**The Town Council of Winona Lake, Indiana met in a regular session on Tuesday, August 16, 2022, at 6:00 p.m. – some attending in person, others by Zoom (video conference).**

COUNCIL MEMBERS PRESENT: Rick Swaim, Austin Reynolds, James Lancaster,

COUNCIL MEMBERS PRESENT (ZOOM): Heather James

ABSENT: Dennis Duncan

OTHERS PRESENT: Craig Allebach, Laurie Renier, Adam Turner, Aaron Carl, Joe Bumbaugh,

Tim Goshert, Holly Hummitch, Kevin Gelbaugh

OTHERS PRESENT (ZOOM): Randy Rompola; Bond Counsel, and Jim Higgins; Financial Consultant

**Opening –** Rick opened the meeting with prayer and the Pledge of Allegiance.

**Approval of Minutes**

* Rick called for additions or corrections to the July 19, 2022, regular session minutes.

Motion to approve regular minutes made by Jim and Austin seconded. Hearing no additions/corrections, the minutes stand approved as presented.

**Approval of Claims**

* Approval for July 19, 2022, End of Month claims in the amount of $83,472.72 and

July 19, 2022 claims in the amount of $514,708.90. Austin moved to approve the claims as presented and Jim seconded. Motion passed.

**2023 Summary of Property Tax Rates**

* Laurie Renier, Clerk-Treasurer, presented information obtained through a meeting with Baker Tilly. The preliminary information indicates a 20.68% increase in assessed value from last year. At this time, the projected increase of the 2023 budget is estimated at $356,264 or 6.69% but these calculations have not yet been finalized.

**“Winona Happenings”**

* August 20, 5:00 p.m. to 7:00 p.m. – Food Truck Night at Winona Lake Community Church
* August 27, 10:00 a.m. to 6:00 p.m. – Canal Days, Village at Winona
* August 27, 7:30 p.m. – Movie (“Cars”) in the Park

Nick Hauk stated Canal Days is a 2-part event. The cardboard boat race is to raise awareness and spotlight the work Fellowship Missions is able to do for the community. Proceeds of ticket sales to award best in show of the boats go toward supporting Fellowship Missions.

**KEDCO Update:** Alan Tio presented an update, which included the following information:

* We are building our capacity around 3 main focuses; entrepreneurship, housing, and talent
* Adding new team members to help lead the initiatives
* Have added a contact for entrepreneurship program
* Have launched the Med-Tech Accelerator Studio to help identify the challenges around medical technologies and build companies locally
* Starting a small incubator space in downtown Warsaw to be able to offer shared work space for start-ups
* Focusing on business development; reaching out to business owners and collecting data on what their needs are

**Resolution 2022-8-3 Police Reserve Appointment**

* The resolution appoints Lucas Rhoades. Lucas grew up in the area, attended Jefferson school, and will be with us until going into the Air Force in December.
* Jim made the motion to approve Resolution 2022-8-3 Police Reserve Appointment and Austin seconded. Motion passed.

**Swearing In of Police Reserve**

* Adam Turner swore in Lucas Rhoades as Police Reserve.

**First Amendment to the Public-Private Agreement**

* This first amendment of the Build-Operate-Transfer (BOT) Agreement changes the project deadline from March 1, 2022 to September 30, 2022. The Redevelopment Commission has approved the amendment and it now comes before the town for approval.
* Adam Turner stated the BOT agreement is with the developer, WL ICE. Amendment of the previously agreed upon deadline is necessary due to delays in receiving materials for the pavilion ice rink project, and jointly agreeing to the change will adjust the closing schedule of the project.
* Austin made the motion to approve the first amendment to the public-private agreement and Heather seconded. Motion passed.

**Ordinance 2022-8-1 First Reading of Bond Ordinance**

* This is a first reading of the bond ordinance for the financing of the pavilion, with no action required at this time.
* Adam Turner stated this is a loan for the town in order to finance the payment of the pavilion.
* Randy Rompola stated the ordinance would provide for the issuance of revenue bonds which would be payable from the generally available revenues of the town out of its annual operating expenses.
* Jim Higgins stated there are no property tax pledges attached to this and as budgets are established annually, there will be recommendations as to where the bond payments should be allocated from.

**Ordinance 2022-8-2 Additional Appropriation First Reading**

* This is a first reading appropriating the proceeds derived from the sale of the revenue bonds, with no action required at this time. This item coincides with the previous item. Both were discussed under the First Reading of Bond Ordinance.

**Fire Truck Purchase**

* Kevin Gelbaugh stated typically the town purchases or replaces a fire truck every 20 years. The current truck is 27 years old with 27,000 miles on it. It has 1995 technology, with no rollover protection, only rear lab belts for safety, and no air bag protection. The NFPA recommends retiring trucks after 25 years.
* A committee was formed last January, which is recommending a 2022 Ferrara Spartan custom cab, which comes equipped with seating for 6 and all of the most up to date specs. Ferrara is the same manufacturer of the ladder truck, which would standardize the fleet. They offer a high quality truck and have a great service record and this particular truck is the only one available that matches all the specs required. Some trucks available will not fit in the station.
* Kevin said, if approved, they will be funding $8,000 worth of upgrades including radio equipment.
* Craig commended Laurie for her efforts in supporting the process of making this purchase possible and doing the research necessary to determine the best way of accomplishing it, and stated although it could take up to a year to receive a truck, approving a letter of intent will allow us to lock in the current pricing and start the process of the purchase.
* Austin made the motion to approve a letter of intent for the purchase of a new fire truck at a cost of $531,272, and Heather seconded. Motion passed.

**Report from Town Engineer**

* Working on drain projects, design standards, stuff at the school, lift station upgrades, water main, and pickle ball courts.

**Report from Town Attorney**

* Has been working on the ordinances presented tonight.

**Reports from Supervisors**

* Street Dept./Tim Goshert – Standard maintenance is being done.
* Park Dept./Holly Hummitch – The summer programs were successful with over 180 participants in almost 50 programs.
* Fire Dept./Kevin Gelbaugh –Fire training with the Grace RA’s is today. Have been doing maintenance, cleaning trucks, and going on calls.
* Police Dept./Joe Bumbaugh – School is back in session. Things are going well. You will see our presence at the crossings. Some signage needs to be posted southbound on King’s Highway in reference to school zones. Craig said the signs were removed when the sidewalk was replaced but the new signs have been received and are ready to put back up. Will plan to have those up by week end.

**Floor Topics**

* Jerry Nelson shared concerns about the newspaper referencing projected tax hikes in regard to the needs of the Warsaw School Board. It was recommended that he share those concerns with the school board, as the issues raised were separate from matters concerning this Council. Jerry also requested information on the storm water project, stating it would be nice to know where the money is being spent. It was reported that the project on Boys City Drive took up most of the collections for this year and that projects are reported on as they are processed.

**Meeting adjourned –** Jim motioned to adjourn. Meeting adjourned at 6:44 p.m.

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

RICK SWAIM LAURIE RENIER

PRESIDENT CLERK TREASURER