

**MINUTES OF THE REGULAR MEETING  
COMMON COUNCIL OF THE CITY OF HOBART  
LAKE COUNTY, INDIANA  
January 20, 2021**

**Call to Order:** Mayor Snedecor called the meeting to order at 6:00 p.m. followed by the Pledge of Allegiance and a moment of silence. The meeting was held with the building open to the public and a call-in number for remote public participation.

**Roll Call:** The following members were present: Mr. Kopil, Mr. Huddlestun, Mr. Maggio (remote), Mr. Vinzant (remote), Mr. Wells, Mr. Claussen and Mr. Waldrop (remote). Also present: Mr. Snedecor, City Attorney McCarthy (remote), and Clerk-Treasurer Longer.

**Reading of the Minutes:** Motion by Mr. Claussen, seconded by Mr. Kopil, to approve the minutes of the Regular Meeting of January 6, 2021 as presented. All aye, motion carried. (7-0)

**Presentations:** Mr. Snedecor announced the previous presentations of the 2020 awards as follows:

Rachel Rodriquez Memorial Award: posthumously to Alan Sapper for his involvement with the Boy Scout program over many years. Mr. Sapper's parents accepted the award and noted Alan's sons were still involved in Scouting and attend Trinity Lutheran School.

Virginia Curtis Memorial Award: to Cathy Jackson for her volunteer efforts with the Hobart Food Pantry.

Tony Wirtz Memorial Award: to Jim Burns for his support through the years for all the non-profit and service groups in the City.

Mr. Snedecor also recognized and presented a plaque of appreciation to Mike Hannigan for his years of service to the City. Mr. Hannigan had previously served as a City Councilman for three terms and has held positions on a variety of Boards and Commissions with the City through the years. He is currently an Inspector with the City Building Department and will continue in that role.

**Correspondence:**

2020 Economic Development Commission (EDC) Annual Report: The Economic Development Department noted this report was approved by the EDC on January 11, 2021 and it is being filed with the Council as required by law. Motion by Mr. Claussen, seconded by Mr. Huddlestun, to acknowledge the receipt of the Annual Report as presented. All aye, motion carried. (7-0) *The report is attached to these minutes.*

Cancellation of Warrants – Old Outstanding Checks: Clerk-Treasurer Longer explained that all outstanding checks unpaid for a period of two years as of December 31<sup>st</sup> are declared cancelled and a list of the checks is required by law to be filed with the Council. Motion by Mr. Claussen, seconded by Mr. Kopil, to acknowledge the receipt of the list of Cancellation of Warrants – Old Outstanding Checks as presented. All aye, motion carried. (7-0) *The list is attached to these minutes.*

**Committee Reports:** There were no committee reports.

**Approval of Agenda:** Mr. Snedecor requested the Use Variance for 940 Georgiana St. be moved to the beginning of the agenda. Motion by Mr. Claussen, seconded by Mr. Wells, to approve the agenda as amended. All aye, motion carried. (7-0)

**New Business:**

**Request for a Use Variance:** for a proposed Federal Type I license as a dealer in firearms/gunsmithing at 940 Georgiana Street, zoned M-1, 0.3355 acres: Dennis Fossey, Precision Cartridge, Inc.; Mr. Fossey was present as was his attorney, Mr. Oates. Mr. Snedecor stated this Use Variance was unanimously approved by the BZA for a favorable recommendation with the conditions that no gunsmithing or gun sales be allowed and only to store testing platforms at the site. Attorney Oates stated this was always the intention of the owner. Motion by Mr. Huddleston, seconded by Mr. Maggio, to approve the Use Variance as requested including all findings of fact and with the conditions of no gunsmithing or gun sales be allowed and only to store testing platforms at the site. All aye, motion carried. (7-0)

**Unfinished Business:**

**Tabled: Request for Use Variance:** to permit a proposed climate-controlled storage facility and outdoor storage for RV's & boats at 7305 Grand Blvd. located 1,300' north from the Northeast corner of Grand Blvd. & 73<sup>rd</sup> Ave. Sec. 154.133, zoned B-1, 2 acres: Alka Properties/Mitre Kutanovski; As there was no additional action by the Plan Commission, the Council took no action and this item remains on the table.

**Tabled: Ordinance 2020-29 (First Reading):** An Ordinance Amending the Municipal Code of the City of Hobart Concerning Golf Carts; Attorney McCarthy stated she would like more time to look at the definitions provided and recommended leaving this item on the table. The Council took no action and this item remains on the table.

