

Battle Ground Town Council

Meeting Minutes, March 10, 2025

Attending: Council President James Miller, Councilors Steve Hahn, Mary Jo Totten, Matt Coppock.
Also attending: Marshal BJ Moyars, Town Supervisor Ron Holladay, Clerk Treasurer Georgia Jones
Guests: Jennifer Nahlstrom, Teresa Fee, Brad Chesterman, Pam Pattengale, Deb Sheets, Shawn Williams, Edward Mroozian, Colin Sullivan, Dave Buck, Chris Limiac, Chad Lohmeyer. Online, Greg Martz.

James Miller called the meeting to order at 6:00 p.m.

Minutes

The Council President tabled the minutes for February 17 and March 5 with no discussion.

Town Attorney

Logs in utility easement: Ron Holladay has a quote for purchase of desirable logs, at \$150. Total value is affected by the high cost of transportation. Removal of the remainder will be an expense to the utility. Property owners will receive a notice with details of the removal and an option to retain the logs if they prefer.

Woods Edge lift station: The attorney and engineers from Butler Fairman and Seufert met with representatives for Woods Edge to talk about renewing the utility service agreement for wastewater. Their contribution to the project needs to be worked out prior to the bond process. This process may take 60 days. The anticipated bond ordinance is tabled pending that information.

Ward 3 Council vacancy: Candidate interviews were held March 5 at the Tippecanoe Township Fire Station in Battle Ground. Joni Deno, Maycon James, and Chad Lohmeyer attended to speak with council members Mary Jo Totten and James Miller. Eric Burns advised the council they are voting as council members, not private citizens, therefore their vote is public record. Three council members voted by paper ballot, Matt Coppock abstained. Chad Lohmeyer is the new representative for Ward 3, and will be sworn in at the April meeting.

Contract Services

Brad Chesterman attended the meeting representing WalkerHughes Insurance, and presented a request to become the town's agent for insurance needs. Mary Jo Totten moved to accept Brad and WalkerHughes for the 2025-2026 renewal, with second of Matt Coppock. Motion carried with unanimous vote. The town insurance carrier may stay the same.

Steve Brock attended the meeting to be present for bond financing discussion. In light of the conversations with Woods Edge, his work will be delayed until more information is available. Using Build-Operate-Transfer is still an option, and the concept of "availability fee" was mentioned as a contribution from other developers. The use of TIF district revenues is also considered.

Chris Limiac advised the council that BFS specifications for the Gateway Phase 1 construction bid are underway.

Clerk-Treasurer

A **motion** to approve the Register of Claims February 11 to March 10, in the amount \$161,449.58 was offered by Mary Jo Totten, with second of Steve Hahn. Motion carried with unanimous vote.

Georgia Jones requested approval to purchase 1,000 LED bulbs to replace all the old ones on the holiday snowflake decorations, and to obtain one more wreath for Railroad Street light posts. Mary Jo Totten moved to accept the quote from Display Sales for \$1751.00, with second of Matt Coppock. Motion carried with unanimous vote.

Police Department

BJ Moyars requested approval for the 2026 Axon equipment lease expenses: Body worn cameras and communication bundles \$13,374.88, taser bundle \$3923.30, car cameras \$6644.70. The total of invoices is \$23,942.97. Mary Jo Totten moved to accept all, with second of Steve Hahn. Motion carried with unanimous vote.

A fuel purchase from Newton Oil is \$2,809.71. Mary Jo Totten moved to approve this invoice, with second of Matt Coppock. Motion carried with unanimous vote. He plans to update the office space at 107 North Street with paint and other renovations.

Utilities and Street

Ron Holladay reported the flow meter at the plant malfunctioned. This meter records the flow for reporting to IDEM and will be replaced as soon as possible. The cost to upgrade the meter to a Missions communication standard is \$8,000. This allows meter information to be reported through the Missions website, instead of manual collection. The three alarm meters will eventually need replaced and would have this capability. Matt Coppock moved to approve this purchase from BL Anderson, with second of Steve Hahn. Motion carried with unanimous vote.

There are quotes for the street barn repairs for garage doors, spray foam insulation and a furnace for the truck bays. James Miller requested to review all at the April meeting.

The wastewater plant requires more attention to bar screen cleaning and Ron reported the increase in labor and landfill expense is attributed to flushable wipes. The manhole at River Bluffs is still collecting a lot of rags. Council discussed potential consumer education as a way to affect the trend of increased use and resulting higher maintenance expense.

The spring cleanup week for the leaf vac will be April 7-11. Bill Jones offered the fire department trailer sign to help get the word out. Jim Miller will contact Mike Owens to set that up.

Ron may need to hire another person for summer mowing, as Steve Easter has given his resignation.

Area Plan

Two amendments to the Unified Zoning Ordinance were reviewed. Mary Jo Totten moved to approve two amendments and deny a third; approve Ordinance 2025-649 for Amendment #115, Accessory Dwelling Units, and Ordinance 2025-649 Amendment #116 Fueling station, and deny Amendment #114

which was an early version of the ADU amendment which failed in West Lafayette. Second of Matt Coppock, motion carried with unanimous vote.

Committees

Transportation – No report at this time

Public Relations/Communication– See new business for iFrontDoor and Loving Paws event.

Strategic Planning – No report at this time

Citizen Advisory – No information

Old Business

Council Vacancy -see Attorney report

New Town hall – Council discussed the current desire to locate a new town hall adjacent the utility plant, and whether that would restrict the ability to expand the plant and inhibit development.


New Business

Request for event: Teresa Fee with Loving Paws Animal Shelter is planning a fundraiser event this year and would like to work with the town to make it successful. She estimates 1,000 cars during the event. Jim Miller suggested a committee involving local businesses downtown plus a council member. Steve Hahn suggested contacting the Elementary school principal for use of parking lots.

iFrontDoor: A group from Purdue Honors College talked with Jim Miller about a project to improve the digital presence of the town. More will be shared as the project develops.

Public Records Archive: Clerk Georgia Jones requested the council's consideration to budget for transferring permanent and critical town records to microfilm using resources provided at minimal cost by the State of Indiana Archives and Records Administration.

Motion to adjourn 7:30 p.m. by Steve Hahn with second of Matt Coppock. Motion carried.



Georgia Jones, Clerk Treasurer



James Miller, Council President

Memorandum of Open-Door Law Compliance
Battle Ground Town Council

Date: March 10, 2025

Time: 6:00 p.m.

Members Present

in Person: James Miller, Steve Hahn, Mary Jo Totten, Matt Coppock.

Via Zoom.us:

Also Present in Person: Marshal BJ Moyars, Town Supervisor Ron Holladay,
Clerk Treasurer Georgia Jones.

Guest Present in Person: Chad Lohmeyer, Jennifer Nahlstrom, Teresa Fee, Brad Chesterman,
Pam Pattengale, Deb Sheets, Shawn Williams, Edward Mroozian, Colin Sullivan, Dave Buck, Chris
Limiac.

Online, Greg Martz.

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

Attest:

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

Georgia Jones, Clerk Treasurer, Financial Clerk