

Minutes

CAMDEN TOWN COUNCIL

PUBLIC MEETING

July 10, 2008

The regular meeting of the Camden Town Council was called to order by President Peter Wagoner at 7:00pm with the Pledge of Allegiance. Present were Members Andy Kelly, Richard Fite, Clerk-Treasurer Pat Casserly, attorney Anne Briggs and nine (9) citizens.

Minutes from the June 12th regular council meeting were approved by motions from Mr. Kelly, seconded by Mr. Fite. Minutes were approved from the July 3rd budget meeting by a motion from Mr. Fite, seconded by Mr. Wagoner. The budget meeting set the expenditures for 2009 at the same overall level as 2008 with line item changes only. The docket was approved as presented.

Grant Updates

Mrs. Casserly and Mr. Wagoner attended the Grant Award Ceremony in Indianapolis for the \$500,000 wastewater grant from the Office of Community and Rural Affairs. The grant will cover approximately two-thirds of the cost associated with the project and makes the plan affordable for the community. Without the improvements, the wastewater plant will not meet EPA regulations for discharge. Mr. Ken Smith, Municipal Civil Corp, met with Mr. Snively to review the project and timeline. Bids will be advertised on August 15th, received on September 15th and start construction September 22nd. Construction will be completed by January 15th. Mr. Wagoner mentioned it has taken eighteen month of work to get to this point of the project.

The housing grant construction has begun. Twelve homes have completed their paperwork and ready for work; the thirteenth home is in the process of completing the paperwork and should be approved shortly. This is the second round of homes to receive grants and a third will be sought if there is sufficient public interest. People who are in the program or have an interest were reminded they must stay in compliance with local ordinances.

Employee Manual

The Camden Employee Manual will be updated and put in proper form by HR Unlimited. A presentation was made to the Clerk-Treasurer on July 1st and to the Council on July 10th explaining the benefits of having the manual professionally written. The finished project should be completed in three months. Motion to proceed was made by Mr. Kelly and seconded by Mr. Fite.

EDIT Dues and CCEDC Projects

Daryl Smith, CCEDC Director, presented a request for the payment of EDIT dues and support of EDIT projects. The dues were set at \$3.80/resident for 2008 following a meeting with all parties in EDC. Payment of \$2,166 for dues was passed by a motion from Mr. Fite, seconded by Mr. Kelly. Mr. Smith stated he appreciated the support of the Camden representatives on the EDC Board.

A plan is being worked on to raise the EDIT tax for 2009. If the increase goes into effect, the EDC would like for the communities to set aside the amount of additional revenue over that received in 2008. These funds would be pooled to have a greater impact on project development. If the tax is increased at the rate suggested, Camden would receive an additional \$9,000. This would be added to the additional funds from Burlington, Flora, Yeoman and Delphi to yield approximately \$180,000. Mr. Smith stated the idea is simply being submitted for consideration and feedback. The use of these funds would be determined by representatives from the participating units. The Council was polled for their opinions. Mr. Kelly stated he would like to table the issue for further review and was not ready to make a decision at this time. Mr. Fite said he was aware of the program and had no questions. He also requested more time for consideration.

Mr. Wagoner expressed his belief the extension of Hwy. 75 north would create the most promising shovel ready site in the county. The location would be at the intersection of two highways, Hwy 75 and the new Hoosier Heartland Corridor, would provide excellent rail service and Camden has an interest in extending water and wastewater utilities to the area. The infrastructure desired by companies or developers would be within easy reach. Property owners in the effected area were informed of the plan during a meeting on June 18th with Mr. Wagoner, Mr. Ken Smith and Mr. Daryl Smith and were supportive of efforts to improve the county's economic base. Mr. Wagoner stated he was distressed with the comments made on the local television station by County Council Member Car Abbott who felt the extension should be put on the "back burner" to focus on other shovel ready sites. According to Mr. Wagoner this is a shovel ready site that will benefit the entire county – this is a county project, not just a Camden project and has the greatest potential for development. The degree of support Camden will give to the pooling of funds will be dependent on maintaining the original project list presented by the EDC. The next step will be the vote taken by the county on the EDIT tax. Mr. D. Smith restated the communities involved would direct how the funds would be spent. Mr.

Wagoner concluded his remarks by stating Camden, Flora and the center of Carroll County would benefit from this site development and the project list must stay the same to receive Camden's support. He supports the concepts but is concerned about where the priorities of the County Government are. Camden's support is tied directly to the priorities as sold to this point. Mr. Smith said if the county fails to pass the tax increase nothing will happen. If the increase is passed, he will meet again with the representatives to discuss funding use. Mr. Wagoner said things would be decided by month end with the action taken by the council and rather the concept comes through intact.

