

***OSSIAN TOWN COUNCIL*** – Joint Meeting with the Municipal Works Board  
of the Town of Ossian, Indiana  
May 14, 2018 - 7:00 p.m.  
Ossian Town Hall – 507 North Jefferson

Council President, Josh Barkley called the regular meeting of the Ossian Town Council to order with Council members, Bill Dowty, Jeff Kemper, Brad Pursley and Renee Sweeney present.

Barkley called to order a Public Hearing for Ordinance #18-4-3, An Ordinance Amending Section 53.01 of the Code of Ordinances of the Town of Ossian, Indiana (Wastewater Rates and Charges)

Martin Lupcke, a resident of County Road 100 East, commonly called Norwell Road, asked what the logic was behind the present and the proposed sewer rates. No one present could answer that question so Barkley said he would look into the matter and report back to him on that issue. Barkley asked if there were any more questions or comments. Glen Werling of the Bluffton News-Banner asked what the percentage of increase would be for wastewater. Jim Breckler of Engineering Resources said it was about fifteen (15) per cent. There being no additional questions or comments, Barkley asked for a motion to adjourn. Dowty moved to adjourn. Pursley seconded and the hearing was adjourned at 7:05 p.m.

Barkley called to order a Public Hearing for Ordinance #18-4-4, An Ordinance Amending Section 53.01 of the Code of Ordinances of the Town of Ossian, Indiana (Water Rates and Charges)

Karen Hitchcock, an Ossian resident stated she had replaced three (3) water heaters in Ten (10) years. Barkley asked if there were any other questions or comments. There were no other questions or comments so Barkley asked for a motion to adjourn. Pursley moved to adjourn with a second from Dowty. The hearing was adjourned at 7:10 p.m.

Pursley moved to adopt Ordinance #18-4-3, An Ordinance Amending Section 53.01 of the Code of Ordinances of the Town of Ossian, Indiana (Wastewater Rates & Charges), Sweeney seconded. Passed 5-0

Pursley moved to adopt Ordinance #18-4-4, An Ordinance Amending Section 53.01 of the Code of Ordinances of the Town of Ossian, Indiana (Water Rates & Charges). Kemper seconded. Passed 5-0

An agreement was presented to Council from O.W. Krohn & Associates to function as consultants concerning a bond issue for the wastewater department. The agreement estimates fees of Twenty Five Thousand (\$25,000) to Thirty Thousand (\$30,000) dollars. If services are required beyond the services stated in the agreement Ossian will be billed at an hourly rate between Ninety (\$90.00) and Two Hundred Twenty (\$220.00) dollars depending on the level of experience required for the service provided. Pursley moved to accept the proposal. Dowty seconded. Passed 5-0

An agreement was presented to Council from Barnes & Thornburg LLP to act as bond counsel for the bond issue for the wastewater department. A fee of Twenty Three Thousand Five Hundred (\$23,500) dollars plus out-of-pocket expenses not to exceed Five Hundred (\$500) dollars is stated in the agreement. Sweeney moved to accept the agreement as presented. Kemper seconded. Passed 5-0

Pursley moved to adopt Resolution #18-5-3, A Resolution of the Municipal Works Board of the Town of Ossian, Indiana, Authorizing the Acquisition, Construction and Installation of Certain Improvements to the Sewage Works System of the Town, the Issuance of Revenue Bonds to Provide for the Cost Thereof, and Other Matters Connected Therewith. Sweeney seconded. Passed 5-0

Dowty moved to adopt Ordinance #18-5-4, An Ordinance Authorizing the Acquisition, Construction and Installation by the Town of Ossian, Wells County, Indiana, of Certain Improvements and Extension to the Town's Sewage Works, the Issuance and Sale of Revenue Bonds to Provide Funds for the Payment of the Costs Thereof (Including the Issuance of Bond Anticipation Notes in Anticipation of the Issuance Thereof), the Issuance and Sale of Revenue Bonds to Provide Funds for the Refunding of Certain Outstanding Sewage Works Revenue Bonds of the Town, and the Collection, Segregation and Distribution of the Revenues of Such Sewage Works and All Matters Related Thereto. Pursley seconded. Passed 5-0

