The Common Council of the City of Kokomo, Indiana met Monday June 10th, 2019 at 6:00 P.M. in the City Hall Council Chambers.

The meeting was called to order by Vice President Kennedy.

Vice President states, those who wish to stand may stand, or you may remain seated.

Invocation was offered by Pastor William from Grace Baptist Church.

Pledge:

Present: Wyant, Cameron, Young, Haworth, Kennedy, Johnson, Sanders, Miklik

Absent: Hayes

The minutes of the Council Meeting May 20th, 2019 were declared approved as presented.

COMMUNICATIONS: Vice President states, as you notice Councilman Hayes is not here. I will be Chairing the meeting in his place tonight.

Vice President Kennedy states, I want to acknowledge that each of you Council Members have received a list of CF-1 Tax Abatement Compliance Forms; from the Department of Development. This is a list of the Businesses that have received Tax Abatements, and the Council is in receipt, and review of those documents.

Vice President Kennedy states, I need to set a Public Hearing for Ordinance #6933 for June 24th, 2019 at 6:00 P.M. in the Council Chambers.
Cont. Communications:
Councilwoman Sanders states, I just wanted to say that this past weekend was another serve together. Many Churches came together with over a thousand volunteers to do various projects for people; serving food, fun and fellowship. I want to thank the Churches, People, and the City for partnering this wonderful event. It truly reflects the heart of this community.

COUNCIL APPOINTMENT: Vice President Kennedy states, we did have on the Agenda a Council Appointment to the Human Rights Commission. Dara Johnson is already serving a (3) year term on that commission; so as appose to putting someone on for (6) months we are just going to leave her right where she is. When the (6) months is over, her term here on the Council will be over; and we will appoint somebody else. She will continue with her particular seat on that Human Rights Commission.

There were no committee reports given at this regular meeting.

ORDINANCE 6933: Additional Appropriation from the General Fund in the amount of $18,000,000

Additional Appropriation from the Park Fund in the amount of $990,000

First reading

Ordinance 6933 was read by the Clerk by title only. Councilman Kennedy moved for passage on ordinance #6933 on first reading; seconded by Councilman Cameron.
Cont. Ordinance #6933.
Councilman Kennedy states, this is a total of Eighteen Million Nine Hundred & Ninety Thousand Dollars that will be allocated; some from the General Fund, some from the Park Fund. I will read the list. ($6,500,000 is for Infrastructure-Parking-Garage for the new Convention Center, and Hotel. That is from the General Fund to the Board of Public Works; also to the Board of Public Works is $9,480,000 for Infrastructure-Creek Enhancement/Flood Mitigation, $1,900,000 from the General Fund to the Board of Public Works for Street Resurfacing, $120,000 from the General Fund to the Board of Public Works for Cost associated with Building Rehab that total is $18,000,000). From the Park Fund to Recreation-Improvement Other Than Building is $400,000 for Park Improvements and Upgrades, $90,000 from the Park Fund to Recreation-Building for UCT Restrooms, $135,000 from the Park Fund to Pool-Building for Mechanical Room, $365,000 from the Park Fund to Pool-Improvement Other Than Building to Pool Features. That total is $990,000); so with the $18,000,000, and $990,000 that total would be $18,990,000. I move for passage of this ordinance on first reading.
Vote for passage follows:
Aye: All
Nay: None
The vote was 8 to 0 for passage on first reading.

RESOLUTION 2729: COMMON COUNCIL OF KOKOMO, INDIANA ADOPTING INDIANA CODE 5-23 AND TAKING CERTAIN OTHER ACTIONS RELATED THERETO
Resolution 2729 was read by the Clerk by title only. Councilwoman Johnson moved for passage on resolution #2729; seconded by Councilwoman Sanders.
Council Meeting Minutes  
June 10th, 2019 Page-4

Cont. Resolution #2729.  
Councilwoman Johnson states, whereas, the Common Council efficiency adopts Resolution 2729; what is referred to as the Build-Operate-Transfer or BOT statue; and establishes the frame work for the City to enter into Build-Operate-Transfer Agreement. The BOT statute allows local government entities, and avenue to enter into public private partnership contract for infrastructure, and economic development projects. It gives City, and Developers a great deal of flexibility, and design, and implementation, and it enables the City thru its various departments, and commissions to issue request for proposals for the development construction financing operation, and or transfer of projects. This resolution shall be in full force, and effect from, and after its passage.  
Vote for passage follows:  
Aye: All  
Nay: None  
The vote was 8 to 0 for passage.  

Vice President Kennedy states, we do have a new member of this Council. We want to welcome Dara Johnson. You have done very well, for the first time.

RESOLUTION 2730:  

Resolution 2730 was read by the Clerk by title only.
Cont. Resolution #2730. 
Councilman Wyant moved for passage on resolution #2730; seconded by Councilman Cameron.
Councilman Wyant states, the City has had several conversations with developer concerning the Old YMCA. The Developer has proposed as part of the financing for the redevelopment of this project using the mechanism of a site-specific TIF. Currently, the YMCA redevelopment site is in the Downtown TIF1 area. To allow the developer to utilize a site-specific TIF, this resolution removes three of the parcels from the existing TIF1 and creates a new stand-alone area that will be known as TIF8.

