

February 20, 2024

Town of Chandler Council Meeting Minutes

The Chandler Town Council meeting was called to order February 20, 2024, at the Chandler Town Hall, 401 E. Lincoln Ave. at 6:00 p.m.

Roll call: Present - Cheryl Amos, Tom Burnett, Sandy Elder, Tonya Wester, Ron Whitledge

Absent –

Pledge of Allegiance

Minutes: Minutes for February 5, 2024, regular meeting and February 10, 2024, executive meeting were presented to the council. Motion was made by Ron Whitledge to approve the minutes, second by Cheryl Amos. **Roll call:** Cheryl Amos yes, Tom Burnett yes, Sandy Elder yes, Tonya Wester yes, Ron Whitledge yes. Motion carried.

Citizens on the agenda: Patrick attended to present information about E-REP. They are focused on regional projects that improve quality of life, opportunity, and place. Tonya mentioned that we're creating a redevelopment committee and would be interested in scheduling an executive meeting to discuss potential grants. Patrick mentioned that Steve Roelle is already planning a meeting with local officials. Patrick summarized some of the grants and related services they currently provide. Patrick also suggested bringing in Josh Armstrong to attend a meeting.

Town Attorney: Justin attended in place of Josh. He presented Ordinance 2024-06 for a second reading. Tonya said she discussed it with Josh and confirmed we can appoint council members for now and replace them later so we can start moving immediately. Ron asked if members have to live in town. Justin didn't have an answer but will forward the question to Josh. Tonya suggested going forward with 4 council members and Paul Cron. Ron asked about notice requirements and Brian said it will be the same as regular council meetings. Tonya suggested starting with a few meetings to get started then scheduling meetings as needed. Tom volunteered to withdraw himself from consideration since he's still learning about his current position. Michael suggested appointing Isaac Warren from LA+D. Tonya said it will be an unpaid position and they will be responsible for seeking development opportunities and we can appoint you later if you need more time to decide. Isaac agreed to be a member. Motion was made by Ron Whitledge to approve Ordinance 2026-06, second by Cheryl Amos. **Roll call:** Cheryl Amos yes, Tom Burnett yes, Sandy Elder yes, Tonya Wester yes, Ron Whitledge yes. Motion carried.

Tonya appointed Paul Cron, Isaac Warren, and Ron Whitledge to the Redevelopment Committee. Tonya asked for motions to appoint Cheryl Amos and Sandy Elder to the Redevelopment Committee and Tim Mosby as the non-voting school board member. Sandy asked if Tonya would be interested in being on the board and Tonya said she's ok with not serving on it. Motion was made by Ron Whitledge to

approve the appointments, second by Tom Burnett. **Roll call:** Cheryl Amos yes, Tom Burnett yes, Sandy Elder yes, Tonya Wester yes, Ron Whitledge yes. Motion carried.

Justin reminded the council that the first information session outside of council meetings will be on March 6.

Justin reminded the council that they need to pin down a location for the fire station. Michael added that he's reached out to get 2 appraisals. Justin mentioned that Josh is preparing a notice of termination, but they asked about a permanent easement and offered \$18,000 which seemed low. Tonya said we own property west of the old Red Fox Tavern, and we could consider selling that property to them. It is in a flood plane so development would be too expensive. Cheryl asked if we would have to get appraisals first and Tonya said yes. Justin added that Josh suggested letting the RDC handle the property and they are requesting a permanent easement, not necessarily an outright purchase. Tonya suggested offering to sell it instead and Ron added that we would have to provide a variance to install the billboard. Michael mentioned that Superior Heavy Equipment can accommodate a billboard too.

Tonya brought up the fire station location for discussion. Ron said we'll need to get a survey and compare plots to see what will fit. Michael shared a map of the land. Cheryl mentioned that we might already have a survey. Michael mentioned getting two appraisals and Tonya asked about a surveyor. Tyler offered to contact the surveyor they use. Tonya said the fire department is looking at the portion of the property east of the billboard. Sandy asked if we would need the appraisal first and Tonya said we would need the location first. Justin said we can move forward with a general description of the location while waiting on the appraisals and survey. Ron asked if the RDC would be responsible for the remainder of the property and Tonya said yes.

Police Chief: Report emailed.

Fire Chief: Report emailed. Alex added that they are looking forward to a new station.

