

# Battle Ground Town Council

Meeting Minutes, October 14, 2024

Attending: Council President James Miller, Councilors Steve Hahn, Greg Jones. Mary Jo Totten, Matt Coppock.

Also attending: Marshal BJ Moyars, Clerk Treasurer Georgia Jones, Town Supervisor Ron Holladay

Guests: Wendy Starr, Patrick Grimes, Chris Limiac, Colin Sullivan, Dave Buck, Bill Jones

Attending via zoom.us: Joe Kline.

James Miller called the meeting to order at 6:05 p.m. Additions to the agenda include Area Plan updates to zoning, a project estimate for town hall design, and a request for sidewalk on High School Avenue.

## Budget Hearing

The budget hearing was opened to the public by the President. The public was invited to comment on the advertised 2025 town budget. Hearing no questions or comments from guests, James Miller closed the hearing to proceed with the council meeting.

## Minutes

Motion by Mary Jo Totten to approve the minutes of September 9, with second of Steve Hahn.

**Motion carried** with unanimous vote.

## Town Attorney

The perpetual right of entry agreement with Kyle and Sarah Rottler requires notarized signatures, which council member Matt Coppock will arrange. The Town Marshal will provide a notary for their convenience.

Mary Jo Totten moved to accept the 2025 town attorney fee agreement for \$235 per hour. Second of Steve Hahn. **Motion carried** with unanimous vote.

Council reviewed a project proposal from Arkor for town hall design and discussed availability of other options including design-build. Wendy Starr introduced Patrick Grimes, who operates an owner's representative firm offering construction project management. Pat will talk with Greg Jones regarding feasibility and planning for a town hall at the vacant lot on Prophets Rock Road. Greg has already met with Todd Starr and hopes to see his preliminary review of the site very soon.

Development of commercial land on Northgate is at risk due to a restrictive covenant with property owners on Bittersweet Drive. Eric Burns outlined the options the RCD and town have to encourage development.

## Contract Services

Bicycle and Pedestrian Trail Plan – the draft plan was timely submitted to Indiana Department of Health for approval of grant reimbursement funds. The draft will be presented to the Town Council for adoption at the November 12 meeting.

Hawks Nest – Dave Buck discussed scheduling brackets for work that will be accomplished this fall. The process of “potholing” will locate the existing utility mains in the easement. A tree service will clear underbrush and trees. After the locates are confirmed, the boring company will return to complete the installation of sewer main from Munsee Drive to the plant. At that point the wet wells, lift station and other connections such as electrical will be completed. The hope is that work will be completed by January although the excavation company manager believes this is unlikely.

Regional Lift Station – Recent interest in commercial development, including hotels, places renewed focus on the Battle Ground Sewer Master Plan which provides for a regional lift station to serve growth on Northgate Court and Northgate Drive. Having infrastructure in place would encourage commercial projects to benefit the town. The total cost estimate \$11-12 Million requires the use of Economic Development funds and other resources. The council will review options with BFS engineers and financial consultants.

#### **Clerk-Treasurer**

A **motion** to approve the Register of Claims August 13 – October 14 in the amount \$180,557.05 was offered by Mary Jo Totten, with second of Greg Jones. **Motion** carried with unanimous vote. Transfers between appropriations were discussed and will be implemented before year end.

#### **Police Department**

BJ Moyars reported a summary of police activity year to date.

The barn at 107 N Railroad Street was requested to use as a vehicle garage and also move the police department office there, saying there would be no cost. The clerk commented that there is a cost to separate offices, because utilities are currently shared but would impose additional overhead for the General Fund. The garage facility is also used by the Street Department however parking the police cars inside to keep them secure and out of the weather is possible immediately. The council wants additional time to evaluate the request. The first need is to determine if the water line is still intact and the sewer line is open.

There was no report on consolidating and updating parking and traffic ordinances.

#### **Utilities and Street**

Ron Holladay reported a repair to the backhoe front axle, a new one is \$109,00.00 and an effort is underway to locate a used one.

Jantzen received a 93% current grade in operator training class.

The leaf vac has started, and compost area clean up moved twenty dump truck loads.

Inspection by IDEM will be October 23. Plant equipment is ready to switch out of disinfection season.

**Area Plan** – Greg Jones **moved** to adopt Ordinance 2024-641 UZO Amendment #113. Second of Matt Coppock, **motion carried** with unanimous vote.

Kathy Lind offered to complete some work following the land use plan, to recommend rezone overlays for some areas of town. The council expressed agreement to start the project.

**Committees** – no reports

## Old Business

New Town Hall - addressed in previous sections

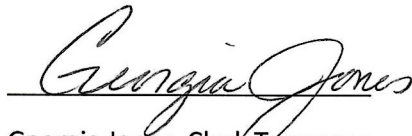
Employee Benefits - Deferred to November 12

## New Business

The Battle Ground Student Teacher Parent group requested the town add a sidewalk to High School Avenue. This will be reviewed for potential design.

As Greg Jones prepares to retire from the council, a new representative to Area Plan and the Redevelopment Commission must be identified. No decision at this time.

**Motion** to adjourn 8:06 p.m. by Steve Hahn with second of Matt Coppock.

  
Georgia Jones, Clerk Treasurer  
James Miller, Council President

Memorandum of Open-Door Law Compliance  
Battle Ground Town Council

Date: October 14

Time: 6:00 p.m.

Members Present in Person:

James Miller, Councilors Steve Hahn, Greg Jones, Mary Jo Totten, Matt Coppock.

Members Present Virtually: none

Also Present in Person:

BJ Moyars, Georgia Jones, Ron Holladay

Also Present virtually:

Guest Present in Person:

Wendy Starr, Patrick Grimes, Chris Limiac, Colin Sullivan, Dave Buck, Bill Jones

Guest Present virtually:

Joe Kline

Electronic Means of Communication Used For Members and Public: Zoom.us

Attest:

A handwritten signature in cursive script, reading "Georgia Jones", written over a horizontal line.

Georgia Jones, Clerk-Treasurer, Financial Clerk