

TOWN OF ADVANCE

REGULAR MEETING – MINUTES

LOCATION: ADVANCE FIRE DEPARTMENT

OCTOBER 12, 2016 7:00 PM

112 N. Main – P. O. Box 67 Advance, IN 46102

Phone: (765) 676-6611 Fax (765) 676-6696

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Council Members: Matt Johnson (President), Melody Fry, Dale Thompson,
and Jim Caldwell

Clerk Treasurer – Shari Johnson

Superintendent: Nathan Reed

Marshall: Ray Hieston

Attendees:

Council Members: Matt Johnson, President, Melody Fry, and Dale
Thompson

Clerk-Treasurer: Shari Johnson

Town Marshall: Ray Hieston

Town Employees: Chris Shelton

Others Present:

David Gregory, Randy Hill, Curtis Clanton, Tammy Clanton, Sally Caldwell,
Joe Caldwell and Michelle Reed

President Johnson called the meeting to order at 19:00.

Pledge of Allegiance

President Johnson read Rules of Order/conduct for meetings, and the rules will be read before every meeting until the Council is out of office. No one shall speak unless recognized by the Council President. The speaker shall stand and state their name and address before stating their purpose. The speaker shall stay on the topic of discussion and shall not introduce a new matter of discussion. No profanity or vulgarity will be allowed while the Council is in session. Those allowed to speak, will be permitted to speak 3 minutes the first time, 2 minutes the second time and 1 minute the last on the current subject. The Council by statute has formal authority on all matters for the session and shall conduct the meetings to maintain order.

President Johnson stated Councilman Caldwell was absent, but there were three Council Members present, and that was sufficient for a quorum for the meeting.

President Johnson recognized Eric Burch from IMPA to speak

Mr. Burch introduced himself on behalf of IMPA (Indiana Municipal Power Agency) as the wholesale power provider to Advance since 1983 and 59 other Indiana municipalities and one municipality in Ohio.

Mr. Burch was at the meeting to discuss solar power. Two years ago IMPA looked for ways to diversify sustainable power. Wind farms were placed in Iowa, but solar power seemed to be a better option in Indiana. A couple years ago a pilot project began to build three one Mega Watt solar parks; the first in Richmond, one in Frankton and one in Rensselaer. These parks have worked well due to design work being done in house and made these more viable by keeping cost down, as IMPA wants to be economical as well as environmentally responsible. Since the first year, the parks have grown to ten Mega Watts a year and are being placed in communities that want them. Time, money and legal paperwork is saved.

The presentation is specific to Advance and was prepared by Dan Worl of IMPA as Project Manager. Mr. Burch covered the plans for the Solar Park, showing the park would be placed by the Water Tower. The Solar Park would need to be in a flat, no flood plain area.

IMPA would pay for the entire project and lease the land. In return, IMPA would request a ten year tax abatement and as the Town is exempt, and a payment in lieu of taxes would be made.

IMPA would produce 28 Mega Watts by the Solar Park. The Park cannot produce more power than what the Town would need in one day and on the Town's worst day. The Park would have 1080 panels and would cover a little over an acre and would be built in 3-4 months by contractors hired by IMPA. A fence would surround the Park with a fence with razor wire on the top to keep people out. To date, IMPA has completed nine Parks with one of the most current being Waynetown.

Once construction begins in spring, the Park would go live in the fall and a ribbon cutting ceremony would be held. School tours for an education event could be conducted by IMPA.

The series of events that would happen would first be a land acquisition, and then the tax abatement would need to be approved. Next, a claim would be completed and then construction of the Park.

IMPA hopes that the Park can be completed in 2017 but could run into 2018 as Parks completed under a one Mega Watt, need to be paired with a Mega Watt park.

IMPA would request a ten year abatement with a 10% reduction each year which equates to \$17,000, over the course of the plan, approximately 45 years, and would be paying \$122,000. IMPA would maintain the property and facility as well.

David Gregory questioned about the panels and property and Mr. Burch explained IMPA would maintain the entire Solar Park.

