

PLAINFIELD TOWN COUNCIL

February 24, 2020

7:00 p.m.

Mr. Brandgard: The Plainfield Town Council meeting for Monday, February 10, 2020 is now in session.

PLEDGE OF ALLEGIANCE

Mr. Brandgard: I'd like to ask everyone to rise for the Pledge of Allegiance.

ROLL CALL TO DETERMINE QUORUM

Mr. Brandgard: Thank you. Let the record show that all members are in attendance and we have a quorum for conducting business.

CITIZEN RECOGNITION

Mr. Brandgard: We do have a Citizen Recognition and a Proclamation tonight. So, if I could ask Heather Bender to come forward. This month is Honesty.

The Community of Value for the month of February is Honesty. Honesty is defined as being truthful and honorable in relations with others. Heather Bender retired in 2019 from the Plainfield Community School Corporation after many years as the Executive Assistant to the Superintendent. She now is the Recording Secretary to the Main Street Plainfield Board.

Her nomination reads:

Heather has worked at various positions at Plainfield Schools. At each position, she left a mark of excellence and gained the respect of all who worked with her. Heather is one of those people who you can always trust to be honest and forthcoming. That is not an easy value to live day to day, but Heather can always be trusted to keep things confidential, to tell the truth - even when that truth is uncomfortable. Heather currently is helping with the Mainstreet Plainfield Group where new ideas are being fostered to provide a better quality of life for our Plainfield residents. I can't think of a better person to honestly review how we are living our lives and work with others to upgrade the "Mainstreet Experience." You can always count on Heather to be honest.

Heather, we thank you for continuing to play a role in our community and exemplifying honesty.

Would you like to say anything?

Ms. Bender: No, thank you so much.

PROCLAMATION

Mr. Brandgard: We also have a Proclamation this evening. If you would, come forward please. I'd like to present you with a Proclamation this evening which reads:

Whereas, the month of March 2020, has been declared "Disability Awareness Month" by the Governor of the State of Indiana, to recognize and raise awareness for individuals with disabilities; and

Whereas, disability is a part of the human experience that affects one fifth of the State of Indiana's population, in no way does it diminish the rights of individuals with

disabilities to live independently and contribute to their community in positive ways, or fully experience and enjoy the social, cultural, educational and economic benefits of mainstream America; and

Whereas, family members, friends and acquaintances in the community can play a central role in preserving the rights and enhancing the lives of individuals with disabilities, especially when necessary supports are provided; and employers in the community are aware of the contributions and capabilities of individuals with disabilities to be engaged in meaningful work in inclusive settings; and

Whereas the goals of this Town, County and State provide opportunities for individuals with disabilities to live a fulfilling life, making informed choices and decisions; living independently, if they so choose; exercising their full rights as citizens; pursuing productive lives and enjoying a good quality of life as a member of a fully-inclusive community; contributing to their family, peers, community, State and Nation; developing and maintaining friendships and mutually beneficial professional relationships in our society.

NOW, THEREFORE, BE IT RESOLVED: the Plainfield Town Council does hereby proclaim the month of March, 2020, as Disability Awareness Month in the Town of Plainfield, Indiana and call upon its citizens to observe the month with appropriate educational programs and activities; furthermore, we encourage our citizens to learn more about the challenges of living with a disability and treat these individuals in our community with the kindness, empathy and respect they deserve.

Passed and Adopted by the undersigned Town Council of the Town of Plainfield, Indiana on this 12th day of November 2018.

Mr. Cockrum: Thank all of you, from Sycamore Services. We've always had tremendous support from the Town of Plainfield and the Town Council. Many of you have helped people with employment and places to live and everything like that, and we certainly appreciate all of the support that we've received from the Town of Plainfield for many, many years. Again, thank you very much.

Mr. Brandgard: Thank you. Patrick, thank you.

CONSENT AGENDA

Mr. Brandgard: Again, we have a lengthy consent agenda this evening.

1. Approval of the Minutes of the Town Council meeting of February 10, 2020.
2. Approval of reports dated February 19, 2020 from the following departments:

Administrative Services	Parks and Recreation
Clerk-Treasurer	Police Department
Development Services	Plainfield Fire Territory
HCCC	Town Manager
Public Works	
3. Approval of the 2020 Summer Sewer Rate Program, per the Clerk-Treasurer's Report.
4. Approval of a Contract with Innovative in the amount of \$15,000 for Video Production for the Town of Plainfield (Highlighting Economic Development), for inclusion in the Indy Chamber Database, per the Communications Report. (Funded from EDIT)
5. Approval to Add the Generator at Fire Station 121 to the existing WW Williams Preventative Maintenance Agreement in the amount of \$495, per the Fleet & Facilities Report. (Funded from Fire Territory Operating)
6. Approval to Purchase a John Deere XUV825E from Reynolds Farm Equipment for \$12,787.16 per the Fleet & Facilities Report. (Funded from Wastewater Collections)

