

COMMON COUNCIL MEETING AGENDA

**MONDAY, DECEMBER 21, 2020 – 6:00 P.M.
COUNCIL CHAMBERS/CITY HALL/ONE CIVIC SQUARE**

- 1. CALL TO ORDER**
- 2. AGENDA APPROVAL**
- 3. INVOCATION**
- 4. PLEDGE OF ALLEGIANCE**
- 5. RECOGNITION OF CITY EMPLOYEES AND OUTSTANDING CITIZENS**
- 6. RECOGNITION OF PERSONS WHO WISH TO ADDRESS THE COUNCIL**
- 7. COUNCIL AND MAYORAL COMMENTS/OBSERVATIONS**
- 8. CONSENT AGENDA**
 - a. Approval of Minutes**
 1. December 7, 2020 Regular Meeting
 - b. Claims**
 1. Payroll \$3,005,292.69
 2. General Claims \$1,722,503.48
 3. Wire Transfers \$1,273,067.09
- 9. ACTION ON MAYORAL VETOES**
- 10. COMMITTEE REPORTS**
 - a. Finance, Utilities and Rules Committee
 - b. Land Use and Special Studies Committee
 - c. All reports designated by the Chair to qualify for placement under this category.
- 11. OTHER REPORTS – (at the first meeting of the month specified below):**
 - a. Carmel Redevelopment Commission (Monthly)
 - b. Carmel Historic Preservation Commission (Quarterly – January, April, July, October)
 - c. Audit Committee (Bi-annual – May, October)
 - d. Redevelopment Authority (Bi-annual – April, October)
 - e. Carmel Cable and Telecommunications Commission (Bi-annual – April, October)

- f. Economic Development Commission (Bi-annual – February, August)
- g. Library Board (Annual – February)
- h. Ethics Board (Annual – February)
- i. Public Art Committee (Annual – August)
- j. Parks Department (Quarterly – February, May, August, November)
- k. **Report from the Mayor's Advisory Commission on Human Relations**
- l. All reports designated by the Chair to qualify for placement under this category.

12. OLD BUSINESS

- a. **Sixth Reading of Ordinance D-2540-20**; An Ordinance of the Common Council of the City of Carmel, Indiana, Amending Chapter 2, Article 3, Division II, Section 2-42 of the Carmel City Code; Sponsor: Councilor Finkam. **Remains in the Finance, Utilities and Rules Committee.**

Synopsis:

Amends the conditions under which the City will pay insurance premiums for employees who are disabled in the line of duty.

- b. **Third Reading of Ordinance D-2554-20**; An Ordinance of the Common Council of the City of Carmel, Indiana, Amending Chapter 6, Article 5, Division VIII, Section 6-158 of the Carmel City Code; Sponsor(s): Councilor(s) Worrell and Rider. **Remains in the Land Use and Special Studies Committee.**

Synopsis:

Ordinance addresses the regulation of noise within the City of Carmel.

- c. **Second Reading of Ordinance Z-661-20**; An Ordinance of the Common Council of the City of Carmel, Indiana, Rezoning 2.14 Acres at E. 116th Street from R-1/Residential to the B-3/Business District; Sponsor: Councilor Rider. **Returning from the Land Use and Special Studies Committee.**

Synopsis:

This ordinance rezones approximately 2.14 acres to the B-3/Business zoning district. Approximately one half of the parcel is currently zoned B-3/Business and approximately one half of the parcel is zoned R-1/Residential. The parcel is located on the southeast quadrant of 116th Street and Rangeline Road / Westfield Blvd.

- d. **Second Reading of Ordinance Z-662-20**; An Ordinance of the Common Council of the City of Carmel, Indiana, Amending the Clay Terrace Planned Unit Development District; Sponsor: Councilor Rider. **Returning from the Land Use and Special Studies Committee.**

Synopsis:

The applicant seeks PUD Amendment approval to modify the existing Clay Terrace PUD in order to foster redevelopment of the site. The site is located generally at the SW corner of 146th Street and US 31.

