Town Council of Merrillville
7820 Broadway Ave - Merrillville, IN 46410
Town Council Meeting Minutes of the Regular Meeting of
February 25, 2025, 2025 - 6:30 P.M.

CALL TO ORDER: Councilor Bella called the meeting to order at 6:30 P.M.

PLEDGE OF ALLEGIANCE: The Pledge of Allegiance to the United States Flag was led by Councilor Bella.

INVOCATION/MOMENT OF SILENCE: A brief invocation was given, along with a moment of silence by Pastor Dennis Walton of Faith Temple of Christ Church

ROLL CALL of COUNCIL: – Present at the meeting were Councilors Rhonda Neal, Shauna Haynes-Edwards, Leona Chandler-Felton, Margaret Uzelac, Shawn Pettit, and Rick Bella. Councilor Clerk-Treasurer Eric January was present to memorialize the proceedings. A quorum was attained.

PETITIONS, COMMUNICATIONS, ACKNOWLEDGEMENTS, AND REMONSTRATIONS:

- **Searing-in of new and first-ever Merrillville Police Auxiliary Officer Lawrence B. Jones:**

  Clerk-Treasurer Eric January swore in Auxiliary Officer Jones who is also a morning co-host on Fox and Friends. Chief Nuses gave a brief overview of Auxiliary Officer Jones' experience and relationship with the Town of Merrillville's K-9 program.

  The Secretary of Public Safety, Jenniffer Ruth Green, on behalf of Governor Braun of Indiana, gave a brief overview of Auxiliary Officer Jones.

  Auxiliary Officer Jones thanked the Town of Merrillville for this opportunity.

- **Employee of the Month for February 2025:**

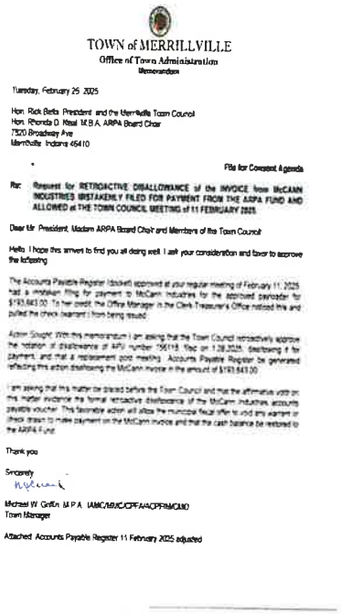
  Town Manager Griffin and Merrillville Firefighter Scott Molchan, President of the Merrillville Professional Firefighters Local 5489, presented Merrillville Firefighter

Patrick Westbury as February's Employee of the Month for the Town of Merrillville to the council and audience. Firefighter Westbury received a certificate of recognition and a gift card. Firefighter Molchan expounded on Firefighter Westbury's exemplary work at the Merrillville Fire Department.

PUBLIC HEARING:
NONE

CONSENT AGENDA:

- Accounts Payable Register Voucher Approval for February 25th, 2025
- ARPA Accts Payable Register/Memo Adjustment for February 11th, 2025.



TOWN of MERRILLVILLE
Office of Town Administration
Memorandum

Tuesday, February 25 2025

Hon. Rick Bella President and the Merrillville Town Council
Hon. Rhonda D. Neal M.B.A. ARPA Board Chair
7520 Broadway Ave
Merrillville Indiana 46410

File for Consent Agenda

Re: Request for RETROACTIVE DISALLOWANCE of the INVOICE from McCANN INDUSTRIES MISTAKENLY FILED FOR PAYMENT FROM THE ARPA FUND AND ALLOWED at THE TOWN COUNCIL MEETING of 11 FEBRUARY 2025

Dear Mr. President, Madam ARPA Board Chair and Members of the Town Council

Hello. I hope this arrives to find you all doing well. I ask your consideration and favor to approve the following

The Accounts Payable Register (docket) approved at your regular meeting of February 11, 2025 had a mistaken filing for payment to McCann Industries for the approved payroader for $193,643.00. To her credit, the Office Manager in the Clerk Treasurer's Office noticed this and pulled the check (warrant) from being issued.

Action Sought: With this memorandum I am asking that the Town Council retroactively approve the notation of disallowance of APV number 156115, filed on 1.28.2025, disallowing it for payment, and that a replacement goes meeting. Accounts Payable Register be generated reflecting this action disallowing the McCann invoice in the amount of $193,643.00

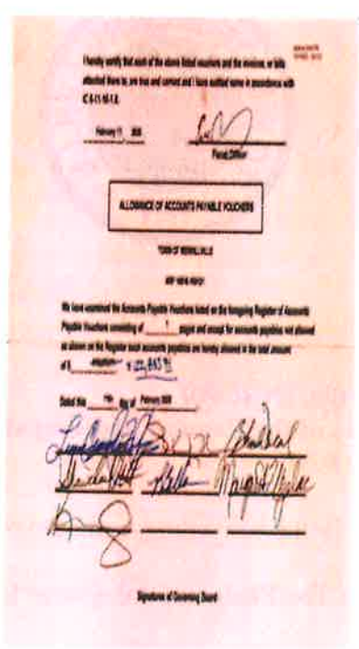
I am asking that this matter be placed before the Town Council and that the affirmative vote on this matter evidence the formal retroactive disallowance of the McCann Industries accounts payable voucher. This favorable action will allow the municipal fiscal offer to void any warrant or check drawn to make payment on the McCann invoice and that the cash balance be restored to the ARPA Fund.

