



**Fishers City Council
Minutes
11/18/2024**

BOARD/COMMISSION: City Council

DATE: 11/18/2024

DIRECTIONS:

REGULAR CITY COUNCIL MEETING, 7 p.m.

1. Meeting Called to Order with the Pledge of Allegiance

- President Cecilia Coble called the meeting to order at 7:00 p.m. Present were Pete Peterson, Selina Stoller, Tiffanie Ditlevson, Brad DeReamer, John Weingardt, Todd Zimmerman, John Delucia, and Bill Stuart.
- Others Present were City Clerk Jennifer Kehl, Deputy Mayor Elliott Hultgren, Chris Greisl, Lisa Bradford, Lindsey Bennett, Ross Hillary, Megan Baumgartner, Hatem Mekky, Ethan Lee, Monica Heltz, Jordin Alexander, Jake Reardon-McSoley, Craig Jensen, Tom Teitgen, Sharon Woloshin, Ross Reinhardt, Jeanine Stein, Erin Yare, Austin VanSook, Darrin Pressley, Andrew and Dainelle Quick, Jeff and Deb Hendricks, Corby Thompson, Taylor Navarre, Rick Lawrence, Eric Moore, Larry Lannan, Seth Johnson, Brian Reeves, Greg Lara, Jennifer Davisson, Jim Jackson, David Woods, Susan Hinds, Mary Lou Borst, Mike Colby, Bill Evans, Denise Gallion, J and K Hales, Walter Young, Ken Shephard, Taylor Navarre, Jennifer Morrissey, Alyssa Morrissey, Yonathan Bezza, John Patch, Jay Kammeyer, Denise Carroll, Steven Breitwejen, Marlee McKeighen, Mindy Preston, Nancy Janen, Sue and Jack Fuller, Scott Booster, Stephen Feckete, Brian Reeves, Scott Carr, Andrew Ebbert, and, Michelle Booster, Todd Thornton, Leanne Foster, Todd Muth, Hujs Wan, David Tennery. Mayor Scott Fadness was absent.

Sign In Sheet - 11-18-2024

2. Announcements

3. Proclamations

4. Presentations

- Battalion Chief Mike Zajdel spoke about each of these firefighters and presented them with their award for 25 years of service.

- a. **Employee Service Award**
 - i. **Brian Reeves (25 years)**
 - ii. **Stephen Feckete (25 years)**
 - iii. **Scott Booster (25 years)**
 - iv. **Scott Carr (25 years)**
 - v. **Andrew Ebbert (25 years)**

5. Council Committee Reports

- a. Finance Committee Report - ***NONE***

6. Department Reports

- a. Health Department Report

Health Department Report - 11-18-2024

7. Consent Agenda

- a. Request to approve the previous meeting minutes from the **October 7, 2024, City Council Meeting**

- John Weingardt made a motion to approve the minutes from the October 7, 2024, meeting. Pete Peterson seconded the motion. Cecilia Coble, Brad DeReamer, John Weingardt, Todd Zimmerman, John Delucia, and Bill Stuart voted yay. Pete Peterson, Selina Stoller, and Tiffanie Ditlevson abstained. The vote was 6 – Yay, 0 – Nay, and 3 – Abstain. The motion passed.

Minutes - 10-07-2024

- b. **R111824** - A Resolution of the Common Council Authorizing the City Controller to Transfer Certain Funds.

- Pete Peterson made a motion to approve resolution **R111824**. John Weingardt seconded the motion. There was no remonstrance, and all members voted yay. The motion passed.

City Funds Transfers - Council Action Form - R111824

City Funds Transfers - Exhibit A - R111824

City Funds Transfers - Resolution - R111824

Signed Adoption - City Funds Transfers - Resolution - R111824

Regular Agenda - Budget/Financial

8. R111824B - Request to Approve an Additional Appropriation (Series 2024 GO Bonds) - Public Hearing

- Lisa Bradford gave her presentation to the city council members.
- President Cecilia Coble opened the meeting for the **Public Hearing**. No one came forward and the **Public Hearing** was closed.
- Pete Peterson made a motion to approve resolution **R111824B**. Bill Stuart seconded the motion. There was no remonstrance, and all members voted yay. The motion passed.

General Obligation Bonds Series 2024 Additional Appropriation - Council Action Form - R111824B

General Obligation Bonds Series 2024 Additional Appropriation - Resolution - R111824B

Signed Adoption - General Obligation Bonds Series 2024 Additional Appropriation - Resolution - R111824B

9. R111824A - Request to Approve Union & Crossing Allocation Area

- Lisa Bradford and Megan Baumgartner gave their presentation to the city council members.
- Pete Peterson made a motion to approve resolution **R111824A**. Selina Stoller seconded the motion. There was no remonstrance, and all members voted yay. The motion passed.

