



CITY OF FISHERS AGENDA

THE PUBLIC MAY STREAM THE MEETING BY GOING TO: <http://tinyurl.com/CityOfFishers>

MEMBERS OF THE PUBLIC MAY SUBMIT COMMENTS BEFORE 12PM ON Monday, October 9, 2023, BY GOING TO: https://townoffishers.formstack.com/forms/public_meeting_comment_form.

BOARD/COMMISSION: City Council Meeting

DATE: 10/9/2023

DIRECTIONS: Launch Fishers, 12175 Visionary Way, Fishers, Indiana 46038

REGULAR CITY COUNCIL MEETING, 7:00 p.m., Launch Fishers, Auditorium

1. Meeting Called to Order with the Pledge of Allegiance

- President John Weingardt called the meeting to order. Present were Selina Stoller, Pete Peterson, Cecilia Coble, Todd Zimmerman, David Giffel, Brad DeReamer, Crystal Neumann and Jocelyn Vare. Others present were City Clerk Jennifer Kehl, Jake Reardon McSoley, Lindsey Bennett, Ross Hilleary, Marissa Deckart, Chris Greisl, Ashley Elrod, Ethan Lee, Lisa Bradford, Megan Baumgartner, Jordin Alexander, Larry Lannan, Benjamin Irvin, Ross Reinhardt, Jon and Joseph Spiegel, Jason Taylor, Debbie Driskell, Josh Huser, Matt Davis, Chris Robinson, Hannah Evers, Dawn Overead, Brad Jones, Tiffanie Ditlevson, Steven Irvin, Howard Stevenson, Nunmani Bhaltens, Robert Evans, Robin and Delaney Grinder, Mike Lewis, Lane Skeeters, and Tom Teitgen. Mayor Scott Fadness and Deputy Mayor Elliott Hultgren were absent.

2. Announcements:

- Selina Stoller announced there was a Rules Committee meeting held and the discussion concerned the application and guidelines for the Boards and Commissions appointments.

3. Proclamations:

- None

4. Presentations:

- None

5. Council Committee Reports

- a. Finance Committee Report - **REPORT**

6. Department Reports

- a. Health Department Report – **REPORT**

7. Consent Agenda:

- a. Request to approve the previous meeting minutes for **September 18, 2023**
- b. **R100923** - A Resolution of the Common Council Authorizing the City Controller to Transfer Certain Funds: **Council Action Form** | **Exhibit A** | **Resolution** **Signed Adoption**
- Pete Peterson made a motion to approve the **Consent Agenda**. Todd Zimmerman seconded the motion. There was no remonstrance and all members voted yay. The motion passed.

REGULAR AGENDA

Budget/ Financial

- 8. **091823** - A request to Approve the 2024 Municipal Budget - **2nd Reading:** **Council Action Form** | **Exhibit A** | **Ordinance** **Signed Adoption**
 - Lisa made her presentation to the council members.
 - Jocelyn Vare made a few comments on the city debts and the bonds.



CITY OF FISHERS AGENDA

- Pete Peterson made a motion to approve ordinance **091823**. Selina Stoller seconded the motion. There was no remonstrance and all members voted yay.
- 9. **091823C** - A request to Approve the 2024 Salary Ordinance - **2nd Reading:** [Council Action Form](#) | [Exhibit A](#) | [Ordinance](#) ***Signed Adoption***
 - Lisa made her presentation to the council members.
 - Pete Peterson made a motion to approve ordinance **091823C**. Selina Stoller seconded the motion. There was no remonstrance and all members voted yay.
- 10. **100923** - A Ordinance of the Common Council of the City of Fishers, Indiana Authorizing Issuance of Bonds for the Purpose of Providing Funds to be Applied to Pay for Construction of Certain Road Improvements and Incidental Expenses in Connection Therewith and to Pay for Certain Trail Improvements and the Acquisition of Certain Equipment and Incidental Expenses in Connection Therewith and on Account of the Issuance of the Bonds (2024 GO Bond) - **1st Reading:** [Council Action Form](#) | [Ordinance](#)
 - Lisa made her presentation to the council members.
 - Pete Peterson made a motion to have the **1st Reading** on ordinance **100923**.
- 11. **100923A** - An Ordinance Authorizing the Issuance of the City of Fishers, Indiana Taxable Economic Development Revenue Bonds, Series 2024 (District South Project), and the Lending of the Proceeds Thereof to the Borrower Thereof and Authorizing and Approving other Actions in Respect Thereto - **1st Reading:** [Council Action Form](#) | [Exhibit A](#) | [Exhibit B](#) | [Ordinance](#)
 - Lisa made her presentation to the council members.
 - Pete Peterson made a motion to have the **1st Reading** on ordinance **100923A**.
- 12. **R100923A** - A Resolution of the Common Council of the City of Fishers, Indiana Approving a Lease between the Fishers Town Hall Building Corporation, as Lessor, and the Fishers Redevelopment Commission, as Lessee, with respect to The District South Project and Addressing Matters Related Thereto: [Council Action Form](#) | [Exhibit A](#) | [Resolution](#) ***Signed Adoption***
 - Lisa made her presentation to the council members.
 - Pete Peterson made a motion to approve resolution **R100923A**. Todd Zimmerman seconded the motion. There was no remonstrance and all members voted yay. The motion passed.