Thank you

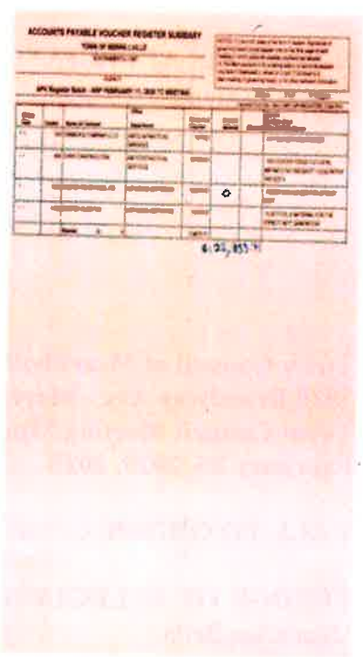
Sincerely

Michael W. Griffin M.P.A. IAMC/MMC/CPFA/ACPFIM/CMO
Town Manager

Attached: Accounts Payable Register 11 February 2025 adjusted



ALLOWANCE OF ACCOUNTS PAYABLE VOUCHERS



- Approval of Town Council Meeting Minutes February 11th, 2025

It was moved by Councilor Uzelac and seconded by Vice-President Neal to approve the consent agenda.

Upon a voice vote, the motion passed. The Consent Agenda was approved.

PRESENTATION of DECLARATIONS: ***NONE***

STANDING & SPECIAL COMMITTEES REPORTS:

***BUDGET & FINANCE*—NEAL**—Vice-President Neal had nothing to report.

STREET DEPARTMENT & PARK MAINTENANCE - UZELAC– Councilor Uzelac reported the following:

- Snow Removal/Street – The Street Department has kept up to date with snow removal and street debris.

- Chiphone Federal Credit Union – Chiphone is donating a small portion of 52 ft by 77ft of the land on 73rd to the Street Department.

It was moved by Councilor Uzelac and second by Counselor Pettit to accept the land donated by Chiphone Federal Credit Union for the Street Department.

Upon a question by President Bella regarding anything to add, Attorney Svetanoff responded that this donation would add on to the Street Department's property and help with expanding services.

Director Steve King added this is a small plot of land behind the Chiphone Federal Credit Union that the Street Department was already maintaining and will be used to install a greenhouse.

Upon a roll call vote, there were six affirmatives and no negatives. Councilors Rhonda Neal, Shauna Haynes-Edwards, Leona Chandler-Felton, Margaret Uzelac Shawn Pettit, and Rick Bella voted in the affirmative. There were no negatives. The motion passed. The donated land for the Street Department from Chiphone Federal Credit Union was accepted.

- Waterford Subdivision Street Lights – The subdivision is requesting Street Lights. President Bella clarified that Waterford requested that the Town of Merrillville take over the maintenance of the Street Lights.

  Director Steve King added that everything has been switched over today from the Homeowner Association to the Town of Merrillville and this should have been done two years ago. We will get the bills from the Homeowner Association for the council's approval.

COUNCIL AFFAIRS- PETTIT– Councilor Pettit reported that at the Council Affairs meeting on Monday, February 24th a joint venture with the City of Hobart was discussed.

- Memorandum of Agreement with City of Hobart – Councilor Pettit

  The purpose of the Agreement is to establish a task force to study the shared challenges and resources about infrastructure and transit issues of Merrillville and Hobart, including increased traffic congestion, insufficient pedestrian infrastructure, and limited transit options, to coordinated state and federal funding opportunities to maximize effective solutions.

It was moved by Councilor Pettit and second by Counselor Chandler-Felton to enter into a Memorandum of Agreement with the City of Hobart to form a Route 30 Joint Task Force Steering Committee, second by Councilor Chandler-Felton.

President Bella informed the council that a resolution to support this motion would be taken up later on the agenda.

Upon a voice vote, the motion passed. The Memorandum of Agreement with the City of Hobart to form a Route 30 Joint Task Force Steering Committee was approved.

PERSONNEL POLICY & EMPLOYEE BENEFITS – HARDAWAY- Councilor Hardaway was absent.

Upon a question from President Bella regarding a report, Town Manager Griffin responded there was nothing to report.

ENVIRONMENTAL AFFAIRS- UZELAC – Councilor Uzelac reported that she received a call from a resident in Ward 4 regarding cleaning and garbage being dumped in Kizer Ditch on Route 30 North of McDonald's and asked Director Matthew Lake to investigate the matter.

PUBLIC SAFETY- HARDAWAY- Councilor Hardaway was absent.

ELECTIONS, PUBLIC RELATIONS, & TOWN BEAUTIFICATION - NEAL- Vice-President Neal reported that the committee is still working on the Gateway signs and received an email from Robinson Engineering regarding a meeting. She was out of town at the time, but she would meet with them later to go over the preliminary signs for the parks and entryway.

ECONOMIC DEVELOPMENT-PETTIT – Councilor Pettit reported that the Redevelopment Commission (RDC) approved using RDC funds for the Gateway sign that will be installed at 101st Broadway and a sign for Stefek Park.

Councilor Pettit also reported that there are two resolutions on tonight's agenda that passed at the RDC meeting held earlier before the council meeting. These resolutions are as follows:

- Panduit Corporation – A tax incentive on personal property tax in the Silos at Sanders Farm which is installing approximately $17,000,000.00 worth of equipment. Director Chilcott of Economic Development will advertise a public hearing and public comment for the final resolution on March 11, 2025, for awarding this incentive.

