

## Minutes of the Common Council Regular Meeting of July 20, 2021

6:00 p.m. Council Chambers, Police & Court Building, 111 East Jefferson Street, Goshen, Indiana

Mayor Jeremy Stutsman called the meeting to order and led in the Pledge of Allegiance

Present: Megan Eichorn (District 4), Julia King (At-Large), Jim McKee (District 1),  
Doug Nisley (District 2), Gilberto Perez, Jr. (District 5),  
Matt Schrock (District 3), Council President Brett Weddell (At-Large),  
Youth Advisor Adrian Mora (Non-voting)

Absent: None

Approval of Minutes for the July 6, 2021 Common Council meeting were presented.

**McKee/King moved to accept the minutes as presented. Passed 7-0**

Approval of Meeting Agenda

**Nisley/Perez moved to approve the agenda. Passed 7-0**

### Privilege of the Floor

Rob Reider of Goshen shared disapproval in the pride week and drag show, suggesting that homosexuality is a money-grab, and encouraged the council to act.

John Glick from outside of Goshen shared disapproval on pride events and encouraged the mayor and common council to consider the origin and purpose of civil government by reciting scripture.

Judy Glick from outside of Goshen recited scripture relating to the creation of the world and downfall of humans.

Ron Buckley of Northern Indiana Abolitionists shared his experience of visiting Shanklin Park with the intention of handing out tracts but were instead blocked by individuals with umbrellas, water was thrown on his daughter, and felt intimidated. He also shared that his intent was to show love through telling truth.



Carlyle Guinn from outside of Goshen shared disapproval of pride week, addressed the issue of divorce and homosexuality as a pastor of 37 years, and encouraged the council to take a stand against homosexuality and abortion.

Lori Arnold of Goshen noted that she observed Antifa members at the Shanklin Park event on Saturday and called the sheriff and Chief Miller to inquire about additional security at the Shanklin Park event due to the perceived threat of pedophiles.

Bob Waldosky of Goshen shared that he optimistically moved to Goshen but found the statue of a false god on the county courthouse lawn, wondered what community leaders will do about the pride event, and sees a godless community led by godless men and women.

Phillip Crawford of Goshen asked for the help of community leaders after living in Goshen for seven years, recalled the Revive Indiana event, and encouraged the mayor and council to join the faith community to protect children from homosexuals and pedophiles.

Daniel Floyd Weaver invited the mayor or council members to a coffee at the Electric Brew at any time the following day in hopes of bettering the City through strong families and strong children.

Councilor King responded with support to LGBTQ neighbors, shared the need to recognize individuals for who they are, while also acknowledging love for family.

Councilor Eichorn shared disappointment in response to a teacher being publicly shamed for something the teacher did not do, and affirmed support for Pride Week and everyone in the LGBTQ community.

Councilor Perez noted that as a former pastor, he wants to continue to walk with individuals and community members without judgement, and that the community can stand with individuals who want to call Goshen their home with a sense of grace, encouragement, and empowerment.

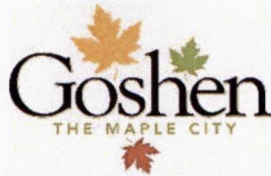
Resolution 2021-25: Fiscal plan for County Road 36 Annexation

**Weddell/Nisley moved for passage of Resolution 2021-25.**

Mayor Stutsman stated that the resolution had been held over from the previous meeting for the Council to have more time to review it and to hear further statements from staff. With no comments from the Council, Mayor Stutsman invited questions from the public.

Terri Keller of Springbrooke Estates in Goshen shared that after living in Goshen for 32 years, the traffic in the community has become worse, was thankful for the improvements at US 33 and College Avenue, but also noted significant concerns for increased road congestion due to the new development.

Mayor Stutsman reminded the council that a traffic study for the area is underway.



Dustin Sailor affirmed that a traffic study is reviewing post-development traffic flows, including a study for College Avenue between US 33 and the railroad tracks to the East, College Avenue between US 33 and the railroad tracks to the West near 9<sup>th</sup> Street, and improvements to US33 from Monroe Street to Kercher. These studies and improvements are planned through 2026.

Jodi Salisbury shared concerns that sidewalks will reduce the size of resident's front yards near the annexation.