Government/ Miscellaneous

- 13. **R100923D** - Interlocal with Delaware Township Regarding Trail Design & Constrution: [Council Action Form](#) | [Resolution](#) ***Signed Adoption***
 - Lindsey Bennett made her presentation to the city council members.
 - Debbie Driskell came up and spoke.
 - Pete Peterson made a motion to approve resolution **R100923D**. Selina Stoller seconded the motion. There was no remonstrance and all members voted yay. The motion passed.

Planning & Zoning

- 14. **041723C** - Consideration of a rezone of 109 acres from R2 Residential to PUD-R known as the Flat Fork PUD. (RZ-23- 3) - **Final Reading:** [Council Action Form](#) | [Staff Report](#) | [Traffic Report](#) | [Public Comments](#) | [Petitioner's Packet](#) | [Ordinance](#) ***Signed Adoption***
 - Ross Hilleary made his presentation to the city council members. 225 Homes will be part of the development. Ranch homes will be between \$450,000 to \$550,000 and two story homes will be between \$600,000 and up.
 - Murray Clark, the attorney for the developer spoke.



- Pete Peterson asked if we have the right of ways if we need to put a round-a-bout at the intersection in the future. Ross Hilleary said yes.
 - Pete Peterson made a motion to approve ordinance **041723C**. Todd Zimmerman seconded the motion. There was no remonstrance and all members voted yay. The motion passed.
- 15. 100923B** - Request to approve a vacation of a Sanitary Easement for Marketplace Towns generally located at 13650 Bent Grass Lane (VAC-23-6) - **Public Hearing, 1st, 2nd & 3rd Readings:** [Council Action Form](#) | [Petitioner's Packet](#) | [Ordinance](#) ***Signed Adoption***
- Ross Hilleary made his presentation to the city council members
 - Pete Peterson made a motion to suspend the rules and have **1st, 2nd & 3rd Readings** on ordinance **100923B**. Todd Zimmerman second the motion. There was no remonstrance and all members voted yay. The motion passed.
 - Pete Peterson made a motion made a motion to approve ordinance **100923B**. Todd Zimmerman second the motion. There was no remonstrance and all members voted yay. The motion passed.

Flat Fork PUD Annexation:

- 16. R100923E** - Request to approve a resolution adopting the Fiscal Plan for the Flat Fork PUD Annexation (ANX-23-5): [Council Action Form](#) | [Fiscal Plan](#) | [Resolution](#) ***Signed Adoption***
- Pete Peterson made a motion made a motion to approve resolution **R100923E**. Selina Stoller second the motion. There was no remonstrance and all members voted yay. The motion passed.
- 17. 051523E** - Request to approve a voluntary annexation of 50.10 acres known as the Flat Fork PUD Annexation. Subject site is generally located north of E 96th Street and east of Georgia Road. (ANX-23-5) - **Final Reading:** [Council Action Form](#) | [Ordinance](#) ***Signed Adoption***
- Pete Peterson made a motion to approve ordinance **051523E**. Todd Zimmerman second the motion. There was no remonstrance and all members voted yay. The motion passed.
- 18. R100923G** - Request to approve a resolution adopting the Fiscal Plan for the Flat Fork PUD Annexation (ANX-23-6): [Council Action Form](#) | [Fiscal Plan](#) | [Resolution](#) ***Signed Adoption***
- Pete Peterson made a motion made a motion to approve resolution **R100923G**. Selina Stoller second the motion. There was no remonstrance and all members voted yay. The motion passed.
- 19. 051523F** - Request to approve a voluntary annexation of 58.64 acres known as the Flat Fork PUD Annexation. Subject site is generally located north of 96th Street and west of Cyntheanne Road. (ANX-23-6) - **Final Reading:** [Council Action Form](#) | [Ordinance](#) ***Signed Adoption***
- Pete Peterson made a motion to approve ordinance **051523F**. Todd Zimmerman second the motion. There was no remonstrance and all members voted yay. The motion passed.

Magnolia Grove Salon Annexation

- 20. R100923F** - Request to approve a resolution adopting the Fiscal Plan for the Magnolia Grove Salon Annexation (ANX-22-11): [Council Action Form](#) | [Fiscal Plan](#) | [Resolution](#) ***Signed Adoption***
- Pete Peterson made a motion made a motion to approve resolution **R100923F**. Todd Zimmerman second the motion. There was no remonstrance and all members voted yay. The motion passed.



21. 091823B - Request to approve a voluntary annexation of 1.76 acres, known as the Magnolia Grove Salon. Subject site is generally located at a common address of 13484 E 116th St. (ANX-22-11) - **Final Reading:** [Council Action Form](#) | [Ordinance](#) ***Signed Adoption***

- Pete Peterson made a motion made a motion to approve ordinance **091823B**. Selina Stoller second the motion. There was no remonstrance and all members voted yay. The motion passed.

