

**ST. JOHN TOWN COUNCIL
REGULAR MEETING AGENDA
TOWN HALL MEETING ROOM - 10955 W. 93RD AVENUE
WEDNESDAY, JULY 26, 2023 - 7:00 PM**

1. CALL TO ORDER & PLEDGE OF ALLEGIANCE

2. ROLL CALL

3. PUBLIC COMMENT

Note: Please keep your comments civil and constructive and related to public policy issues. Each speaker may comment on matters concerning the business of the Town of St. John and shall maintain a decorum of civility. All comments must be directed to the Town Council President. The public comment section is intended for receipt of a statement or statements, not an exchange with the members of the public body conducting the public meeting. In the event questions are posed, we will note your question in the meeting minutes, and we will refer your question to the appropriate department head or staff for follow up and response.

The Council will not tolerate individuals who become boisterous, delay, or interrupt the proceedings or orderly process of the meetings, including but not limited to outbursts and cat calls. Individuals who engage in such behavior will be escorted from the meeting and may be barred from future meetings. The Town Council President, pursuant to ordinance, is authorized to take all appropriate action to restore order.

Each speaker is allowed one opportunity to speak for up to three (3) minutes and may not engage in name calling, debate, counter-replies, or rebuttals. Speakers will be timed by the Town Council President. Public Comment period limited to 30 minutes.

4. APPROVAL OF MINUTES

Town Council Regular Meeting – June 28, 2023

Town Council Special Study Session – July 20, 2023

5. PRESENTATIONS & PUBLIC HEARING

A. **PRESENTATION:** South Shore Convention and Visitors Authority - *David Uran, CEO*

B. PUBLIC HEARING - ADDITIONAL APPROPRIATION

Proofs of Publication – Attorney Westland
Opening Remarks – Clerk-Treasurer
Open the Floor to Public Comment
Close the Floor

i. Motion to Approve **Resolution No 2023-07-26A** Additional Appropriation

Synopsis: This appropriates additional funds for expenses of the Town.
Additional amounts for General Fund \$299,435, PD Asset Forfeiture \$60,000,
Indiana Arts Grant \$2,925, 2020 GO Bond \$1,322,442, Parks and Recreation
\$375,050.

6. OLD BUSINESS

- A. **Ordinance No. 1799**: An Ordinance Amending Ordinance 1787 – 2023 Salary Ordinance

Motion to Adopt Ordinance No. 1799 on Second Reading

Synopsis: This ordinance was considered and approved on First Reading June 28, 2023. This reclassifies certain Public Works employees and establishes their rate of pay based on seniority and training incentives

- B. **Annexation – 10040 Cline Avenue Property (Sanaka)**
- i. **Resolution No. 2023-07-26** Adopting the Fiscal Plan for the six-tenths acres subject to the petition for Annexation filed by Shankar Sanaka
 - ii. **Ordinance No. 1800** An Ordinance Annexing Adjacent and Contiguous Territory to the Town of St. John

Motion to Adopt Ordinance No. 1800 on Second Reading

Synopsis: This Ordinance was considered and approved on First Reading June 28, 2023.

7. NEW BUSINESS

A. FINANCIAL MATTERS OF THE CORPORATION

- i. **Requests to Purchase** – There are a total of **8** Requests to Purchase in the combined total of **\$331,815.82** for approval.
- ii. **Accounts Payable Voucher** dated July 26, 2023 representing payment for payroll, purchases, supplies, equipment, services rendered to the Town of St. John in the combined total of **\$3,315,157.77**
- iii. **Consider Motion to Approve** final payment to Schilling Construction in the amount of \$70,279.78 for Town Hall Improvements and direct the Clerk-Treasurer to issue immediate payment.
- iv. **Consider Motion to Approve** progress payment to F.H. Paschen for the 93rd Avenue Project in the amount of \$154,265.86 and direct the Clerk-Treasurer to issue immediate payment
- v. **Consider Motion to Approve** progress payment to First Group for Construction Engineering for the 93rd Avenue Project in the amount of \$22,911.96 and to direct the Clerk-Treasurer to issue an immediate payment

B. ORDINANCES AND RESOLUTIONS

- i. **Resolution No. 2023-07-26B**: a Resolution Providing for the Transfer of Appropriations for the various funds of the Town of St. John, Lake County, Indiana, for the Year 2023, for the Action and Passage by the Town Council Pursuant to IC 6-1.1-18-6
- ii. **Resolution No. 2023-07-26C** a Resolution Adopting a Zone Improvement Plan and Amendment to the Comprehensive Plan of the Town of St. John, Lake County, Indiana and all matters related thereto.
- iii. **Resolution No. 2023-07-26D** a Resolution Authorizing ARPA Funds for Police and Fire Equipment
- iv. **Resolution No. 2023-07-26E** a Resolution Approving the FY2023 Budget for the Water Utility
- v. **Resolution No. 2023-07-26F** a Resolution Approving the FY2023 Budget for the Waste Water Utility
- vi. **Ordinance No. 1803**: An Ordinance Establishing a Fee for Storm Water Management and for Meeting State Mandates Regarding the Management of Storm Water, and Establishing a Fund for the Department of Storm Water Management

Consider Ordinance No. 1803 on First Reading

Synopsis: A favorable recommendation comes to the Town Council by the Storm Water Management Board for the implementation of a Storm Water Management Fee for the town to manage the Town's Municipal Separate Storm Sewer System (MS4). The Town has held 3 public hearings on this matter.