- Liberty Estates West – The $20,000,000.00 bond for Liberty Estates West with Mr. Randy Hall and Hallmark Construction.

UTILITY LIAISON – CHANDLER-FELTON – Councilor Chandler-Felton had nothing to report.

PARKS AND DEAN & BARBARA WHITE COMMUNITY CENTER - PETTIT – Councilor Pettit introduced the new Parks and Recreation's Director Jerry McCartney to the council and audience.

Councilor Pettit also reported that the next standing meeting is the fourth Thursday at 5:00 p.m. of this month at the Dean and Barbara White Community Center. There will be several agenda items including finances and the park system.

SPECIAL COMMITTEES

ABANDONED-BLIGHTED PROPERTIES - HAYNES-EDWARDS & CHANDLER-FELTON– Councilor Haynes-Edward reported that abandoned and blighted property court held a session on Tuesday February 25th, and we are moving forward with cases. The committee will convene next month.

SPECIAL TOWN PROJECTS - NEAL – Vice-President Neal reported that the Town's Black History Family Sneaker Ball has been canceled.

Vice-President Neal also reported that the Town is looking to partner with Ross Township for an Easter event. The committee is also working on the Juneteenth and July 4th events. The committee anticipates holding the Sneaker Ball on Juneteenth.

SEMI-QUINCENTENN IAL COMMITTEE - HAYNES-EDWARDS – Councilor Haynes-Edwards had nothing to report.

DEPARTMENT & COMMISSION REPORTS:

STORMWATER MANAGEMENT RESOURCES-LAKE – Director Matthew Lake reported on the following:

- Stormwater's Master Plan – The plan is over ten years old, and we are looking to update it. We have completed many projects in the current plan. We are looking forward to the next phase of our evolution as a utility to tackle new projects. Director Lake also reported that he is looking to coordinate with Dan Repay of the Little Calumet River Basin Development Commission to apply for them to cover fifty percent of the cost of the updated study.
- MS4 Annual Meeting – The meeting will be held in May and Director Lake will be presenting.
- Annual Year-End Report – Stormwater Management is working on the report due in April to be compliance with Indiana Department of Emergency Management.
- WWETT Conference and Expo – We attended this conference to look over different companies and manufacturers of equipment. We are looking to replace our jet vacuum truck and update our equipment.
- Southmoor Park Project – The project is close to going out for bid.
- Hendricks Street Drainage Project – The project is close to going out for bid.

NORTHWESTERN INDIANA REGIONAL PLANNING COMMISSION-HARDAWAY – Councilor Hardaway was absent.

LAKE COUNTY SOLID WASTE MANAGEMENT-NEAL– Vice-President Neal reported that Lake County Solid Waste Management's household hazard waste collection schedule has been posted on the website at www.lcswmd.com. The first collection will be on March 22nd at Lake County Fairgrounds from 9:00 a.m. until 1:00 p.m. This information will also be posted on the Town's website at merrillville.in.gov.

Vice-President Neal also reported that the next meeting is the third week in March.

THE SHARED ETHICS ENTITY-HARDAWAY – Councilor Hardaway was absent.

FIRE TERRITORY BOARD - NEAL & HARDAWAY – Vice-President Neal has nothing to report.

DEPARTMENT REPORTS/ TOWN MANAGER

Clerk-Treasurer Eric January – Clerk's Office
Clerk-Treasurer Eric January reported that his office is in the process of completing the Annual Report for the fiscal year ending 2024.

Clerk-Treasurer Eric January also reported on the following:

- Payroll – 1.3 million dollars per month
- Food and Beverage Tax - The Town has received for the period ending January 31st, 2025, $1,194.888.53.
- Revenue of the Town – The Town's overall revenue for the period ending January 31st, 2025, is $46,351,422.31 of which 37% is RDA and 17% is the general fund.

Director McCartney – Parks Department
Director McCartney reported on the following:

- HVAC System at Dean and Barbara White Community Center – The HVAC project should be completed by next week.
- Flooring at Dean and Barbara White Community Center- We are getting the flooring replaced in the classrooms.

Assistant Chief Vasel – Police Department
Assistant Chief Vasel reported that the numbers for January 2025 will be reported in March.

Director Shine – Building and Planning
Director Shine had nothing to report.

Director King – Street Department

Director King reported on the following:

- Snow Removal – The staff clocked a lot of hours including this past weekend to make sure the streets were cleared.
- Cross Training of Staff – We are cross-training employees on heavy equipment.
- CDL Training – One new employee is going through the CDL training on-site with our Certified CDL Trainer.
- Moe's Building - The plants are sprouting.
- Parks and Bike Paths – All the parks and bike paths are being maintained.

Town Manager Griffin – Town Administration

Town Manager Griffin reported that the monthly report was given to the council members and Clerk-Treasurer Eric January according to section 227 of the municipal code.

GENERAL ORDERS

A. Ordinances: (Discussion and Roll Call Vote)

Zoning: (motion to adopt or reject; confer IC36-5-2-10(d)

1. **Ordinance 25-02 (Motion to Adopt or Reject)**
   Action by legislative Body on Plan Commission Ord. to Amend Section SS6-294 of the Merrillville Municipal Code relating to Re-Establishing the Impact Fee for Park Infrastructure, Repealing All Ordinances in Conflict Therewith, all Pursuant to IC 36-7-4-1300 et seq.

