

TOWN COUNCIL MEETING MINUTES

108 E Randolph ST., LaPaz, IN 46537

June 8, 2023 6:00 PM

Council Members

Roger Ecker, Pres.

Ryan Young, Vice

Cathy Welch

Council Members present: Roger Ecker, Ryan Young, Cathy Welch

Council Members absent – none

Town Clerk- Treasurer – present

Town Attorney – present

Call to order – meeting started at 6:00PM

Patrons: Jerry Auer, Steve Stacy, Roger Christner, Bruce Gadziola, Kevin Berger – Easterday Construction, Chad Salzbrenner-Fleis & Vandenbrink

Approval of Minutes: Ecker made a motion to approve the Council Minutes from May 11, 2023 as written. Young second the motion. Roll call: Ecker-aye, Young-aye, Welch-aye. Motion carried 3-0.

Old Business: Chad Salzbrenner presented the council with an amendment to the original contract of \$55,000.00 for an additional \$5900.00 INDOT is requiring an Archeological Reconnaissance Study to be done on the sidewalk project for the west side of Michigan Street from Vintage Street to Walnut Street. He did research to see if it has been done on previous INDOT projects. He found none. He has reached out to INDOT to see if they would cover 80% of the cost. He has not heard back from them. The original contract covers the preliminary engineering cost and getting it through the bidding process only. MACOG estimates the construction cost to be \$110,000.00 and the engineering cost \$60,000.00. The town will have to select and hire a construction manager. Ecker stated that he wanted to table this item till the July Meeting.

101 S Michigan ST. Owner had complied with the town's request to fill in the foundation hole. Wagner to send him a note thanking him for the quick response.

227 S Michigan ST: Wagner stated there is a court date for the property. Once the town has a court decree, the town can go on the property to remove abandoned property and trash debris. Ecker also brought up complaints against the properties at 104 W Randolph Street (Krause) for overgrown grass and 201 Walnut Street (Van Duyne) for trash left out. The clerk asked that pictures be sent to her to send fines.

New Business: Ecker thanked everyone who worked on the destruction of the old park and getting it ready for the Sesquicentennial Celebration. They found there was a 2" well under the home plate. The well and sewer are still intact at the old community building. The frost-free spigot on the west side of park is hooked into the fire station. Ecker stated the town needs to update the phase one plan for the park to include a new bathroom on the east side of park.

MVH: A new stop sign was installed on the corner of Hudson and Vandalia Streets.

Sewer: Wiring was fixed in the box at the plant. Ecker asked Auer to get the price for a tracker meter for safety's sake. Auer asked for a locator to track sewer lines as well. Ecker made a motion to approve the cost of both if between \$1000.00 - \$1500.00 for both. Young seconded the motion. Roll call: Ecker-aye, Young-aye, Welch-aye. Motion Carried 3-0. Kevin Berger found a tracker through Grainer for \$12295.00. Going through Banner Electric might get a better price.

Police: Officer wanted to thank the Union-North EMT Service for the donation of the defibrillator to the department. An official presentation will be held at the Sesquicentennial Celebration by John Lampkins to the department.

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Attorney Update: Wagner has conferred with Ty Adley on the town's concerns. The BZA Board meeting will be Thursday June 22nd at 7:30 PM to hear the request for the reconfiguring of the parcels between the North Township, Fire Department, and the Town of LaPaz. Ecker will be attending the meeting to explain the intent. The recording of the plat will be in July.

108 Wood Street: Owner wants to build a retaining wall on the north side of the property to reduce water run off 1st Road. Wagner stated he discussed with Adley and he asked the owner to provide the town with a detailed design plan. He does not want this to be a DIY type of installation and not push water into existing street and right away. There is a town drain tile on the property.

Garage Sales: Wagner presented the town with Ordinance 2023-05 Regulating Garage Sales to look over. The discussion was as for definition between yard sales and continuous sales on front yards. Wagner stated yard sales will require a permit verses continuous sales are a zoning problem. They would need to be zoned commercial. A fee of \$10.00 will be added to the ordinance during the discussion. Ecker made a motion to approve Ordinance 2023-05 on the first reading. Young seconded the motion. Roll call: Ecker-aye, Young-aye, Welch-aye. Motion Carried 3-0. 2nd & 3rd reading will be in July.

Patron Comments: Kevin Berger stated his project has graded the parking lot and the retention pond area. He anticipates the framing will start at the end of June. The clerk asked for clarification on the rent to buy. Berger stated that no one can buy till the year 15. As far as affordable housing is concerned, it is low-income housing but it will be monitored. Applicants must have an income to apply. There will be ICA and IRS inspections so the property will not be let go in appearance. Discussion was also on Ready Grant 2.0 if the town wanted to have more housing on this location.

Financials: Ecker made a motion to approve APV's for May 12th – June 8th APV's #4220-#4260 for \$58056.10. Young seconded the motion. Roll Call: Ecker-aye, Young-aye, Welch-aye. Motion carried 3-0.

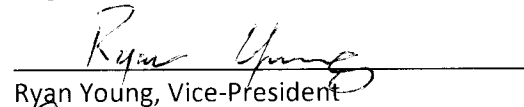
Clerk Update: Reminder for meeting between LaPaz and North Township regarding establishment of a fire territory on June 12th at 6:00 PM.

Reminder of Marshall County EDC Luncheon on June 14th at 11:30 AM. Ready 2.0 will be discussed.

Adjournment: Ecker made a motion to adjourn. Young seconded the motion. Roll call: Ecker-aye, Young-aye, Welch-aye. Motion carried 3-0. Meeting adjourned at 6:55 PM


Roger Ecker, Council President

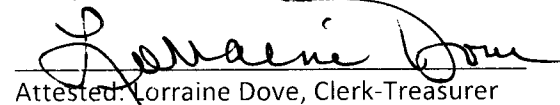
7-13-23
date


Ryan Young, Vice-President

7-13-2023
date


Cathy Welch, Council Member

7/13/23
date


Attested: Lorraine Dove, Clerk-Treasurer

7-13-2023
date