Fishers Community Center Annexation:

22. 100923C - Request to approve a voluntary annexation of 24.99 acres known as the Fishers Community Center Property. Subject site is located southeast of the intersection of E 121st Street and Hoosier Road (ANX-23-11) - **First Reading and Public Hearing:** [Council Action Form](#) | [Ordinance](#)

- Pete Peterson made a motion made a motion to approve ordinance **100923C**.

REGULAR ITEMS

23. Any other Unfinished / New Business

- Brad DeReamer announced that it was Domestic Abuse month.

24. Community Comments

- Josh Huser came forward. He is the president of his HOA in Avalon. He would like to see the city consider getting a municipal contract for one trash service. It would be less wear and tear on the roads. He said his neighbors wanted weekly recycling services and their current trash company said it is not possible unless it is a municipal contract.
- Benjamin Irvin came forward. He had an addition added to his home. The city inspector approved the foundation. After the inspection was done the builder said there was an issue with the foundation.

25. Meeting Adjournment

- Pete Peterson made a motion to adjourn the meeting. Selina Stoller seconded the motion. There was no remonstrance and all members voted yay.
- The meeting was adjourned ay 7:45 p.m.

Respectfully Submitted,

Jennifer L. Kehl
Fishers City Clerk

DATE:

October 9, 2023

PLEASE PRINT NAME	STAFF/ BUSINESS NAME / RESIDENT ADDRESS / OTHER
1 BENJAMIN IRVIN	RESIDENT 10523 CEDAR DR 4037
2 Ross Reinhardt	Resident
3 JON & JOSEPH SPIEGEL	RESIDENT 10826 WOODMONT LANE
4 Jason Taniel	RESIDENT / CONSULTANT
5 Josh Huser	12863 Shakerway / Resident
6 MARY DAVIS	Hausman
7 Chris Robinson	Resident 7802 Hardwick Pl
8 Hannah Erers	resident 7801 Hardwick Pl
9 DAWN OVERHEAD	16139 601 Rd W Valley DR
10 Brad Jones	13534 Kelsey Ln
11 Tiffani Dr	10433 Brixton Ln
12 STEVEN TRVIN	7785 FOXHILL COURT
13 Ethan Lee	Staff
14 HOWARD STEVENSON	Resident 10640 Burning Ridge
15 Nunmawji Bnaltong	
16 ROBERT EVANS	10707 BURNING RD 6
17 Robyn Delaney Grider	13186 Zinfandel Pl.
18 MIKE LEWIS	RYAN HONES
19 Lane Skeeters	10405 Aspen Dr.
20 TOM TEITGEN	12940 FAIRWAYS RIDGE
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Finance Committee Minutes

October 04, 2023

BOARD/COMMISSION: City of Fishers Finance Committee

DATE: 10/04/2023

DIRECTIONS: Fishers [Pavilion](#) Conference Room (the standalone building behind City Hall)

FINANCE COMMITTEE MEETING, 5:00 p.m., Pavilion Conference Room

1. Meeting Called to Order

- Chairman John Weingardt called the meeting to order at 5:00p.m. Present were Cecilia Coble, David Giffel and Jocelyn Vare. Others present were City Clerk Jennifer Kehl, Deputy Mayor Elliot Hultgren, Lisa Bradford, and Larry Lannan.

2. Announcements

- None

3. Consent Agenda

a. Request to review the previous meeting memoranda:

I. [Minutes for September 13, 2023](#)

b. **R100923** - A Resolution authorizing the Common Council Authorizing the City Controller to Transfer Certain Funds: [Council Action Form](#) | [Resolution](#) | [Exhibit A](#)

- Cecilia Coble made a motion to approve the consent agenda. Jocelyn Vare seconded the motion. There was no remonstrance and all members voted yay. The motion passed.

RESOLUTIONS:

4. **R100923A** - A Resolution of the Common Council of the City of Fishers, Indiana Approving a Lease between the Fishers Town Hall Building Corporation, as Lessor, and the Fishers Redevelopment Commission, as Lessee, with respect to The District South Project and Addressing Matters Related Thereto: [Council Action Form](#) | [Resolution](#) | [Exhibit A](#)

- Lisa Bradford gave her presentation to the committee members.
- David Giffel made a motion to send resolution **R100923A** to the full council for approval. Cecilia Coble seconded the motion. There was no remonstrance and all members voted yay. The motion passed.

ORDINANCES:

5. **091823** – A Request to Approve the City of Fishers 2024 Budget - **2nd Reading:** [Council Action Form](#) | [Ordinance](#) | [Exhibit A](#)

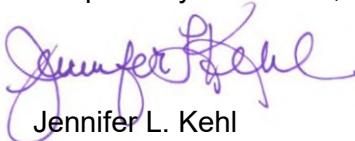
- Elliott Hultgren discussed the city outstanding debt service as of June 2023. Lisa Bradford stated the debt service includes Local Income Tax, Revenue Service Debt, Capital Leases, and Conduit Debt.
- Jocelyn Vare asked about the drop in the credit rating. Elliott Hultgren responded that they don't look at revenue streams to pay the debt when they rate us.
- Elliott Hultgren went through the Cash Reserve Strategy.