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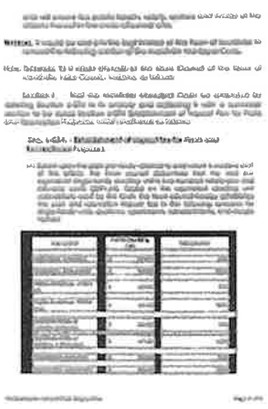
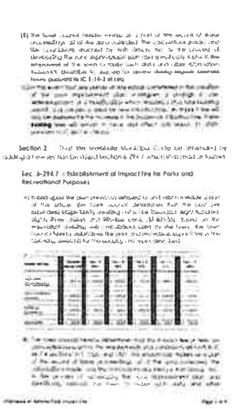










It was moved by Councilor Pettit and second by Counselor Uzelac to approve Ordinance 25-02 on the first reading.

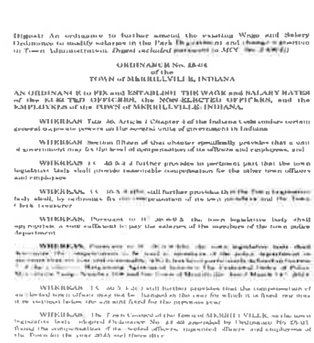
Town Manager Griffin explained the ordinance.

Town Manager Griffin also informed the council that the current fees will expire on March 31, 2025. The new fees won't go into effect until 180 days from adoption which is August 24, 2025.

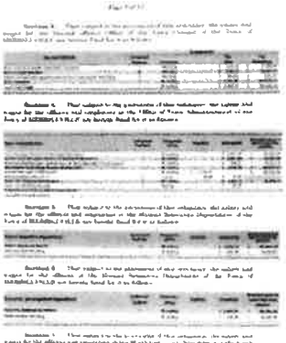
Upon a roll call vote, there were six affirmatives and no negatives. Councilors Rhonda Neal, Shauna Haynes-Edwards, Leona Chandler-Felton, Margaret Uzelac, Shawn Pettit, and Rick Bella voted in the affirmative. There were no negatives. The motion passed. The ordinance was approved on first reading.

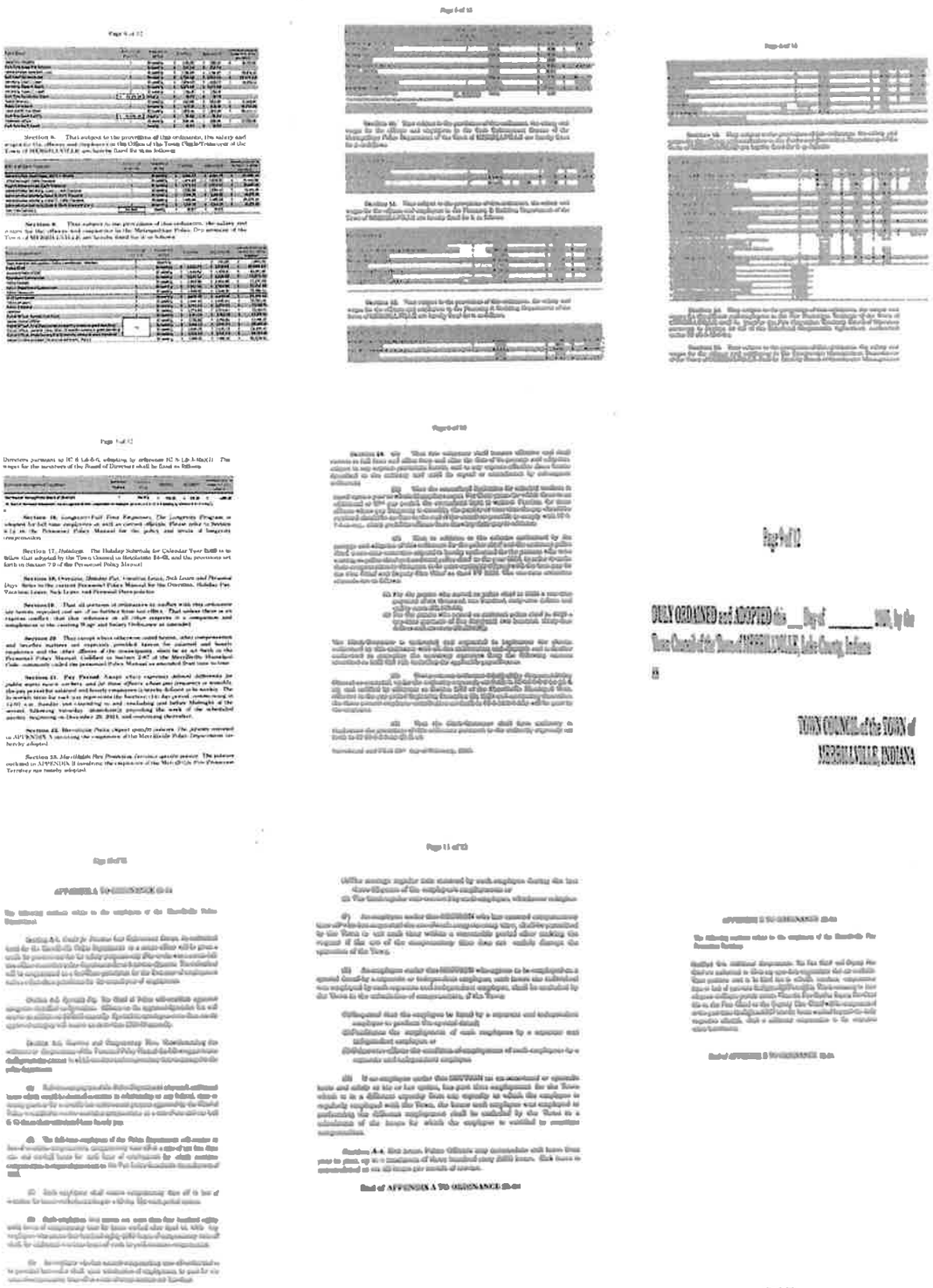
First Reading: Ordinance (Discussion and Roll Call Vote)

