



**Fishers City Council
Minutes
3/17/2025**

BOARD/COMMISSION: City Council

DATE: 3/17/2025

DIRECTIONS:

REGULAR CITY COUNCIL MEETING, 7 p.m.

1. Meeting Called to Order with the Pledge of Allegiance

- Vice President John DeLucia called the meeting to order at 7:00 p.m.
- Present were John Weingardt, Todd Zimmerman, Bill Stuart, Cecilia Coble, Brad DeReamer, Tiffanie Ditlevson, and Selina Stoller. Pete Peterson was absent.
- Other present were Mayor Scott Fadness, Deputy Mayor Elliott Hultgren, City Clerk Jennifer Kehl, Chris Greisl, Chief Ed Gebhart, Ross Hilleary, Lisa Bradford, Megan Baumgartner, Ashley Elrod, Lindsey Bennett, Jordin Alexander, Marissa Deckert, Christy Cashin, Lucas Smith, Larry Lannan, Christi Demlow, Josh Huser, Rob Demlow, Nancy Jarrell, Jill Gregory, Steve Arnold, Tory Purvis, Ross Reinhardt, Julie Smith, Tony Davis, Emile Rains, Casey Crosbie, Brayden Savoie, Fred Sched, Jenny Bealer, Jan Hinchcliffe, Sebastain Maxey, Amy Perry, Mason Cochran, Gary Levey, June Levey, Jeff Worrell, Amy Perry, Jennifer Goins, and Steve Ladig.

2. Announcements

3. Proclamations

Disability Awareness Month Proclamation - Video

4. Presentations

- Fire Chief Ky Ragsdale presented the firefighter with their service award.
 - a. **Service Awards 25 years:** Dennis (Scott) Zelhart
 - b. **Service Awards 20 years:** Justin Mattox, Jeff Hague, Rob Demlow

5. Council Committee Reports

a. Finance Committee Report

Finance Committee Meeting Report

6. Department Reports

a. Health Department Report

Health Department Report

7. Consent Agenda

- John Weingardt made a motion to approve the **Consent Agenda**. Selina Stoller seconded the motion. There was no remonstrance, and all members voted yay. The motion passed.

a. Request to approve the previous meeting minutes for Fishers City Council - February 24, 2024

Minutes - 02-24-2025

b. R031725 - A Resolution of the Common Council Authorizing the City Controller to Transfer Certain Funds.

City Funds Transfers - Council Action Form - R031725

City Funds Transfers - Exhibit A - R031725

City Funds Transfers - Resolution - R031725

Signed Adoption - City Funds Transfers - Resolution - R031725

c. R031725A - Request to Approve Field Use Rental Agreement (Holland Park).

Amendment to Chapter 96 - Rental Agreement - CAF - R031725A

Amendment to Chapter 96 - Rental Agreement - Resolution - R031725A

Signed Adoption - Amendment to Chapter 96 - Rental Agreement - Resolution - R031725A

Regular Agenda - Budget/Financial

8. 031725 - An Ordinance Authorizing the Issuance of the City of Fishers Senior Taxable Economic Development Revenue Bonds, Series 2025 and Authorizing and

Approving Other Actions in Respect Thereto (Union Project) – **1st Reading**

- Lisa Bradford gave her presentation to the council members.
- John Weingardt made a motion to have the **1st Reading** on ordinance **031725**. There was no remonstrance, and all members voted yay. The motion passed.

Senior Taxable Economic Development Revenue Bonds, Series 2025 (Union Project) - Council Action Form - 031725

Senior Taxable Economic Development Revenue Bonds, Series 2025 (Union Project) - Exhibit A Form of Trust Indenture - 031725

Senior Taxable Economic Development Revenue Bonds, Series 2025 (Union Project) - Exhibit B Form of Loan Agreement - 031725

Senior Taxable Economic Development Revenue Bonds, Series 2025 - Union Project - Ordinance - 031725

9. 031725D – An Ordinance of the Common Council of the City of Fishers, Indiana, Amending Ordinance No. 091922E, Which Authorized the Issuance of the City of Fishers, Indiana Economic Development Revenue Bonds (Andretti Project) and Authorized and Approved Other Actions In Respect Thereto: - **1st Reading**

- Lisa Bradford gave her presentation to the council members.
- Todd Zimmerman made a motion to have the **1st Reading** on ordinance **031725D**. There was no remonstrance, and all members voted yay. The motion passed.

