

Town of Silver Lake
Public Hearing- 2022 Budget
October 13, 2021
Silver Lake Town Meeting Hall
7:00pm

I. PLEDGE OF ALLEGIANCE

II. ROLL CALL:

A) ELECTED OFFICIALS

a) Hugh Murfin, Nichole Taylor, Jean Weller, Tonya Conley

B) DEPARTMENT HEADS

a) Jason McGlennen, Joey McNeal (absent) Chris Craft sat in his stead, John Conley

C) TOWN ATTORNEY

a) Austin Rovenstine

III. PUBLIC HEARING OPENED:

Hugh opened the public hearing at 7:00pm

IV. 2020 BUDGET:

Tyler Coffel with **Baker Tilly** spoke in detail regarding cash flows and the 2022 budget. He told those in attendance that the town funds were doing well, and most funds were 80% or above in cash reserves.

V. CITIZEN QUESTIONS/COMMENTS:

Hugh opened the floor for citizen comments or questions. None were made.

VI. PUBLIC HEARING CLOSED:

The hearing was closed at 7:10pm.

MEDARD HUGH MURFIN, COUNCIL PRESIDENT

TONYA CONLEY, CLERK-TREASURER

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I. REGULAR MEETING OPENED: The regular meeting was opened by Hugh at 7:10pm.

II. GUEST SPEAKERS:

1. **Shannon McLeod**, the grant writer for the town was unable to make the meeting in person; she was called in and placed on speaker phone to give information concerning the OCRA grant and the timeline of the project. The project should be completed by October 10, 2022, or before. **Brett, SKRM Architect** gave the council a narrative of the 1930's Silver Lake School history as part of the grant requirements. He asked the Council to review the document and give feedback on changes if needed. Shannon and Brett both submitted agreements for their services for the demolition process. The council approved both agreements by Nichole making first motion, Jean seconded, Hugh all in favor, motion carried. Tonya will discuss with the Attorney and the liability insurance regarding the requests made for anyone seeking to remove memorabilia from the school prior to demolition.
2. **Rezoning-Dan Richard** with the County Area Plan Commission submitted three commercial rezoning requests to the council for approval or an opinion. They are as follows:
 - a) **Larry Hilty** requests commercial rezoning of a property located behind 108 N Harrison St., Silver Lake. This property is being purchased from the Lion's Club. Tonya said that due to two members of the Lion's Club being on the council that she didn't want them to say anything in case it was a conflict. Town Attorney, Austin Rovenstine, stated that due to them not receiving financial gain personally from the property he didn't feel it would be illegal. He told both council members it would be up to them if they wanted to vote. Nichole made first motion to approve the rezoning of the property and sign Ordinance 10-01-21, Jean seconded, Hugh all in favor, motion carried. This property will be used as a wedding and special occasions venue once all improvements have been completed.
 - b) **Jeff Clifton** requests commercial rezoning of property located on South Jefferson St. in between Gospel Hill Church Property and Shankster Bro. property. The council approved the rezoning and signed Ordinance 10-02-21 with Nichole making first motion, Jean seconded, Hugh all in favor, motion carried. This property will be used as a

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machinery and tool rental shop once improvements have been completed. The outside equipment will be enclosed in a gated fenced area as to not be an eyesore to the community.

- c) **North District Wesleyan Church** is requesting commercial rezoning of a property located on or near 3098 W. Dixie Dr. This property lies outside of the corporate limits of the town. The county delayed the decision for another month until input could be received from the town council. The county commissioners will have the final say on the rezoning.

Much discussion took place with the rezoning of this property. Tonya stated that throughout the week she received letters, phone calls and visits from citizens and a business owner remonstrating against the rezoning. Tonya asked Dan if he had worked with the company wanting to purchase the property with any other rezoning requests and what they had placed on the properties once approved. Dan stated that he had worked with them prior, and they were all Dollar General Stores that were placed on the properties. Hugh commented that he had also had conversations against the rezoning; blocking views and the town already having a Family Dollar in town were their concerns. Dan told the council that supply, and demand doesn't sway a decision on rezoning. Steve Sands told the council that he owns property across the road, and he was approached about selling his property and he didn't feel it would enhance the community. Jean Weller stated that the surrounding residents do not need the bright lights and traffic in their residential area. Nichole Taylor commented that Dixie Dr. isn't that wide of a street for heavy traffic to be on. Tonya said that she thought they would have to go in and out on SR 15 and Dan stated the preference would be coming/going off Dixie Dr. because for a use like that it would be very expensive for the company to get what is needed to use the state road. All council members agreed that that would be a detriment to the town for them to use Dixie Dr. due to costs to maintain and repair the street due to heavy truck traffic. Nichole said that Dixie Dr. had just been fixed from damage caused during the SR 15 road closure for culvert repair and semis trying to use it as a detour. Further discussion took place about the rezoning and annexing the property into town limits. Town resident, Carolyn Montel stated that she had

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researched properties that were already zoned commercial both in and outside town limits that could be used, she then handed a list to the council. She told the council she is very much against the rezoning, and it needed to stay residential. The council did not vote giving approval or disapproval of the rezoning; however, the majority were in favor of keeping the property residential determined by their statements and one council member remained neutral. The next county hearing over the property will take place November 3rd at 1:00pm the Silver Lake council stated they would try to attend.