- e. **Second Reading of Ordinance D-2560-20**; An Ordinance of the Common Council of the City of Carmel, Indiana, Adding Subsections (66), (67) and (68) to Chapter 8, Article 5, Section 8-47(a) of the Carmel City Code; Sponsor: Councilor Kimball. **Sent to the Finance, Utilities and Rules Committee (12/21/20 Meeting Date)**

Synopsis:

Ordinance prohibits parking on certain sections of Emerson Road and 1st Street SW.

13. PUBLIC HEARINGS

- a. **First Reading of Ordinance Z-663-20**; An Ordinance of the Common Council of the City of Carmel, Indiana, Establishing Standards for Accessory Dwelling Units in the Unified Development Ordinance; Sponsor: Councilor Rider.

Synopsis:

This ordinance amends the Unified Development Ordinance in order to establish standards for Accessory Dwelling units and to amend related definitions.

14. NEW BUSINESS

- a. **Resolution CC-12-21-20-01**: A Resolution of the Common Council of the City of Carmel, Indiana, Approving a Transfer of Funds Within the 2020 Department of Administration and Carmel Building Operations Budgets; Sponsor: Councilor Finkam

Synopsis:

Transfers \$366,435.67 within various line items in the 2020 Department of Administration and 2020 Carmel Building Operations Budgets.

- b. **Resolution CC-12-21-20-02**: A Resolution of the Common Council of the City of Carmel, Indiana, Approving a Transfer of Funds Within the 2020 Ambulance Capital Fund Budget; Sponsor(s): Councilor(s) Rider and Worrell

Synopsis:

Transfers \$67,500 within various line items within the 2020 Ambulance Capital Fund Budget to cover other equipment costs.

- c. **Resolution CC-12-21-20-03**: A Resolution of the Common Council of the City of Carmel, Indiana, Approving a Transfer of Funds in the 2020 Department of Redevelopment Budget; Sponsor: Councilor Worrell

Synopsis:

Transfers \$50,750 within various line items within the 2020 Department of Redevelopment's Budget in order to cover expenses incurred in the Legal Fees, Office Supplies and Hardware line items.

- d. **Resolution CC-12-21-20-05**: A Resolution of the Common Council of the City of Carmel, Indiana, Approving a Transfer of Funds Between the 2020 Department of Community Services Budget and the Non-Reverting Carmel Historic Preservation Fund (#507); Sponsor(s): Councilor(s) Kimball, Nelson and Rider

Synopsis:

Transfers funds from the 2020 Department of Community Services Budget into the Non-Reverting Carmel Historic Preservation Fund (#507).

- e. **Resolution CC-12-21-20-06**: A Resolution of the Common Council of the City of Carmel, Indiana, Approving a Transfer of Funds Within the 2020 Carmel Law Department Budget; Sponsor: Councilor Rider

Synopsis:

Transfers \$106,021 within various line items within the 2020 Carmel Law Department Budget to cover expenses incurred for legal and other professional fees.

- f. **Resolution CC-12-21-20-07**: A Resolution of the Common Council of the City of Carmel, Indiana, Approving a Transfer of Funds Between the 2020 Department of Community Relations Budget and the Non-Reverting Center Green Ice Rink Fund (#922); Sponsor(s): Councilor(s) Finkam and Worrell.

Synopsis:

Transfers funds from the 2020 Department of Community Relations budget into the Non-Reverting Center Green Ice Rink Fund (#922).

- g. **Resolution CC-12-21-20-08**: A Resolution of the Common Council of the City of Carmel, Indiana, Amending the Contract with the Carmel Fraternal Order of Police Lodge 185; Sponsor: Councilor Rider.

Synopsis:

Approves the amended contract between the City of Carmel and the Carmel Fraternal Order of Police Lodge 185 that will be effective until December 31, 2022.

