOWS SANITARY PROJECT

JT Doane stated the Strand Smoke Test is scheduled for July or August, as soon as it gets dry enough to get the best results from that. From that test we will be able to conclude where the leak is and plan on getting that accomplished this year.

WASHINGTON STREET STORM UTILITY PROJECT

JT Doane stated at the last Council meeting the Council approved the recommendation to proceed forward submitting the grant this fall and to have that project earmarked for spring of 2019. We did get some support for the grant by way of a sink hole. There was some that thought it was a little bit larger than what it was. Channel 13 News was here in the Town of Hope to do an interview. We are on target to submit that grant this fall. This project has been on the radar for a while. Channel 13 News is going to come back toward the end of the year to do a follow up on this. Ohmer stated I think the term sink hole was the wrong term to use when we had an infrastructure collapse. It was not a sink hole. JT confirmed. JT stated it got additional media attention which I think further supports for the grant. Hope was on Channel 13 News for developing this plan and being proactive.

GRASS UPDATES (CHAPTER 6, ARTICLE 10: WEED CONTROL)

JT Doane stated so far to date we have sent out twenty-two letters to residents who are not maintaining their grass or are in violation in some way of that ordinance. If you see homes, be an extra set of eyes. Your name will not be shared in the letter. It is a form letter that will go out. This is a way we all work together as a community to make sure that we are maintaining our lawns. Nellie asked the criteria is for sending a letter. She asked about overgrown brush. JT read the ordinance which stated the following: The owner of any lot or parcel of land within the town shall not permit weeds, unkempt lawn grasses or other rank vegetation to grow to heights in excess of 12 inches. JT stated once you receive a letter once in a season, you are put on notice that this ordinance is in effect in the town. If it happens again, you don't receive another letter. You receive notice once a year. If it happens again, the Utility Department does have the authority to mow that.

GARBAGE AND RUBBISH UPDATES (CHAPTER 6, ARTICLE 15: GARBAGE AND RUBBISH)

JT Doane stated this is the red tag ordinance where homes can get red tagged for being in violation of harboring garbage and rubbish, junk at properties. We do currently have two. We had the one last year that was in noncompliance and did not want to clean up their property. We went to court. The Judge ordered them to clean up in a week and fined them \$4,600 that they held in advance. It got cleaned up in a week. He still got fined \$2,467. We have two other matters that are currently with our Town Attorney Andrews that have been in noncompliance.

TOWN OF HOPE UNITED WAY DAY OF CARING

JT Doane stated I approached United Way at the first of the year about doing a day here in Hope and they agreed to that. We ended up having eleven residents that filled out forms to get some projects done around their homes. Those are currently with United Way. United Way looks to be in Hope on July 3rd to do these projects. I'm still waiting on final confirmation. They think it is going to be a two day. They are anticipating to be here on July 2nd and 3rd to do these projects. They range from some homes being painted, shingles being replaced, a walk-in shower and some toilet repairs. I am excited to have that resource here.

TOWN OF HOPE BRUSH INITIATIVE

JT Doane stated we have a lot of residents who have limbs and brush piled up. We have a brush initiative that was brought up at the last Council meeting. Utility Superintendent David Clouse had an excellent suggestion to utilize the lagoon on set Saturdays. I reached out to the Bartholomew County Sheriff's Department to get some contacts to see if we can even have some workers up here for these days for a couple of hours to help out those residents who don't have the ability to haul brush out. If you know of anyone that has brush, call here at the Town Hall. Come and see me. Let me know what their address is. I will reach out to them personally. I plan to be in Town to help. I also met with Utility Clerk Debbie Hatton. On the next utility bill which will be at the end of this month, she plans to put some information on the bill about the brush.

TRASH CONTAINERS (CHAPTER 9, ARTICLE 4: TRASH PICK UP SERVICES)

JT Doane stated we had a couple of residents that came by Town Hall. They were a little frustrated that trash containers were being left out near the street all week. We got a letter out to a couple of residents. They complied. We did kind of a canvas of the Town to see if there were more. There were. This last Friday we sent out seventy-six letters to residents that at some point had their trash containers setting out within a few week window. The notice just states let's take our trash containers out twenty-four hours before and twenty-four hours after have them back as stated in the ordinance. The letter also contains a copy of the ordinance.

OLD MAPLE STREET WELLHOUSE PROPERTY

JT stated as you recall this is an old well house that was removed on Maple Street. There was a notice of the Town's intent to sell. You did receive an offer on the well house. That offer is in your packet. The council asked what the closing cost will be. There is a quote in your packet with a breakdown of what the closing costs will be if the arrangement was for the buyer and the seller to pay that closing cost. The other question was with the sewer line. David stated to relocate the sewer line will cost \$1200.00 for material. There were to appraisals done on the property, one by Ms. Taylor and one by Ms. Gardner.