- Jocelyn Vare asked if we know the cost for the Private Roads. Will it be reasonable and has the city thought about defraying some of the cost to the owners of the private roads.
 - In regard to trash service, Jocelyn Vare asked if the city would have any costs related to this or will it be just negotiating power.
 - David Giffel made a motion to send ordinance **091823** to the city council for the **2nd Reading**. Cecilia Coble seconded the motion. There was no remonstrance and all members voted yay. The motion passed.
6. **100923** – Ordinance of the Common Council of the City of Fishers, Indiana Authorizing Issuance of Bonds for the Purpose of Providing Funds to be Applied to Pay for Construction of Certain Road Improvements and Incidental Expenses in Connection Therewith and to Pay for Certain Trail Improvements and the Acquisition of Certain Equipment and Incidental Expenses in Connection Therewith and on Account of the Issuance of the Bonds - **1st Reading**: [Council Action Form](#) | [Ordinance](#)
- Lisa Bradford gave her presentation to the committee members.
 - David Giffel made a motion to send ordinance **100923** to the city council for approval. Cecilia Coble seconded the motion. There was no remonstrance and all members voted yay. The motion passed.
7. **100923A** – Ordinance Authorizing the Issuance of the City of Fishers, Indiana Taxable Economic Development Revenue Bonds, Series 202_ (District South Project), and the Lending of the Proceeds Thereof to the Borrower Thereof and Authorizing and Approving other Actions in Respect Thereto - **1st Reading**: [Council Action Form](#) | [Ordinance](#) | [Exhibit A](#) | [Exhibit B](#)
- Lisa Bradford gave her presentation to the committee members. The public hearing was held at the RDC meeting.
 - Cecilia Coble made a motion to send ordinance **100923** to the city council for approval. David Giffel seconded the motion. There was no remonstrance and all members voted yay. The motion passed.

Regular Items

8. Any other Unfinished / New Business
- **None**
9. Meeting Adjournment
- David Giffel made a motion to adjourn the meeting. Cecilia Coble seconded the meeting. The meeting was adjourned at 5:45 p.m.

