

**Fishers City Council  
Regular Meeting  
March 15, 2021**

**REGULAR CITY COUNCIL MEETING, 7:00 p.m., City Hall Auditorium**

**1. Meeting Called to Order with the Pledge of Allegiance**

- Selina Stoller opened the meeting at 7:05p.m. Present were David George, Pete Peterson, John Weingardt, Cecilia Coble, Brad DeReamer, Todd Zimmerman, Samantha DeLong and Jocelyn Vare. Others present: Mayor Scott Fadness, City Clerk Jennifer Kehl, Deputy Mayor Elliott Hultgren, Chris Greisl, Tony Bagato, Ed Gebhart, Megan Baumgartner, Lisa Bradford, Ross Hillery, Ashley Elrod, Eric Pethtel, Sarah Sanquist, Monica Heltz, Jason Taylor, Tracy Gaynor, Larry Lannan, Carrie Carson, Danielle Corey Tolan, Sherry Rausch, Larry Rausch, Abraham W., George Stavropoulos, Lisa Pethtel, Aimee Gebhart, Chad James, Doug Allman, Steve Hardin, Rich Bassett, Debbie Driscoll, El Ahwardt, and Eric Wojack.

**2. Announcements:**

- None

**3. Proclamations:**

- a. [Disability Awareness Month](#)
  - Cecilia Coble made a few comments about Disability Awareness Month and a video was shown.
- b. [Vietnam War Veterans Day](#)
  - Brad DeReamer introduced George Stavropoulos to read the proclamation.

**4. Presentations:**

- a. Donation from Wyne Tyme Club (Britton Falls) to the Fishers Police Foundation
- Sherry Rausch and Larry Rausch of Wyne Tyme Club presented Ed Gebhart with a \$2000 check for the Fishers Police Foundation.
- b. City Staff Awards (video)
- c. Service Award Recognition
  - i. Tony Holland - 30 years
  - ii. Kyle Marks - 35 years
  - iii. Eric Pethtel - 30 years
- Tony Holland and Kyle Marks were not present.
- Mayor Scott Fadness presented Eric Pethtel with his 30-year service award.
- d. [Hamilton County Emergency Rental Assistance Program.](#)
  - Danielle Corey Tolan spoke on this new program that started today for renters only.
  - There are 8,000 rentals in Delaware and Fall Creek Township. 368 people were given assistance in 2020 which amounted to about \$235,000. \$280,000 in assistance was referred out to other agencies.
  - There have been 100 applications for this program so far and the funding will be retroactive back to April 2020 for renters only. There have 10 million to distribute through this program.

**5. Finance Committee Report:**

- Chairman John Weingardt stated item number 7B and 11 were sent to full council for approval.

**6. Health Department Update:**

- Director Monica Heltz gave the council a summary.
- Since last March, 9,913 positive tests for COVID 19. 55,000 nasal swabs have been given. There have been 126 positive tests in the last 14 days.
- 99 deaths have occurred.
- As of today, 9,317 individuals have been given the vaccine have been given. 23% of the population. The Positivity rate is now at 7.3%.

**7. Consent Agenda:**

- a. Request to approve the previous meeting minutes for [February 19, 2021](#).
  - b. **R031521** - A Resolution of the Common Council Authorizing the City Controller to Transfer Certain Funds: [Council Action Form](#) | [Exhibit A](#) | [Resolution](#) ***Signed Adoption***
- Pete Peterson made a motion to approve the consent agenda. John Weingardt seconded the motion. There was no remonstrance and all members voted yea. The motion passed.

**REGULAR AGENDA**

***Economic Development***

- 8. R031521A** - A Request to Approve Economic Development and Land Acquisition Agreement by and among (Thompson Thrift), the City of Fishers, City of Fishers Redevelopment Commission, the Fishers Town Hall Building Corporation (Fishers Villas): [Council Action Form](#) | [Exhibit A](#) | [Resolution](#) ***Signed Adoption***
  - Megan Baumgartner made her presentation to the city council members.
  - Pete Peterson made a motion to resolution **R031521A**. John Weingardt seconded the motion. Selina Stoller, Pete Peterson, John Weingardt, Cecilia Coble, Brad DeReamer, Todd Zimmerman, Samantha DeLong and Jocelyn Vare voted Yea. David George Abstained. The vote was 8 - Yays and 1- Abstention. The motioned passed.
- 9. R031521B** - A Request to Approve Confirmatory Resolution Designating Certain Property as an Economic Revitalization Area and Authorizing Abatement (8766 E. 96<sup>th</sup> Street): **Public Hearing:** [Council Action Form](#) | [Exhibit A](#) | [Resolution](#) ***Signed Adoption***
  - Megan Baumgartner made her presentation to the city council members.
  - David George made a motion to approve **R031521B**. Pete Peterson seconded the motion. Selina Stoller, David George, Pete Peterson, John Weingardt, Cecilia Coble, Brad DeReamer, Samantha DeLong and Jocelyn Vare voted Yea. Todd Zimmerman Abstained. The vote was 8 - Yays and 1- Abstention. The motioned passed.
- 10. R031521C** - Request to Approve First Amendment to Economic Development Agreement with Rubbermaid, Inc.: [Council Action Form](#) | [Exhibit A](#) | [Resolution](#) ***Signed Adoption***
  - Megan Baumgartner made her presentation to the city council members.
  - Pete Peterson made a motion to resolution **R031521C**. David George seconded the motion. There was no remonstrance and all members voted yea. The motion passed.

