

**CLOVERDALE TOWN COUNCIL  
REGULAR MEETING MINUTES  
TUESDAY, SEPTEMBER 14, 2021**

The Cloverdale Town Council met in Regular Session at 7 p.m. on Tuesday, September 14, 2021, in the Town Hall; 154 S. Main Street; Cloverdale, IN 46120.

**CALL TO ORDER:** President Rick Dearwester called the meeting to order at 7:00 p.m.

**PLEDGE TO THE FLAG:** The Pledge of Allegiance was recited.

**ROLL CALL:** Present on Roll Call were Councilmembers Larry Fidler, Cindy Holland, and Rick Dearwester. Also present were Town Marshal Steve Hibler, Town Manager Jason Hartman, Town Attorney Richard Shagley and Clerk Treasurer Kelly Maners. Councilmembers Gary Bennington and Greg Jay were absent.

**ADDITION OR DELETION TO AGENDA:** Stardust Hills HOA was deleted from the agenda. Town Manager Hartman presented Council with a list of additions. These additions included: Lion's Club Clean Up Day, Surplus Vehicles, READI, C-Bar-C Sewer Line, Cloverdale School Corp. Sewer Adj., Halloween, Pick-up Repair Deductible, Increase Backflow Valve Price, ADA, and Road Salt. Councilmember Fidler motioned to approve the agenda. Councilmember Holland seconded. The motion carried by unanimous vote.

**PUBLIC HEARING FOR 2022 BUDGET:** This is the Public Hearing for the 2022 Budget. Clerk Treasurer Maners noted this budget is very similar to the 2021 Budget. A few exceptions were listed:

1. Local Road and Street: Would be reduced \$40,000 this year and \$80,000 is budgeted for 2022.
2. MVH: Would be reduced \$80,000 this year and \$252,000 is budgeted for 2022.

This would be to accommodate road work the council is looking to do in 2022 and would provide local match for any grants we might obtain.

3. CCI: It was noted \$4,000 is budgeted in one line item for park equipment.
4. Public Safety: \$117,479 is budgeted. Most of this is in the line item for "machinery, equipment and vehicles" to allow for payments on 2 existing vehicle leases, to pay off the Tahoe lease, and to have \$25,000 reserved towards a new vehicle purchase in 2023.

There were no questions or comments on the 2022 Budget.

**APPROVAL OF MINUTES:**

1. Regular Meeting Minutes August 10, 2021

Councilmember Holland motioned to approve. Councilmember Dearwester seconded. The motion carried by unanimous vote.

2. Memorandum of Executive Session August 10, 2021

Councilmember Holland motioned to approve. Councilmember Fidler seconded. The motion carried by unanimous vote.

**CLAIMS AND TRANSFERS:**

General: \$168,465.29	Motion: Councilmember Dearwester	2 <sup>nd</sup> : Councilmember Holland
Water: \$68,832.82	Motion: Councilmember Fidler	2 <sup>nd</sup> : Councilmember Holland

Wastewater: \$105,324.41 Motion: Councilmember Holland 2<sup>nd</sup>: Councilmember Fidler  
Payroll: \$48,670.53 Motion: Councilmember Fidler 2<sup>nd</sup>: Councilmember Dearwester

All motions were carried by unanimous vote.

**TOWN MARSHAL:** Marshal Hibler gave a monthly report on the activities of the Police Department.

- a. **SALARY ORDINANCE 2021-5:** Wade Warren recently graduated from the Police Academy. Marshal Hibler requested to raise his salary to \$37,500 with an hourly rate of \$18.02. A motion was made by Councilmember Fidler to “pass the ordinance” and it was seconded by Councilmember Holland. The motion carried by unanimous vote.
- b. **POLICE CAR LEASE:** A one year lease was presented to Council to lease a vehicle from Kent Goldman for \$120 annually, with a few other expenses covered as well. All expenses associated with this lease are to be paid strictly from donation funds. President Dearwester asked for a motion to “accept it as it is written.” Councilmember Fidler motioned and Councilmember Holland seconded. The motion carried by unanimous vote.
- c. **HALLOWEEN:** Marshal Hibler announced that Trick or Treating hours for the Town of Cloverdale would be October 30<sup>th</sup> from 5-8 p.m. He also made mention of a second annual Chili Fest fundraiser for the Police Dept. at the Town Hall on that day.