Councilor Perez considered the future of work and workers, and how it relates to the opportunities the City can provide to community investors in the future of Goshen. He also asked the council to consider what and who they want to attract to the City, and potential alternatives to the proposed development.

Mayor Stutsman affirmed the role of discussions on diversification in the city workforce.

**Roll call vote to pass Resolution 2021-25. Passed 4-3**

Eichorn:	No
King:	No
McKee:	Yes
Nisley:	Yes
Perez:	No
Schrock:	Yes
Weddell:	Yes

Ordinance 5090 (2<sup>nd</sup> Reading): County Road 36 Annexation

**Weddell/Nisley moved for passage of Ordinance 5090 on 2<sup>nd</sup> Reading.**

Mayor Stutsman encouraged the council to direct questions about the annexation to staff members present.

Councilor Eichorn asked Ryan Thwaits about his plan with the land regardless of the annexation, Thwaits replied that he plans to move forward with development, one parcel will be used to produce RVs and the other two parcels are for undetermined use. Eichorn asked about sustainable manufacturing, Thwaits noted that he is pursuing solar energy options for his manufacturing plants. Eichorn shared concern about the concentration of RV factories in the community and the volatile economic nature of the RV economy, although the council is presented with an opportunity to build infrastructure in the community.

Thwaits affirmed his commitment to the Goshen community and development of economic opportunities for all industries and is committed to addressing traffic and water issues on the development.

King, Eichorn, Thwaits, and Sailor all discussed the nuances of the stormwater retention plan and how it differs depending on the annexation status of the land. Becky Hutsell noted that the proposed pond on the



south side of CR 36 is to address flooding on the north side, but will not be constructed if the land is not annexed.

Rhonda Yoder reported that the planning commission approved the zoning recommendation with a 6-1 vote at the 4:00 meeting. The biggest concerns about the land were traffic and flooding both on and off the property.

Weddell noted that without annexation, Thwaites would only be required to address flooding on his own property, the City would have no funds to provide infrastructure to the area, and the annexation could provide further opportunities to other businesses and industries.

Perez asked what had already been done to address flooding on the property that had already been annexed, Sailor noted that little had been done because the City lost funding to develop the stormwater liabilities, and the County did not want to provide support to develop the stormwater facilities.

Sailor reviewed the traffic study process, noting the issues addressed with the developer, scope of roads reviewed, and timeframe of study.

Perez asked Weddell to clarify how the City does not have funds to support the infrastructure development. The Mayor noted that funding this project through the utilities would result in significant utility rate increases. Hutsell shared that infrastructure improvements will cost approximately \$15 million, which will be supported by a \$10.5 million TIF bond only to be paid if the development takes place. She estimated that the bond ordinance will go to the council in the first or second council meeting in August, after being approved by the Economic Development Commission and the Redevelopment Commission.

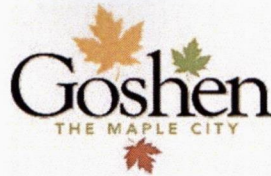
Perez shared that Goshen residents deserve help from the City, not a developer. He spoke with residents at Springbrooke, sharing their concerns about traffic and their need for improvements. Mayor Stutsman clarified that the annexation is the only funding solution he's aware of that would fund the improvements needed. Sailor confirmed that the traffic study will address the required entrances into the developed properties.

Schrock asked about road improvements between the railroad tracks and US 33, Sailor confirmed that funding is committed to developing this section to three lanes with a pedestrian path on the north side.

John Keller of Springbrooke in Goshen shared concern that widening of College Avenue would result in the road too close to the condominiums in Springbrooke and asked how soon that project will be completed.

Janet of Goshen shared concern that the flooding will be addressed before concrete is laid, questions about water quality, and disappointment in the outcome of other city projects.

Steve Salisbury from CR 36 outside of Goshen noted that he has little confidence that the flooding issue will be fully addressed.



Bob Waldosky of Colorado Street in Goshen shared concerns over the results of the Kercher Road project and his disappointment over other city road projects.

Pamela Weishaup of Goshen shared a piece of Indiana Code addressing the preservation of farmland and frustration with traffic programs.