Nellie asked if we advertised. JT confirmed. JT stated there was a notice of the Town's intent to sell. There were so many days allotted to make an offer on it. We received one offer. Ohmer stated I think the offer is too low. Nellie agreed. The council agreed to postpone. Ohmer stated we may need to have an executive session to offer a counter.

EDIT REQUESTS

Clyde Compton stated we had one request from Pete Law. The request is for a Drama Camp in the amount of \$3,000. It is for thirty scholarships to attend a week long Drama Camp. The Edit Committee approved the request unanimously if he gets at least fifteen registered. Ohmer questioned the portion used for salary if we will need to issue a 1099. Diane answered she thinks that would be his responsibility. Nellie questioned if you will also pay for sports camps. How can you say you are going to pay for acting classes but not sports? Clyde answered you can go on and on about that sort of stuff. If you did that, you wouldn't give anyone any money. What we looked at is that not every student can be a sport jock. There are a lot of students that need stuff like this to be able to showcase themselves and proceed hopefully in life with the lessons they learned. **Motion carries 3/1.**

MAIN STREET OF HOPE UPDATES

Susan Thayer Fye stated Hope Cleanup Day is on September 15th. 8:00 a.m. to 2:00 p.m. We have volunteers so we are starting to reserve dumpsters and the recycling trailer. I want thank Matt and Tabatha Tallent for helping with that. Friday July 13th all the Main Streets in the state of Indiana will be converging upon the surprising little Town of Hope from 8:30 to 3:30 at Willow Leaves. We should probably have around sixty people plus speakers. If you would like to be a greeter, let me know. Topic is Historic Preservation and Restoration which we are into here on the town square. The Building Façade Program for the Main Street and business people around the square, got voted in last month. I did a press release. The packets are available. I got emails sent out I think for all the business people around the square. I haven't done one on one yet to explain it to them but I will do that. Independence Day in Hope is on Friday, June 29th. The Historic Walking Tour which we have a separate committee working on, we hope to have that partially rolled out by Heritage Days. I have given Scott a legal form to review for people to sign off and approve that we put historic plaques on the buildings with construction dates. I'm not asking you to vote on it tonight because the committee has not selected the design yet. We will end up doing about sixty buildings around town. We are going to do every building around the square which involves Town Hall. We are going to do the Bandstand, the Pump House, the Shelter House. We are going to mark where the old Rural Mail Carriers Museum was with some dates. I will request your vote and signature to put those plaques on your property next month. We did get funding for the plaques from Haw Creek Flat Rock Endowment. Nellie asked has anyone reached out to you about the façade program after they saw it in the paper. Susan answered I've had two people contact me. They prefer to stay anonymous right now. I haven't gotten them an application.

NEW BUSINESS:

DEPOT STREET/UNION STREET

Tabled.

ARTS & ANTIQUES FAIR

Donju Taylor stated I'm here on behalf of the Chamber of Commerce. They have an annual event each year on the square the last Sunday of August each year. It's called Arts and Antiques Festival. We want to see about using the square again for that event on August 26th from 9:00 a.m. to 3:00 p.m. We would like to mark off the vendor spots the night before. It's free admission. We are looking for vendors that have some sort particular artistic flare and antique vendors. We had a nice turn out of vendors last year. **Ohmer made a motion to approve the park request. Clyde seconded. Motion carries 4/0.**