Respectfully Submitted,



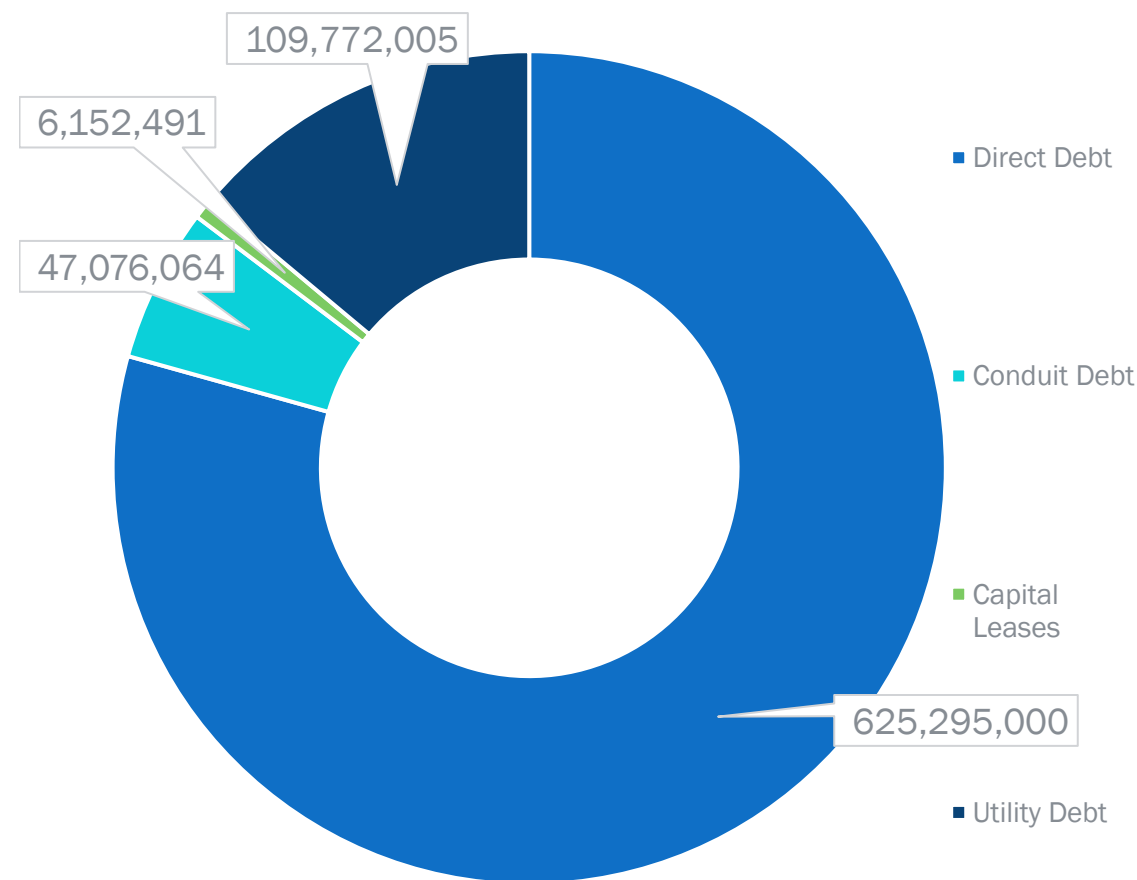
Jennifer L. Kehl
Fishers City Clerk



Finance Committee Meeting

10/4/2023

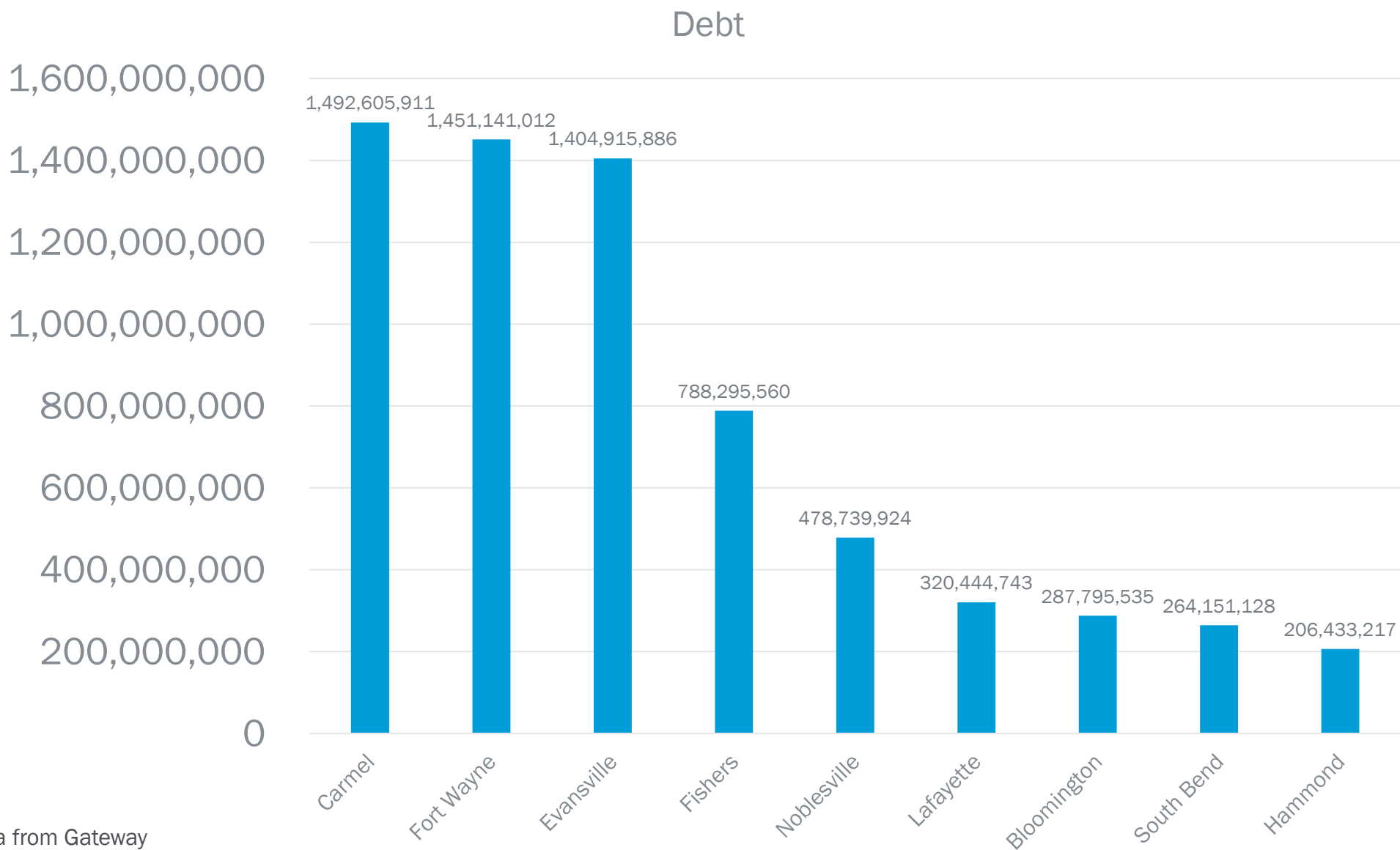
City of Fishers – Overall Debt Outstanding



