

PLAINFIELD TOWN COUNCIL

FEBRUARY 28, 2022

7:00 p.m.

Mr. Brandgard: Welcome to the Plainfield Town Council meeting for Monday, February 28, 2022.

ROLL CALL TO DETERMINE QUORUM

Mr. Brandgard: Let the record show all members are present with the exception of Lance Angle who is not here this evening. So, we have four members and a quorum for conducting business.

PLEDGE OF ALLEGIANCE

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

CONSENT AGENDA

Mr. Brandgard: We have several items on the consent agenda this evening.

1. Approval of the Minutes of the Town Council meeting of February 14, 2022.
2. Approval of the Accounts Payable Docket of Expenditures and the Affidavit of Payroll, per the Clerk-Treasurer's Report.
3. Approval of the Human Resources Report dated February 25, 2022.
4. Approval to suspend the Town of Plainfield Pandemic Response Plan effective March 1, 2022, per the Human Resources Report.
5. Approval of amendments to section §37.01 of the Plainfield Town Code, updating the Personnel Policy Guide- "Employee Use of Equipment and Vehicles" -policy (504), per the Human Resources Report.
6. Approval of amendments to section §37.01 of the Plainfield Town Code, updating the Personnel Policy Guide – "Employee Leaves of Absence/Family and Medical Leave" - policy (600) per the Human Resources Report.
7. Approval to increase the salary of all full-time employees in the salary grade (A) by 2%, effective the next pay period, at the recommendation of the First Person compensation analysis, per the Human Resources Report.
8. Approval of an agreement with Borshoff, in an amount not to exceed \$17,000, for Communications Strategy, pending legal review, per the Communications Report.
9. Approval of the proposal from Midwest Mole, Inc in an amount not to exceed \$95,675, for the Hadley Road Water Main Repair, per the Department of Public Works Report. (Funded from Water Availability)
10. Approval for Public Safety Day to be held on June 11, 2022, at the Al and Jan Barker Sports Complex, per the Police Department Report.

11. Approval of a final contract value of \$4,760,653.24 for Rieth-Riley's construction of the Raceway Road Relocation Project and the release of retainage of \$243,949.25, plus all accrued interest, per the Development Services Report.
12. Approval of a contract with A&F Engineering for a not to exceed amount of \$427,340, for the design of Smith Road and a future traffic signal at US 40 & Plainfield Village Drive, per the Development Services Report. (Funded from Ronald Reagan TIF)
13. Approval of a contract with American Structurepoint, for a not to exceed amount of \$204,900, to complete the Scoping and Alignment Study, per the Development Services Report. (Funded from I-70 TIF)
14. Approval to release stipend payments of \$25,000 each to WSP and Lochmueller Group for their satisfactory RFP submissions for Phase 1 of the Scoping and Alignment Study, per the Development Services report. (Funded through I-70 TIF)
15. Approval to execute the Exchange Agreement with Rock Creek Partners, LLC. for properties south of I-70 associated with the future expansion of the Sodalís Nature Park, per the Development Services Report.
16. Approval of the agreement with Butler, Fairman & Seufert, in an amount not to exceed \$8,200, for Indoor Pool Lighting Improvements, per the Parks & Recreation Report. (Funded from Food and Beverage)
17. Approval of a proposal with the Plainfield Optimist Club to host three (3) USSSA Baseball Tournaments at the Al and Jan Barker Sports Complex that charge entry fees, per the Parks & Recreation Department Report.

Are there any additions or corrections to the consent agenda?

(Brief pause)

Mr. Brandgard: If not, I'd entertain a motion for approval.

Mr. Bridget: So moved.

Mr. Kirchoff: Second

Mr. Brandgard: We have a motion and a second to approve the consent agenda as read. If there's no further discussion, roll call vote please.

Mr. Todisco:

Mr. Bridget – yes

Mr. Kirchoff – yes

Mr. McPhail – yes

Mr. Brandgard – yes

The Plainfield Town Council consent agenda for 02/28/2022 is adopted & approved.

Mr. Brandgard: Thank you

PUBLIC HEARINGS

Mr. Brandgard: We also have three public hearings this evening. Additional Appropriation – Rainy Day, Riverboat, Ronald Reagan TIF, Tax Abatement – MetroAir 7, and Tax Abatement – MetroAir 9. Do we have proof of publication?

Mr. Daniel: Yes, we do.

Mr. Brandgard: Thank you. The first public hearing for Additional Appropriation – Rainy Day, Riverboat, Ronald Reagan TIF. Again, this is a public hearing, is there anyone in the audience that wishes to address us regarding this public hearing?

