

Town of Roachdale
Roachdale Community Building; 204 N Indiana Street, Roachdale, IN 46172
October 19, 2022 Town Council
Regular Meeting Minutes

The Roachdale Town Council held their regularly scheduled monthly meeting on Wednesday, October 19, 2022 6:00 p.m. at the Roachdale Community Building, 204 N Indiana Street, Roachdale, IN.

President Holly Cook called the monthly meeting to order after recognizing that the agenda was posted pursuant to the Indiana Open Door Law and that a quorum was present.

Council Members Present: Holly Cook, Rick Miles Jr

Council Members Absent: Katrina Asher

Clerk-Treasurer, Town Marshal, Town Superintendent, Town Attorney

Guests Present: Zach Bowers, Rick Miles Sr, Adam Moore, Leslie Phillips, Jim Cromwell, Homer McCloud, Brent Wireman, Belinda Wireman, Mark Ketchem, Amanda Crosswhite, Sanford Horn

- I. Approval of Minutes – President Holly Cook presented the September 21, 2022 Regular Meeting Minutes for approval. Motion by Rick Miles Jr, second by President Holly Cook, vote unanimous, to approve the September 21, 2022 Regular Meeting Minutes as presented. Approval of Memorandum of Executive Sessions – President Holly Cook presented the October 4, 2022 Memorandum of Executive Session for approval. Motion by Rick Miles Jr, second by President Holly Cook, vote unanimous, to approve the October 4, 2022 Memorandum of Executive Session as presented. The October 5, 2022 Special Meeting was canceled.
- II. Approval of Claims 09/22/2022 – 10/19/2022 Motion by Rick Miles Jr, second by President Holly Cook, vote unanimous, to approve Claims 09/22/2022 – 10/19/2022 as presented.

Approval of Payroll 09/22/2022 – 10/19/2022. Motion by Rick Miles Jr, second by President Holly Cook, vote unanimous, to approve Payroll 09/22/2022 – 10/19/2022 as presented.
- III. Approval of September 2022 Bank Reconciliations and Financial Statements
President Holly Cook presented the September 2022 Bank Reconciliations and Financial Statements as prepared by Suzy Bass, Local Government Services, as part of our Internal Control. Motion by Rick Miles Jr, second by President Holly Cook, vote unanimous, to approve the September 2022 Bank Reconciliations and Financial Statements as presented.
- IV. Public Comment Time
Adam Moore stated that he resides at 107 E Maple Street and had been served a notice regarding his rabbits. Adam Moore stated that he did not realize there was an ordinance against rabbits, the rabbits are 4H rabbits and he wants an exception granted. Rick Miles Jr stated that he lives in the same neighborhood and didn't know Adam Moore had rabbits until someone notified him. Rick Miles Jr stated that the issue is that the ordinance goes with the property and Rick Miles Jr and President Holly Cook agreed that if an exception is made for

one person that it has to continue with others. President Holly Cook stated that if an exception is made, Adam Moore would take good care of his rabbits but then someone else could come along and ask for an exception and not take good care of animals. Attorney Peebles read the ordinance and the requirements and stated that ordinance states that they could be located 200' from a residence. After discussion, Rick Miles Jr stated that he would be willing to meet with Adam Moore and he can show him where the 200' location for the rabbits would be. Rick Miles Jr stated that he was not prepared to make an exception on the ordinance and President Holly Cook agreed.

