

**COUNCIL MEETING
(REGULAR)
August 15, 2023**

The Council of the Town of Monon met for a regular meeting on **Tuesday, August 15, 2023**, at the Monon Town Hall. Members present were President Rosemary Cooley, Vice-President Ron Benakovich, Ken Hickman, Toni Onken and Chris Franklin. Also present were Attorney Rebecca Trent, Marshal Roger Young, Superintendent Tony Rodgers, and Clerk-Treasurer Stacy Selagy.

-President Cooley started our regular meeting @ 6:00 pm & led everyone in the Pledge of Allegiance followed by a moment-of-silence.

-MINUTES, PAYROLL, BILLS & CLAIMS:

-Ron Benakovich made a motion to approve the REGULAR and EXECUTIVE meeting minutes from August 1, 2023.

-Ken Hickman seconded the motion. The motion carried.

-Ken Hickman made a motion to accept the bills – claims – payroll.

-Chris Franklin seconded the motion. The motion carried. \$157,989.96

Council members reviewed and signed off on July fund balances.

-MONTH END RECONCILIATION REVIEW / SIGN OFF...President Cooley reviewed and approved the July bank reconciliations.

VISITORS: JENILYNNE HALL, WHITE CO AREA PLAN DIRECTOR...Jenilynne presented Rezone Request #1174 to change 401 W Broadway from B-1 (Neighborhood Business) to R-2 (Single and Two-Family Residential). This was sent to the town with a favorable recommendation from the Area Plan Commission.

Ken Hickman made a motion to approve Rezone Request #1174.

Toni Onken seconded the motion. Motion carried. **Ordinance #2023-08**

Jenilynne presented Amendment to Zoning Ordinance #A76. Amendment A76 establishes regulations and standards for allowing a subordinate, single family, detached dwelling unit which already has a principal dwelling unit on site. After a brief discussion, the Amendment was tabled as council members want to get more information before approving.

Jenilynne presented Amendment to Zoning Ordinance #A78. Amendment A78 establishes a permit procedure required for White County to qualify as a "Broadband Ready" community making available grants to expand broadband availability in the rural areas of the County.

Chris Franklin made a motion to approve Amendment #A78

Ron Benakovich seconded the motion. Motion carried. **Ordinance #2023-10**

ROB, COMMONWEALTH ENGINEERING...Rob has responded to the IDEM permit questions. He will be here Thursday to meet with Superintendent Rodgers to go over the plant drawings.

TERRY SAUNDERS, RESIDENT...Terry asked if there could be a trash receptacle placed outside the restaurant at 110 W 4th Street to cut down on littering. After a brief discussion, Superintendent Rodgers will move the trash receptacle from the old Big A store to 4th Street. Terry also stated that when the paving was done, they removed the curbing at 4th and Arch Street. Superintendent Rodgers will investigate it.

UNFINISHED OR DEFERRED BUSINESS...

PROPERTY CLEAN-UPS...Marshal Young stated that the owner of 103 N Arch has requested a hearing. The hearing will be at 5:00 pm on Monday, September 18th.

TOWNSHIP & FIRE DEPT AGREEMENTS...Nothing at this time.

OLD FERTILIZER PLANT...Nothing at this time.

2024 SALARY DISCUSSION...The following one-time salary adjustments for 2024 were presented.

Clerk-Treasurer \$3,000.00

Deputy Clerk \$1,500.00

Town Marshal \$1,500.00

Deputy Marshal \$1,500.00

Laborer 1A \$1,000.00

The Deputy Marshal will also be allowed a take home vehicle effective immediately.

Ron Benakovich made a motion to approve the above salary adjustments.

Toni Onken seconded the motion. Motion carried.

AMENDMENT TO §92.03, GARBAGE ORDINANCE...President Cooley presented the amendment to the garbage ordinance raising the residential fee for trash to \$13.40/month effective January 1, 2024, approved at the August 1, 2023, council meeting.

Chris Franklin made a motion to approve the amendment to the garbage ordinance.

Ken Hickman seconded the motion. Motion approved. **ORDINANCE #2023-07**

NEW BUSINESS

BAKER & TILLY ENGAGEMENT LETTER...Baker Tilly has provided their letter of engagement to provide debt issuance, multi-year capital asset planning and agreed upon procedures related to the financial studies conducted for the Sewage Works and the development of user fees estimated to be adequate to provide the necessary revenue requirements. The estimated cost to be \$97,000.00. This work must be done to apply for SRF and Rural Development funding.

Toni Onken made a motion to allow President Cooley to sign the engagement letter.