Vote for passage follows:
Aye: All
Nay: None
The vote was 8 to 0 for passage.

Vice President Kennedy states, this marks the end of this Council Meeting, and our next Council Meeting will be June 24th, 2019; with an Informational Meeting at 5:30 P.M. in the Louks Room. Public Hearing at 6:00 P.M. in the Council Chambers, and Council Meeting immediately following.

Adjourned at 6:15 P.M.

________________________
ATTEST: Presiding Officer
_____________________
City Clerk
AGENDA
KOKOMO COMMON COUNCIL
CITY OF KOKOMO, INDIANA
PUBLIC INFORMATIONAL MEETING AT 5:30 P.M.
IN THE LOUKS CONFERENCE ROOM LOCATED ON THE
FIRST FLOOR. PUBLIC HEARING AT 6:00 P.M. IN THE
COUNCIL CHAMBERS. JUNE 24TH, 2019
COUNCIL CHAMBERS CITY HALL 100 SOUTH UNION STREET

CALL TO ORDER:

INVOCATION:

PLEDGE:

ROLL CALL:

APPROVAL OF MINUTES: Council Meeting Minutes June 10th, 2019

COMMUNICATIONS:

COMMITTEE REPORTS:

ORDINANCE 6933:
Kennedy
Additional Appropriation from the General Fund in the amount of $18,000,000
Additional Appropriation from the Park Fund in the amount of $990,000
Second reading

ORDINANCE 6934:
Young
Rezoning: OC to M2
Location: 3109 West Sycamore Street
Petitioner: Paul Wyman
First reading
PUBLIC HEARING AGENDA
JUNE 24TH, 2019

CALL TO ORDER:

ROLL CALL:

ORDINANCE 6933: Additional Appropriation from the General Fund in the amount of $18,000,000

Additional Appropriation from the Park Fund in the amount of $990,000
NOTICE TO TAXPAYERS OF PROPOSED ADDITIONAL APPROPRIATIONS

Notice is hereby given to the taxpayers of the City of Kokomo, Howard County, Indiana that the Common Council of the City of Kokomo at their regular meeting place at Kokomo City Hall, 100 South Union, Kokomo Indiana, at 6:00 PM on June 24, 2019 will consider the following additional appropriations for the current budget year.

<table>
<thead>
<tr>
<th>Fund</th>
<th>Category</th>
<th>Code</th>
<th>AMOUNT REQUESTED</th>
<th>AMOUNT APPROPRIATED</th>
</tr>
</thead>
<tbody>
<tr>
<td>GENERAL Fund</td>
<td>Board of Public Works-Infrastructure</td>
<td>101-1900-413-4047</td>
<td>$6,500,000</td>
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<tr>
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Preceding the meeting the City Council of the City of Kokomo will conduct a public hearing about the proposed additional appropriations. That Public hearing will take place at 6:00 PM, June 24, 2019 in the City Council chambers at Kokomo City Hall, 100 South Union, Kokomo Indiana.

Taxpayers appearing at either meeting shall have the right to be heard.

Randall J Morris  
City Controller, City of Kokomo
Ordinance #6933

WHEREAS, it has been determined that it is now necessary to appropriate money in accordance with the General fund and Park fund, therefore:

SECTION I

Be it ordained by the Common Council of the City of Kokomo, County of Howard, Indiana, that for the expenses of the taxing unit the following additional sums of money are hereby appropriated out of the General fund and Park fund for the purposes specified, subject to the laws governing the same:

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| **PARK Fund**          |                                                                  |                  |                     |
| Recreation-Improvement Other Than Building | 204-5002-452-4031                                               | $400,000         | $400,000            |
|                        | Park Improvements and Upgrades                                  |                  |                     |
| Recreation-Building    | 204-5002-452-4021                                                 | $90,000          | $90,000             |
|                        | UCT Restrooms                                                    |                  |                     |
Pool-Building
204-5003-452-4021
Mechanical Room

$135,000  $135,000

Pool-Improvement Other Than Building
204-5003-452-4031
Pool Features

$365,000  $365,000

Total PARK fund

$990,000  $990,000

SECTION II

That the Common Council of the City of Kokomo, Indiana will conduct a public hearing on June 24, 2019 at 6:00P.M. in the Council Chambers City Hall to hear all citizens on said additional appropriation. Following the hearing the aforementioned Council will meet at City Hall Council Chambers on June 24, 2019 at 6:00P.M. to adopt the ordinance. Taxpayers appearing at the hearing shall have a right to be heard thereon.

SECTION III

This Ordinance shall remain in full force and effect from and after its passage, signature by the Mayor, and publication as provided by law.
Ordinance #6933

SECTION IV

PASSED by the Common Council of the City of Kokomo, Indiana, this ___th day of June, 2019

AYE

NAY

ATTEST:

CITY CLERK

PRESENTED by me to the Mayor of the City of Kokomo, Indiana, this ___th day of June, 2019.