7. Approval to Purchase an HDT Trailer from Spencer Trailer Sales for \$7,400, per the Fleet & Facilities Report. (Funded from Wastewater Collections & Wastewater Distribution)
8. Approval of an Insurance Consulting Agreement with ONI Risk Partners, INC via HBG Insurance in an amount not to exceed \$50,000; for Advisory and Brokerage Services for Workers Compensation Insurance, Vehicle, Property, and Inland Marine Insurance, and Risk Management and General Liability Related Insurance Coverages, pending legal review, per the Human Resources Report. (Funded from Departmental Budgets)
9. Approval of an Insurance Consulting Agreement with H.J. Spier Co., Inc. for Advisory and Brokerage Services for Employee Life Insurance, Employee Health Insurance, and Related Ancillary Employee Insurance Coverages, per the Human Resources Report. (Funded from Employee Health Insurance Fund)
10. Approval of the Build-Operate-Transfer Agreement with Plainfield MADE, LLC/GM Development Companies, LLC to Construct the MADE@Plainfield Facility for an amount not to exceed \$35,948,838, pending legal review, per the Town Manager's Report. (Funded from Future Bonds & Six Points TIF)
11. Approval of the Project Operating Agreement with Plainfield MADE, LLC/GM Development Companies, LLC to Recognize the Applicability of Indiana Code Chapter 5- 23-3 to the Transactions Described in the BOT Agreement and Establish Operator's Rights and Obligations as to the Project, pending legal review, per the Town Manager's Report.
12. Approval of Veridus Work Order #14 in an amount not to exceed \$451,000 to Establish Owner's Technical Representation Services for MADE@Plainfield Phases III & IV, per the Town Manager's Report. (Funded from Six Points TIF)
13. Approval of Notice to Proceed for Baker Tilly to Commence Preparation of Financing Package for MADE@Plainfield Construction, per the Town Manager's Report.
14. Approval of Consent to Encroach Agreement with Whirlpool Distribution (2801 Airwest Blvd) Regarding Eight (8) Incidental Directional Signs, per the Development Services Report.
15. Approval of a Sanitary Sewer Recoupment Agreement between the Town of Plainfield and Tammy Wrightsman Associated with Property Located at 10761 Bradley Drive, Indianapolis 46231, per the Development Services Report.
16. Approval of a Reimbursement Agreement with Vectren Energy of Indiana in the amount of \$119,512.41 to cover costs to Relocate Natural Gas Lines that are in Conflict with the proposed Government Center and Performing & Fine Arts Center, subject to confirmation of funding, per the Development Services Report.
17. Approval of a Partial Assignment of Utility Easement from DR Horton Indiana d/b/a Westport Homes to the Town for the Purposes of Providing Water Service to the Fairwood Subdivision on Dan Jones Road, per the Development Services report.
18. Approval of a Temporary Easement Agreement between the Town and Rock Creek Partners LLC for the Purposes of Roadway and Utility Infrastructure Associated with Development of the Southwest Quadrant of I-70 and SR 267, per the Development Services Report.
19. Approval to allow the Community Development Corporation to begin the Request for Proposal Process to Evaluate Applicants who wish to Operate the Parking Structure.

Are there any additions or corrections to the consent agenda?

Mr. Kirchoff: Earlier you said 10, 11 and 12, pending legal review, is the 12 not necessary?

Mr. Brandgard: No, just 10 and 11, excuse me.

Mr. Kirchoff: That's okay. I move we approve it as read.

Mr. McPhail: Second

BUSINESS FROM THE FLOOR

Mr. Brandgard: We'll go to business from the floor. Is there anybody who wishes to address us on anything, from the floor? With nobody coming forward, we'll move to staff reports.

STAFF REPORTS

Mr. Brandgard: We'll wait a minute and see if people are wishing to leave. We'll start with Bill; anything from IT? Eric, anything from Planning?

Mr. Berg: Aside from the fact that everyone around me left, nothing additional.

Mr. Brandgard: Suppose they're trying to tell you something?

Mr. Berg: Could be

Mr. Brandgard: Steve, anything from Financial? Todd, anything from Development? Brent, anything from Parks and Rec? Chase, anything from Facilities? Chief Thacker, anything from the Fire Territory? Chief McKee, anything from the Police Department?

Mr. McKee: I specifically don't have anything to add but I'm going to turn it over to Deputy Chief Aldridge, he's going to talk to you about Public Safety Day.

Mr. Brandgard: Okay

Mr. Aldridge: There's always one, right?

Mr. Brandgard: And you're it, huh?