2025 Amendment to Bond Ordinance - Andretti Project - Council Action Form - 031725D

2025 Amendment to Bond Ordinance - Andretti Project - Ordinance - 031725D

Regular Agenda - Economic Development

10. R031725B - Resolution Approving Third Amendment To Project Agreement (Andretti)

- Megan Baumgartner gave her presentation to the city council members.
- Jill Gregory from Andretti came forward to speak.
- Todd Zimmerman, Selina Stoller, Tiffanie Ditlevson and Cecilia Coble all spoke and asked several questions.
- They asked about the Environmental Standards, partnering with the schools for tours, and working with the Advisory Council on Disability. They thanked Andretti Racing for coming to Fishers.
- John Weingardt made a motion to approve resolution – **R031725B**. Todd Zimmerman seconded the motion. There was no remonstrance, and all members voted yay. The

motion passed.

Andretti PA - 3rd Amendment - CAF - R031725B

Andretti PA - 3rd Amendment - Exhibit A - Amendment - R031725B

Andretti PA - 3rd Amendment - Resolution - R031725B

Signed Adoption - Andretti PA - 3rd Amendment - Resolution - R031725B

Regular Agenda - Government/Miscellaneous

11. 022425E - Request to Approve Creation and Addition of Section 35.60 to the City of Fishers Code of Ordinances (Public Records Request) – **2nd Reading**

- Lindsey Bennett gave her presentation to the city council members.
- John Weingardt made a motion to approve ordinance **022425E**. Selina Stoller seconded the motion. There was no remonstrance, and all members voted yay.

Request to Add Section 35.60 to Code of Ord (Public Records) - CAF - 022425E

Request to Add Section 35.60 to Code of Ord (Public Records) - Ordinance - 022425E

Signed Adoption - Request to Add Section 35.60 to Code of Ord - Public Records - Ordinance - 022425E

12. 022425 - Request to Approve an Amendment to Section 35.30 of the City of Fishers Code of Ordinances (Fee Schedule) - **2nd Reading**

- Lindsey Bennett gave her presentation to the city council members.
- Todd Zimmerman made a motion to approve ordinance **022425**. John Weingardt motion. There was no remonstrance, and all members voted yay.

Section 35.30 Amendment - Axon Fees Lifeguard Fees - CAF - 022425

Section 35.30 Amendment - Axon Fees Lifeguard Fees - Ordinance - 022425

Signed Adoption - Section 35.30 Amendment - Axon Fees Lifeguard Fees - Ordinance - 022425

13. 031725A - Request to Approve an Amendment to Chapter 96 of the City of Fishers Code of Ordinances (Athletic Fields) - **1st Reading**

- Marissa Deckert gave her presentation to the city council members.
- Todd Zimmerman made a motion to suspend the rules and have the **1st, 2nd, and 3rd Reading** for ordinance **031725A**. Tiffanie Ditlevson seconded the motion. There was no remonstrance, and all members voted yay.

- Todd Zimmerman made a motion to approve ordinance **031725A**. John Weingardt seconded the motion. There was no remonstrance, and all members voted yay.

Amendment to Chapter 96 - Athletic Fields - CAF- 031725A

Amendment to Chapter 96 - Athletic Fields - Ordinance - 031725A

Signed Adoption - Amendment to Chapter 96 - Athletic Fields - Ordinance - 031725A

Regular Agenda - Planning & Zoning

14. 022425C - Consideration of a rezone of 5.66 acres from R-2 to ER for a single-family residence with a common address of 16601 Southeastern Parkway (RZ-25-2) - **Final Reading**

- Ross Hilleary gave his presentation to the council members.
- John Weingardt made a motion to approve ordinance **022425C**. Tiffanie Ditlevson seconded the motion. There was no remonstrance, and all members voted yay.