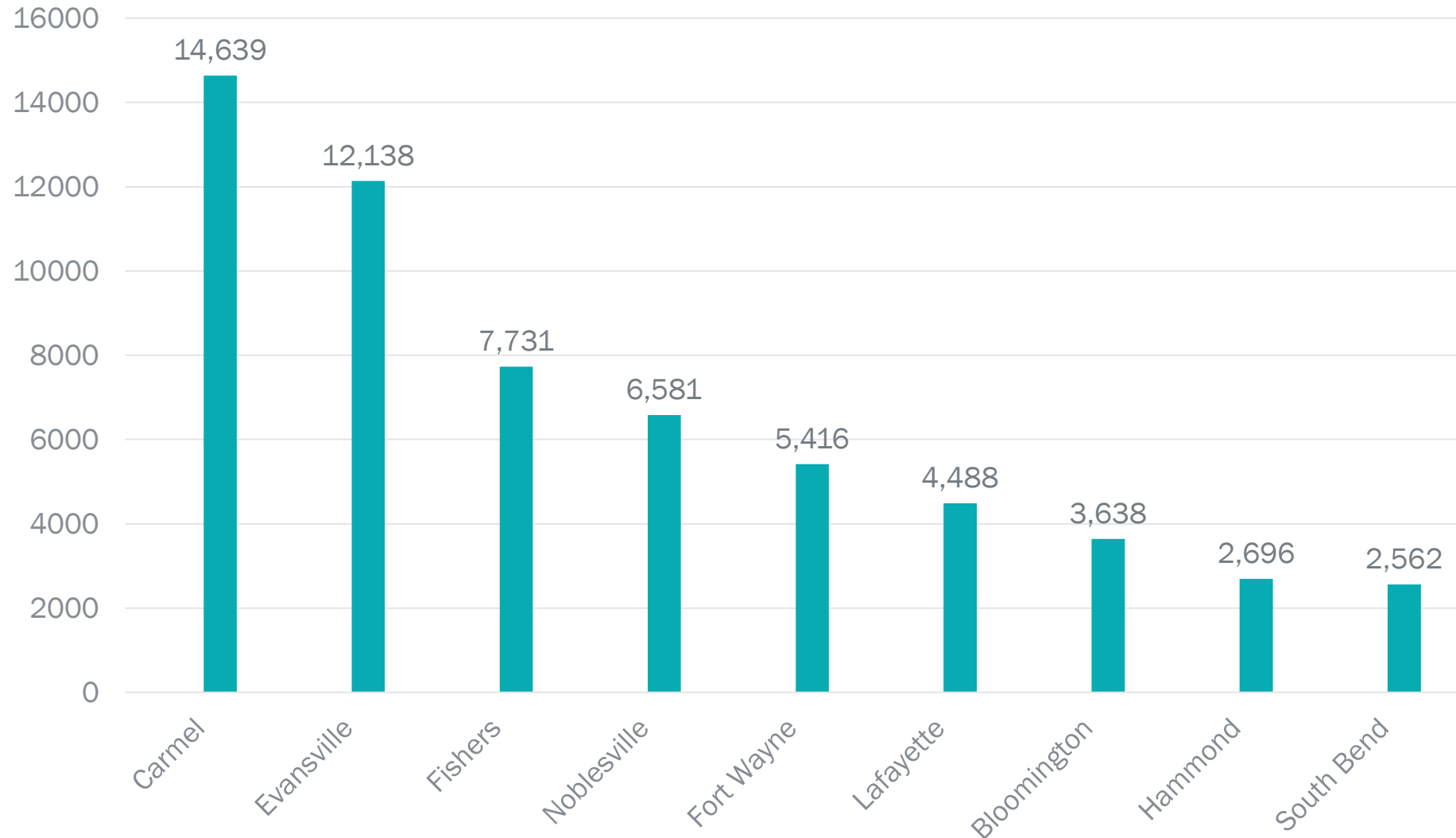
Debt per 9/13/23 Finance Committee Meeting:	\$788,295,560
Debt per 9/15/21 Finance Committee Meeting:	<u>\$411,672,261</u>
Change in Outstanding Debt:	\$376,623,299

<u>Changes in Debt:</u>	
Event Center BAN (To Be Redeemed):	\$90,000,000
Event Center Permanent Financing:	\$170,000,000
Sewage Works Revenue Bonds of 2021 (HSE Acq):	\$86,885,000
Station 97 Bond:	\$6,855,000
City Arts & Municipal Complex Bond:	\$16,195,000
Highline Project Bonds:	\$7,410,000
River Place Flats LLC Conduit Debt:	\$21,196,000
Bonds Maturing, Reductions in Principal, Etc.:	<u>\$(21,917,701)</u>
Total New Debt:	\$376,623,299