**FIRE CHIEF:** Ron Smith filled in for Chief Shepherd and gave a report on the monthly runs of the Fire Department. 61 total runs were made in August, with 24 of those being in town.

**TOWN MANAGER:**

- a. **STORM WATER REFUNDS:** An error in billing was discovered. Storm water fees were being billed to customers outside of town limits and we have no authority to do that. A total of \$22,612.45 is requested to be reimbursed to customers outside of town limits to correct this error. A motion was made by Councilmember Holland to “go ahead and do these refunds” and seconded by Councilmember Fidler. The motion carried by unanimous vote.

Town Manager Hartman broke from the agenda to notify council that the Part-Time Utility Clerk position had been filled. Bobbi Siddons was hired to replace Samantha Hinman.

- b. **51 EAST COLUMBUS STREET:** The owner at this address contacted the Town about a tree that had done damage to the sidewalk. Pictures were presented to council. A quote was obtained from Sugar Bear Tree Service for \$1800 to remove the tree and the brush. This quote does not include stump removal. President Dearwester asked Town Manager Hartman to get some additional quotes.
- c. **ROADS AND STREETS/HWC:** The Town will need to have a street inventory and pavement asset management plan completed to apply for Community Crossings Grant. It is recommended that we wait to apply for the Community Crossings Grant until the spring. The reason for this is there are some other possible funding sources that have been applied for through a program called READI in the amount of \$500,293 to use for a project on Beagle Club Road and the private drive. We will need to wait to see if we receive this funding to know which projects we will want to submit to Community Crossings. A contract from HWC was presented to council. This contract was an hourly rate for 3 different projects, not to exceed \$18,000. The estimated breakdown would be \$10,000 for the

Pavement Asset Management Plan, \$1,000-\$5,000 for the Street Inventory and \$3000 for a Subdivision Review. Town Manager Hartman explained the Subdivision Review would be to have an engineer representing us to look over the plans for the Doe Creek Subdivision ensuring they meet the Town's specifications. Councilmember Fidler made a motion "to accept the whole contract from HWC." It was seconded by Councilmember Holland. The motion carried by unanimous vote.

- d. **GUARD RAILS:** Tabled until next month

**CLERK TREASURER:**

- a. **REVENUE REPORTS:** Revenue Reports were presented to Council. Special note was made that 4 donations were made to the Police Dept. last month.
- b. **APPROPRIATION REPORT:** An appropriation report was presented to Council.
- c. **WATER AND SEWER BUGDET:** A monthly detailed report on the Water and Wastewater Enterprises was presented to Council.
- d. **FIRE CONTRACT:** A new contract for fire protection for the Town had been given to the Council last month for review. This contract was the result of several months of negotiations between the Cloverdale Township Trustee Pat McFadden and Clerk Treasurer Maners. Attorneys for both sides had worked together to draw up the contract. This is a 5-year contract. The Town will pay \$35,000 annually for fire protection. A motion was made to approve the interlocal contract with the Fire Dept. by Councilmember Holland and seconded by Councilmember Fidler. The motion carried by unanimous vote.
- e. **RESOLUTION 2021-6: A RESOLUTION TRANSFERRING REAL PROPERTY FROM THE TOWN OF CLOVERDALE, INDIANA TO THE CLOVERDALE TOWNSHIP TRUSTEE.** This Resolution deeds the current fire house over to the Township Trustee for the Cloverdale Volunteer Fire Dept. A motion was made to approve Resolution 2021-6 by Councilmember Fidler and seconded by Councilmember Holland. The motion carried by unanimous vote.
- f. **PUBLIC SAFETY FUND:** Resolution 2021-7 To Transfer Appropriations in the Public Safety Fund. A sum of \$75,000 was budgeted for the Public Safety Fund. This Resolution divides the money further by line-item appropriation. A motion was made to approve Resolution 2021-7 by Councilmember Fidler and seconded by Councilmember Dearwester. The motion carried by unanimous vote.
- g. **CLAIMS:** Several Claims were brought to Council for approval on individual merit.
  - 1. Old World Specialty Chemicals, LLC INV #4089974 for \$7,217.54  
A motion was made to allow the Clerk Treasurer to pay invoices from this vendor for expenses up to \$10,000 prior to council meetings by Councilmember Fidler and seconded by Councilmember Holland. The motion carried by unanimous vote.
  - 2. WTH Technologies INV #27045 for \$3,092.50  
This is an annual renewal for the GIS software. A motion was made to approve by Councilmember Holland and seconded by Councilmember Fidler. The motion carried by unanimous vote.
  - 3. UMAC INV #3892 for \$9,488  
A motion was made to approve by Councilmember Fidler and seconded by Councilmember Holland. The motion carried by unanimous vote.
  - 4. Bastin Logan INV #17517