- h. **Resolution CC-12-21-20-09**: A Resolution of the Common Council of the City of Carmel, Indiana, Amending the Contract with the Carmel Professional Firefighters Association; Sponsor: Councilor Rider.

Synopsis:

Approves the contract between the City of Carmel and the Carmel Professional Firefighters Association that will be effective until December 31, 2022.

- i. **Resolution CC-12-21-20-10**: A Resolution of the Common Council of the City of Carmel, Indiana, Approving a Transfer of Cares Act Funds to Reimburse Covid-19 Related Expenses; Sponsor: Councilor Finkam.

Synopsis:

Pursuant to State of Indiana guidance, this resolution transfers CARES Act funds into various department and fund budgets to reimburse COVID-19 related expenses.

- j. **First Reading of Ordinance D-2562-20**; An Ordinance of the Common Council of the City of Carmel, Indiana, Approving a Financing Lease and Bonds to Finance Police Headquarters and Expansion Project; Sponsor(s): Councilor(s) Kimball, Rider and Worrell.

Synopsis:

This ordinance approves bonds in an amount not to exceed \$32,000,000 to finance an expansion of the existing police headquarters and a related financing lease with the Carmel Municipal Facilities Building Corporation.

- k. **First Reading of Ordinance D-2563-20**; An Ordinance of the Common Council of the City of Carmel, Indiana, Authorizing the Issuance of the Local Income Tax (LIT) General Obligation Bonds for the Purpose of Providing Funds to Pay for Certain Property Acquisition and Capital Improvement Projects in the City; Sponsor(s): Councilor(s) Kimball, Rider and Worrell.

Synopsis:

This ordinance authorizes bonds in an amount not to exceed \$8,000,000 to finance the completion of the Police Headquarters expansion project, if necessary, and to fund other redevelopment and economic development projects in the City. The bonds will be payable from a pledge of the City's local income tax (LIT) distributions with a back-up pledge of a general obligation property tax as a credit enhancement.

- l. **First Reading of Ordinance D-2564-20**; An Ordinance of the Common Council of the City of Carmel, Indiana, Approving Certain Carmel Redevelopment Authority Lease Rental Bonds to Finance Various Road Improvement Projects in the City; Sponsor(s): Councilor(s) Kimball, Rider and Worrell.

Synopsis:

This ordinance approves the issuance of Carmel Redevelopment Authority lease rental bonds in the maximum principal amount of \$60,000,000 for the purpose of financing various road improvement projects in the City, and a related financing Lease, payable from a special benefits tax levied on all owners of taxable property in the City.

- m. **Resolution CC-12-21-20-04**: A Resolution of the Common Council of the City of Carmel, Indiana, Approving the Issuance of Bonds of the City of Carmel Redevelopment District; Sponsor(s): Councilor(s) Kimball, Rider and Worrell.

Synopsis:

This resolution approves redevelopment district bonds in an amount not to exceed \$25,000,000 to finance various redevelopment projects in the City. The bonds will be payable from tax increment (TIF) generated in the various TIF allocation areas identified in the Amended & Restated Revenue Deposit Agreement between the City and the CRC, with a back-up pledge of the special benefits tax for credit enhancement purposes.

- n. **First Reading of Ordinance D-2565-20**; An Ordinance of the Common Council of the City of Carmel, Indiana, Amending Chapter 2, Article 4, Section 2-107 of the Carmel City Code; Sponsor(s): Councilor(s) Finkam, Rider, Campbell and Worrell.

Synopsis:

This Ordinance requires the Plan Administrator of the Medical Escrow Fund (Fund 301) to seek Council approval before using excess funds to expand benefits or suspending collection of medical and dental insurance premium payments from the City of Carmel, its employees, or retirees remaining on the City's medical and dental insurance plan.

15. **AGENDA ADD-ON ITEMS**

16. **OTHER BUSINESS**

17. **ANNOUNCEMENTS**

18. **ADJOURNMENT**