(Brief pause)

Mr. Brandgard: Again, this is a public hearing for Additional Appropriation.

(Brief pause)

Mr. Brandgard: Wirth nobody coming forward, we'll close that public hearing. We also have a public hearing for Tax Abatement for MetroAir 7.

(Brief pause)

Mr. Brandgard: Again, this is an opportunity for those in the audience to address us relative to this Tax Abatement.

(Brief pause)

Mr. Brandgard: Again, this is a public hearing for Tax Abatement for MetroAir, if anyone in the audience wishes to address us.

(Brief pause)

Mr. Brandgard: With nobody coming forward, we'll close that public hearing. We also have public hearing for Tax Abatement for MetroAir 9.

(Brief pause)

Mr. Brandgard: Again, this is a public hearing for those in the audience to give us comments.

(Brief pause)

Mr. Brandgard: If there is anyone in the audience who wishes to comment on Tax Abatement for MetroAir 9, now is the opportunity.

(Brief pause)

Mr. Brandgard: With nobody coming forward, that public hearing is closed also. Thank you.

BUSINESS FROM THE FLOOR

Mr. Brandgard: Do we have any business from the floor this evening?

(Brief pause)

Mr. Brandgard: Business from the floor?

(Brief pause)

Mr. Brandgard: With nobody coming forward, we'll move to staff reports?

STAFF REPORTS

Mr. Brandgard: Jason, is there anything from DPW? Chief Anderson, anything from Fire Department? Chief McKee, anything from the Police Department? Bill Castetter, anything from the IT world?

Mr. Castetter: (not at microphone) (inaudible)

Mr. Brandgard: Good to have you with us in person.

Mr. Castetter: (not at microphone) (inaudible)

Mr. Brandgard: Yeah. Scott, anything from Transportation? Stephanie, anything from Communications? Doug? Brent, anything from Parks? Steve, anything from...?

Mr. Dyson: (not at microphone) (inaudible)

Mr. Brandgard: Oh, okay. Al, anything you'd like to add this evening? Tim? Mel?

Mr. Daniel: Nothing additional.

Mr. Brandgard: Mark?

Mr. Todisco: Nothing additional.

TOWN MANAGER'S REPORT

Mr. Brandgard: Does the Town Manager have a report?

Mr. Klinger: Just one item really, which we had some conversation on during work session, regarding some of the compensation proposals. Most of those were addressed and handled through either the consent agenda or the salary ordinance that appears on the agenda here this evening. The only thing that's not really addressed in any of those really, is what we discussed in terms of making some adjustments in current IT personnel, in terms of equity adjustments based on my email communication regarding that. Appreciate your consideration of those adjustments that will allow us to go out and fill the open position at a rate that can be competitive and still maintain some equity, keeping in mind what we discussed about balancing those in terms of tenure, and experience, and skill level.

Mr. Kirchoff: Do we need a motion or consent?

Mr. Brandgard: Mel, a motion?

Mr. Daniel: Motion

Mr. Kirchoff: I so move that we accept recommendation from the Town Manager, to make the appropriate moves to hire additional IT personnel.

Mr. Bridget: Second

Mr. Brandgard: We have a motion and a second to accept the recommendation from the Town Manager regarding IT personnel. If there's no further discussion, all those in favor signify by aye.

(All ayes)

Mr. Brandgard: Opposed? Motion carried.

Mr. Klinger: Thank you. That's all I have for this evening, unless you have any questions for me.

Mr. Brandgard: Thank you

OLD BUSINESS

Mr. Brandgard: Kent, any old business?

Mr. McPhail: No sir.

Mr. Bridget: No sir.

NEW BUSINESS

Mr. Brandgard: No old business. Any new business?

Mr. McPhail: Mr. president, I have one item. Some of you may have heard this, but I got an email late this afternoon that told me that Adesa had agreed to sell all of their auction company to Carvana, \$2 Billion.

Mr. Brandgard: I heard that last week.

Mr. McPhail: Yeah, I had not heard that, and I thought I'd pass that on. You know, that's a large piece of property in Plainfield, but the information I have is they intend to upgrade and continue to run the facility. I don't know if that is accurate, but that's what I've heard.

Mr. Brandgard: As I said, I heard that deal was going down last week. I thought I read it somewhere.

Mr. Klinger: Beats me.

Mr. Brandgard: I don't know. I don't know what it means. Maybe we'll have a big elevator out there.

