

**Yorktown Town Council Regular Meeting**  
**Monday, August 17, 2020 @ 5:30 PM**  
**Yorktown Town Hall**

**Call to Order, Pledge of Allegiance, Roll Call-**

Bryan Smith	Rick Glaub	Lon Fox	Rich Lee	Dan Flanagan	Robert Ratchford	Michael Burke
Present	Present	Present	Present	Absent	Present	Present

**Approval of Claims**-Robert Ratchford moved to approve August claims totaling \$818,963.81. Michael Burke seconded and claims were approved unopposed.

**Approval of July 20, 2020, Regular Council Meeting Minutes and August 5, 2020, Budget Review Meeting Minutes**-Robert Ratchford motioned to approve the minutes for both meetings. Michael Burke seconded and the minutes were approved without dissent.

**Additional Appropriation Public Hearing**-President Lee opened the hearing for the appropriations of paving between Morrison and White River Boulevard, and expenditures for Town Hall including dry erase boards that were not originally in the budget. No public comments were made and President Lee closed the public hearing.

**Library Budget Public Hearing**-President Lee opened the hearing for the Library Budget. Liz Rozelle explained that the Town Council held the public hearing because of a recording error in the calculation of debt in the last budget. Correcting the amount budgeted for debt put the library over the growth quotient. No other comments were made and President Lee closed the public hearing.

**Old Business: Yorktown Library Declaration of Fiscal Body**-Town Attorney Steven Murphy and Liz Rozelle explained the purpose for the Declaration. The Indiana State Library required the document in part because the Yorktown Library Board was appointed and not elected. Robert Ratchford motioned to approve the Declaration; Rick Glaub seconded and the motion passed 6-0.

**New Business: Resolution 2020-11 Additional Appropriations**-Lon Fox motioned to approve \$23,155.20 of appropriations from the Local Road & Street Fund that were repaid by the City of Muncie for paving and \$10,665.62 of expenditures for Town Hall from the Cumulative Capital Improvement Fund. Rick Glaub seconded and the appropriations were approved unanimously.

**Ordinance 800, Returned Item Fee Amendment**-Northwest has begun charging an additional returned item fee for utility customers in addition to the administrative costs for processing in the utility office. Robert Ratchford moved to introduce the Ordinance charging \$45 per item. Bryan Smith seconded and the motion passed uncontested.

**Ordinance 801, An Ordinance Changing Zoning Classification at 6263 W Kilgore Ave., Muncie Parcel #1013352009000 (Justin)**-The Planning Commission voted 6-0 to approve the zoning change. Michael Burke motioned to introduce the Ordinance; Rick Glaub seconded. Roll call vote:

Bryan Smith	Rick Glaub	Lon Fox	Rich Lee	Dan Flanagan	Robert Ratchford	Michael Burke
Yes	Yes	Yes	Yes	Absent	Abstained	Yes

**Ordinance 802, An Ordinance Changing Zoning Classification-Co. Rd. 600 West**

**Parcel #1009200004000 (TK Constructors, Inc.)**-The Planning Commission voted 4-2 in favor of the zoning change to commercial. Mark Thurston from TK Constructors addressed concerns about a self-storage facility including traffic flow, lighting, property values, curb appeal, the company's commitment to the community, and having contributed over \$60 million to the tax base. Jeff Tingler, 1901 N Lake Forest Dr., spoke in favor of keeping the area zoned residential and expressed concerns about potential criminal activity, light pollution, aesthetics, and traffic flow. Robert DeHaven, 1701 N Co Rd 600 W, emphasized traffic concerns, devaluation, a lack of a site plan, light pollution, barriers around the facility, interrupted traffic flow, and the impacts on tax assessments. Janis Picillo, 1917 N Sandal Wood Dr., discussed how rezoning might affect the future use of the property. Council comments about the project included the desire for development, concerns about commercial use, concerns about curb appeal, the desire to diversify the tax base by implementing increased commercial tax revenue, the need for and the occupancy level of other storage facilities, and the suggestion to table or introduce the ordinance. Rick Glaub moved to introduce the ordinance and Michael Burke seconded. Roll call vote:

Rick Glaub	Lon Fox	Rich Lee	Dan Flanagan	Robert Ratchford	Michael Burke	Bryan Smith
Yes	Abstained	Yes	Absent	Yes	Yes	Yes

**New Truck Purchase**-The engine in a Town Dump Truck broke down with repair costs totaling \$23,000. A 2019 dump truck was located at a cost of \$47,967 to be split between Water, Sewer, Street, and Park. Robert Ratchford motioned to purchase the truck. Rick Glaub seconded and the motion passed unopposed.

**Water/Waste Water/ Storm Water-Digester Lid Disposal**-Thieneman concluded the digester lid was beyond repair and needed to be disposed of. The cost of \$22,581.29 was outside of the original quote. The funds would be taken from the Depreciation Account. Robert Ratchford moved to pay for the project. Rick Glaub seconded and the motion was approved without dissent.

**Departmental Reports**-Mr. Myrick reported that primarily private events were being held in the parks, the Go Kart event was still scheduled for October, and discussed the progress being made by Smock Fansler in the Civic Green. Marshal St. John complemented newly selected SWAT Officer Gross and Officer Greene for obtaining his Bachelor's Degree. The Marshal also addressed the use of etickets that would go directly to the Delaware County Prosecutor's Office, alternatives to use of force, the need for a stray dog policy, closing the park to foot traffic only during fireworks, not providing traffic control for the Homecoming Parade, having no recourse for trains blocking county roads, and thanked the residents of York Prairie Way for their support. The Town Manager requested a special claim for \$85,224 for the settlement of the mediation concerning the Wallace Property. Rick Glaub motioned to approve the claim; Bryan Smith seconded, and the motion passed without opposition. The Clerk Treasurer reported that the final payment on the Snow Plow Loan would be made in June 2023.

**Comments were made from the floor and by Town Council Members.**

**Upcoming Meetings:** September 21, 2020

**Adjournment:** 6:36 p.m.

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**President-Rich Lee**

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**Prepared by/Attest  
Clerk Treasurer-Lance Turner**