Fishers Crossing Union and Crossing Additional Allocation Area - Council Action Form - R111824A

Fishers Crossing Union and Crossing Additional Allocation Area - Exhibit A - R111824A

Fishers Crossing Union and Crossing Additional Allocation Area - Resolution - R111824A

Signed Adoption - Fishers Crossing Union and Crossing Additional Allocation Area - Resolution - R111824A

Regular Agenda - Economic Development

10. R111824C - Request to Approve an Amendment to a Project Agreement (Andretti).

- Megan Baumgartner gave her presentation to the city council members.
- Todd Zimmerman made a motion to approve resolution **R111824C**. Pete Peterson seconded the motion. There was no remonstrance, and all members voted yay. The motion passed.

Andretti PA - 2nd Amendment - CAF - R111824C

Andretti PA - 2nd Amendment - Exhibit A - R111824C

Andretti PA - 2nd Amendment - Resolution - R111824C

Signed Adoption - Andretti PA - 2nd Amendment - Resolution - R111824C

11. R111824 D - Request to Establish Economic Revitalization Area (DMC Insurance).

- Megan Baumgartner gave her presentation to the city council members.
- Pete Peterson made a motion to approve resolution **R111824D**. John Weingardt seconded the motion. were Pete Peterson, Selina Stoller, Tiffanie Ditlevson, Brad DeReamer, John Weingardt, John Delucia, and Bill Stuart voted Yay. Todd Zimmerman Abstained. The vote was 8- Yay, 0-Nay, and 1- Abstain. The motion passed.

Approving Economic Development Agreement (DMC Insurance) - CAF - R111824D

Approving Economic Development Agreement (DMC Insurance)- Exhibit A - R111824D

Approving Economic Development Agreement (DMC Insurance) - Resolution - R111824D

Signed Adoption - Approving Economic Development Agreement (DMC Insurance) - Resolution - R111824D

12. R111824 E - Request to Approve SB-1 (DMC Insurance).

- Megan Baumgartner gave her presentation to the city council members.
- Pete Peterson made a motion to approve resolution **R111824E**. John Weingardt seconded the motion. There was no remonstrance, and all members voted yay. The

motion passed.

SB-1 and Abatement Approval (DMC Insurance) - CAF - R111824E

SB-1 and Abatement Approval (DMC Insurance) - Exhibit A - R111824E

SB-1 and Abatement Approval (DMC Insurance) - Resolution - R111824E

Signed Adoption - SB-1 and Abatement Approval (DMC Insurance) - Resolution - R111824E

Regular Agenda - Government/Miscellaneous

13. 090924C - Southeast Fishers Annexation - Public Hearing

- Lindsey Bennett gave her presentation.
- President Cecilia Coble opened the meeting for a **Public Hearing**.
 1. The following individuals came forward to speak against the Southeast Fishers Annexation: Jeff and Deb Hendrix, Sharon Woloshin, Terry Soellinger, Alice, and Eric Moore.
 2. Signing an agreement when the homes were purchased not to fight an annexation created a "stacked deck" for those homeowners about to be annexed by Fishers.
 3. What are benefits for homeowners because of this annexation? They don't see one.
 4. Annexation will not provide homeowners with anything they don't already have.
 5. Annexation will add \$1,200 per year to the family's property taxes.
 6. Homeowners on a fixed income won't be able to afford to stay in the homes
- The **Public Hearing** was closed.
- No action was taken. This was just a **Public Hearing**.

Southeast Fishers Annexation - Ordinance - Exhibits A and B - Ordinance - 090924C

14. 111824E - A Request to Approve an Amendment to Chapter 180 of the City of Fishers Municipal Code (Fishers Health Department) - 1st, 2nd, and 3rd Reading

- Monica Heltz gave her presentation to the city council members.
- Pete Peterson made a motion to suspend the rules and approve ordinance **111824E** on the **1st Reading**. Selina Stoller seconded the motion. There was no remonstrance, and all members voted yea. The motion passed.
- John Weingardt made a motion to approve ordinance **111824E**. Tiffanie Ditlevson seconded the motion. There was no remonstrance, and all members voted yea. The

motion passed.

Amendment of Clinical Personal Health Services Fees - CAF - 111824E

Amendment of Clinical Personal Health Services Fees - Ordinance - 111824E

Signed Adoption - Amendment of Clinical Personal Health Services Fees - 111824E

15. 111824F - A Request to Approve an Amendment to the 2024 and 2025 Salary Ordinance - **1st, 2nd, and 3rd Reading**

- Ethan Lee gave his presentation to the city council members.
- Pete Peterson made a motion to suspend the rules and approve ordinance **111824F** on the **1st Reading**. Selina Stoller seconded the motion. There was no remonstrance, and all members voted yay. The motion passed.
- Pete Peterson made a motion to approve ordinance **111824E**. John Weingardt seconded the motion. There was no remonstrance, and all members voted yay. The motion passed.