Council had given prior approval for \$8,800 and \$5,433. This invoice had an additional charge for \$2,200 for “extra labor” A motion was made to approve the extra labor at \$2,200 by Councilmember Holland and seconded by Councilmember Fidler. The motion carried by unanimous vote.

5. MacAllister INV #R714067 for \$18,572.53

This was for the first pump that was rented temporarily for Blue Side Way. This is a fee for “damage” saying the pump was not serviced correctly. Attorney Shagley will look into this for next month.

6. JTN Services, Inc. INV #17671

This was for equipment installed on Kent Goldman’s privately owned vehicle. Marshal Hibler will check into this.

7. Several Invoices were presented to Council as a group. Clerk Treasurer Maners asked for clarification on the Town’s policy for Reserve Officers looking for authority to pay these claims:

- i. Nelson INV #119429 for Courtney Jaynes Body Armor
- ii. Nelson INV # 119414 for Courtney Jaynes pants and hem
- iii. Nelson INV #119973 for Courtney Jaynes cap, badge, and patch
- iv. Nelson INV #119963 for New Reserve Gear
- v. Nelson INV #120411 for handcuffs and cases
- vi. TacticalGear.com Order#3756127 for reserve shirts

Discussion ensued. Marshal Hibler will work on Reserve Standard Operating Procedures to present to Council. This was tabled until next month.

- h. **SALARY/WAGES:** Council was asked if they wanted to give raises this year and if so, how much. Clerk Treasurer Maners suggested instead of just across the board raises, the increase amount would be given to department heads for their department, and they would evaluate their employees and give the raises accordingly. This would help us to make sure all employees are being given a fair wage, being rewarded for merit, and giving us the opportunity to make sure our wages are competitive. A motion was made by Councilmember Fidler to give a 3% raise in the outline described by Clerk Treasurer Maners. It was seconded by Councilmember Holland. The motion carried by unanimous vote. Marshal Hibler will be responsible for the Police Department, Town Manager Hartman will be responsible for the Utility workers, Clerk Treasurer Maners will be responsible for her Deputy Clerk and Council will be responsible for the elected officials.

**PLANNING/BZA:** James McKee brought a favorable recommendation to council from the Planning Committee to rezone the property at 330 N. Main Street from B-2 to R-1, with the condition that the four lots be considered as one lot and that only one home could be built on that lot. Councilmember Fidler made a motion “that we follow the Planning’s recommendation” and it was seconded by Councilmember Holland. The motion carried by unanimous vote.

**PARK BOARD:** No one was in attendance from the Park Board. Town Manager Hartman informed the Council that the Heritage Preservation Society has agreed to donate \$1,000 towards the cost of the cabin roof repairs.

**NEW BUSINESS:**

- a. **HUMANE SOCIETY LETTER:** A letter was read from the Humane Society asking for donations. President Dearwester noted they could use some help with donations.
- b. **VERIZON CONTRACT:** A contract was provided from Verizon to ensure the Town get special Government rates on any equipment we may purchase. Discussion ensued. It was decided to wait to sign the contract until we were ready to make a purchase.