1. **<u>Ordinance 25-04 (Discussion and Roll Call Vote)</u>**
   An Ordinance To Fix And Establish The Wage And Salary Rates Of The Elected Officers, The Non-Elected Officers, And The Employees Officers, And The Employees Of The Town Of Merrillville, Indiana.









Town Manager Griffin explained Ordinance 25-04.

It was moved by Councilor Uzelac and second by Counselor Haynes-Edwards to approve Ordinance 25-04 on the first reading.

Upon a roll call vote, there were six affirmatives and no negatives. Councilors Rhonda Neal, Shauna Haynes-Edwards, Leona Chandler-Felton, Margaret Uzelac, Shawn Pettit, and Rick Bella voted in the affirmative. There were no negatives. The motion passed. The ordinance was approved on the first reading.

Second Reading: (Discussion, Public Comments, Roll Call Vote):

2. **<u>Ordinance 25-03 (Discussion and Roll Call Vote)</u>**
   Ordinance Of The Town Council Of The Town Of Merrillville, Indiana Authorizing The Issuance Of Economic Development Tax Increment Revenue Bonds Of The Town Of Merrillville, Indiana, And Approving And Authorizing Other Actions In Respect Thereto



TOWN of MERRILLVILLE
TOWN COUNCIL
ORDINANCE NO 25-03

ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF MERRILLVILLE, INDIANA, AUTHORIZING THE ISSUANCE OF ECONOMIC DEVELOPMENT TAX INVESTMENT REVENUE BONDS OF THE TOWN OF MERRILLVILLE, INDIANA, AND APPROVING AND AUTHORIZING OTHER ACTIONS IN RESPECT THERETO

WHEREAS, Indiana Code 36-7-11.9 and 12 (collectively, the "Act") declares that the financing and refinancing of economic development facilities constitutes a public purpose.

WHEREAS, Pursuant to the Act, the Town of Merrillville, Indiana (the "Town"), is authorized to issue revenue bonds for the purpose of financing, refinancing or refinancing the costs of acquisition, construction, renovation, installation, and equipping of economic development facilities in order to foster diversification of economic development and creation or retention of opportunities for gainful employment in or near the Town;

WHEREAS, Hallmark Development Inc., and/or one or more subsidiaries, affiliates or joint ventures thereof (collectively, the "Developer"), desires to undertake the construction of residential housing facilities and related facilities for use in the Developer's housing development operations and related operations within the Town (the "Development"), which will benefit and serve the Liberty Estates West TIF Economic Development Area Allocation Area created by the Town of Merrillville Redevelopment Commission (the "Redevelopment Commission") in the Town for the Development (the "Allocation Area"), and the Town desires to finance a portion of the costs of the Development (such costs referred to herein as the "Project");

WHEREAS, The Developer has advised the Town, the Town of Merrillville Economic Development Commission (the "Economic Development Commission"), and the Redevelopment Commission concerning the Project and has requested that the Town issue one or more series of economic development revenue bonds of the Town, designated as the "Town of Merrillville, Indiana, Economic Development Tax Increment Revenue Bonds, Series 2025 (Liberty Estates West Project)" (with such further series or different series designation as determined to be necessary or appropriate), in the aggregate principal amount not to exceed Twenty Million Dollars ($20,000,000) (collectively, the "Bonds") under the Act and make the net proceeds of such Bonds available to the Developer for the purpose of financing a portion of the costs of the Project;

WHEREAS, The Economic Development Commission has considered a report concerning the proposed financing or refinancing of economic development facilities for the Developer and the Plan Commission of the Town has been given the opportunity to comment thereon;







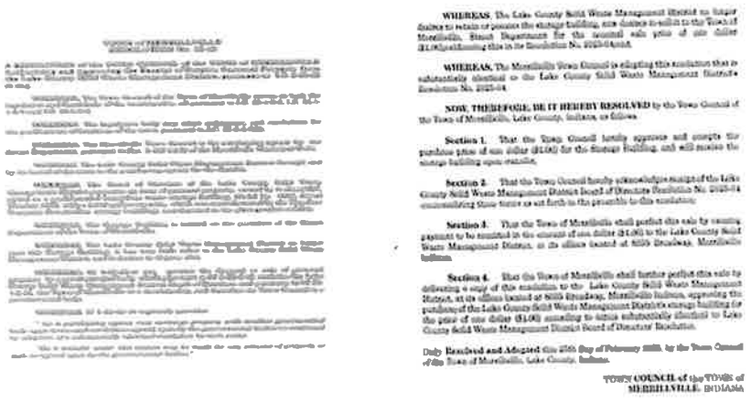
Town Manager Griffin explained Ordinance 25-03.

It was moved by Councilor Uzelac and second by Counselor Pettit to approve Ordinance 25-03 on the second and final reading.