2024 Salary Ordinance Amendment Proposal - CAF - 111824F

2024 Salary Ordinance Amendment Proposal - Exhibit A - 111824F

2024 Salary Ordinance Amendment Proposal - Exhibit B - 111824F

2024 Salary Ordinance Amendment Proposal - Ordinance - 111824F

Signed Adoption - 2024 Salary Ordinance Amendment Proposal - Ordinance - 111824F

Regular Agenda - Planning & Zoning

16. 090924G – Consideration of a rezone of 2.669 acres from R-2 to PUD-C known as the Kid City USA Cyntheanne Road PUD. (RZ-24-1) - **Final Reading**

- Ross Hillery gave his presentation to the city council members.
- Pete Peterson made a motion to approve ordinance **090924G**. Todd Zimmerman seconded the motion. There was no remonstrance, and all members voted yay. The motion passed.

Kid City USA Rezone - Council Action Form - 090924G - Final Reading

Kid City USA Rezone - Petitioners Packet - 090924G - Final Reading

Kid City USA Rezone - Staff Report - 090924G - Final Reading

Kid City USA Rezone - Ordinance - 090924G - Final Reading

Signed Adoption - Kid City USA Rezone - Ordinance - 090924G - Final Reading

17. 111824 - Consideration of a rezone of 44.42 acres from R2 to PUDR, known as the Balmoral Village PUD. (RZ-24-3) - **1st Reading**

- Ross Hilleary gave his presentation to the city council members.
- Corby Thompson with Boomerang Development, Taylor Navarre from Lennar Homes and Rick Lawrence from Rick Lawrence, Nelson & Frankenberger, also spoke on the development.
- Several members of the city council had questions:
 1. Is the city planning on annexing the surrounding homes? Will Lenar Homes consider paying for the sewer hook up for the surrounding homes? Are you planning on keeping all the trees? What amenities is the development going to offer? With the homes having a rear elevation, will you enhance the appearance of the garages? Is the current left turn lane sufficient for the development?
- John Weingardt made a motion to have the **1st Reading** on ordinance **111824**.

Balmoral Village PUD Rezone - Council Action Form - 111824 - 1st Reading

Balmoral Village PUD Rezone - Concept Plan - 111824 - 1st Reading

Balmoral Village PUD Rezone - Draft Ordinance - 111824 - 1st Reading

Voluntary Annexations

Kid City USA Cyntheanne Road Annexation:

18. 111824A - Request to approve a voluntary annexation of 3.61 acres, known as the Kid City USA Cyntheanne Road property. Subject site is generally located east of N. Cyntheanne Road and north of Southeastern Parkway, with a common address of 12344 Cyntheanne Road. (ANX-24-7) - **1st Reading & Public Hearing**

- Ross Hilleary gave his presentation to the council members.
- President Cecilia Coble opened the meeting for the **Public Hearing**. No one came forward and the **Public Hearing** was closed.
- Pete Peterson made a motion to have the **1st Reading** on ordinance **111824A**.

Kid City USA Cyntheanne Road Annexation - Council Action Form - 111824A - 1st

Reading

Kid City USA Cyntheanne Road Annexation - Draft Ordinance - 111824A - 1st Reading

Autumn Estates Annexation:

19. 111824B - Request to approve a voluntary annexation of 17.75 acres, known as the Autumn Estates property. Subject site is generally located northeast of Southeastern Parkway and southeast of Cyntheanne Road. (ANX-24-8) - **1st Reading & Public Hearing**

- Ross Hilleary gave his presentation to the council members.
- President Cecilia Coble opened the meeting for the **Public Hearing**. No one came forward and the **Public Hearing** was closed.
- Pete Peterson made a motion to have the **1st Reading** on ordinance **111824B**.

Autumn Estates Annexation - Council Action Form - 111824B - 1st Reading

Autumn Estates Annexation - Draft Ordinance - 111824B - 1st Reading

20. Regular Items - Any other Unfinished / New Business

NONE

21. Regular Items - Community Comment

- Erin Yare came forward to discuss the noise issue from the new Kroger at 116th and Allisonville. She asked when the Noise Ordinance will be revisited. The work at times begins before 7:00am.

Online Community Comments - 11-18-2024

22. Regular Items - Meeting Adjournment

- Pete Peterson made a motion to adjourn the meeting. John Weingardt seconded the motion. There was no remonstrance, and all members voted yay.
- The motion passed. The meeting was adjourned at 8:20 p.m.
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Respectfully submitted,

A handwritten signature in purple ink, reading "Jennifer Kehl". The signature is fluid and cursive, with the first name "Jennifer" and last name "Kehl" clearly distinguishable.

Jennifer L. Kehl
City Clerk

Respectfully submitted,

A handwritten signature in purple ink, reading "Jennifer Kehl". The signature is fluid and cursive, with the first name "Jennifer" and last name "Kehl" clearly distinguishable.

Jennifer L. Kehl
Fishers City Clerk