CITY CLERK

APPROVED by me as Mayor of the City of Kokomo, Indiana, this ___th day of June, 2019

GREG GOODNIGHT, MAYOR
CITY OF KOKOMO, INDIANA

ATTEST:
NOTICE TO TAXPAYERS OF PROPOSED ADDITIONAL APPROPRIATIONS

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Taxpayers appearing at either meeting shall have the right to be heard.

Randall J Morris
City Controller, City of Kokomo
Respectfully submitted,

The Commission believes that said amendment promotes the health, safety, and General Welfare of the community and would not adversely affect the values of the surrounding properties.

Center Township, Howard County, Indiana at 3109 W. Scamore Street.

Center Township, Section 24, Township 24 North, Range 3 East, containing 45 acres more or less.

The petition of Paul Woman requesting the Kokomo City Plan Commission petition and

above captioned case to the Kokomo Common Council.

June 11, 2019, this petition and report unanimously to forward a favorable recommendation of the

Please be advised the Kokomo City Plan Commission at their public hearing held Tuesday,

June 11, 2019.

Honorable Members of The

3109 W. Scamore Street

OC (office community) to M2 (mutlimunity Residential) RE: Z-19

KOKOMO COMMON COUNCIL

www.howardcounty.org

765-455-2230 FAX 765-455-2235

120 E. Washington St. Kokomo, Indiana 46901

Howard County Governmental Offices - Suite 114

KOKOMO COUNTRY

KOKOMO CITY
This ordinance was passed by the Common Council of the city of Kokomo, Indiana, on March 19, 2019.

Approved by the Mayor of Kokomo, Indiana.

Presented by the Clerk of the Common Council of Kokomo, Indiana.

Robert L. Hayes, Sr., President.

This ordinance shall be in full force and effect from and after the passage, signature by the Mayor, and publication.

Kokomo Common Council

An ordinance amending Ordinance No. 679, as amended, to provide for the issuance of a permit to the property described as a part of the Northwestern Quarter of Section 3, Township 24 North, Range 3 East, containing 4.55 acres more or less, Center Township, Howard County, Indiana, for office commercial use (other than restaurant) to Paul Wymann at 3109 W. Sycamore Street.

Ordinance No. 6934

Common Council of Kokomo

Case 3-2-19
A resident of Howard County
Kokomo City Plan Commission
Phonola Hilt, Mayor

Dear Shettle,

Kokomo City Plan Commission
Greg Shettle, Secretary

DATED THIS__ Day of June, 2019.

The City of Kokomo, Indiana,

By a resolution adopted by the majority of its members at
the Annual Meeting of the Kokomo City Plan Commission, 2019, the
said public hearing, the Kokomo City Plan Commission gave to the

3) By a resolution adopted by the majority of its members at

least ten (10) days notice to the date of such public hearing, that the hearing will
Commence at 7:00 P.M. on the 12th day of June, 2019, after the notice

has been transmitted to the Kokomo City Plan Commission at a

amendment to the Kokomo City Plan Commission No. 6297, as amended, and

(2) That the above and foregoing is a true and exact copy of an
According to law, transmit and say:

Greg Shettle, being first duly sworn upon his oath,

COUNTY OF HOWARD
CITY OF KOKOMO
STATE OF INDIANA

CASE: 3-2-19
Ordinance No. 6294
Certification


1. Remove barriers to the redvelopment of vacant or under-utilized commercial and industrial buildings.

2. Allow for a variety of low- and mid-rise residential land uses to better utilize the site.

The site is located in 3109 W. Seymour Street. The area will be the location for a "Senior Living" facility.

Paul Wyman of the Wyman Group is requesting a change in zone classification of the property.

OC: Office Commercial
W2: General Commercial
W1: Mixed-Use Residential
ST: Senior Housing
A: Agriculture
C: Low Density Residential
M: Medium Density Residential
H: High Density Residential
L: Light Industrial
M: Medium Industrial
H: Heavy Industrial

Legend:

The following properties and zones are as follows:

1. 3109 W. Seymour Street
2. 3109 NW Seymour Street
3. OC Office Commercial to W2 Mixed-Use Residential
Case 3-Z-19
Staff Report
Based on the information received by this office, the request for an amendment for a "Favorable Rating" for the traffic count for West Sycamore is denied as being between 6,795 and 8,770.

The existing traffic for West Sycamore is listed as being between 6,795 and 8,770.

The recommendation to the Kokomo Common Council surrounding zonings. Therefore, the staff recommends the Plan Commission favor a "Favorable Rating" for the traffic count for West Sycamore.

The Kokomo Comprehensive Plan designates West Sycamore Street as a "Major Arterial" which...
June 20th, 2019

TO: Council Members, Council Attorney, Controller,
   News Media

From: Brenda Ott, City Clerk

The following is the scheduling of all Council Meetings for June 24th, 2019.

Informational Meeting: 5:30 P.M.
Public Hearing: 6:00 P.M.
Council Meeting: Immediately following

Thank you,
Brenda Ott
City Clerk