Stacy Sutphin asked what the rates to the Town would be and would the Town be locked into the old rates? Mr. Burch stated the Park will allow the rates to be more stable and the fossil fuel generates the return in the portfolio, and wouldn't impact the rates going up.

Stacy Sutphin then questioned how often the rates were set? Mr. Burch replied that the rates are set and reviewed once a year in January. Mr. Burch stated that there are no anticipated rate increases.

Clerk-Treasurer Johnson requested that those speaking to please state their name before they speak so she can properly document the minutes.

Randy Hill, 304 S. Main asked if the abatement was just being sought from the Town and where else would be sought? Mr. Burch stated it would just be from the Town and the County tax rate would be reviewed. President Johnson stated if there were zoning issues, he would have to research.

Mr. Burch gave a brief presentation on power savings and energy efficiency. Changes can be elusive and sometimes can be easy depending on how electricity is to be used. IMPA can only speak to the electric. LED lights in homes can save money and the price is coming down on them. Adequate insulation helps. Instant on and off devices use the same amount of power. Phantom power uses power, as well as charging unit for devices still pull power and adds up. Keep things unplugged. Adjust thermostats. By changing the thermostat from 75 to 72 degrees can save as much as 15% on electric bills. Make sure to watch window issues and place plastic over windows. Change HVAC system and there is a rebate from Advance (you must get the highest rating available).

David Gregory asked if leaving lights on or turning them on and off was better? Mr. Burch stated to use more incandescent lights or LEDs.

President Johnson gave an update on LIT.

President Johnson stated that the meeting for the LIT tax was held on October 11, 2016. The County Council as well as all Councils for all Boone County Towns was represented. The LIT Tax was voted to increase from 1 % to 1.5% for the County and will be used for Public Safety. Advance, Jamestown, Whitestown, and Zionsville voted unanimously in favor. Lebanon voted 4 to 3, and Thorntown was split 2 to 2 with the Clerk-Treasurer voting in favor.

Meeting Minutes from September 12, 2016

Councilman Thompson made a motion to accept the Meeting Minutes from September 12, 2016. Councilwoman Fry seconded. All in favor, motion passed.

Executive Session Minutes

Councilwoman Fry made a motion to accept the Executive Session Meeting Minutes from October 5, 2016. Councilman Thompson seconded. All in favor, motion passed.

Police

Marshall Hieston stated for the month of September. Two tickets were written, 7 warnings issues, assisted 3 people, assisted one motorist, 1 welfare check, 1 meeting, 1 suspicious vehicle, 1 residential alarm, assisted 2 accidents, 1 report of harassment, 1 OWI arrest, 1 assist of alcohol related incident, 2 verbal warnings and 2 verbal warnings on Town Code.

Code Enforcement two vehicles in yard. President Johnson questioned if the matter had been resolved, and Marshall Hieston stated the resident had until the 16th, and then next steps would be taken.

Marshall Hieston stated that trick-or-treating for Halloween was set for 6-8 p.m. Clerk-Treasurer Johnson will pass out candy in Hall.

Marshall Hieston questioned about purchasing a new radar and comment from the Council. President Johnson stated he would review with Marshall Hieston. Marshall Hieston stated he had attempted to contact other towns about radars and did not hear back.

Michelle Reed stated as a bus driver cars are flying past buses and if a squad car could be parked in the morning as kids cross street. Marshall Hieston stated they sped any time of the day.

Clerk-Treasurer

Clerk-Treasurer Johnson stated that the Council has the Fund and Appropriation Report to date. President Johnson requested that the Appropriation Report and Fund Report be emailed to Council prior to meeting to have time to review.

Clerk-Treasurer Johnson stated she had been assigned to a Revenue Officer with the IRS after a year of working on taxes and his name was Lucas Jones and she hopes this will help make progress on this outstanding situation. Clerk-Treasurer Johnson stated she FedExed a package to the IRS on September 28, 2016 as the packet needed to be completed by the 30th. A requirement of working with the IRS was being current on all 941 filings and submitting them to the Revenue Officer. President Johnson questioned if she was current and Clerk-Treasurer Johnson verified she was.

Clerk-Treasurer Johnson requested Council approval for Training at Rising Sun for ILMCT.