Amanda Crosswhite stated that she had received numerous letters to clean her property at 304 E Columbia and Marshal Lepine had shown her and Sanford Horn pictures that had been taken of vehicles located on their property behind their privacy fence. Sanford Horn stated that they had been told by former Marshal Mahoy and Marshal Lepine if they had a privacy fence, they could do whatever they wanted to behind it. Rick Miles Jr stated that is not so. Rick Miles Jr stated that there was also trash and a strong odor in the front of the house from the trash not being picked up for weeks and laying in the yard. Sanford Horn stated that was because his trash provider had not been picking up the trash and after calling the provider, he now has that issue resolved. Sanford Horn stated that the vehicles are project vehicles and Rick Miles Jr stated it is not reasonable to have 10-12 cars on your property without it being considered a salvage yard. President Holly Cook stated that it can lower property values and becomes a harbor for rodents. Attorney Peebles read the ordinance and Sanford Horn stated that the ordinance states in full view of the public. Sanford Horn stated he had asked for permission before he built the fence and Rick Miles Jr stated that it is a large number of vehicles, too many, and definitely an issue. Rick Miles Jr stated that it looks like a salvage yard and Sanford Horn asked how many vehicles he was allowed to have. President Holly Cook asked Sanford Horn what he meant by project vehicles and he stated that they were vehicles he is working on but does not have time to complete. Rick Miles Jr asked how many were inoperable and Sanford Horn stated that 2 are inoperable. Rick Miles Jr stated that people in town do not want to live next to all of that. Rick Miles Jr stated that he stands by the citation and Attorney Peebles stated that the next step if both sides stand firm would be for Judge Bridges to decide. Sanford Horn stated that he will get rid of some of the vehicles but not all of them. Rick Miles Jr offered to meet with Sanford Horn at the property to see if a decision could be made and stated that Marshal Lepine wrote the citation on behalf of the Town Council. President Holly Cook stated that if a conclusion cannot be reached it will need to be decided by Judge Bridges. President Holly Cook stated that the Council's decision to issue a citation was based on complaints from residents.

V. Old Business

- A. Wastewater Treatment OCRA Grant Update – President Holly Cook read an update from Midwestern Engineers regarding the status of the project. The update included obtaining a financial advisory service firm, an SRF update, the possibility of delaying bidding of the project in order to successfully land a pooling deal with SRF and having the financial advisor provide details on seeking a Bond Anticipation note to bridge the project expenses until loan closing. Jon Craig suggested a Special Meeting be set to discuss the Water PER and Debbie suggested having the proposed financial advisor attend to explain what his services are and the need for a financial advisor. No date was set for the meeting.

Midwestern's update also included an update on the next Community Crossings Matching Grant and stating that the announcements had still not been made from the July/August round and they are currently looking at a first of November timeframe for award announcements.


- B. Property Cleanup Updates – An update was given by Marshal Lepine when he arrived at the meeting and he stated that action will need to be taken on the property at 600 N Indiana since the yard has still not been mowed and there is an inoperable vehicle in the front of the home. Superintendent Miller stated he could mow the property per ordinance and President Holly Cook and Rick Miles Jr stated that he should. Marshal Lepine stated that he had tried to serve notice to the LLC that owns the property and it came back undeliverable. President Holly Cook and Rick Miles Jr instructed Marshal Lepine to tag the vehicle. Motion by Rick Miles Jr, second by Holly Cook, vote unanimous, to have Superintendent Miller mow the property per ordinance, get the charge for doing so to Attorney Peebles and then take the LLC to court.
- C. Midwestern Engineers Contract – Motion by Rick Miles Jr, second by President Holly Cook, vote unanimous, to approve the Midwestern Engineers contract and to authorize President Holly Cook to sign the contract on behalf of the Town of Roachdale.
- D. Property Cleanup Updates – An update was given by Marshal Lepine when he arrived at the meeting and he stated that action will need to be taken on the property at 600 N Indiana since the yard has still not been mowed and there is an inoperable vehicle in the front of the home. Superintendent Miller stated he could mow the property per ordinance and President Holly Cook and Rick Miles Jr stated that he should. Marshal Lepine stated that he had tried to service notice to the LLC that owns the property and it came back undeliverable. President Holly Cook and Rick Miles Jr instructed Marshal Lepine to tag the vehicle. Motion by Rick Miles Jr, second by Holly Cook, vote unanimous, to have Superintendent Miller mow the property per ordinance, get the charge for doing so to Attorney Peebles and then take the LLC to court.
- E. Town Website – Town website was tabled.
- F. Employee Handbook – Rick Miles Jr stated that he would like the Council to have a Special Meeting to meet with Gowan to discuss the handbook and move forward. Rick Miles Jr stated after the draft of the handbook is prepared, he would like to have it reviewed by Town employees and then would like it to be adopted by the end of the year so it would be effective January 1, 2023. No decision on a Special Meeting was made.
- G. BZA Update – A discussion was held on how requested variances would be handled and it was decided that the BZA could discuss who would handle the process at their meeting scheduled for October 25th.