Upon a roll call vote, there were six affirmatives and no negatives. Councilors Rhonda Neal, Shauna Haynes-Edwards, Leona Chandler-Felton, Margaret Uzelac, Shawn Pettit, and Rick Bella voted in the affirmative. There were no negatives. The motion passed. The ordinance was approved on the second and final reading.

B. **Resolutions:**

1. **<u>Resolution 25-10 (Discussion & Voice Vote)</u>**
   A Resolution Of The Town Council Of The Town Of Merrillville Authorizing and roving the receipt of Surplus Personal Property from the Lake County Waste Management District, pursuant to I. C. 5-22-22 et seq.

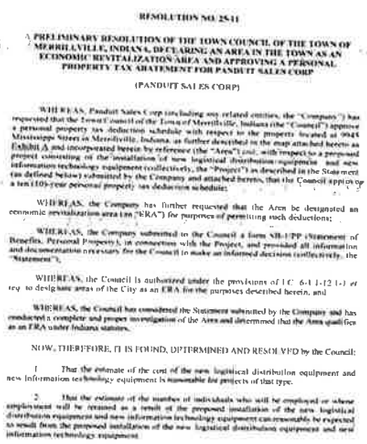


Upon a question from President Bella regarding adding anything else to the explanation, Vice-President Neal responded she had nothing to add.

It was moved by Councilor Vice-President Neal and second by Councilor Haynes-Edwards to approve Resolution 25-10.

Upon a voice vote, the motion passed. The resolution was approved.

2. **Resolution 25-11 (Discussion & Voice Vote)**
A Preliminary Resolution Of The Town Council Of The Town Of Merrillville, Indiana Declaring An Area In The Town As An Economic Revitalization Area And Approving A Personal Property Tax Abatement For Panduit Sales Corp.



RESOLUTION NO. 25-11

A PRELIMINARY RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF MERRILLVILLE, INDIANA, DECLARING AN AREA IN THE TOWN AS AN ECONOMIC REVITALIZATION AREA AND APPROVING A PERSONAL PROPERTY TAX ABATEMENT FOR PANDUIT SALES CORP

(PANDUIT SALES CORP.)

WHEREAS, Panduit Sales Corp (including any related entities, the "Company") has requested that the Town Council of the Town of Merrillville, Indiana (the "Council") approve a personal property tax deduction schedule with respect to the property located at 9045 Mississippi Street in Merrillville, Indiana, as further described in the map attached hereto as Exhibit A and incorporated herein by reference (the "Area") and, with respect to a proposed project consisting of the installation of new logistical distribution equipment and new information technology equipment (collectively, the "Project") as described in the Statement (as defined below) submitted by the Company and attached hereto, that the Council approve a ten (10)-year personal property tax deduction schedule;

WHEREAS, the Company has further requested that the Area be designated an economic revitalization area (an "ERA") for purposes of permitting such deductions;

WHEREAS, the Company submitted to the Council a form SB-1/PP (Statement of Benefits, Personal Property), in connection with the Project, and provided all information and documentation necessary for the Council to make an informed decision (collectively, the "Statement");

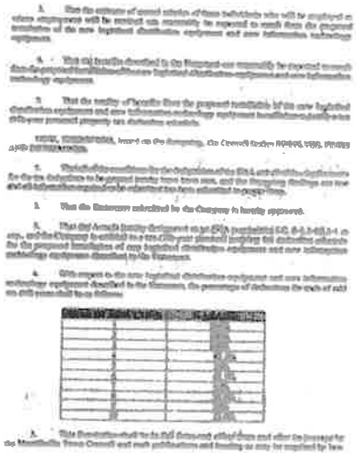
WHEREAS, the Council is authorized under the provisions of I.C. 6-1.1-12.1-1 *et seq.* to designate areas of the City as an ERA for the purposes described herein; and

WHEREAS, the Council has considered the Statement submitted by the Company and has conducted a complete and proper investigation of the Area and determined that the Area qualifies as an ERA under Indiana statutes.

NOW, THEREFORE, IT IS FOUND, DETERMINED AND RESOLVED by the Council:

1. That the estimate of the cost of the new logistical distribution equipment and new information technology equipment is reasonable for projects of that type.

2. That the estimate of the number of individuals who will be employed or whose employment will be retained as a result of the proposed installation of the new logistical distribution equipment and new information technology equipment can reasonably be expected to result from the proposed installation of the new logistical distribution equipment and new information technology equipment.



ALL OF WHICH IS PASSED AND ADOPTED THIS 25th DAY OF FEBRUARY, 2025, BY THE TOWN COUNCIL OF THE TOWN OF MERRILLVILLE, LAKE COUNTY, INDIANA.

TOWN OF MERRILLVILLE, LAKE COUNTY, INDIANA, TOWN COUNCIL

Clerk-Treasurer Eric January commented that we must make sure that the Town of Merrillville is getting a benefit from all these TIF districts.

It was moved by Councilor Pettit and second by Councilor Uzelac to approve Resolution 25-11.

Upon a voice vote, the motion passed. The resolution was approved.

3. **Resolution 25-12 (Discussion & Voice Vote)**
   A Resolution of the Town Council of the Town of Merrillville Authorizing and Approving an Extension of the Solid Waste Service Contract Pursuant to IC 36-9-30-5.3 et seq.