Chris Franklin seconded the motion. Motion carried. President Cooley signed the engagement letter.

MEETING DATES...Regular meeting dates for September will be Wednesday, September 6th and Monday, September 18th at 6:00 pm. There will be a Public Hearing on the budget at 5:30 pm on Monday, September 18th. Our budget adoption meeting will be held on Monday, October 2nd at 5:30 pm with the regular meeting to follow at 6:00 pm.

NEXUS HEALTH CONNECT SERVICE...Clerk Selagy distributed a handout on the clinic in Monticello offering services to small businesses. To provide this service for employees and their dependents currently on the plan would be approximately \$6500/year. Our insurance costs are quickly becoming unsustainable, and this may be a tool in trying to contain those expenses. Member Benakovich would like to see what the cost savings would be from switching to a higher deductible plan before pursuing this option. Stacy will prepare those reports.

TOWN HALL ROOF ESTIMATES...Superintendent Rodgers presented two quotes for repair to the town hall roof over the bay area. Whitaker Construction presented two quotes, one for \$12,962.00 and another for \$13,600.00. Five Star Roofing presented five pricing options based on warranty life ranging from \$22,345.00 for a 10-year warranty to \$32,415.00 for a 30-year warranty. After a brief discussion, the town council asked to see at least one more quote before making any decisions. Superintendent Rodgers will get another quote.

BOBCAT BRUSH ATTACHMENT...Superintendent Rodgers presented a quote from Bobcat for a used 72" brushcat for \$5,800.00 or a new one for \$7,500.00. Member Franklin suggested looking at different brands that will fit our Bobcat as they may be less expensive. Tony will get more quotes.

SUPERINTENDENT TONY RODGERS...Tony stated there are several leaks at the water plant. Five Star Plumbing has been working on changing the copper lines to plastic.

TOWN MARSHAL ROGER YOUNG...1. Roger stated he and Jake have completed their firearms training and are certified. 2. Indiana Criminal Justice will provide the laptop scanner printer for the new police vehicle. 3. Roger had to order an external hard drive to be able to download information from cell phones related to cases.

CLERK-TREASURER SELAGY...1. Stacy was contacted by Town and Country after they did our paving. There were two areas on Arch and Race Streets where they were only to pave ½ of the road. They inadvertently paved the whole road. They have asked the board to consider paying them for the additional paving at a reduced rate to help cover their expenses. The original quote was \$1.25/SF, they are asking for half of that at \$.63/SF for the paving done in error. The change order totals \$28,360.71.

Ken Hickman made a motion to approve the change order for \$28,360.71 for additional paving.

Chris Franklin seconded the motion. Motion carried.

2. Stacy received a quote of \$1,195.00 from F & S Asphalt for sealcoating the Adams St parking lot.

Marshal Young thought Mark Helms might be cheaper than that. He will get a quote from Mark.

Toni Onken made a motion to approve sealing the Adams St parking lot not to exceed \$1200.00 and to go with the lowest quote.

Ron Benakovich seconded the motion. Motion approved.

3. There is an issue with parking and trash trucks in the 200 block of Walnut Street. The street is narrow in that block and when two cars are parked on opposite sides of the street directly across from each other there is not enough room to get a trash truck through there. This resulted in trash not being picked up a few weeks ago. After a brief discussion,

Ken Hickman made a motion to restrict parking on the 200 block of Walnut Street to one side on trash pick up day. Marshal Young can make the decision as to which side they should park on and determine sign language.

Chris Franklin seconded the motion. Motion carried.

4. Member Hickman requested that quotes be obtained for making the needed improvements to the new building. President Cooley stated that when the building is finished, she would like to have a ribbon cutting ceremony and have a plaque made to acknowledge the donation of the building.

MEMBER CHRIS FRANKLIN...Chris stated the weeds are growing up on the town property to the south of the old Big A store and along the train tracks. Superintendent Rodgers will have it taken care of.

VICE-PRESIDENT BENA KOVICH...Ron asked Superintendent Rodgers if he had applications for a third laborer position. Tony said he did, and he would start calling on them.

Ken Hickman made a motion to adjourn the meeting.

Ron Benakovich seconded the motion. Motion carried.

The meeting was adjourned @ 7:12 pm.

*The next regular meeting will be held on Wednesday, September 6th at 6:00 pm.

COUNCIL PRESIDENT: Rosemary Cooley

COUNCIL VICE PRESIDENT: Rudd B. B.

COUNCIL MEMBER: Ken Hickman

COUNCIL MEMBER: Loni Duke

COUNCIL MEMBER: [Signature]

ATTEST: Stacy Selby