- H. Drone – Rick Miles Jr asked if a meeting had been set up for a drone demonstration and Marshal Lepine stated that a demonstration will be done on October 29th at 11:00 and they will be demonstrating a new drone and the mid-range drone. Attorney Peebles will prepare the Notice of Special Meeting for October 29, 2022 at 11:00 a.m. for the drone demonstration.
- VII. New Business
At Large Animals – Rick Miles Jr stated that he had asked this item to be placed on the agenda mainly to discuss the large number of cats in town. Marshal Lepine stated that Rescued Treasures in Greencastle will trap, capture, spay, neuter and vaccinate cats but then release them back to where they trapped them. They do not offer the program in the winter so it would be spring before it could be done. Attorney Peebles read Ordinance 91-17 E and stated that owners could be cited for a nuisance violation if their cats are an issue.
- VIII. Town Marshal Report and New Property Cleanups – Marshal Lepine presented his monthly report. Rick Miles Jr had a question on a quote for dash cams and asked what that cost was in comparison to radios Marshal Lepine had previously requested. Marshal Lepine stated that the radios were more than the dash cams. Motion by Rick Miles Jr, second by Holly Cook to table the dash cams until the November 16, 2022 Town Council Meeting.
- IX. Town Superintendent Items – Superintendent Miller stated that during the recent hydrant flush a small leak had been created on Railroad Street. Superintendent Miller stated that parts have been ordered, UMAC has been contacted to do the repair, a 3 block area of Railroad Street will be shut down when the repair is done and a boil order for that area will be issued and parts should arrive on Friday.
- X. Clerk – Treasurer Items – Debbie presented adjustments total \$146.23 for approval. Motion by President Holly Cook, second by Rick Miles Jr, vote unanimous, to approve the adjustments totaling \$146.23 as presented. Debbie stated that OCRA will be here on Friday to do their 5 year review on the Community Building and she is going to ask at that time when the Town Office can be moved to the Community Building. Debbie stated that she had not received a recent update on military banners and was told they would send her information as soon as it is available as they are waiting on the design. Debbie stated that she spoke to Deputy McIntosh on Friday and he had a good week at the Academy and was excited about the training he is receiving. Debbie reminded everyone that trick or treating will be October 31st 6p-8p.
- XI. Items from Town Council Members
Rick Miles Jr – Rick Miles Jr stated that a Special Meeting will need to be set to discuss SRF funds and the Water PER. Rick Miles Jr asked about the process with customers wanting work done by USDI and Debbie stated that from now on any work that a customer wants done on their property that is not ordered by the Town will require payment in advance since it is not work the Town has ordered. USDI will prepare a quote for the work,

Superintendent Miller will present the quote to the customer and if the customer agrees with the quote, an invoice will then be issued which will need to be paid before Superintendent Miller contacts USDI to proceed. The Council agreed that this would be a good way to handle projects that are not necessary but requested by the homeowners. President Holly Cook – President Holly Cook asked that a Reach Alert be sent regarding Halloween activities and Debbie stated that she had already planned to do so.

Motion by Rick Miles Jr, second by President Holly Cook, vote unanimous, to adjourn the meeting at 7:13 p.m.

TOWN COUNCIL:



Holly Cook, Council President



Katrina Asher, Council Member



Rick Miles Jr, Council Member

Attest



Debbie Sillery, Clerk Treasurer