Local Ordinance Issues

1. Letters have been mailed to several residents who are not in compliance with the nuisance ordinance for grass and weed control.
2. There have been two complaints received at the town office in regards to someone riding horses in town and not cleaning up after them. This, too, is a nuisance violation. The marshal will speak with the people believed to be at fault and have the problem corrected.
3. Barking dogs have generated several complaints and are being addressed by the marshal. Pet owners who do not keep their dogs quiet are violating the noise section of the nuisance ordinance. Mrs. Briggs is working on a new animal ordinance and should have it ready by the August meeting.
4. Speeding in the alleys violates a state statute which limits speed in alleys to 15 mph. Signs do not have to be posted to enforce this law. Mr. Fite will speak with the marshal so he can address the issue with the drivers.
5. Demolition of unsafe buildings and the lawful manner in which to accomplish this task has been a problem for the community for many years. It is a sensitive subject that requires careful handling. The definition of "unsafe" must be very well set out in the ordinance to avoid problems. A committee of informed people to inspect the problem building was recommended. After discussion, it was determined that the committee should include a license real estate agent, an insurance agent and a person knowledgeable in construction. Further action on unsafe buildings will take place after the pet ordinance has been set into place.

Miscellaneous Business

1. Mr. Fite has been working on the project of new signs to welcome people into Camden. A motion was made by Mr. Kelly and seconded by Mr. Fite to get two estimates, one from "Signs by Jerry" and the other from "Vital Signs". Both businesses are located in Camden and are in the business of making signs.
2. The next item to discuss was the rental fee charged for use of the Community Building. It currently rents for \$50 and has a \$50 damage deposit. Due to increase in cost with heating and electricity, the fees are not covering cost. It was also noted the cleaning fee is \$50 so the town loses money when the building is rented out and often time the person who rents the building is from out of town. Non-profits have use of the building at no charge. An increase in rent was tabled to allow more time to investigate how other communities handle renting to non-profits.
3. Directions to Jackson Township Park can be confusing to out-of-town guest who do not know where the park is located. A citizen suggested having signs made to direct people. This topic will be addressed in a joint meeting with the township for further action.
4. Upcoming events include the horse pull on June 26th and tractor pull on August 15th and 16th. Streets will need to be closed for both events. James Street will be closed from Water Street to just past the park; Washington Street will be closed from Water Street to past the school and Armstrong Street will be closed from James to Washington Streets. The closing of Armstrong Street is to allow people who live on the street access to get out. For the horse pull the closing should begin at 4:00pm until the event concludes. The tractor pull closing hours will be Friday evening from 5:00 to end of day's events and Saturday from 11:00 to the pull ends. Mr. Snavelly was advised to contact Bill Dittman if he has any specific question on either event.
5. Gary Linn has served as Camden's representative to the 4-H Exhibit Board for the past nine years. He will retire after this year and will be replaced by Jill Moudy effective January 1st by a motion from Mr. Kelly.
6. Rice Tree Service will remove trees from town property on July 15. Citizens interested in having trees removed from private property may want to contact Rice directly for a cost. Questions should be directed to Mr. Snavelly.
7. The Reading Room of the Camden Library will be the location for Town Council meetings effective with the August meeting. This change should help with town expenses – it is very expensive to heat the Community Building and often times the room is too cool for people during meetings. The town is interested in doing an inter-local agreement with the library for 2010.
8. Mr. Jeff Sieber, representing the Camden Preservation Society, addressed the Council about the new banners for Main Street. Twelve banners with a fall

theme will be hung this year and will be removed when the Christmas decorations are put up. If donations or a grant can be secured, he will purchase spring/summer theme banners. Mr. Kelly moved to allow the town's fire truck to be used to hang the banners with the reservation the driver must be a member of the Fire Department. Motion passed. Mr. Sieber said he would help with the labor in hanging the banners.

9. The weeds behind Dr. Anderson's office will be sprayed or trimmed by the town. The lease concerns the building but no mention is made of the grounds.

Meeting adjourned by a motion from Mr. Kelly at 8:00

Camden Town Council

Peter F. Wagoner, President

Richard Fite, Vice-President

Andrew Kelly, Member

ATTEST:

P.A. Casserly
Clerk-Treasurer