

June 26, 2015

BARTHOLOMEW COUNTY COUNCIL
July 17, 2012

The Bartholomew County Council met for its regular Meeting on July 17, 2012 at 6:00 p.m. in the County Council Chambers of the Governmental Office Building, 440 Third Street, Columbus, Indiana. Members present were: Evelyn Strietelmeier Pence, President Bill Lentz, Ryan Lauer, Rob Kittle, Chris Ogle and Pro-Tem Jorge Morales. Auditor Barbara J. Hackman and County Council Attorney Rod McGillivray were also in attendance.

Council President Bill Lentz called the meeting to order at 6:00 p.m. and gave the invocation and led the Pledge of Allegiance.

The first item was the approval of the minutes of June 12, 2012. Larry Fisher made a motion to approve the minutes. Evelyn Strietelmeier Pence noted a correction to page 13, last paragraph. The word “**notice**” should be “**notify**”. Jorge Morales seconded the motion with the correction. The motion passed unanimously.

The next items on the agenda were additional appropriations. The first was for the Youth Services Center. Director Jason Bowser was present to request \$63,631 for the juvenile portion of the DOC Grant (028) that Community Corrections received. This is spent entirely on the Day Treatment Program. The Day Treatment Program Coordinator will make approximately \$37,206, based on the County employees receiving a 5% increase next year. If they do not get the increase, this position will not get paid this much. The grant covers this position and the After Care Community Liaison position and

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he has flexibility in the 100 series, so Mr. Bowser can move monies between these two positions as he needs to. Larry Fisher made a motion to approve the additional appropriation in the amount of \$63,631. Ryan Lauer seconded the motion that passed unanimously.

Prosecutor Bill Nash was present to request an additional appropriation in the amount of \$2,400 for the Adult Protective Services (APS) Grant (524). Mr. Nash explained that the Prosecutor's Office will be receiving \$2,400 from Brown County. They have received confirmation from Brown County stating that the check will be arriving around July 19th. Mr. Nash is asking that this money be appropriated as soon as it arrives. This money is given to the Prosecutor's Office every year to help fund the Adult Protective Services budget. Larry Fisher made a motion to approve the additional appropriation in the amount of \$2,400 for the Adult Protective Services (APS) Grant (524). Rob Kittle seconded the motion that passed unanimously.

Mr. Nash also presented an additional appropriation in the amount of \$30,479 for the STOP Grant (516). He explained that this is the grant that allows them to employ Rachel Morris-Clark, the Investigator/Translator. They are requesting to have this money appropriated to fund this program and then be reimbursed by the Indiana Criminal Justice Institute. He is also requesting that this position have an increase in pay from \$27,040 to \$28,080 for the entire year and it does not exceed the grant amount. Rob Kittle made a motion to approve the additional appropriation in the amount of \$30,479 for the STOP

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Grant (516). Chris Ogle seconded the motion that passed with six (6) aye votes and no nay votes. *(Larry Fisher had stepped out prior to the call for the vote)*

Work Release Center Director Rob Gaskill requested an additional appropriation in the amount of \$800 for the WRAP Grant (032). This grant, which is “Women recovering with Purpose”, is funded through the Indiana Criminal Justice Institute at the federal grant. The Federal Government is having the first annual RSAT Conference in Chicago this Friday and Saturday and they have invited 100 people to conference, 50 people from the state agencies that are in charge of the money and they pick one other person out of each state that actually runs the grants. Bartholomew County was chosen to represent the State of Indiana and Mr. Gaskill is going. Ryan Lauer made a motion to approve the additional appropriation in the amount of \$800 for the WRAP Grant (032) for the Work Release Center. Jorge Morales seconded the motion that passed with six (6) aye votes and no nay votes. *(Larry Fisher was still out of the room)*

Environmental Health Director Collis Mayfield and Director of Nursing Carla Wolff were present to request a salary ordinance amendment changing the job position of the RN Clinician #1 to RN Nurse Supervisor Immunization and Tuberculosis due to more demands by the State. Mr. Mayfield explained some of the problems that they were having in the Immunization Clinic and that they had no supervisor. The State had made many changes and new requirements in the clinics, more accountability for vaccines and more paperwork being sent to them. Almost all treatments for any suspect in any actual case have to be observed by a Nurse. They also asked for an increase of approximately

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\$500 per year and this has been taken through the Personnel Committee. Ms. Wolff stated that this position would have no more than 15% more responsibility. She also said that she foresees multiple changes in the future for both clinics. One of the Council members asked if the creation of this position would create a void in responsibilities or other duties that were being done prior to and Ms. Wolff stated that it would not unless something drastic happened in what the State demands. Larry Fisher made a motion to approve changing the job position of the RN Clinician #1 to RN Nurse Supervisor Immunization and Tuberculosis. Chris Ogle seconded the motion that passed unanimously. Chris Ogle then made a motion to amend the salary ordinance to reflect the difference in salary for the remainder of 2012. Larry Fisher seconded the motion that passed unanimously.