Director of Public Services: Report emailed. Tyler presented the Libbert Rd engineering agreement with BLN. He explained that they plan to align some of their construction with Ohio Township's plans to reduce costs. Motion was made by Cheryl Amos to approve the agreement with BLN, second by Sandy Elder. **Roll call:** Cheryl Amos yes, Tom Burnett yes, Sandy Elder yes, Tonya Wester yes, Ron Whitledge yes. Motion carried.

Tyler reminded the council he sent his year end report and asked Tonya to stop by the garage to sign reports for John in the sewer plant.

Utility Administrator: Report emailed. Misty discussed the bike park. She said they have signs up, but people have been caught using remote controls cars and motorcycles on the trails. No significant damage occurred. The brush is being cleared up and she'll call Brad. Brad asked about changing the signs, but she thought we should wait and do the disc golf signs at the same time so they're consistent.

Misty discussed Easter plans. They are prepared 7,500 eggs, but she wasn't sure if that would be enough since Kirk mentioned that Lynnville does 8,000. Cheryl suggested using the same approach as with Christmas lights and start with what we have and re-evaluate next year. Tonya asked who is hiding eggs and Misty said the Lion's Club and other have already volunteered. Cheryl asked if there's backup plans in case of bad weather. Misty suggested delaying it to next weekend instead of organizing an indoor egg

hunt. Tonya said she's already heard a lot of excitement from residents. Misty added that a food truck will be there to serve coffee. Tonya asked when food trucks would start at the town hall and Misty said the first week of March.

Environmental Manager: Report emailed. Michael informed the council he's received complaints about 508 W Monroe. He asked if he should go forward with abatement procedures and if he should always ask permission or just go forward with it in the future. Tonya said it's the old Hutchinson property. Michael mentioned that the nuisance on Heim Rd responded to the notice and is making good progress on cleanup. Cheryl said she would like to be informed when we issue nuisance notices, but Tonya suggested the council wouldn't necessarily need to be informed ahead of time. Cheryl mentioned the Iowa property looks good and Michael felt it was a great success.

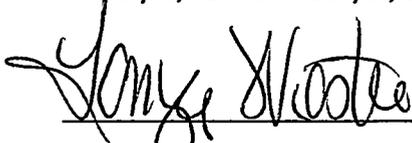
Michael asked if he would bring in Isaac Warren as an unpaid intern. Tonya thought that would be a great idea. Motion was made by Ron Whitledge to appoint Isaac Warren as an unpaid intern under Michael, second by Cheryl Amos. **Roll call:** Cheryl Amos yes, Tom Burnett yes, Sandy Elder yes, Tonya Wester yes, Ron Whitledge yes. Motion carried.

Clerk Treasurer: Report emailed. Brian presented corrected Basic forms for Tonya's signature. He explained that Paula accidentally added a deductible to our HRA plan when she tried to update them about the change in the deductible to our medical plan. Brian also asked about restricting our HRA to include certain medical devices. Tonya explained to the council that an employee with diabetes has seen his costs increase significantly under our new health plan and would like to consider providing reimbursement for his medical device. Brian warned that general descriptions would be difficult to administrate so Paula suggested creating an itemized list. Brian also asked if other devices should be included. Tonya suggested asking for Paula's guidance.

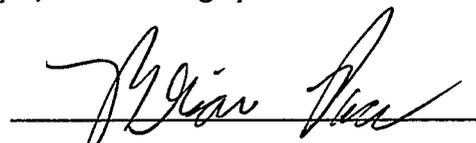
Old Business: Tonya asked about our agreement for Christmas lights with CenterPoint. Misty said she talked with Brad, and he asked if we uninstalled the plugs yet. She said it wasn't in the agreement and told him no, so she doesn't have a good feeling about renewing it next year. Tonya asked about installing solar powered lights and installing them on telecom poles instead. Misty said we can look at installing our own poles, but we might not be able to afford it. Tyler said he can look at solar panels, but he thinks finding a contact for the poles would be the biggest challenge.

Claims: Sandy Elder made a motion to approve claims as presented in the amount of \$502,168.04, second by Ron Whitledge. **Roll call:** Cheryl Amos yes, Tom Burnett yes, Sandy Elder yes, Tonya Wester yes, Ron Whitledge yes. Motion carried.

Motion was made by Cheryl Amos to recess the meeting, second by Ron Whitledge. **Roll call:** Cheryl Amos yes, Tom Burnett yes, Sandy Elder yes, Tonya Wester yes, Ron Whitledge yes. Motion carried.



Tonya Wester, Council President



Brian Pace, Clerk Treasurer