Councilman Thompson made a motion to accept training for Clerk-Treasurer to attend Rising Sun, IN. for District Meeting for \$155.00. Councilwoman Fry seconded. All in favor, motion passed.

Clerk-Treasurer Johnson stated she and the Deputy attended a safety training class provided by IPEP and it was very informative.

Utilities

Mr. Shelton stated sewer tank was flushed twice a week, and UMAC is doing a great job for the town. The fire hydrants were flushed. Two water leaks were reported to customers.

The USDA Water Tower Inspection and sewer plant inspection went very well and USDA was impressed.

Electric has received a few complaints because of new meters and electric bills and found the meters were properly capturing usage.

A line fuse blew on West Wall that was replaced as well as a transformer repaired.

Roughly there are 20 meters left to replace. Mr. Reed placed a call to "Todd", and there were a few issues receiving them. Work is being done to resolve.

Councilwoman Fry stated Jamestown changed out their meters. Mr. Shelton stated we (Town) didn't want to purchase all the meters at one time.

President Johnson question that the line loss last year at this time was around 15%, and where was the line loss at this time? Mr. Shelton stated that information had not been requested, and asked that Clerk-Treasurer Johnson obtain that information for the next meeting. Clerk-Treasurer Johnson stated she would.

Mr. Shelton stated there was one more project to complete for the State Road 75 INDOT project to be complete.

Councilman Thompson stated there was not a rush, because the project was being moved back to 2018.

President Johnson stated Councilman Caldwell had spoken to the Town Engineer, Gary Ladd and that the project had been moved. President Johnson stated changes in the contract had time to be revised with Legal Counsel and get drawings up-to-date.

David Gregory stated that 75 is a concern. President Johnson concurred that the road is failing and will be discussing with the Town Engineer.

Clerk-Treasurer Johnson also stated that Mr. Ladd had suggested contacting legislators to try to move project up.

Mr. Shelton stated in packet was an IDEM Subscriber Agreement Approval. Reports now have to be submitted to IDEM via email, otherwise the Town will be fined. President Johnson needed Council approval to him to authorize Mr. Reed to sign and submit the agreement.

Councilman Thompson made a motion to authorize the Town Council President to give authority to Utility Superintendent, Mr. Reed, to

submit all IDEM requirements electronically. Councilwoman Fry seconded. All in favor, motion passed.

Park

No one in attendance.

President Johnson updated the Town on the Park restroom. Volunteers from the Advance Christian Church put a new roof on. The Council authorized to spend up to \$5000, and the materials came in at \$2700. A mobile storage unit was rented to protect the materials for approximately \$500 for a total of \$3200. Labor was donated by the church. All trusses were put up and half the roof was completed to date, and volunteers would be putting up the other half of the roof the following weekend. Siding and soffits still need to be completed next spring to complete the building.

Fire

Michelle Reed gave the fire report. There were 15 emergency medical runs, 1 fire, 3 motor vehicle accidents and one caught on fire, and one fire alarm at the school.

Mr. Randal Hill asked if the Fire Department had a form of the 990.

President Johnson said to send a formal request to the Clerk-Treasurer. Clerk-Treasurer Johnson stated that all requests needed to be in writing and she did not know if she had a copy of that form in her office.

Claims

President Johnson reiterated that the Council reviews and signs all claims prior to the Council meeting to save time at the meetings.

Councilman Thompson made a motion to accept the claims through October 12, 2016. Councilwoman Fry seconded. All in favor, motion passed.

OLD BUSINESS

Councilman Thompson is still reviewing the Employee Handbook

President Johnson updated the Town on the Rate Study. The Council has the Rate Study and is reviewing it. Tentatively the Council wants to have a Special Meeting/Public Hearing regarding the Rate Study on November 9, 2016 at the Fire Station. All are encouraged to attend and to tell everyone to attend so that Town knows where the utilities stand. Clerk-Treasurer Johnson stated she would need ample notice to confer with Legal Counsel on proper notices being placed.

President Johnson stated only the Sewer Utility has to have a Public Hearing, but as the Council stated at the beginning of the year, all issues will be transparent and laid out.