### ***Budget/Financial***

**11. R031521D** - A Request to Approve a Resolution Re-Establishing the Cumulative Capital Development Fund for 2022 pursuant to Indiana Code section 36-9-15.5 – **Public Hearing: [Council Action Form](#) | [Exhibit A](#) | [Exhibit B](#) | [Resolution](#) *Signed Adoption***

- Lisa Bradford made her presentation to the council members.
- This tax maxes out at .05% for \$100.
- Selina Stoller opened the meeting for a Public Hearing. No one came forward. The Public Hearing was closed.
- Pete Peterson made a motion to approve resolution **R031521D**. John Weingardt seconded the motion. There was no remonstrance, and all members vote yay. The motion passed.

### ***Planning & Zoning***

**12. 011921B** - Consideration of a text amendment to the Parkside PUD to amend the parking requirements and minimum unit square footage as part of an approved senior apartment project. Petitioner also requests an amendment to the landscaping requirements that apply to the entire parent tract. Subject site is located on the east side of Parkside Drive, between 126th and 131st streets. Subject property is addressed 12915 Parkside Drive. - **Final Reading: [Council Action Form](#) | [Exhibit A](#) | [Exhibit B](#) | [Staff Report](#) | [Vectren Letter](#) | [Ordinance](#) *Signed Adoption***

- Tony Bagato made his presentation to the city council members.
- Pete Peterson made a motion to ordinance **011921B**. Samantha DeLong seconded the motion. There was no remonstrance and all members voted yay. The motion passed.

**13. 021521F** - Consideration of a Text Amendment to the amend the West Concept Plan in the Marina PUD. The amendment will allow for a future restaurant, and other site improvements, including the relocation of the existing entrance to align with the City's Geist Waterfront Park on Olio Road - **Final Reading: [Council Action Form](#) | [Staff Report](#) | [Ordinance](#) *Signed Adoption***

- Tony Bagato made his presentation to the city council members.
- John Weingardt made a motion to ordinance **021521F**. Cecilia Coble seconded the motion. There was no remonstrance and all members voted yay. The motion passed.

**14. 031521** - Request to approve a Right of Way / Utility Easement Vacation for the Maple Del Development. Properties are located south of the intersection of Holland Drive and E 116th Street and consist of 9.34 acres - **1<sup>st</sup>, 2<sup>nd</sup>, and 3<sup>rd</sup> Reading, Public Hearing: [Council Action Form](#) | [Exhibit A](#) | [Ordinance](#) *Signed Adoption***

- Ross Hillary made his presentation to the city council members.
- Selina Stoller opened the meeting for a Public Hearing. No one came forward. The Public Hearing was closed.
- Pete Peterson made a motion to suspend the rules and have the **1<sup>st</sup>, 2<sup>nd</sup>, and 3<sup>rd</sup> Reading** of ordinance **031521**. Todd Zimmerman seconded the motion. There was no remonstrance and all members voted yay. The motion passed.