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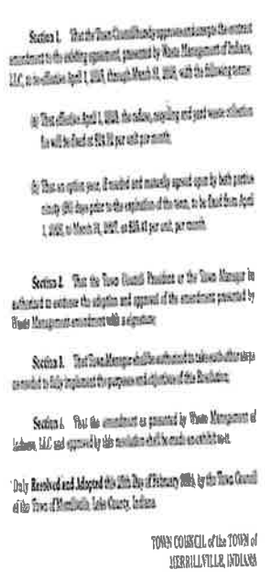


Section 1. That the Town Council hereby approves and accepts the contract amendment to the existing agreement, presented by Waste Management of Indiana, LLC, to be effective April 1, 2025, through March 31, 2028, with the following terms:

a) That effective April 1, 2025, the refuse, recycling and yard waste collection fee will be fixed at $24.32 per unit per month.

b) That an option year, if mutually agreed upon by both parties ninety (90) days prior to the expiration of the term, to be fixed from April 1, 2028, to March 31, 2029, at $25.41 per unit, per month.

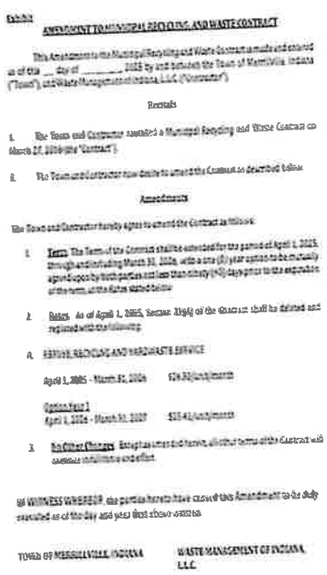
Section 2. That the Town Council President or the Town Manager be authorized to endorse the adoption and approval of the amendment presented by Waste Management amendment with a signature.

Section 3. That Town Manager shall be authorized to take such other steps as needed to fully implement the purposes and objectives of the Resolution.

Section 4. That the amendment as presented by Waste Management of Indiana, LLC and approved by this resolution shall be made an exhibit hereto.

Duly Resolved and Adopted this 25th Day of February 2025, by the Town Council of the Town of Merrillville, Lake County, Indiana.

TOWN COUNCIL of the TOWN of MERRILLVILLE, INDIANA



Exhibit

AMENDMENT TO MUNICIPAL RECYCLING AND WASTE CONTRACT

This Amendment to the Municipal Recycling and Waste Contract is made and entered as of the ___ day of _____, 2025 by and between the Town of Merrillville, Indiana ("Town"), and Waste Management of Indiana, LLC ("Contractor").

Recitals

1. The Town and Contractor executed a Municipal Recycling and Waste Contract on March 27, 2018 (the "Contract").

2. The Town and Contractor now desire to amend the Contract as described below.

Amendments

The Town and Contractor hereby agree to amend the Contract as follows:

1. Term. The Term of the Contract shall be extended for the period of April 1, 2025, through and including March 31, 2028, with a one (1) year option to be mutually agreed upon by both parties not less than ninety (90) days prior to the expiration of the term, at the rates stated below:

2. Rates. As of April 1, 2025, Section 3.1(a) of the Contract shall be deleted and replaced with the following:

a. SERVICE, RECYCLING AND YARD WASTE SERVICE

April 1, 2025 - March 31, 2026 $24.32/unit/month

Option Year 1
April 1, 2026 - March 31, 2027 $25.41/unit/month

3. No Other Changes. Except as amended hereby, all other terms of the Contract will remain in full force and effect.

IN WITNESS WHEREOF, the parties hereto have caused this Amendment to be duly executed as of the day and year first above written.

TOWN OF MERRILLVILLE, INDIANA

WASTE MANAGEMENT OF INDIANA, LLC

Town Manager Griffin explained the resolution.

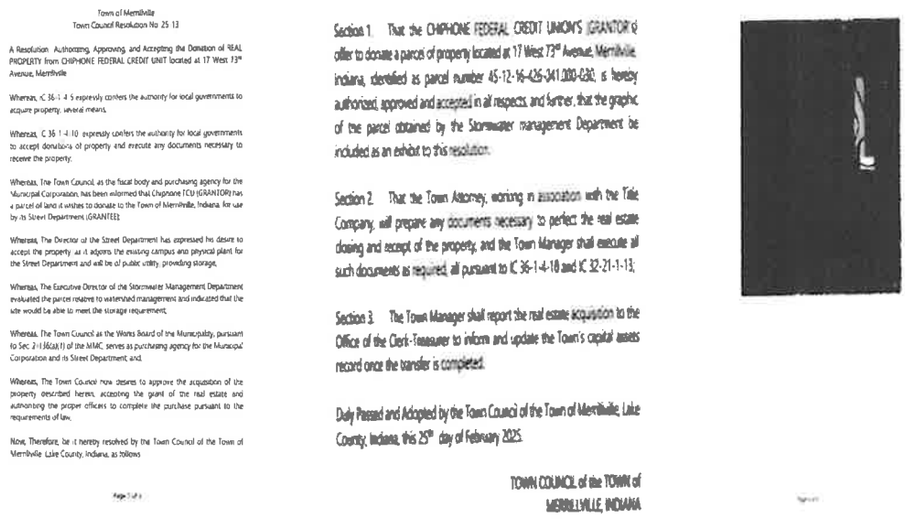
Town Manager Griffin also informed the council that the current contract with Solid Waste Management expires on March 31, 2025, and upon approval, the new fees will take effect on April 1, 2025.