Mr. Klinger: There would be a planning process they would have to go through for that.

Mr. Brandgard: Yeah

Mr. Kirchoff: They certainly have one they can relocate.

Mr. Brandgard: That's right.

Mr. Bridget: No new business for me.

Mr. Kirchoff: The only thing I want to do is... I'm glad Steve is here tonight. I just want to say thank you to Steve, to you and Rob for the end of the year budget reports that you gave us in the folder; very helpful, good work. I just appreciate that we have that kind of information available to us. Well done.

(inaudible)

Mr. Brandgard: Great.

Mr. Kirchoff: That's all I have.

RESOLUTIONS

Mr. Brandgard: If there's nothing else, we'll go to resolutions, which we have a few of again tonight. First is Resolution No. 2022-11 – A Confirmatory Resolution Setting Forth Final Action in Determining that the Qualifications for an Economic Revitalization Area Have Been Met, Approving Real Property Tax Abatement and Confirming Resolution No. 2022-10 (MetroAir Business Park II, LLC – MetroAir 7).

Mr. McPhail: Move to approve.

Mr. Kirchoff: I'll second.

Mr. Brandgard: We have a motion and a second to approve Resolution No. 2022-11. If there's no further discussion, roll call vote please.

Mr. Todisco:	Mr. Bridget – yes
	Mr. Kirchoff – yes
	Mr. McPhail – yes
	Mr. Brandgard – yes

Plainfield Town Council Resolution No. 2022-11 is adopted and approved.

Mr. Brandgard: Thank you. We also have Resolution No. 2022-13 – A Confirmatory Resolution Setting Forth Final Action in Determining that the Qualifications for an Economic Revitalization Area Have Been Met, Approving Real Property Tax Abatement and Confirming Resolution No. 2022-12 (MetroAir Business Park II, LLC – MetroAir 9).

Mr. Bridget: Move to approve.

Mr. McPhail: Second

Mr. Brandgard: We have a motion and a second to approve Resolution No. 2022-13. If there's no further discussion, roll call vote please.

Mr. Todisco:	Mr. Bridget – yes
	Mr. Kirchoff – yes
	Mr. McPhail – yes
	Mr. Brandgard – yes

Plainfield Town Council Resolution No. 2022-13 is adopted and approved.

Mr. Brandgard: Thank you. We also have Resolution No. 2022-17 - A Resolution Approving an Interlocal Cooperation Agreement with Hendricks County (Stafford Road and Bridge #237).

Mr. McPhail: Move to approve.

Mr. Kirchoff: Second

Mr. Brandgard: We have a motion and a second to approve Resolution No. 2022-17. If there's no further discussion, roll call vote please.

Mr. Todisco: Mr. Bridget – yes
Mr. Kirchoff – yes
Mr. McPhail – yes
Mr. Brandgard – yes

Plainfield Town Council Resolution No. 2022-17 is adopted and approved.

Mr. Brandgard: Thank you. We also have Resolution No. 2022-18 – A Resolution Authorizing a Transfer of Appropriations – I-70 TIF Fund 270.

Mr. Kirchoff: So moved.

Mr. Brandgard: Do we have a second?

Mr. McPhail: Second

Mr. Brandgard: We have a motion and a second to approve Resolution No. 2022-18. If there's no further discussion, roll call vote please.

Mr. Todisco: Mr. Bridget – yes
Mr. Kirchoff – yes
Mr. McPhail – yes
Mr. Brandgard – yes

Plainfield Town Council Resolution No. 2022-18 is adopted and approved.

Mr. Brandgard: Thank you.

ORDINANCES

Mr. Brandgard: We also have two ordinances for their Single Reading. The first is Ordinance No. 04-2022 – An Ordinance Authorizing an Additional Appropriation – Rainy Day, Riverboat, Ronald Reagan TIF.

Mr. Bridget: Move to approve.

Mr. Kirchoff: Second

Mr. Brandgard: We have a motion and a second to approve the Single Reading of Ordinance No. 04-2022. If there's no further discussion, roll call vote please.

Mr. Todisco: Mr. Bridget – yes
Mr. Kirchoff – yes
Mr. McPhail – yes
Mr. Brandgard – yes

Single Reading of Plainfield Town Council Ordinance No. 04-2022 is approved.

Mr. Brandgard: Thank you. We have also of a Single Reading, Ordinance No. 05-2022 – An Ordinance Amending and Replacing Ordinance No. 50- 2021, Fixing the Compensation of Elected Officials, Officers, Board and Commission Members and Employees of the Town of Plainfield, Indiana.