- Pete Peterson made a motion to approve ordinance **031521**. John Weingardt seconded the motion. There was no remonstrance, and all members vote yay. The motion passed.
- 15. 021521B** - Request to approve a voluntary annexation of one (1) Lot known as the Legacy Bible Church property, located at 13490 Howe Rd on the east side of Howe Rd, north of 131st St, consisting of approximately 16.42 acres. - *1st Reading, Public Hearing:* [Council Action Form I Draft Ordinance](#)
- Ross Hillary made his presentation to the city council members.
  - Selina Stoller opened the meeting for a Public Hearing. No one came forward. The Public Hearing was closed.
  - Pete Peterson made a motion to have the **1st Reading** on ordinance **021521B**.
- 16. 021521** - Request to approve a voluntary annexation of one (1) lot known as the Summerfield Annexation. The property is located south of 136th Street with the common address of 11137 E 136th Street and consists of 5.10 acres - *1st Reading, Public Hearing:* [Council Action Form I Draft Ordinance](#)
- Ross Hillary made his presentation to the city council members.
  - Selina Stoller opened the meeting for a Public Hearing. No one came forward. The Public Hearing was closed.
  - Pete Peterson made a motion to have the **1st Reading** on ordinance **021521**.
- 17. 021521A** - Request to approve a voluntary annexation of one (1) lot known as the Wetherill Estates Annexation. The property is located east of Cumberland Road with the common address of 10275 Cumberland Road and consists of 6.41 acres - *1st Reading, Public Hearing:* [Council Action Form I Draft Ordinance](#)
- Ross Hillary made his presentation to the city council members.
  - Selina Stoller opened the meeting for a Public Hearing. No one came forward. The Public Hearing was closed.
  - Pete Peterson made a motion to have the **1st Reading** on ordinance **021521A**.
- 18. 021521C** - Request to approve a voluntary annexation of one (1) lot known as the Sunderman Estates Annexation. The property is located north of 106th Street with the common address of 11110 E 106th Street and consists of 5.07 acres - *1st Reading, Public Hearing:* [Council Action Form I Draft Ordinance](#)
- Ross Hillary made his presentation to the city council members.
  - Selina Stoller opened the meeting for a Public Hearing. No one came forward. The Public Hearing was closed.
  - Pete Peterson made a motion to have the **1st Reading** on ordinance **021521C**.
- 19. 021521D** - Consideration of a Rezone from EN, I-69 Overlay Zone to PUD-M for a mixed-use PUD on 36 acres east side of USA Parkway, known as County Parcel No. 15-15-06-00-00-002.000. The project includes 250 residential units, with 210 duplexes and eight (8) five-plex townhomes (40 units). The PUD includes a commercial project that will be developed in the future - *1st Reading:* [Council Action Form I Staff Report I Ordinance](#)
- Tony Bagto made his presentation to the city council members.
  - Pete Peterson made a motion to have the **1st Reading** on ordinance **021521D**.

**20. 031521A** - Consideration of a Rezone from R2 to ER, Estate Residential for a property located at 11137 E. 136<sup>th</sup> Street. The property is currently developed with one (1) single-family home and the rezone will decrease the overall allowable density - **1<sup>st</sup> Reading: [Council Action Form I Staff Report I Ordinance](#)**

- Tony Bagato made his presentation to the city council members.
- John Weingardt made a motion to have the **1<sup>st</sup> Reading** on ordinance **031521A**.

#### **REGULAR ITEMS**

**21. Any other Unfinished / New Business**

- None

**22. Community Comment**

- See Attached Document
- Abraham W. who resides in Britton Falls spoke. He feels his area is underserved by the fire department and feels the need a fire station in his area now. Mayor Fadness stated they just completed the feasibility study and are working currently on who will build the building. The design will be like Station #93

**23. Meeting Adjournment**

- Pete Peterson made a motion to adjourn the meeting.
- The meeting was adjourned at 8:50 p.m.

Respectfully Submitted,



Jennifer L. Kehl  
Fishers City Clerk

Form Name: Public Meeting Comment Form  
Submission Time: March 15, 2021 6:00 pm  
Browser: Chrome 88.0.4324.150 / OS X  
IP Address: 98.227.170.81  
Unique ID: 778825496  
Location: 39.960998535156, -85.983703613281

**Name** Nick Perin

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**Address** 11475 Clay Ct.  
Unit 103  
Fishers, IN 46037

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**Email** nickgperin@gmail.com

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**Subdivision or business name** Highpoint Ridge

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**Please select the meeting to which you would like to submit a public comment** City Council Meeting - 3/15/21

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**Is this comment regarding 5G cell tower deployment?** No

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**Project Name/Number** Economic Development - R031521A

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**City Council Meeting – 3/15/21**

Hello,

I have a concern regarding the ratio between the city population to available shops and entertainment in the area. The Kroger grocery store on Cumberland and 116th street is already extremely crowded. The same is true for The District. A hotel and more apartments are currently being built between Kroger and The District adding even more to the population.

Just from my personal observations, I believe that Cumberland and 116th will become over populated if Villas at Fishers District were to be developed as the plan currently stands. I'd appreciate it if this was taken into consideration during the approval process.

Thank you for your time,  
- Nick

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SIGN IN 3/15/2021

COUNCIL MEETING

PLEASE PRINT

Larry LANNAN  
Carrie CASON  
Danielle Casey Tolan  
Sherry Keesch  
Chris Keesch  
~~William Williams~~  
GEORGE STANROPOULOS  
ERIC PETHTEL  
LISA II  
Aimee Gebhart  
Sarah Sandqvist  
ROSS HILLENARY  
TONY BAGATO  
Ed Gebhart  
Tracy Gaynor  
Chad James  
DOUG ALLMAN  
Jason Taylor  
Rich Bassett  
Steve Harden

Debbie Driskell  
Lisa Bradford  
EL AHLWADT