III. APPROVAL OF MEETING MINUTES:

Nichole made the first motion to accept the September 8, 2021, regular monthly meeting minutes and September 15, 2021, special budget/retirement meeting minutes as written, Jean seconded the motion, Hugh all in favor motion carried.

IV. OLD BUSINESS:

1. **Facade grant application** for Whetstone Woodenware's awning request was accepted with Nichole making first motion, Jean seconded, Hugh all in favor, motion carried. Prior to the vote Tonya explained that due to miscommunication this was not on the original applications. Whetstone will be required to match fifty percent (50%) of the cost.
2. **Ordinance 10-02-21 Salary Amendment** for a pay increase for Christopher Craft was approved with Jean making first motion, Nichole seconded, Hugh all in favor, motion carried.
3. **Retirement** for employees and the Clerk-Treasurer's office was brought to the table for a decision. After much discussion a 7% match was approved to those enrolled and contributing at least 7% of their wage to the Deferred Compensation Plan. Nichole made first motion, Jean seconded, Hugh all in favor, motion carried.

V. NEW BUSINESS:

1. **Resolution 21-10-01 Appropriation Transfers and Resolution 21-10-02 Appropriation Reduction** was explained by Tonya. Council passed both resolutions with Nichole making first motion, Jean seconded, Hugh all in favor, motion carried.

VI. CITIZEN COMMENTS/CONCERNS:

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1. **Brad Spratt** made a request to vacate a portion of the town lot on Sycamore St. to build a two-car garage. Due to the section of the property not being an alley, easement, or unimproved street the land will have to be purchased for fair market value. Steps will need to be taken according to State Law on the purchasing of this property. The matter was tabled until the November meeting for a decision so the council could investigate the matter.
2. **Suzie Light** came to discuss the County's HELP program through OCRA and ask the council to support the efforts. This would also require the council to make a pledge of 30% of ARPA money received. The town will keep and control the funds but will use the funds as a match toward an OCRA grant. The council tabled this until the Budget Adoption meeting at which time they will let Tonya know to sign the letter of support.
3. **Brett Burch** informed the council regarding the Silver Lake Association funds and the Foundations DNR grant that was awarded.

VII. DEPARTMENT HEAD REPORTS:

a) Jason McGlennen, Marshal Dept.:

- ✓ Gave the Council call history
- ✓ Eric Lindsey a new reserve officer has joined the department and is still in training.
- ✓ Department received a new camera system from the Prosecutor's office for interviewing.
- ✓ Jason spoke to the council regarding grant opportunities for a mural and he has one artist interested.

b) Joey McNeal absent (Chris Craft), Street/Utilities Dept.:

- ✓ Next couple of weeks hydrant flushing will take place.
- ✓ Leaf pick-up will start late October or early November.

d) John Conley, Fire Dept.:

- ✓ 6 runs since last meeting
- ✓ The department is looking into other radio options and did not receive the state grant they submitted for, but the Federal and local grants are still on the table.
- ✓ Fire trucks will be stationed throughout town for trick or treat and will be handing out candy.

VIII. CLAIM DOCKET:

\$111943.40 in claims is to be paid. Nichole gave first motion to accept, Jean seconded the motion, Hugh all in favor, motion carried. Tonya received one invoice after the docket was done from Cottage Watchman for camera repair/replace services. All council agreed for her to pay the claim.

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IX. LETTERS:

Leak letters were received from two town residents. The adjustments they qualify for are as follows:

- b) Haney- water adjustment \$75.59 and sewer adjustment \$41.64
- c) Rasmussen-water adjustment \$393.24 and sewer adjustment \$0.00 for September billing and water adjustment \$99.25 and sewer adjustment \$0.00 for October billing.

Tonya explained both requests prior to voting. Jean gave first motion to adjust Haney as calculated and the October billing for Rasmussen as calculated, Nichole seconded the motion, Hugh all in favor, motion carried.

X. MISCELLANEOUS:

- a) **Budget Adoption Meeting** will take place at the Silver Lake Town Hall on October 27, 2021, at 5:00pm.
- b) **Public/Council Meeting** will be on November 10, 2021, at the Silver Lake Town Hall starting at 7:00pm.
- c) **Fall clean-up** is scheduled for Saturday, October 23, 2021, and Hugh explained the regulations.
- d) **Trick or Treat** is scheduled for Sunday, October 31, 2021, from 6:00pm-7:30pm.

XI. ADJOURNMENT:

Meeting ended at 9:00pm with Nichole making first motion to adjourn, Jean seconded, Hugh all in favor, motion carried.

MEDARD MURFIN, COUNCIL PRESIDENT

TONYA CONLEY, CLERK-TREASURER