- vii. **Ordinance No. 1804**: An Ordinance Amending Ordinance No. 1671, being "An Ordinance Amending and Replacing Ordinance Nos. 1295, 1471 and 1573, the same being An Ordinance Establishing an Equitable Impact Fee for the Purposes of Planning and Financing Park and Recreational Infrastructure needed to serve New Development in the Town of St. John pursuant to IC 36-7-4-13, et seq and all matters related thereto

Motion to Adopt Ordinance No. 1804

(Note: Only one vote is required on this matter it does not require consideration on first reading and adoption on 2nd Reading)

Synopsis: The Parks and Recreation Board engaged American Structure Point who provided an Impact Fee Study pursuant to law. The matter was considered by the Impact Fee Advisory Committee and the Plan Commission held a public hearing as required by law and has provided a unanimous recommendation to adopt the amended Park Impact Fee.

- viii. **Ordinance No. 1805:** An Ordinance Establishing, Creating and Designating Separate Funds for Tax Increment Financing Allocation Areas in the Town of St. John

Consider Ordinance No. 1805 on First Reading

Motion to Adopt Ordinance No. 1805 on Second Reading

Synopsis: This ordinance establishes the Town of St. John TIF Fund 1 Fund No. 4448 – “2021 NW AA” and Town of St. John TIF Fund 2 Fund No. 449 – “2021 SW AA”, and Town of St. John TIF Fund 3 Fund No. 4450 “Orchard Gate Sterling Gate”.

- ix. **Ordinance No. 1806:** An Amending Salary Ordinance 1787, being an Ordinance Establishing the 2023 Compensation Plan for the Town of St. John, Indiana, Fire Department

Consider Ordinance No. 1806 on First Reading

Motion to Adopt Ordinance No. 1806 on Second Reading

Synopsis: This ordinance amends the salary ordinance for one additional FTE Authorized for Probationary Firefighter/Paramedic/EMT

C. COUNCIL ACTION

- i. **Consider Motion to Award of Bids** for the 2023-1 CCMG to the lowest responsible bidder Milestone Contractors in the amount of \$2,190,137.85 as recommended
- ii. **Consider Motion to Award of Bids for the Acorn Water, Sewer and Roadway Project** to the lowest responsible bidder M&J Underground in the amount of \$1,344,853.25 as recommended
- iii. **Consider Motion to Approve a Interlocal Government Agreement** by and Between the Town of Munster, Indiana, The Town of Highland, Indiana, The City of Hammond, Indiana, the Town of St. John, Indiana, the City of Gary, Indiana and Lake County, Indiana establishing the contributions of each entity toward the acquisition and implementation of signal preemption devices

- iv. **Consider Motion to Approve a Joint Interlocal Cooperation Agreement** between the Town of St. John, Indiana and Lake County, Indiana for public improvement costs (\$462,143.00)
- v. **Consider Motion to Approve a Joint Interlocal Cooperation Agreement** between the Town of St. John, Lake County, Indiana and Crown Point Christian School Association, Inc. for a School Resource Officer (2 year term)
- vi. **Consider Motion to Acceptance** of 2-Year Maintenance Bond and 3-Year Warranty/Guaranty Letter \$49,566.53 for Sublime Estates
- vii. **Consider Motion to Approve** a Professional Services Agreement with Heather A. McCarthy, Attorney at Law time not to exceed 40 hours for implementing Unsafe Building law provisions and to direct payment from appropriation #4402.000.390
- viii. **Consider Motion to Approve** waiver of vendor fees for the St. John Fire Department Open House event for 2023.
- ix. **Consider Motion to Approve** a Special Exception at 10033 Wicker Avenue, St. John for Trung Vo, Top Nail salon in the US-41 Overlay District.
- x. **Consider Motion to Re-Appointment a Specific Individuals** to the Impact Fee Review Board
- xi. **Consider Motion to Appointment a Specific Individuals** to the Contractor Licensing Board

D. Information to be Accepted and Placed on File with the Clerk-Treasurer

- i. Release and Satisfaction of Judgment –Guzzo, et al 45D11-1403-PL-00037
- ii. Notice of Public Hearing – BZA 2023-15
- iii. Notice of Public Hearing – BZA 2023-12
- iv. Notice of Public Hearing – BZA 2023-14
- v. Letter to Lake County Board of Elections

8. STAFF REPORTS & CORRESPONDENCE

- A. Clerk-Treasurer - Beth Hernandez
- B. Town Engineer - Tom Nagle, Robinson Engineering, Ltd.
- C. Town Manager - Joseph Wiszowaty
- D. Town Council

9. ADJOURNMENT