NEW BUSINESS

Consideration of who will cut down remaining trees was discussed. Mr. Shelton stated that a formal bid quote was to be submitted by a contractor.

President Johnson stated paperwork was received in the Clerk's office for the prior contractor, Mr. Childress. Mr. Shelton stated it would be nice to keep business local.

President Johnson read the Budget Ordinance 2016-05.

Councilwoman Fry made a motion to suspend the second reading of Budget Ordinance 2016-05. Councilman Thompson seconded. All in favor, motion passed.

Councilwoman Fry made a motion to accept Budget Ordinance 2016-05. Councilman Thompson seconded. All in favor, motion passed.

President Johnson read the Reduction/Resolution of Funds.

Councilwoman Fry made a motion to suspend the second reading of the Reduction/Resolution. Councilman Thompson seconded. All in favor, motion passed.

Councilwoman Fry made a motion to accept the Reduction/Resolution. Councilman Thompson seconded. All in favor, motion passed.

President Johnson read Resolution 2016-04 for the CCD Fund. The Resolution must be redone because of the incorrect year(s) written on prior Resolution.

Councilman Thompson made a motion to suspend the second reading of the Resolution of the re-establishment of the CCD Fund. Councilwoman Fry seconded. All in favor, motion passed.

Councilwoman Fry made a motion to accept the Resolution for the re-establishment of the CCD Fund 2016-04. Councilman Thompson seconded. All in favor, motion passed.

Councilman Thompson made a motion to accept to pay for a Mobile Mini Unit for \$482.77. Councilwoman Fry seconded. All in favor, motion passed.

Councilman Thompson made a motion to approve and pay an invoice to Garage Doors of Indianapolis, order number 034844 for \$260.65. Councilwoman Fry seconded. All in favor, motion passed.

Councilwoman Fry made a motion to approve and pay for the invoice to Trent Heat and Cool for \$267.75. Councilman Thompson seconded. All in favor, motion passed.

Jeff Wolfe, County Commissioner spoke of ways that he may be able to assist the Town. Mr. Wolfe asked if the Town had applied for the Community Crossing Grant. The state is offering this Grant in 2017. Mr. Wolfe asked Clerk-Treasurer Johnson how much the Town received and she stated about \$39,000. He stated that the Grant would double that money. In preparation for that grant, an Asset Management Plan must be completed. This plan looks at inventory and rates it. Mr. Wolfe stated he found an engineering firm who

would complete this plan for \$2500. Mr. Wolfe stated he is there to help and can work together with the Town.

Clerk-Treasurer Johnson stated that information had to be submitted to LTAP. Mr. Wolfe stated that LTAP would review. Mr. Wolfe stated that a wide range of plans were approved in 2016 and the main thing was that the Town had a plan. Craig Parks from HWC quoted the price and can help the Town with an Inter Road Agreement.

Town could be included in a pazer study and can rate streets and Mr. Wolfe stated he would like to include the Town in their study for next year.

Mr. Wolfe stated he had done appraisal work for the Town and could answer any questions the Council had regarding the appraisal.

Mr. Hill questioned if the Crossroad money could be used for drainage money for the roads and can the Council do something about that?

Mr. Wolfe stated the Community Crossings can be used for drainage under roads. The bigger problem is the Town has no authority to do so as it is not a legal drain. Mr. Wolfe stated he encouraged Jamestown to have a Storm Water Board, however; because of the size of Advance, that would be difficult. That is the only way to appeal for the levy and accumulate funds, which would take many years to accumulate the funds.

Michelle Reed questioned where the Town was with clean up? President Johnson stated a meeting was to be held the following week. A report would be given the following month.

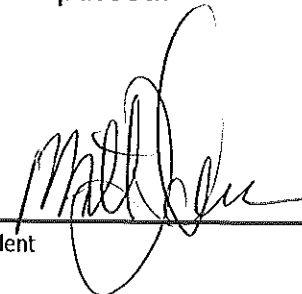
Councilman Thompson made a motion to adjourn the meeting at 20:33. Councilwoman Fry seconded. All in favor, motion passed.

X



Clerk Treasurer

X



President