Senior Planner Thom Weintraut, with the City of Columbus, gave a presentation of the “Northern Gateway Land Use and Transportation Plan”, which is centered around the I-65 and US 31 interchange (commonly Exit 76) just north of Taylorsville. Mr. Weintraut explained the Plan Commission authorized a study of the interchange area because there had been some development prospects that came in that were not defined under the current Land Use Plan. In 2010, there was an organizational meeting held and a steering committee appointed. In April of that year, there was a public open house at the Hilton Gardens in which invitations were sent to all the property owners in the study area. The Steering Committee met later in May to review the input and provide some directions for the plan. In March of 2012, they presented the draft plan to the Steering

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Committee. In April, they had another public open house at the Hilton Gardens. The Plan Commission reviewed it at their May meeting and made a favorable recommendation.

Mr. Weintraut gave a presentation on recommendations for the entire focus area and specific recommendations for each of the following sections:

Section 1 Land Uses: Agriculture, Recreational, Commercial, Commercial/Industrial

Section 1 is located west of the Edinburgh Outlet Mall and because of the service related businesses located in the section, has many visitors and a high development potential. The properties with frontage along US 31 are better suited for commercial uses.

Properties without frontage on US 31 could be used as either commercial or industrial. There is a foundation of existing commercial and industrial uses which provides a basis for development of other parcels. While the current vehicular circulation for Section 1 is not ideal, opportunities for improvements can be made.

There are portions of Section 1 which are located within the floodway and any development would require IDNR approval. The properties in the floodway are wooded and best used for agriculture, open space, or recreation which minimizes impact within the floodway.

Section 2 Land Uses: Agricultural, Recreational, Residential, Commercial/Industrial

Section 2 is secluded from the rest of the focus area and therefore less intensive uses would be most appropriate. The section is located between I-65 and the Driftwood River and consists of the Tannehill Park manufactured home park and low density single family residential properties. This area should continue as primarily lower density residential because of the surrounding natural amenities and its seclusion from the more intensely developed commercial and industrial areas.

There are portions of Section 2 that are in the floodway. These areas should be left as either agriculture or used for recreational activities.

There are properties in the area along Heflin Park Road, that have visibility from I-65 and would be suitable for commercial and/or industrial uses.

Section 3 Land Uses: Residential, Commercial, Commercial/Industrial

Section 3 is an area that has a variety of potential uses. The area north of Tannehill Road is surrounded by both I-65 and US 31. Because of the immediate access for these properties, the area has potential for commercial and industrial uses.

North of Tannehill Road and at its intersection of US 31 commercial uses could be appropriate because of access and visibility.

Areas south of Tannehill Road and to the west of US 31 would be best suited for residential development because of access and the proximity to existing adjacent residential areas.

Section 4 Land Uses: Residential, Commercial, Commercial/Industrial

Section 4 is a highly visible area that is mostly undeveloped. The area is suitable for commercial and/or industrial uses because of its visibility, multiple access options and rail access on the east edge of the area.

The properties that front on US 31 are prime commercial properties because of their high visibility and quick access to US 31 and I-65.

There is also a parcel of approximately 30 acres that is zoned for multifamily residential located approximately 500 feet to the east of the intersection of US 31 and Bear Lane. The residential use would provide support for commercial development in the immediate area.

Also in his presentation were the Land Use Policies and the Transportation Policies for each section.

The next item on the agenda was the transfer of Old Reassessment Fund (005) to 2017 Reassessment Fund (684). County Auditor Barbara Hackman explained that their statute allows you to, when the new reassessment is going into place, put a tax rate on for those funds to be created so that you can have funding for that with the old Reassessment

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Fund continuing in case any bills or expenditures would happen to come in. It is required to stay in place for one year and then you can authorize to move your old Reassessment Funds into the new 2017 Reassessment Fund (684), which is currently being used to pay any of those expenditures at this time. The amount of funds to be transferred is \$248,369.81. Jorge Morales made a motion to approve the transfer of Old Reassessment Fund (005) to 2017 Reassessment Fund (684) in the amount of \$248,369.81. Evelyn Pence seconded the motion that passed unanimously.