**Tabled: Ordinance 2020-35 (Second Reading):** An Ordinance Amending the Municipal Code of the City of Hobart concerning Rental Housing Properties. Motion by Mr. Claussen, seconded by Mr. Wells to remove this item from the table. All aye, motion carried. (7-0)

Attorney McCarthy had provided the Council "Draft 5" for discussion at their Ordinance Committee meeting on January 13<sup>th</sup>. Motion by Mr. Vinzant, seconded by Mr. Wells, to Amend Ordinance 2020-35 by substituting the City Attorney's Draft 5 dated January 7, 2021. All aye motion carried. (7-0)

The second reading of the Ordinance (as amended) was held. Motion by Mr. Vinzant, seconded by Mr. Wells to adopt Ordinance 2020-35 as amended. Discussion followed regarding the registration fee and Attorney McCarthy explained that the law limits the amount of the fee to \$5.00 per unit except in the case of a rental community which may only be charged \$5.00 rental registration for the entire community. She further explained that if an owner owns multiple rental properties within the City, they would be charged \$5.00 per parcel and the annual registration of rental properties must be done no later than July 15<sup>th</sup> each year to avoid late fees and/or non-compliance violations. Mr. Snedecor called for a vote on the motion. Roll Call Vote taken. All aye, motion carried. (7-0)

**New Business:**

**Request for a Use Variance:** to continue to operate as a vehicle collision repair facility in a B-3 zone at 4550 E. 81<sup>st</sup> Ave., 9 acres +/-: Kevin Mehok, Crashco Collision Centers, Inc.; Mr. Mehok was present telephonically. Mr. Snedecor reported the BZA provided a favorable recommendation with no conditions by a unanimous vote. Motion by Mr. Claussen, seconded by Mr. Waldrop, to approve the Use Variance as presented including all discussion and findings of fact. All aye, motion carried. (7-0)

**Ordinance 2021-01: An Ordinance Adopting a Sewer Use Ordinance Establishing Rules for the Use of the City's Sanitary Sewer System and for the PreTreatment Program for Users that Discharge Non-Domestic Wastes to its Sanitary Sewer System and Excess Strength Surcharges:** The Ordinance was read. Motion by Mr. Huddlestun, seconded by Mr. Kopil, to approve Ordinance 2021-01 on first reading. Roll Call vote taken. All aye, motion carried. (7-0)

**Announcements:** Robin Gomez, 440 N. County Line Road, questioned the status of repairing the culvert on County Line Rd. Mr. Snedecor stated the Lake County Commissioners have agreed to participate in the cost of this repair but there is no definitive time set for the repair to take place.

Judy Sikora, County Line Rd., requested the EDC Report and the list of Cancelled Warrants be attached to the minutes of this meeting when published. The Clerk-Treasurer stated she will attach both to the minutes.

Mr. Snedecor asked if there was anyone on the phone or in person who wished to address the Council and there was no response.

**Adjournment:** Motion by Mr. Claussen to adjourn the meeting. All aye, motion carried. (7-0) The meeting adjourned at 6:37 p.m.

  
SECRETARY

  
PRESIDING OFFICER

**ANNUAL REPORT OF ECONOMIC DEVELOPMENT COMMISSION**

(as per I.C. 36-7-12-36)

**I. Commission Information**

- A. Name of Commission: Hobart Economic Development Commission  
 Commission Address: 414 Main Street  
 City: Hobart County: Lake  
 Zip: 46342
- B. Commission Contact: Beth Jacobson Title: Director of Development  
 Address of Contact: 414 Main Street  
 City: Hobart County: Lake  
 State: IN Zip: 46342  
 Phone #: (219) 942-5517 Fax #: (219) 947-2314  
 E-mail: [bjacobson@cityofhobart.org](mailto:bjacobson@cityofhobart.org)

**II. Commission Background**

Provide a brief narrative history of the commission, including date of establishment:

Date of establishment – April 20, 1977

The EDC has been involved in the City's residential tax abatement program in addition to those commercial tax abatements that require their favorable recommendation. ~~EDC has also been involved in the issuance of Industrial Development Bonds for local manufacturers.~~

**III. Financing**

List source(s) of financing for the commission (i.e. banks, bonds, government agencies, taxes, etc.) Quantify the value for each method:

<u>Source</u>	<u>Value</u>
Local property taxes support EDC for monthly allowance paid per meeting attended & supplies needed	\$0.00 (2020 Budget)

**IV. Expenditures**

There were no expenditures in 2020.

**V. Activities**

Describe significant economic development projects that the commission worked on during the last calendar year. For projects concluded during the past year, include (a) the number of new jobs committed and (b) the amount of capital investment committed.

There were no favorable recommendations requested for either residential or commercial abatement applicants in 2020.