Hidden Oaks Rezone - RZ-25-2 - CAF - 022425C

Hidden Oaks Rezone- RZ-25-2 - Staff Report - 022425C

Hidden Oaks Rezone - RZ-25-2 - Petitioner's Packet - 022425C

Hidden Oaks Rezone - RZ-25-2 - Ordinance - 022425C

Signed Adoption - Hidden Oaks Rezone - RZ-25-2 - Ordinance - 022425C

15. 031725B – Consideration of a rezone of 0.51 acres from R2-Residential zoning to C-Low-Low Impact Commercial zoning. (RZ-25-3) - **1st Reading**

- Ross Hilleary gave his presentation to the council members.
- Julie Smith came forward to give her presentation and to answer questions.
- Selina Stoller would like to see some buffering between the neighbor's pool and the office building.
- John Weingardt wants to see the building use for no, to low traffic coming in and out, and no night meetings. Ms. Smith stated it would have regular business hours.
- There will be a meeting on April 17th at Delaware Township office for the surrounding neighbors.

C-Low Rezone - 13042 E 116th St - Council Action Form - 031725B

C-Low Rezone - 13042 E 116th St - Petitioners Packet - 031725B

C-Low Rezone - 13042 E 116th St - Draft Ordinance - 031725B

16. 031725C – Consideration of a text amendment to the Unified Development Ordinance to various chapters, including Chapter 4, 6, and 8 (TA-25-3) - **1st Reading**

- Ross Hilleary gave his presentation to the city council members.
- John Weingardt made a motion to have the **1st Reading** on ordinance **031725C**.

UDO Text Amendment - Council Action Form - 031725C - First Reading

UDO Text Amendment - Exhibit A - Chapter 4 - 031725C - First Reading

UDO Text Amendment - Exhibit B - Chapter 6 - 031725C - First Reading

UDO Text Amendment - Exhibit C - Chapter 8 - 031725C - First Reading

UDO Text Amendment - Draft Ordinance - 031725C - First Reading

17. 022425D - Annual update to the Fishers 2040 Comprehensive Plan. The Fishers 2040 Plan creates long-range planning goals for land use, housing and neighborhoods, transportation, and parks. Staff will provide updates on the status of the objectives and actions outlined in Chapter 6 Summary & Implementation. (TA-25-1) – **Final Reading**

- Ross Hilleary gave his presentation to the city council members.
- Brad DeReamer believes the developers do not follow our standards; they lower our standards. Zoning standards should be followed and not changed.
- Cecilia Coble would like to have an explanation put in place for ADA parking and explain Van accessibility.
- Todd Zimmerman made a motion to approve ordinance **022425D**. John Weingardt seconded the motion. There was no remonstrance, and all members voted yay. The motion passed.

Fishers 2040 Update - Council Action Form - 022425D

Fishers 2040 Update - Chapter_6_Summary Implementation 2025 Update - 022425D - Final Reading

Fishers 2040 Update - Thoroughfare_Map - 022425D - Final Reading

Fishers 2040 Update - Ordinance - 022425D - Final Reading

Signed Adoption - Fishers 2040 Update - Ordinance - 022425D

18. Regular Items - Any other Unfinished / New Business

19. Regular Items - Community Comment

- Amy Perry came forward to speak about environmental concerns she has with Andretti

being next to Ritchy Woods.

- Steve Ladig and Ross Reinhardt came forward to speak on the proposed rental cap.
- Casey Crosby came forward and spoke against the proposed Agri-Park near the airport.
- Fred Sched who lives in Heritage Meadows has issues with the parking and noise from King Jugg. There is a lack of parking for businesses in residential areas.
- Mayor Fadness said letters are going out this week to the neighbors.
- A gentleman came forward to discuss the traffic issues on Southeastern Parkway with all the new developments.
- **Online Community Comments** are available online.

Online Community Comment Submissions

Community Comments - 02-24-2025

Community Comments - 03-17-2025

20. Regular Items - Meeting Adjournment

- Todd Zimmerman 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 8:11 p.m.

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Respectfully submitted,



Jennifer L. Kehl
Fishers City Clerk