Mr. Aldridge: So generally, in August during National Night Out Week, the weekend following National Night Out, we usually do a Community Day down at Hummel Park. Some of you have attended that before. I wanted to take – my vision was to take it a little bit further and make it more inclusive to the whole Town and actually do a full-fledged Public Safety Day. A Public Safety Day seems to be the way to go; they are very, very well attended. Tonight in our planning, we've talked with Stephanie, and Brent from the Parks Department, and just about everyone from the Fire Department, and during our committee of planning we decided that we really need to do it at a Town Park if we're going to do a Public Safety Day. So, we have a date in mind. We've talked to Brent at the Parks Department, secured that day, there's nothing else going on at the Al & Jan Barker Complex that day. But we'd like consent to kind of follow through and go with that Public Safety Day. It's Saturday, June 13th from 10 a.m.-2:00 p.m. at Al & Jan Barker Sporting Complex. We found out that baseball will be completing about the weekend prior to that. So, we're in the beginning stages of planning that but it's going to come up fast in about four months. So, I'm just looking for consent. There are some things that come with that. We'd like to, besides our public safety, bring up some other public safety partners; Federal partners, State partners; maybe have a State Police Helicopter and maybe some food trucks down there. So, there's a lot to it.

Mr. Brandgard: Okay, that'd be cool. Do we have consent?

Mr. McPhail: June 13th?

Mr. Aldridge: June 13th, it's a Saturday, from 10:00 a.m.-2:00 p.m.

(Consent is given)

Mr. Aldridge: Thank you

Mr. Brandgard: Thank you. Doug, anything from the Communications Center? Scott, anything from Transportation?

Mr. Singleton: I did want to make just one brief note that I left out of my report. Maybe you saw Stephanie's social media post about it, but we'll see some road construction getting started on Stafford Road east of S.R. SR 267 right there that's tied to the industrial development that's happening on the northeast corner. They are widening part of Stafford Road as they tie in the future alignment of Plainfield Road. So, we're putting barrels out there so they can go ahead and get started. I just wanted to make you guys aware of it in case you hear anything and can take any questions about what's happening there.

Mr. Angle: Thanks

Mr. Brandgard: Good, thank you. Tim, anything from Development Services?

Mr. Belcher: Just quickly. As Dave mentioned, after the successful public hearing I think we had earlier about the selection of the BOT Vendor for the project downtown, I'd like to recommend that the Council move to select Hagerman as our potential BOT Vendor and work with them immediately to start pricing our structures that were designed and get to the market as quick as we can and keep that project moving.

Mr. McPhail: I would move to approve Tim's request to select Hagerman to move forward with the Government Center and the Fine Arts Center.

Mr. Angle: And I'll second that, but I have one quick question, if you could clarify. You said potential, so what are some other steps before that process actually is confirmed?

Mr. Belcher: The main one being bring the prices back and the contract back to the Council. So, the actual final contract selection will still be another action by this Council at some point, I believe. So, this is a selection... everything they do now, just like up to this point, will be at their risk. There basically will be a lot of work they'll be putting forth to price the building and give us a point of Guaranteed Maximum Price on the whole project, and then that will come back to you and that will probably be the formal selection and contractual obligation to them, as I understand the process.

Mr. Bridget: I'd just like to point out, being a member of the committee, that making the switch was an undertaking at great consideration. The potential cost savings could not be overlooked, really. And I'd like to thank Dave Lahey; I'd like to thank Aaron Cohen and Tim, for their work in getting this done.

Mr. Brandgard: With that, we have a motion and a second to approve the request to go to Hagerman for the potential BOT Vendor on the Government Center and Fine Arts Center. If there's no further discussion, all those in favor signify by aye.

(All ayes)

Mr. Brandgard: Opposed? Motion carried, thank you.

Mr. Belcher: That's all I had.

Mr. Brandgard: Thank you. Jason, anything from Public Works? Stephanie, anything from Communications? Nate, Administrative Services?

Mr. Thorne: Just briefly. In a work session we did a brief overview of our liability, property and fleet insurance, including Worker's Comp. So, I would ask for a motion tonight to move forward with the renewal of those insurance coverages, as well as changing Worker's Comp to IPEP as our carrier moving forward.

Mr. Angle: I'll move to approve.

Mr. Bridget: Second

Mr. Brandgard: We have a motion and a second to approve keeping the vendors that we have now and also going to IPEP for...

Mr. Thorne: Worker's Compensation

Mr. Brandgard: Worker's Compensation. If there's no further discussion, all those in favor signify by aye.

(All ayes)

Mr. Brandgard: Opposed? Motion carried.

Mr. Thorne: Thank you, that's all I had.

Mr. Brandgard: Thank you. Did I miss anybody? Brad, anything you'd like to add this evening? It would appear we had a successful Chamber auction Saturday evening.