I hereby certify that I have read the foregoing profile and that the information contained therein is true to the best of my knowledge and belief.

**COMMISSION AUTHORIZATION**

Date: 1-12-2021

Signed: Gisa M. Winstead

Name: Gisa M. Winstead

Title: 2020 EDC President  
(President or other authorized representative of the commission)

## MEMORANDUM

January 12, 2021

**TO: HOBART COMMON COUNCIL MEMBERS  
MAYOR SNEDECOR  
CITY ATTORNEY McCARTHY**

**FROM: Deb Longer, C-T** *Deb*

**RE: CANCELLATION OF WARRANTS - OLD OUTSTANDING CHECKS**

Attached is a list of the outstanding checks that were issued more than two (2) years ago from City of Hobart funds. The State Board of Accounts Uniform Compliance Guidelines directs as follows:

Pursuant to IC 5-11-10.5, all checks outstanding and unpaid for a period of two years as of December 31 of each year shall be declared cancelled.

Not later than March 1 of each year, the Treasurer shall prepare or cause to be prepared a list in duplicate of all checks outstanding for two or more years as of December 31 last preceding. The original copy shall be filed with the City Council and the duplicate copy maintained by the Clerk-Treasurer of the City. The Clerk-Treasurer shall enter the amounts so listed as a receipt to the fund or funds upon which they were originally drawn and remove the checks from the list of outstanding checks. If the fund from which the check was originally drawn is not in existence or cannot be ascertained, the amount of the outstanding check shall be receipted into the General Fund of the political subdivision.

The amounts from each fund will be receipted back into the fund from which they were originally drawn as these checks are now cancelled.

## 2020 LIST OF OLD UNCLEARED CHECKS TO PUT BACK INTO SYSTEM

CORPORATE

<u>DATE</u>	<u>CK #</u>	<u>PAYEE</u>	<u>AMOUNT</u>
3/14/2018	59409	Denarie Kane	\$ 84.76
3/16/2018	59451	ADT LLC	\$ 713.02
4/19/2018	59805	Hobart Wrestling Club	\$ 100.00
8/21/2018	61406	Gerald Breese	\$ 15.05
10/2/2018	61946	DJ Harrell	\$ 50.00
10/2/2018	61947	Nick Lafty	\$ 25.00
10/8/2018	62076	Tomas Garcia Jr	\$ 15.00
10/8/2018	62085	Kenny Williams	\$ 75.00
11/5/2018	62322	Phillip Bennett	\$ 6.00
11/8/2018	62472	Ryan Maloney	\$ 49.90
11/14/2018	62530	Robert Shears, ETAL	\$ 15.68
<b>TOTAL</b>			<b>\$ 1,149.41</b>

PAYROLL

N/A

<u>DATE</u>	<u>CK #</u>	<u>PAYEE</u>	<u>AMOUNT</u>
<b>TOTAL</b>			<b>\$ -</b>

WASTEWATER

<u>DATE</u>	<u>CK#</u>	<u>PAYEE</u>	<u>AMOUNT</u>
1/8/2018	17754	Leona M Becker Trust	\$ 47.00
1/8/2018	17772	Joseph R Myers	\$ 5.22
3/14/2018	17952	Julie R Kelly	\$ 8.10
3/14/2018	17975	Maureen & Chris Melnik	\$ 5.22
4/30/2018	18098	Brittney Cardinali	\$ 61.66
7/3/2018	18301	Clear River REO 1 LLC	\$ 80.17
7/3/2018	18320	Frank D Goble	\$ 5.09
7/3/2018	18342	Matt S Ames	\$ 3.82
9/12/2018	18550	Mark Sabarniak	\$ 3.82
11/14/2018	18742	William T or Rhonda Mullen	\$ 3.31
11/14/2018	18743	Russell Jr Wettengel	\$ 168.66
11/14/2018	18752	Stewart Title	\$ 5.87
11/14/2018	18759	Dustin Coleman	\$ 108.30
11/14/2018	18764	Daniel MacDonald	\$ 10.26
11/14/2018	18765	Creekview Venture, Inc	\$ 32.61
<b>TOTAL</b>			<b>\$ 549.11</b>

EMPLOYEE HEALTH

<u>DATE</u>	<u>CK#</u>	<u>PAYEE</u>	<u>AMOUNT</u>
8/9/2018	32895	Porter Emergency M	\$ 720.49
10/18/2018	33137	██████████	\$ 20.00
11/1/2018	33201	██████████	\$ 20.00
11/29/2018	33373	██████████	\$ 65.00
12/13/2018	33485	██████████	\$ 42.29
<b>TOTAL</b>			<b>\$ 867.78</b>