CAFO HOG FARMS

John O'Halloran stated I just want to share about Confined Animal Feeding Operations. I want to talk about some of the financial considerations, some of the impacts on the neighborhood and Purdue odor setback model. There is a USDA definition of what a Confined Feeding Operation is. It has to do with the environment in which the animals are maintained so they're not in vegetation for more than forty-five days. There is a certain size containment. Typically in this area we have a lot of hogs and swine CAFOs; CFOs more than 600 and CAFOs more than 2500 animals in one site. To contrast that to sustainable lifestyle farming where that animals graze on the fields. It's a healthier environment for the animals. Just like any animals that are exposed to the outside to the sunshine, we got more vitamin D and amino acids. It's also healthier for the environment. In the case of the CAFOs, animals are kept in the building continuously. They poop and pee right where they stand. John expanded on the situation and concerns of CAFOs and the effects of water pollution, health issues and loss of wells. John talked about the impact of home values, property tax revenue and how tourism and travel contributes to economic healthiness. CAFOs drive out small family farms. They reduce the diversity of agricultural operations. They drive out the diversity of local businesses. CAFOs do not promote skilled jobs. Low skilled jobs result in low wages. These low wages are not a living wage. John expanded on the impact of low wages. John stated today in Bartholomew County IDEM and the BZA has approved CAFOs that are shown listed on the map. It might be worth noting that an overwhelming majority of these CAFOs are in your area. These are the CAFOs that have already been approved. If we put a two mile radius around each of these properties, we see a very significant saturation in your area with regards to property values for residential properties. On February 9th Scott Templeton, Templeton Limited Liability Corporation, submitted an application to IDEM to build a new CAFO in Bartholomew County. He would like to produce 5,000 wean finished hogs and an additional 6,000 wean finished pigs just east of Hope, east of Rugby and north of Hartsville. It's off 700 North and 1150 East. The next step is for this application to go before the Bartholomew County Board of Zoning Appeals. This building is within a hundred feet of wetlands. Purdue has been studying CAFOs for literally decades and one of the things they came up with is what they call an odor model. This odor model identifies the highest concentration of CAFO gases surrounding a source. The distance was shown on a map which showed approximately half a mile radius which is the most significant hydro sulfa and ammonia will be present. John summarized by stating the bottom line is CAFOs drive down property values, they drive down the property tax revenue base, drives out other jobs, lowers the annual income in the community as well. The overall tax base then is depleted as a result. Received with that becomes an increase in Social support by food stamps and medical assistance as well as greater demand on our roads. CAFOs discourage new business and tourism in the community. It is worth taking a serious look at the long term direction that you have for the community and whether you see this fitting into that long term direction.

K9 CONTRACTS

Diane Burton stated this is our third year contracting with Duke. This is a renewal of that contract. There is not anything new in the contract. It is just a \$10 annual fee. The Town provides the insurance. Upon approval this contract will renew as of April 19, 2019. Ohmer asked what certifications the dog has. Matt Tallent answered Duke is certified by the National Certification for Drug Search. Ohmer asked how old the dog is. Matt answered four years old. Ohmer asked for the use expectancy of a dog of this type. Matt answered most police canines are in service from eight to ten years. **Nellie made a motion to approve the K9 Contract. Clyde seconded. Motion carries 4/0.**

WRITE-OFFS

Diane Burton stated this is our semi-annual write-offs for water and sewer. The total for water \$502.09. The total for sewer is \$12.81. The grand total is \$514.90. **Clyde made a motion to approve the write-offs. Ohmer seconded. Motion carries 4/0.**

STREET SWEEPING CONTRACT

Diane Burton stated it is my understanding this contract has been going on for quite some time. I know it has for my five years here. This is revenue that we receive for our utility department to sweep the highway from Grand Street to County Road 600 North which is two miles. This allows us to receive revenue of \$720 per year. This is a forty-eight month contract. Ohmer asked how often we sweep. David answered the contract requires twice. We typically sweep four times a year. There was discussion on the age of the sweeper vehicle. David requested that some of the money be put back for a new sweeper to be purchased in the future. There was discussion on grant possibilities. **Ohmer made a motion to approve the Street Sweeping Contract. Nellie seconded. Motion carries 4/0.**

AED

Matt Tallent stated these are the AEDs we carry in our police vehicles. We were informed earlier this year that the AEDs that we currently have are going to be obsolete. They are eighty years old. I am requesting the purchase of four AEDs out of new Public Safety Fund at \$1400 apiece for a total of \$5,600. The four AEDs will go to replace the ones that we have in the police cars and one for dispatch. Columbus Regional Hospital Community Foundation did purchase one for our reserve program through a grant. We can add a fifth one and give one to the utility department. The would increase the total to \$7,000. Clyde questioned the status on purchasing a new generator. Matt answered I was asked to look into a foundation that gives away generators. I have applied. I have spoken to them a couple of times. Nothing has come about with it yet. We are looking at other ways of getting a generator other than spending the money if we can. We do have a generator that still functions. Ohmer asked about value of our current AEDs. Matt answered we were told they will give us \$200 trade in for each one of our AEDs. **Clyde made a motion to approve \$7000 for the AEDs. Nellie seconded.** Ohmer asked for the amount in the fund. Diane answered we receive \$33,000 a year, disbursed monthly. We are in our 6th month. **Motion carries 4/0.**

STREET SIGNAGE

David Clouse showed the Council some new street sign examples. David stated these are what is now required. The first letter is capitalized and the other letters lower case. They are retro reflective. They are high intensity prismatic. They were originally required to be in place by January 1, 2017 by the Federal Highway Commission. An injunction was filed due to funding. It is going to cost about \$5,000 to

replace all of ours. I discussed this with Diane. I would like to do a fourth of them this year. Then budget the rest of them for next year. David asked the Council what color they would like the signs to be. David stated the downtown can be done in a different color. He showed an example of a design for downtown. It was a consensus of the Council to stay with green.