Jim Berry, Chad Kline and Diane Johnson represented Roembke Manufacturing in requesting three (3) tax abatements for personal property and one (1) abatement for real property. Kemper moved to grant the abatements with a second from Dowty. Passed 5-0

TI Group Automotive Systems, represented by Eric Gardner, Diane Johnson and Chad Kline, requested two (2) tax abatements for personal property placed in service in 2014 and 2015. Kline pointed out that TI Group had purchased new robotic equipment and donated their previous robotic equipment to Norwell High School for instructional purposes. They are currently working with the high school to improve their robotics program. Pursley moved to grant both abatements. Sweeney seconded. Passed 5-0

The trio from TI Group then requested tax abatement for new equipment costing Nine Hundred Five Thousand (\$905,000) dollars for the manufacturing of plastic fuel tanks for automobiles being installed in 2018. This will bring new business and technology to their Ossian plant. Pursley moved to adopt Resolution #18-5-1 granting the abatement with a second from Sweeney. Passed 5-0

TI Group Automotive then requested tax abatement for manufacturing equipment with a cost of One Million Thirty Six Thousand (\$1,036,000) dollars to be installed in 2018. Pursley moved to adopt Resolution #18-5-2 granting the request. Sweeney seconded. Passed 5-0

H & N Properties, which owns the real estate for Berne Apparel, presented a CF-1 compliance form for the real property above. Pursley moved to grant the request with a second from Kemper. Passed 5-0

Linder Oil, represented by John Marshall, Diane Johnson and Chad Kline requested tax abatement for personal property placed in service in 2012. It was noted that Linder Oil added on to their building last year but did not seek abatement on the addition and that they are planning another addition in 2020. Pursley moved to continue the abatement. Sweeney seconded. Passed 5-0

Tamra Boucher, of Haldrup USA and Johnson and Kline from Wells County Economic Development presented a tax abatement request for real property. Boucher reported that they are very busy and could use more help if they could find it. Sweeney moved to grant the abatement. Pursley seconded. Passed 5-0

An abatement request for personal property placed in service in 2015 by Melching Machine was presented by Ryan Melching and the Economic Development team of Kline & Johnson. Dowty moved to grant the abatement with a second from Pursley. Passed 5-0

Tim Fiechter, CEO of Rethceif Properties LLC submitted a request for abatement on real property and personal property. Dowty moved to grant both requests. Pursley seconded. Passed 5-0

Sweeney moved to approve the minutes of the April meetings. Dowty seconded. Passed 5-0

Joe Lewis of the Park Board and Kody Kumfer of Ossian/Wells County Revitalization requested authorization to add a section on to the ballpark backstop. H & H Fencing LLC of Monroe, Indiana will do the job for Twelve Hundred Fifty (\$1250) dollars. Dowty moved approve the request. Sweeney seconded. Passed 5-0

Lewis and Kumfer presented an agreement from Project Design & Management Incorporated to manage the Archbold-Wilson Park Pavilion/Amphitheater Project for Twelve Thousand Five Hundred (\$12,500) dollars. Sweeney moved to accept the proposal. Dowty seconded. Passed 5-0