Mr. DuBois: Yes, we did, Mr. President. I just want to thank everybody that was able to make it. I think, you know, in the nine years that I've been doing this, I think this was the most successful. It went as seamless as it could possibly go. We still had some issues, but you guys didn't know about it, besides me. Yeah, it was a great event. Thank you for coming, we really appreciate it.

Mr. Brandgard: Thank you. The obvious thing was nobody was paying you any attention.

Mr. DuBois: What's that?

Mr. Brandgard: When you were up on the stage trying to get everybody's attention.

Mr. DuBois: Yeah, I had a little trouble at first, but I got their attention eventually. They were having fun, that's why.

Mr. Brandgard: Yeah, exactly.

TOWN MANAGER'S REPORT

Mr. Brandgard: Town Manager's report?

Mr. Klinger: I don't have anything additional to report, but I will point out, I mentioned to some of the folks earlier that were in the room for work session and I think we ought to mention that there are also two School Board Members here this evening; Scott Flood, and of course Brad DuBois is also a School Board Member.

Mr. Kirchoff: And Mr. Blackwell.

Mr. Klinger: Oh, yeah.

Mr. Kirchoff: You're not on anymore?

Mr. Klinger: Former

Mr. Kirchoff: Sorry

Mr. Klinger: But yeah, I don't have anything additional to report, unless you have questions for me.

Mr. Brandgard: None

OLD BUSINESS

Mr. Brandgard: Old business? Kent? Old business?

NEW BUSINESS

Mr. Brandgard: New business?

Mr. Kirchoff- yes

Mr. McPhail- yes

Mr. Brandgard- yes

Plainfield Town Council Resolution No. 2020-11 is approved.

ORDINANCES

Mr. Brandgard: Thank you. We also have one Single Reading of an Ordinance. It's Ordinance No. 05-2020 – An Ordinance Approving Additional Appropriations – Fire Beneficent and Parks Non-Reverting Funds.

Mr. Angle: Move to approve

Mr. Kirchoff: Second

Mr. Brandgard: We have a motion and a second to approve the Single Reading of Ordinance No. 05-2020. If there's no further discussion, roll call vote please.

Mr. Todisco:

Mr. Bridget- yes

Mr. Angle- yes

Mr. Kirchoff- yes

Mr. McPhail- yes

Mr. Brandgard- yes

Single Reading of Plainfield Ordinance No. 05-2020 is approved and adopted.

Mr. Brandgard: We also have, for it's Third Reading and Adoption, Ordinance No. 34-2019 – An Ordinance Annexing and Making a Part of the Town of Plainfield, Indiana, Certain Described Territory Contiguous to the Corporate Limits to the Town of Plainfield and Adding Said Territory to Council District Number 1 - Shady Lane/Township Line Road (2689 Township Line Road - Town Property).

Mr. Kirchoff: So moved

Mr. Bridget: Second

Mr. Brandgard: We have a motion and a second to approve the Third Reading and Adoption of Ordinance No. 34-2019. If there's no further discussion, roll call vote please.

Mr. Todisco:

Mr. Bridget- yes

Mr. Angle- yes

Mr. Kirchoff- yes

Mr. McPhail- yes

Mr. Brandgard- yes

Third Reading and Adoption of Plainfield Ordinance No. 34-2019 is approved.

Mr. Brandgard: We also have Ordinance No. 02- 2020, and I would ask that we continue to table that.

Mr. McPhail: So moved

Mr. Brandgard: The street seems to be devoid of cars and vehicles for the moment. We'll leave it tabled for a while before we take any action on it.

Mr. Kirchoff: Do we have to have a motion to keep it tabled?

Mr. Daniel: No, you need a motion to remove it from being tabled.

Mr. Brandgard: Yeah

Mr. Kirchoff: Okay

COUNCIL COMMENTS

Mr. Brandgard: I would mention there was a groundbreaking ceremony this morning for the new Behavior Hospital and other than slight rain, it went quite well. They will start construction and they are looking for opening early 2021. Is there anything else to come before the Council this evening?

ADJOURN

Mr. Brandgard: Being none, I'd entertain a motion to sign the documents requiring signature and adjourn.

Mr. Angle: So moved

Mr. Kirchoff: Second

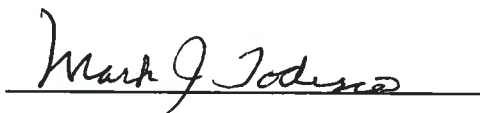
Mr. Brandgard: All those in favor, signify by aye.

(All ayes)

Mr. Brandgard: Opposed? Motion carried, thank you.



Robin G. Brandgard, President



Mark J. Todisco, Clerk-Treasurer