TOWN REPORT

JT Doane stated on the Comcast that came up at a previous meeting, Clerk Treasurer Burton did get approval on the Public Safety Fund through the Department of Local Government Finance. We will be proceeding forward with Comcast agreement arrangement that the Council has approved.

JT reviewed his Town Report as follows:

- Hope Wellness Pharmacy: Continue discussion in terms of NP clinic and home visit option; meeting held to discuss further options in terms of funding; pharmacy held with Mr. Anderson;
- INDOT Community Crossing Matching Grant (CCMG): Analysis towards 2018 CCMG and road coverage details;
- Attended Smoke On The Square event Friday, June 8th and Saturday, June 9th;
- Attended IMMA annual conference April 25 – April 27; workshops/seminars as follows: numbers, spreadsheets, oh my! preparing the budget, legal partnerships, collaboration with stakeholders, keynote great leader traits; economic development, 2018 legislative session, Human Resources & other responsibilities; fall accelerate Indiana Municipalities AIM Conference set for October 2-4
- Received invitation from Kiwanis and accepted to attend lunch and be guest speaker on May 24th; also prepared video presentation of Hope and Hope photos to supplement speech;
- Business meeting Special By Design and Gold Nugget on Monday, May 7th;
- Grass letters: to date sent out 22 grass letters;
- Garbage and Junk Red Tag ordinance: 4 additional homes red tagged; two non-compliance (136 Meadow place, 621 Washington street) homes provided to Town Attorney Andrews;
- WCSI radio show: next radio show Thursday, July 5th, 8:30 am; attended June 7th radio show to discuss Washington street storm utility project plan, paving completion, farmer's market, smoke on the square and old independence day events;
- Plan and Analysis for Goshen Meadow Sanitary Project: approved recommendation for Smoke Test; reviewed notice prepared to residents in terms of testing; planned for late July/August as best results during most dry weather; further detail to be shared at June Town Council Meeting

- Follow-up and discussion made with ARA regarding homes to receive work from the homeowner occupied rehab grant; will meet and discuss with residents once work completed;
- Attended Indiana local income tax webinar offered by Purdue Extension Office;
- Per request of Clerk Treasurer Burton, along with Town Council President Johnson attended entrance conference for Clerk Treasurer Audit;
- Further meeting held with ARA Administrator Carter, Clerk Treasurer Burton regarding Washington street storm utility project on June 6th;
- Town Manager Doane interviewed by Channel 13 news to discuss proactive plan/strategy on Washington Street Storm Utility Project;
- Per resident request at Town Hall; Town Manager Doane mailed letters to two residents; also listed on utility bill for notification; proactive approach to drive through Town to confirm additional trash containers non-compliance; mailed additional 76 letters to residents not following 24 hour before/24 hour after with trash containers;
- Town Manager Doane received request to meet with CAMPO Director Laura Thayer; meeting and discussion regarding county transportation and other related transportation topics;
- Attended Bartholomew County Library event on June 6th;
- Discussion with resident regarding old Zollman Electric Building; letters prepared and sent accordingly regarding grass & debris;
- Received phone call from Commissioner Kleinhenz regarding Evacuation Drill at Miller's Merry; provided information accordingly to HVFD, Town Marshal Tallent and Miller's Merry; also provided information to 911 Director Noblitt;
- Per request, accepted invitation to be in Dunk Tank at HVFD Community Event on July 21st;

QUESTIONS/COMMENTS ABOUT SUBMITTED REPORTS

*A Police, Animal Control, Utilities, Building and Zoning and Town Manager's report has been given to the Council prior to the meeting to review and kept on file at the Clerk Treasurer's Office.

Clyde asked why there was not a report for Animal Control. Matt answered she has been out of town for the last two weeks. I will be sure to get with her tonight and that she submits a report. JT added she is doing an excellent job with the budget. It is very minimal for the animal shelter. Fewer dogs are being picked up. I am seeing less cats. I think the process that went through a few years ago, we are seeing some impact. Clyde added about a year ago we had tremendous amount of people complaining about

possums, skunks and raccoons. Every since we passed the trash pick-up ordinance and started doing the tagging, I have not received one complaint about those. Nellie stated she is still seeing skunks.

Meeting adjourned at 7:04 p.m.



Attest