Mr. McPhail: Move to approve.

Mr. Bridget: Second

Mr. Brandgard: We have a motion and a second to approve the Single Reading of Ordinance No. 05-2022. May we have roll call vote?

Mr. Todisco:	Mr. Bridget – yes
	Mr. Kirchoff – yes
	Mr. McPhail – yes
	Mr. Brandgard – yes

Single Reading of Plainfield Town Council Ordinance No. 05-2022 is approved.

Mr. Brandgard: Thank you. Now we have two ordinances for their Second Reading. First is Ordinance No. 02-2022 – An Ordinance Revising Section § 38.01 of the Plainfield Town Code: Administrative Fee Schedule.

Mr. McPhail: Move to approve.

Mr. Kirchoff: Second

Mr. Brandgard: We have a motion and a second to approve the Second Reading of Ordinance No. 02-2022. If there's no further discussion, roll call vote please.

Mr. Todisco:	Mr. Bridget – yes
	Mr. Kirchoff – yes
	Mr. McPhail – yes
	Mr. Brandgard – yes

Second Reading of Plainfield Town Council Ordinance No. 02-2022 is approved.

Mr. Brandgard: Thank you. We also have Ordinance No. 03-2022 – 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 5 (Thomas Newman, 515 Avon Ave).

Mr. Bridget: Move to approve.

Mr. Kirchoff: I'll second.

Mr. Brandgard: We have a motion and a second to approve the Second Reading of Ordinance No. 03-2022. If there's no further discussion, roll call vote please.

Mr. Todisco:	Mr. Bridget – yes
	Mr. Kirchoff – yes

Mr. McPhail – yes

Mr. Brandgard – yes

Second Reading of Plainfield Town Council Ordinance No. 03-2022 is approved.

Mr. Brandgard: Thank you. We also have, for the Third Reading and Adoption, Ordinance No. 01-2022 – An Ordinance to Amend the Plainfield Zoning Ordinance and Zone Map of the Town of Plainfield, Indiana, and Fixing a Time When the Same Shall Take Effect (Awale Rezone).

Mr. Kirchoff: So moved.

Mr. Brandgard: Second

Mr. Brandgard: We have a motion and a second to approve the Third Reading and Adoption of Ordinance No. 01-2022. If there's no further discussion, roll call vote please.

- Mr. Todisco: Mr. Bridget – yes
- Mr. Kirchoff – yes
- Mr. McPhail – yes
- Mr. Brandgard – yes

Third Reading of Plainfield Town Council Ordinance No. 01-2022 is approved and adopted.

Mr. Brandgard: Thank you. We've also been requested to suspend the rules to allow for the Third Reading and Adoption of Ordinance No. 02-2022. I'd entertain a motion to suspend the rules.

Mr. McPhail: So moved

Mr. Kirchoff: Second

Mr. Brandgard: Motion and a second to suspend the rules to allow for the Third Reading and Adoption of Ordinance No. 02-2022.

- Mr. Todisco: Mr. Bridget – yes
- Mr. Kirchoff – yes
- Mr. McPhail – yes
- Mr. Brandgard – yes

Suspension of the rules to approve Ordinance No. 02-2022 is approved.

Mr. Brandgard: Thank you

Mr. Brandgard: Again, the Third Reading and Adoption of Ordinance No. 02-2022 – An Ordinance Revising Section § 38.01 of the Plainfield Town Code: Administrative Fee Schedule.

Mr. McPhail: So moved.

Mr. Bridget: Second

Mr. Brandgard: We have a motion and a second to approve the Third Reading and Adoption of Ordinance No. 02-2022. If there's no further discussion, roll call vote please.

Mr. Todisco:	Mr. Bridget – yes
	Mr. Kirchoff – yes
	Mr. McPhail – yes
	Mr. Brandgard – yes

Third Reading of Plainfield Town Council Ordinance No. 02-2022 is approved and adopted.

Mr. Brandgard: Thank you

COUNCIL COMMENTS

Mr. Brandgard: Brad, I didn't ask you, have you got anything you'd like to report?

Mr. Dubois: Not this evening.

Mr. Brandgard: Okay, thank you. Anything else to come before us this evening?

ADJOURN

Mr. Brandgard: If not, I'd entertain a motion to sign the documents requiring signature and adjourn.


Mr. McPhail: So moved.

Mr. Bridget: Second


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

(All ayes)

Mr. Brandgard: Thank you

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Robin G. Brandgard, President

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Mark J. Todisco, Clerk-Treasurer