Chris West, Real Estate and Tax Billing Administrator for the Auditor's Office, explained a sheet he had created at the request of Council member Evelyn Strietelmeier Pence regarding TIF and Tax Abatements. The top line of the sheet (Option A) was if the property did not change over 27 years (remaining as farm ground) it would raise approximately \$12,000 for all the units. The second line is if an abatement was placed on it; the first year impact was an increase of \$1,400 with the abatement on due to the immediate increase of the land value. After 27 years, the amount for all the units would be approximately \$1,200,000. Had a TIF been in place, all the units would have collected approximately \$66,000 over the 27 year period while the TIF would have collected approximately \$1,400,000. All the numbers are based on averages with the assumption that everything stays the same throughout the 27 years. Changing hats and speaking as the Township Trustee, he spoke of the fact that more industry will require more fire equipment. If the area is placed under a TIF, there will be no additional assessed value to draw taxes from for the Township, which would require taxes to be

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raised to pay for the necessary public safety equipment. If companies come in through the abatement process, the assessed value increases yearly so that additional equipment can be purchased while most likely leaving the tax rates the same or with smaller increases than if there was a TIF in place. Jorge Morales clarified that as Trustee, he felt it was better to stay the course with the abatements. Mr. West stated that in his opinion, yes. Evelyn Strietelmeier Pence asked that if the area grew with more housing, there would be an issue with the school. Mr. West stated that he believes Taylorsville has already shipped students out three (3) times in the course of his daughters time at that school. Evelyn Strietelmeier Pence mentioned that it appears everyone would have to pay higher taxes with a TIF in the area. Mr. West stated that the schools would need to do something, the Township would definitely need to do something and it comes down to the fact that to fund the necessary equipment could easily require an increase in taxes. President Lentz thanked him for explaining the information he had provided.

Larry Fisher gave an update on the Ambulance Board. He stated that they are going to ask for an extension from the City of Columbus Board of Works for another week and see if they can work out some things between the Columbus Fire Department and the Columbus Regional Hospital so that all parties involved are satisfied. The Board has reached a consensus that it should be city/county together and that Columbus Regional Hospital should be the provider. It is just a matter of working out the details. There are several options on the table. Dr. May from the hospital, City of Columbus Fire

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Chief Joel Thacker and the Mayor's appointment Roger Johnson will come back with a proposal that will hopefully be acceptable.

Ryan Lauer stated that he had a good demonstration of the Assessor software. There are two vendors that Assessor Lew Wilson is looking at. One is called GUTS, which is an integrated system with the recommended packages for the Auditor and Treasurer that the Data Board has already recommended. They have an Assessor's package which would integrate all three and would greatly reduce the number of mistakes and the running around to different offices. The other option is XSoft, which Assessor Wilson is looking into for his office. This option would not work as well with the other products in the Auditor's and Treasurer's offices, but he thinks it is a better product for the Assessor's office. A sub-committee and the Data Board are looking at these two software programs; and at some point, they will be making a recommendation. He explained that the question will be is it worth spending more to include the Assessor so that we have an integrated system to be in all three offices, which is not very common. There would be a time savings on the roll down every year and employees could help out in other offices because they would be familiar with the software. The XSoft software is the other option for Assessor Wilson, which is a little easier to use for his office. The Council and the Data Board are going to have to decide whether to even go with any Assessor package this year. Upon the approval of the Council, Auditor Hackman stated that she would go ahead and advertise for the additional appropriation for the

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Auditor/Treasurer package of GUTS. The Council decided to discuss this again during the August 6th work session and invite Lew Wilson as well.

Jorge Morales went through the strategic plan (goals and objectives) for the Plan Commission for the City and the County. There are some modifications that are going to happen.

Evelyn Pence had nothing to report since they cancelled the Park Board meeting.

Chris Ogle motioned to adjourn. Ryan Lauer seconded and motion carried unanimously. The next County Council meeting is scheduled for Tuesday, August 14, 2012 at 8:30 a.m. in the County Council Chambers.

BARTHOLOMEW COUNTY COUNCIL

By: _____
Bill Lentz, President

By: _____
Jorge Morales, Pro-Tem

By: _____
Chris Ogle, Member

By: _____
Rob Kittle, Member

By: _____
Evelyn Strietelmeier Pence, Member

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By: _____
Ryan Lauer, Member

By: _____
Larry Fisher, Member

ATTEST: _____
Barbara J. Hackman, Auditor
Bartholomew County