Dean Hiles of CR 31 outside of Goshen asked if the county roads will be considered in the traffic study, questioning how 500 new employees will travel from their jobs. He asked why Lippert gave up on developing the land, Mayor Stutsman replied that Lippert never explained why. Hiles reminded the council to develop the project thoroughly and finish the project or to buy out the current residents near the property.

Carol Metnigouth of Goshen shared of her visits to nearby residents on CR 36, Springbrooke, and College Avenue, all of whom were opposed to the annexation due to traffic, flooding, and tax concerns.

Nick Keiffer from the Goshen Chamber of Commerce challenged the council and mayor to keep in mind how to keep and support existing industry while charting a vision for future community growth. He spoke in support of the annexation and development to expand services and opportunities for further business growth.

Crystal Welsh from Abonmarche spoke to support the petitioner, noting that the project will move forward, but will better benefit the community if annexation is successful, noting that the stormwater component of the project could not proceed due to being in a different jurisdiction. She also noted that the development would result in marketable commercial space in the community which is currently lacking in Goshen.

Mayor Stutsman commented on the positives and negatives of the project, noting that one single project will never solve all the community's projects. He articulated that multiple projects over time result in more improvements, and this annexation can be a large piece in these projects.

Nisley asked about the water and sewer loops, Hutsell confirmed the details of the water loop. Nisley reiterated that the project is a win-win situation for the city and residents if the developer meets his commitment to the city residents.

**Roll call vote to pass Ordinance 5090. Passed 4-3**

Eichorn:	No
King:	No
McKee:	Yes
Nisley:	Yes
Perez:	No
Schrock:	Yes
Weddell:	Yes



Public Hearing – Ordinance 5092: Additional Appropriations for the 2021 Budget

Mayor Stutsman requested public comments on the ordinance. There were no comments so the mayor closed the public hearing.

Ordinance 5092 (1<sup>st</sup>/2<sup>nd</sup> Readings): Additional Appropriations for the 2021 Budget

**Weddell/Perez moved for passage of Ordinance 5092 on first reading.**

Carl Gaines noted that larger equipment such as plow trucks and medical chassis are difficult to acquire at this time, so the additional appropriation allows the city to get ahead on ordering equipment that will be needed in the future. Mayor Stutsman affirmed that this allows the city to maintain the 5-year plan.

The additional appropriation will allow for the purchase of three medic trucks, EV trucks, plow trucks, and hybrid patrol cars. Questions about hybrid and EV trucks ensued.

Zach Bontrager of Goshen spoke in support of the additional appropriation and encouraged the city to continue budgeting proactively.

**Voice Vote to pass Ordinance 5092 on first reading. Passed 7-0.**

**Weddel/Eichorn moved for passage of Ordinance 5092 on second reading.**

**Voice vote to pass Ordinance 5092 on second reading. Passed 7-0.**

Elected Official Reports

Councilor Weddell shared of a good Redevelopment Commission meeting, thanked Theresa Sailor for a successful trip to the recycling facility and encouraged others to make another visit. Weddell also shared support for the youth involvement in the Climate Action Plan passed at an earlier meeting, commenting that Youth Advisor Mora was a part of the Plan's development from the beginning.

Youth Advisor Mora shared that the Climate Action Plan is a living document that can change over time as we learn more about climate change and hopes that it encourages other communities in the area to become energy leaders.

Councilor McKee discussed the Aviation Board meeting, discussing the success of the First Friday Fly-Ins.

Councilor Eichorn presented the Community Relations Commission retreat plans.

Clerk-Treasurer Aguirre addressed the council and residents, thanking the council for the kind welcome he received and pride in being a part of the City of Goshen's team. He shared confidence with city employees, and acknowledged that the public perception of government inefficiency does not appear present in the City of Goshen.



**McKee/King moved to adjourn. Passed 7-0**

*Meeting Adjourned 8:23 p.m.*

APPROVED:

A handwritten signature in blue ink, appearing to be "J. Stutsman", written over a horizontal line.

Jeremy P. Stutsman, Mayor of Goshen

ATTEST:

A handwritten signature in purple ink, appearing to be "R. R. [unclear]", written over a horizontal line.

Goshen City Clerk-Treasurer