It was moved by Vice-President Neal and second by Councilor Haynes-Edwards to approve Resolution 25-12.

Upon a voice vote, the motion passed. The resolution was approved.

4. **Resolution 25-13 (Discussion & Voice Vote)**

A Resolution Authorizing, and Approving the Donation of REAL PROPERTY from CHIPHONE FEDERAL CREDIT UNIT located at 17 w 73rd Avenue, Merrillville, IN



Town of Merrillville
Town Council Resolution No 25 13

A Resolution Authorizing, Approving, and Accepting the Donation of REAL PROPERTY from CHIPHONE FEDERAL CREDIT UNIT located at 17 West 73rd Avenue, Merrillville

Whereas, IC 36-1-4-5 expressly confers the authority for local governments to acquire property several means,

Whereas, C 36-1-4-10 expressly confers the authority for local governments to accept donations of property and execute any documents necessary to receive the property,

Whereas, The Town Council as the fiscal body and purchasing agency for the Municipal Corporation, has been informed that Chiphone FCU (GRANTOR) has a parcel of land it wishes to donate to the Town of Merrillville, Indiana for use by its Street Department (GRANTEE);

Whereas, The Director of the Street Department has expressed his desire to accept the property as it adjoins the existing campus and physical plant for the Street Department and will be of public utility, providing storage,

Whereas, The Executive Director of the Stormwater Management Department evaluated the parcel relative to watershed management and indicated that the site would be able to meet the storage requirement,

Whereas, The Town Council as the Works Board of the Municipality, pursuant to Sec 2-1.16(a)(1) of the MMC, serves as purchasing agency for the Municipal Corporation and its Street Department; and,

Whereas, The Town Council now desires to approve the acquisition of the property described herein, accepting the grant of the real estate and authorizing the proper officers to complete the purchase pursuant to the requirements of law,

Now, Therefore, be it hereby resolved by the Town Council of the Town of Merrillville Lake County, Indiana, as follows

Section 1. That the CHIPHONE FEDERAL CREDIT UNION'S (GRANTOR'S) offer to donate a parcel of property located at 17 West 73rd Avenue, Merrillville, Indiana, identified as parcel number 45-12-16-426-341.000-030, is hereby authorized, approved and accepted in all respects, and further, that the graphic of the parcel obtained by the Stormwater management Department be included as an exhibit to this resolution.

Section 2. That the Town Attorney, working in association with the Title Company, will prepare any documents necessary to perfect the real estate closing and receipt of the property, and the Town Manager shall execute all such documents as required, all pursuant to IC 36-1-4-18 and IC 32-21-1-13;

Section 3. The Town Manager shall report the real estate acquisition to the Office of the Clerk-Treasurer to inform and update the Town's capital assets record once the transfer is completed.

Duly Passed and Adopted by the Town Council of the Town of Merrillville, Lake County, Indiana, this 25th day of February 2025.

TOWN COUNCIL of the TOWN of MERRILLVILLE, INDIANA

It was moved by Councilor Uzelac and second by Vice-President Neal to approve Resolution 25-13.

Upon a voice vote, the motion passed. The resolution was approved.

C. BZA & LARGE GATHERING ACTIONS: NONE

OLD BUSINESS :
NONE

NEW BUSINESS:
NONE

PUBLIC COMMENTS:

1. Jennifer Laskowski of Crown Point Indiana (Unincorporated Crown Point) voiced her concerns regarding the Pledge of Allegiance, the Merrillville School System regarding her disabled child, and the Town of Council of Merrillville.

   President Bella informed the council and residents that the State of Indiana funds the Merrillville's Public Schools in this Town.

2. Pablo Payan of Merrillville Indiana voiced his concerns regarding TIF Zones, Tax Abatements for Crow Holdings and Panduit Sales Corp, streetlights request, and the organization chart.

3. Amy Shollenberger of Merrillville, Indiana voiced her concerns regarding speedy and school zone signs.

4. Beth Scott of Merrillville, Indiana thanked the Town for the police presence on Broadway with the school buses.

5. Bryor Mesarch of Merrillville Indiana voiced his concerns regarding a meeting with council members, clubs, tax abatements, loss of revenue, and communication.

6. Randy Hall, the owner of Liberty Estates, offered to pay their portion of Impact Fees early and will put this in writing.

7. Bonita Brown of Merrillville Indiana voiced her concerns regarding water main breaks.

   President Bella asked Ms. Brown to stay after the meeting and talk with Director King or Councilor Leona Chandler-Felton.

8. Samuel Payan of Merrillville Indiana voiced his concerns regarding tax abatements for Panduit Sales Cor and communication by email.

9. Chris Holtz of Merrillville Indiana thanked Randy Hall of Liberty Estates and voiced his concerns regarding 6098 Broadway, tax liens, and TIF Zones.

10. Clerk-Treasurer Eric January announced that he would like to do a Treasurer's Bike Race which will involve the council and community.

ANNOUNCEMENTS

The Town Council President announced the following:

- Town Council Meeting Tuesday, March 11th at 6:30 p.m.
- **Canceled** - BHM Family Sneaker Ball February 28th from 6:00 pm until 9:00 p.m. at the Dean and Barbara White Community Center.

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ADJOURNMENT

Having completed all items on the agenda, the Town Council President announced the meeting adjourned at 7:37 p.m.

Rick Bella, Town Council President

Eric O. January, Clerk-Treasurer

Respectfully Submitted By Angela Lewis