City of Fishers – Debt Comparison

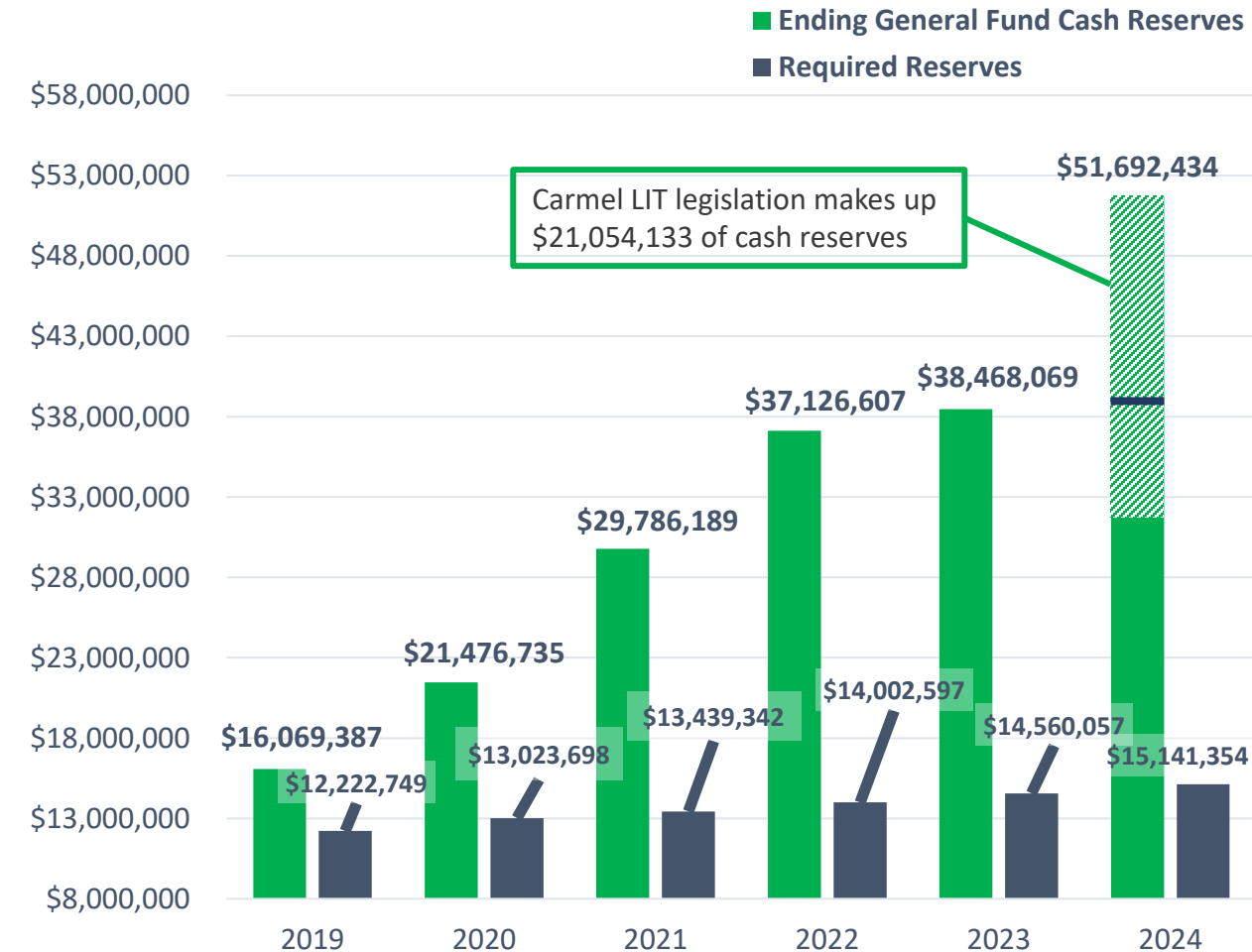


City of Fishers – Debt Comparison Per Capita



Cash Reserves Strategy

2024 Budget



CITY OF FISHERS BUDGET PRESENTATION 2024

Plan

- Rapid cash reserve build up has occurred over the past 4 years due to Carmel LIT legislation, creating the opportunity for strategic investments in one-time (i.e. not personnel) uses.
- Utilizing \$12M in cash reserves for strategic initiatives in 2024 results in \$39,692,434 remaining in surplus.

Rationale

- Utilizes 'one-time money' to support the needs of the community, focusing on neighborhood & community vibrancy, trail connectivity & engagement, and school innovation.
- While a significant expense, enough cash reserves are left to support our policy threshold (\$15,141,354) while also being able to fully fund, if necessary, SR37 with cash surplus.

Strategy for remaining cash reserves

- Constant analysis of the economy and needs of the City to ensure a holistic approach to the use and build up of cash reserves each year.
- Potential future uses
 - Volatile economy
 - SR 37
 - Commitment to sustaining initiatives and programs
 - Community Center operational costs during start up year(s)
 - Evaluating effects of 2024 strategic initiatives to understand additional costs

**BUDGET & FINANCE COMMITTEE REPORT
COMMON COUNCIL OF THE CITY OF FISHERS,
HAMILTON COUNTY, INDIANA**

* This is a Report of the Budget & Finance Committee. Minutes of the committee meeting can be found online at www.fishers.in.us/agendacenter

John Weingardt, Chairperson
Cecilia Coble, Committee Member
Jocelyn Vare, Committee Member
David Giffel, Committee Member

Meeting Date: 10/4/2023

- I. Resolution R100923** - A Resolution authorizing the Common Council Authorizing the City Controller to Transfer Certain Funds.