Lewis and Kumfer reported that Ninety Thousand (\$90,000) dollars has been pledged, so far, for the Archbold-Wilson Pavilion/Amphitheater Project. This includes Fifty Thousand (\$50,000) dollars from Revitalization, Ten Thousand (\$10,000) dollars from Ossian Rolls and Thirty Thousand (\$30,000) dollars from Ossian Psi Iota Xi. The two requested that the Town of Ossian guarantee the project could go on as planned by providing funds for the infrastructure, such as water and sewer in order to put us in a better position when applying for a Two Hundred Thousand (\$200,000) Grant from the Department of Natural Resources. Lewis stated that this would be an investment in the future of Ossian. Town Manager, Luann Martin reported on several fund raising projects planned for the summer and stated that she felt confident the necessary funds would be raised. Martin also plans to apply for a grant from the Wells County Foundation. She went on to say that the terms of the DNR Grant allow for a three (3) year construction window giving us more time to raise additional funds. Sweeney, the Council Liaison to the Park Board, also felt confident that the necessary funds could be raised. Barkley moved to move the project forward with a pledge of One Hundred Thousand (\$100,000) dollars to be paid from CEDIT funds and a guarantee of Two Hundred Four Thousand Three Hundred Eighty Five Thousand (\$204,385) dollars if the funds cannot be raised by other means. Sweeney seconded. Passed 5-0 Lewis expressed his appreciation to the council for their support in this project saying they could not have come this far without it.

Police Chief, David Rigney and Police Commissioner Caleb Chichester requested authorization to purchase four (4) in-car camera systems. There have been numerous issues with the cameras recently and the company they were purchased from no longer supports them and has gone out of business. Rigney presented a quote from Stalker, a company that has been around for a long time. The total for four (4) camera systems is Twenty Thousand Eight hundred Twenty (\$20,820) dollars. Rigney also presented a quote from Integrity Communications and Electronics for installation of the cameras totaling Fifteen Hundred Sixty (\$1560) dollars. Dowty moved to approve the expenditures. Pursley seconded. Passed 5-0

There was a short discussion concerning where golf carts are allowed to cross the highway. Rigney reported that they must cross at a point perpendicular to State Road #1.

Rose Barrick, reported that the Storm Water Board had met in a special meeting on May 1, 2018 to discuss the situation at the Industrial Park regarding the retention pond. She went on to say that Hillcrest was looking into getting the swale and the retention pond up to the standard required by the town so that the Town of Ossian may take ownership and maintenance of the ditch and swale.

Barrick stated that Mrs. Valenti had passed, but she thought Mr. Valenti would sign the easement for the railroad project.

Barrick invited everyone to attend the next regular meeting of the Storm Water Board on May 29, 2018 at 10:00 a.m. at the town hall.

Barrick reported that Wells County would take care of the drainage problem near the sewer plant with Ossian paying Ten Thousand (\$10,000) dollars as their contribution. Kemper said he would call Jared Hahn regarding the status of this project.

Martin announced that Community Crossing Grant applications will be accepted August 6 through September 28, 2018. She said that we have the information ready and will submit early.

A utility adjustment of One Hundred Forty One dollars and Thirty Eight cents (\$141.38) was requested. Martin stated that this request met the town's criteria for an adjustment. Pursley moved to grant the request. Dowty seconded. Passed 5-0

Martin presented three (3) quotes for maintenance of the town hall computers as follows:

G-6	Town Hall	\$5700
	Police	\$7200
Innovative Concepts –	Town Hall	\$2665
	Police	\$2850
Stylus	Town Hall	\$2400
	Police	\$2600

Pursley moved to accept the Stylus quote. Sweeney seconded. Passed 5-0

Sweeney moved to approve the April time cards as presented. Kemper seconded. Passed 5-0

Dowty moved to approve claims of \$211,117.97 as presented. Pursley seconded. Passed 5-0

Ossian Resident, Bonnie David, asked if fishing was allowed in the pond in the Archbold-Wilson Park and was told by Martin that fishing is allowed and no license is required. David also asked when the streets in Ossian were going to be fixed. Barkley stated that streets in Ossian are being repaired as the budget allows.

Martin announced that street cleaning would start soon. This will be done twice a month on streets with curbs. She stated the downtown area will be done during the night and residential streets will be done during the day. Letters have been mailed to affected residents explaining the process.

Barrick, representing the Ossian Days Committee, asked about taking down two (2) trees on East Craig Street. She stated that the sidewalk was beginning to rise because of them. Council was not willing to have the tree taken down but consented to a trimming.

