



BOARD OF COMMISSIONERS OF THE COUNTY OF ALLEN

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NELSON PETERS LINDA K. BLOOM THERESE BROWN

MINUTES

Commissioners' Legislative Session

10:00 a.m. Friday, July 10, 2015

Council Chambers Courtroom – Citizens Square

Commissioners Present: Nelson Peters, Therese Brown and Linda Bloom

Others Present:	Chris Cloud	Commissioners Office
	Bill Fishering	County Attorney
	Michelle Wood	DPS
	Scott Harrold	DPS
	Bill Hartman	Highway Department

Commissioner Peters called the meeting to order at 10:07 AM. Commissioner Peters led the meeting with the Pledge of Allegiance and a moment of silence.

- 1. Approval of the minutes of June 26, 2015.** Commissioner Brown made a motion to approve the minutes of June 26, 2015. Commissioner Bloom seconded the motion. Motion carried 3-0.
- 2. Approval of Rezoning Petition REZ-2015-0021 to rezone 0.4 acres of Lots 135 and 136 of North Shore Addition from CS/Limited Commercial to A1/Agricultural to permit a single family residence.** Michelle Wood, DPS, presented this item. She stated this rezoning is at Lake Everett on the west side of Allen County. The zoning was put in place with the original ordinance in 1960. It was actually platted prior to that around 1940. While most of Lake Everett are A1, these particular lots were zoned C2. They did not develop commercially and the owner of a couple of the adjacent lots has purchased 2 of the commercial lots and would like to place a type 3 manufactured home on that for a residence which is permitted in A1 but not in C2. There were no comments received for or against this request. Staff is in support of it. Commissioner Brown made a motion to approve the Rezoning Petition REZ-2015-0021 to rezone 0.4 acres of Lots 135 and 136 of North Shore Addition from CS/Limited Commercial to A1/Agricultural to permit a single family residence. Commissioner Bloom seconded the motion. Motion carried 3-0.
- 3. Approval of Rezoning Petition REZ-2015-0023 to rezone 3.2 acres located at 14508 Bruick Drive from R1/Single Family Residential to I2/General Industrial for a 24,000 square foot building expansion of Peridot, Inc.** Michelle Wood, DPS, presented this item. She stated this on the northeast side of Hoagland where Bruick Road dead-ends into the property. The property their building is on now is properly zoned at I2 and they want to expand to the north which is R1 as is really the whole surrounding area around the north side of Hoagland. Bruick serves this property and a couple of other industrial uses there along the railroad and it would just continue into their properties. There will be improvements to Bruick where there is right of way to bring it up to county standards but where it ends in the property it will be considered a private drive. It is about a 24,000 sq ft expansion of this existing industrial business. There were no negative or positive comments received. They will be expanding detention and putting in new landscaping so it really will be an improvement to the site. They have all the necessary infrastructure in place. Commissioner Bloom made a motion to approve the Rezoning Petition REZ-2015-0023 to rezone 3.2 acres located at 14508 Bruick Drive from R1/Single Family Residential to I2/General Industrial for a 24,000 square foot building expansion of Peridot, Inc. Commissioner Brown seconded the motion. Motion carried 3-0.

4. Approval of addition to the Allen County Code Title 12 (Financial) – Article 210 (Pleasant Center Road Construction Fund). Scott Harrold, DPS, presented this item. He stated that the Redevelopment Commission of the county recently issued a new bond issue. Part of it was to refinance the GM bond from 2005 and get a little interest savings. The other part was to raise new money from the former Nestle building to do some additional work on Pleasant Center Road out adjacent to some property the Redevelopment Commission owns to make it more developable. Attorney Fishing recommended that we set up a separate fund to make it easier to keep track of interest, etc. so if anyone questions the arbitrage type issue, the accounting part is a little easier. Today we are requesting this separate fund be set up for the bond proceeds that will be used on Pleasant Center Road. Commissioner Brown made a motion to approve the addition to the Allen County Code Title 12 (Financial) – Article 210 (Pleasant Center Road Construction Fund). Commissioner Bloom seconded the motion. Motion carried 3-0.

5. Sign Request – requested by: Walnut Springs Subdivision
a. Shallowbrook Drive at Firethorne Path – all-way Stop

Bill Hartman, Highway Director, presented this item. Commissioner Brown made a motion to approve the sign request. Commissioner Bloom seconded the motion. Motion carried 3-0.

6. Approval of Change Order # 1 and Final for Bid Ref # 13-14 for Killian Rd over Wann Ditch, Project # 04-258. Cost - \$2,625.67 (Decrease)

Reason for Change: Contract dollar amount balance

Commissioner Bloom made a motion to approve the Change Order # 1 and Final for Bid Ref # 13-14 for Killian Rd over Wann Ditch, Project # 04-258. Cost - \$2,625.67 (Decrease). Commissioner Brown seconded the motion. Motion carried 3-0.

7. Approval of Project Acceptance Form for Killian Rd over Wann Ditch, Project # 04-258. Final Contract Amount - \$179,523.43

Commissioner Brown made a motion to approve the Project Acceptance Form for Killian Rd over Wann Ditch, Project # 04-258. Final Contract Amount - \$179,523.43. Commissioner Bloom seconded the motion. Motion carried 3-0.

8. Approval of Warranty Deeds for Lafayette Center Road project.

Attorney Fishing stated these Warranty Deeds Acceptance approval are for parcels 48, 49, 53, 58, 60A, 60, 66, 68A 68 and 70 and the Acceptance for a temporary right of way grant for 56A. Commissioner Bloom made a motion to approve the Warranty Deeds for Lafayette Center Road project. Commissioner Brown seconded the motion. Motion carried 3-0.

9. Approval of Memorandum of Understanding between the Board of Commissioners and BAALS Music Festival for use of a community corrections work crew. Chris Cloud, Executive Assistant, stated this is the standard Community Corrections work contract. Commissioner Brown made a motion to approve the MOU between the Board of Commissioners and BAALS Music Festival for use of a community corrections work crew. Commissioner Bloom seconded the motion. Motion carried 3-0.

10. Ratification of Plat for Signature: Timber Ridge, Section II. Commissioner Brown made a motion to approve the 10. Ratification of Plat for Signature: Timber Ridge, Section II. Commissioner Bloom seconded the motion. Motion carried 3-0.

11. Approval of claims submitted for payment. Commissioner Brown made a motion to approve claims submitted for payment. Commissioner Bloom seconded the motion. Motion carried 3-0.

12. Other Business:

13. Approval to waive the 2nd Reading on any matter approved today and for which it may be deemed necessary for the Legislative Session of July 10, 2015. Commissioner Brown made a motion to approve waiving the 2nd Reading on any matter approved today and for which it may be deemed necessary for the Legislative Session of July 10, 2015. Commissioner Bloom seconded the motion. Motion carried 3-0.

14. Comments from the Public.

15. Motion to Adjourn. Meeting adjourned at 10:21 a.m.

Allen County does not discriminate because of disability in the admission to, or treatment or employment in, its programs or activities. The Human Resources Director has been designated to coordinate compliance with nondiscrimination requirements contained in Section 35.107 of the Department of Justice regulations. Information concerning the provisions of the Americans with Disabilities Act, and the rights provided therein, and Allen County's ADA policy is available from the ADA Coordinator. Suggestions on how the County can better meet the needs of persons with disabilities may be submitted to the ADA coordinator at: Human Resources Department, 200 East Berry Street, Suite 380, Fort Wayne, IN 46802, or by phone at (260) 449-7217.