Committee Recommendation:

- ☒ Passage
- ☐ Non-Passage
- ☐ Amendment
- ☐ No Recommendation

- II. Resolution R100923A** - A Resolution of the Common Council of the City of Fishers, Indiana Approving a Lease between the Fishers Town Hall Building Corporation, as Lessor, and the Fishers Redevelopment Commission, as Lessee, with respect to The District South Project and Addressing Matters Related Thereto.

Committee Recommendation:

- ☒ Passage
- ☐ Non-Passage
- ☐ Amendment
- ☐ No Recommendation

- III. Ordinance 091823** - A Request to Approve the City of Fishers 2024 Budget - 2nd Reading.

Committee Recommendation:

- ☒ Passage
- ☐ Non-Passage
- ☐ Amendment
- ☐ No Recommendation

- IV. **Ordinance 100923** - Ordinance of the Common Council of the City of Fishers, Indiana Authorizing Issuance of Bonds for the Purpose of Providing Funds to be Applied to Pay for Construction of Certain Road Improvements and Incidental Expenses in Connection Therewith and to Pay for Certain Trail Improvements and the Acquisition of Certain Equipment and Incidental Expenses in Connection Therewith and on Account of the Issuance of the Bonds - 1st Reading.


Committee Recommendation:

- ☒ Passage
☐ Non-Passage
☐ Amendment
☐ No Recommendation

- V. **Ordinance 100923A** - Ordinance Authorizing the Issuance of the City of Fishers, Indiana Taxable Economic Development Revenue Bonds, Series 202_ (District South Project), and the Lending of the Proceeds Thereof to the Borrower Thereof and Authorizing and Approving other Actions in Respect Thereto - 1st Reading.

Committee Recommendation:

- ☒ Passage
☐ Non-Passage
☐ Amendment
☐ No Recommendation

ATTEST: 
Jennifer L. Kehl, Fishers City Clerk

This instrument prepared by: Lindsey Bennett, City Attorney, City of Fishers, Hamilton County, Indiana, 1 Municipal Drive, Fishers, Indiana, 46038.



FISHERS HEALTH DEPARTMENT



fishers.in.us/HealthDepartment



(317)567.5045

Fishers Health Department Update – 10/09/2023

Senate Enrolled Act 4 – “Health First Indiana” Governors Public Health Commission Legislation

- Final funding amount for 2024 is \$1,001,725.50. Budget update resubmitted to IDOH on September 25.

Restaurant Grading

- Grading placards are now posted at all permanent food facilities! Food trucks will be rolled on next year. [Food Grade and Inspection Dashboard](#) is live where anyone can view sanitation grades and inspection reports for retail food establishments. Grades - 294 receiving grade A, 30 grade B, and 13 grade C. High school interns created social media video explaining new grades and can be viewed [here](#).

SANITARY INSPECTION GRADE



Community Health Assessment:

- Continuing work on health assessment and readiness for accreditation process.

Core Health Services

- Clinical services:
 - 316 patients seen for non-COVID-19 immunizations, tuberculosis (TB) tests, and lead testing.
 - 32 COVID-19 vaccines administered. Continue to offer COVID19 PCR testing.
- Reportable conditions continue to be managed at a steady pace and monitored for outbreak potential.
- Seasonal vaccines for flu, COVID-19, and respiratory syncytial virus to be offered at clinic. Flu currently available. Waiting for COVID-19 and RSV vaccine deliveries. Recommendations for seasonal vaccines available on FHD [Clinic Services](#) webpage.

Mental Health

- [Stigma Free Fishers](#) platform & [Community Resource List](#) continue to see increase in usage and awareness. Over 4,700 unique users and 5,600 sessions since launch on May 1. Majority of users from Fishers and surrounding area (75%), female (75%), and younger than 25 years of age (63%). Most common features used are mental health assessments around depression and anxiety, and over 300 unique resources used.
- Mental Health Matters monthly newsletters available [here](#). September newsletter focused on suicide prevention month. October newsletter to focus on depression. In addition to highlighting mental health issues, the newsletter includes resources and event information, and is a leading contributor to internet traffic to the new Stigma Free Fishers website (stigmafreefishers.com).

Environmental Health

- Arboviral monitoring for West Nile Virus (WNV) through vector control activities. 31 mosquito ‘pools’ positive for WNV across Hamilton County, none reported in Fishers. Pools refer to mosquitos tested from the same trap. Five human cases of WNV reported in Indiana; Johnson county only central region county with known human case

Community Outreach and Communications

- FHD school health liaison facilitated additional ENL and International Fair nights for HSE schools
- FHD & IU Health hosted free flu clinic at last Fishers Farmers Market on September 30; vaccinated over 100 individuals.
- RFPQ released for a communications firm to assist with marketing and communications.

Grants and Funding:

- Preparing to submit application for 3rd year of FDA Retail Standards grant program



Open Positions

- Filled two Public Health Nurse positions, one funded on health general fund and other grant-supported.
 - Two grant-funded Community Health Worker roles, grant funded. Offered positions to two candidates. One starts Oct. 9 and second to start in next few weeks.
 - Hired Deputy Director Finance & Operations to manage finances, including grants, billing and credentialing for clinical services, and other budgeting and finance needs.
-