Pursley moved to adjourn. Kemper seconded Meeting was adjourned at 8:30 p.m.

**OSSIAN STORM WATER BOARD  
TUESDAY, APRIL 24, 2018 10:00 AM**

Meeting was called to order at 10:00 am. Members present were, Tim Miller, Rose Barrick, Town Manager, Luann Martin, Jim Breckler, Engineering Resources.

**MINUTES APPROVAL**

Minutes were approved by a motion approval of 2-0

**OLD BUSINESS**

**RR / Rose Ann Heights Swale Update**

As of this meeting, two homeowners on Hickory Lane still have not come forth to sign the easement agreement needed for the project. The board did meet the requests of removal of a tree when the project starts and having the easement marked as to where the construction will affect property.

Rose made a motion to have Mike Hartburg, the towns Attorney, to send letters to the homeowners informing them of the next steps the town could take to acquire easements. Motion passed 2-0

**TI Ditch and surrounding drainage / Industrial Park**

Jim Breckler of Engineering Resources discussed the improvements he recommends to restore the swale and detention basin in the industrial park.

Discussed the amount money that it will take to restore the detention basin which is about \$77,000.00, back to an acceptable standard that Hillcrest Development will have to pay before the board would consider taking over the maintenance of the structure.

It was agreed by the board members to hold a special meeting that will take place on Tuesday, May 1<sup>st</sup>, at 10:00 AM to discuss this with Hillcrest Development

**Budget**

As of 4/24/2018, the Storm Water Budget is as follows,  
Current numbers are not up to date at this time.

**Board Member**

Position is still vacant at this time.

**NEW BUSINESS**

Currently working on the detention basin behind the apartments on Parent Dr. Apparently a line that drains the basin is not working correctly. The guy are working to correct the problem.

**Update from Town Manager**

Nothing new at this time.

**Next meeting**

A special meeting will be held May 1, 2018 with Hillcrest Development.

The next meeting for the Ossian Storm Water Board will be Tuesday, May 29<sup>th</sup>, 2018 at 10:00am at the Town Hall.

With no further business for the board to discuss, the meeting was adjourned.

Respectfully submitted, Tim Miller, President

**OSSIAN STORM WATER BOARD**  
**TUESDAY, MAY 1, 2018 10:00 AM**

Meeting was called to order at 10:00 am. Members present were, Tim Miller, Rose Barrick, Town Manager, Luann Martin, Jim Breckler, Engineering Resources and Town council Member Jeff Kemper

**TI Ditch and surrounding drainage / Industrial Park**

Discussed with gene Donaghy, representing Hillcrest development, on the deteriorated detention basin and swale that has eroded away and exposed a sanitary sewer line.

Jim Breckler of Engineering Resources explained the scope of the project and projected cost.

After a short Q &A session, Gene said that he thought the cost was too high, but will inform the other members of hillcrest development and the Industrial park Association on what is taking place.

**Next meeting**

The next meeting for the Ossian Storm Water Board will be Tuesday, May 29, 2018 at 10:00am at the Town Hall.

With no further business for the board to discuss, the meeting was adjourned.

Respectfully submitted, Tim Miller, President

**OSSIAN PARK BOARD**  
**MAY 9, 2018**

Attendance: Tim Rohr, Crystal Streeter, Janet Riley, Ashley Harmon, and Joe Lewis

1. Read and approved minutes from meeting on April 23, 2018
2. Held discussion concerning fundraising for Archbold Wilson Projects. Gofundme.com is a website designed to raise funds. No limit on amount that can be given. Gofundme will take 2 percent of donation. This will be strictly used for the proposed amphitheater. Estimated cost of amphitheater after grants will be \$342,5000. Discussed having a 5K run to kick off a fundraising event. Decided on June 16, 2018 for the walk/run event. Signup/registration at 7am and walk/run starts at 8am. \$20 entry fee