**OLD BUSINESS:**

- a. **TOWN HALL SECURITY SYSTEM:** This was tabled until later.
- b. **BLUESIDE WAY SEWER PROJECT:** It was noted that the work on this project was about to be completed, maybe as soon as the next week.
- c. **ZONING ORDINANCE CONSULTANT UPDATE:** The Cloverdale Land Use Code Analysis was presented to council. This is the findings from Civic Blueprint on corrections that need to be made to the current zoning ordinance. It was their recommendation to do a complete repeal and replace. A new contract was submitted for the replacement by Civic Blueprint for \$53,175 plus reimbursable expenses. Discussion ensued. It was decided Town Manager Hartman would get with the County Commissioners to see if there is any interest county wide which might help defer some of the cost.
- d. **ZONING INTERLOCAL AGREEMENT:** Tabled for later
- e. **BULK WATER STATION RATES/ORDINANCE 2021-4:** Town Manager Hartman introduced Ordinance 2021-4. This would raise the bulk water rates from \$0.01 per gallon to \$0.02 per gallon. This would be to cover the costs of the bulk water station and the fees associated with the new payment/credit card system. Surrounding area rates were taken into consideration as well. Council agreed to proceed with advertising this Ordinance in accordance with law for the next meeting.
- f. **MCDONALDS, DAYS INN, HAYMAN AND LEE PRIVATE DRIVE:** This was covered earlier in the meeting.

**ADDITIONS:**

- a. **LIONS CLUB CLEAN-UP DAY:** The Town thanked the Lions Club for their work in cleaning up some streets in town.
- b. **SURPLUS VEHICLES:** Town Manager Hartman reported the results of the town's surplus vehicles that had been sold at auction. The items sold for the following prices:

Truck with 300,000+ miles - \$950

Truck with plow- \$2,000

Tractor- \$2,100

Dump Truck- \$8,200

Resolution 2021-8 was presented. This gives full signing authority to the Town Council President to sign vehicle titles in order to transfer ownership to a purchaser as approved by Council. A motion was made to approve by Councilmember Fidler and seconded by Councilmember Holland. The motion carried by unanimous vote.

- c. **C-BAR-C:** C-Bar-C is requesting sewer service to new barns they have built. They are in town, so we are required to provide service. This would require 4-inch pipes be run from our lift station under Stardust Rd. A quote was presented for the pipe and boring, with the Town to provide the

labor for a cost of \$5,278. Town Manager Hartman then proposed a second option, that we run a larger pipe, so the Town would be prepared for future growth. This proposal was to run an 8-inch pipe to a concrete sewer collection structure that would be placed on the property line between C-Bar-C and the adjoining property owned by Eric Hayman. The estimate for this proposal is \$10,793. Discussion ensued. Audience member Don Gedert suggested using TIF funds to pay for the larger structure as this is looking towards the future and in a TIF area. A motion was made “that we do the road bore and structure for at least an 8-inch pipe” by Councilmember Fidler and seconded by Councilmember Holland. The motion carried by unanimous vote.

- d. **PICK-UP REPAIR DEDUCTIBLE:** It was noted the Town’s pick-up truck was repaired and a \$500 deductible was paid.
- e. **INCREASE BACK FLOW VALVE PRICE:** The cost of back flow valves has increased from \$132 to \$134.89. We are still charging customers \$132 causing a loss to the Town. A price change will require a change in our Code and will need to be done by Ordinance. Town Manager Hartman will proceed with the next steps for this.
- f. **ADA:** An email was received from INDOT informing us the Town was noncompliant. Town Manager Hartman was informed it was most likely a minor issue but will speak more with INDOT tomorrow and get things worked out.
- g. **ROAD SALT:** The Town currently has 60 tons of salt. It was noted that this should be sufficient for the winter. Some additional sand will need to be purchased.
- h. **SWIF:** The Town did not receive the SWIF funding that was applied for.
- i. **CLOVERDALE SCHOOL CORP ADJUSTMENT:** A leak occurred under the concession stand on the school’s property. They are requesting an adjustment to the sewer portion of their bill since this water did not enter the sewer system. The adjustment amount is \$1,627.69. A motion to give the adjustment was made by Councilmember Holland and seconded by Councilmember Fidler. The motion carried by unanimous vote.

**AUDIENCE COMMENTS:** Ron Smith with the Cloverdale Township Volunteer Fire Dept thanked the Council, Clerk Treasurer Maners, Attorney Shagley and “everybody that’s helped put all this together”. He commented it was good to see a town that wants to work with the fire department again.

**ADJOURNMENT:** The meeting was adjourned by Council President Dearwester at 9:10 p.m.

---

Rick Dearwester, Town Council President

---

Gary Bennington, Vice President



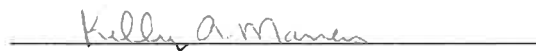
Cindy Holland



Greg Jay



Larry Fidler

  
Kelly Maners, Clerk Treasurer