

REGULAR MEETING OF THE MISHAWAKA COMMON COUNCIL
September 04, 2018

Be it remembered that the Common Council of the City of Mishawaka, Indiana met in the Council Chambers of the Mishawaka City Hall on Monday September 04, 2018, at 7:00 p.m. The meeting was called to order by President Mammolenti all were asked to stand for the Pledge of Allegiance.

 Roll Call.

Present: Mrs. Voelker, Mr. Compton, Mr. Tanner, Mr. Deal, Mr. Emmons, Mr. Bellovich, Mr. Canarecci, Mr. Mammolenti.

Absent: Mr. Banicki.

Minutes of the Regular Meeting of August 20, 2018 were approved as received from the Clerk's Office.

Clerk Block read the following the following Appeals and Petition to the council, who referred them to the Board of Zoning Appeals and City Plan Commission for their recommendations.

Appeal No. 2018-26 Use Variance to allow a Temporary Office
Trailer not to exceed 24 months 902&916 E. McKinley

Appeal No. 2018-28 Use Variance to allow Warehouse/Storage in C-1
District & Development Variances for Bldg/Parking
Setbacks, Landscaping/Screening and off-site Parking

Petition No. 2018-22 Annex rear 181.5' of 55946 Clover Rd & rear 90.75
Of 1828 E. McKinley Ave. Rezone rear 181.5' of
55946 Clover Rd & 1828 E. McKinley Ave to I-1
Light Industrial

Clerk Block read the following resolution by title and was opened for public hearing.

RESOLUTION NO. 2018-17

**A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF MISHAWAKA,
INDIANA, INTRODUCING AN ORDINANCE FOR ANNEXATION, ADOPTING A
WRITTEN FISCAL PLAN, AND A DEFINITE POLICY FOR ANNEXATION FOR THE
PROPERTY LOCATED AT:**

14710 State Road 23, Granger, IN 46530

(Fiscal Plan for Annexation part NW Capital & Toll Road PUD)

Ken Prince, City Planner said Beacon Health System was requesting annexation of a 1.35 acre parcel, immediately north of the proposed Beacon Granger Campus. He believed Beacon acquired the property because it was connected to State Road 23. Mr. Prince said at this time it was questionable if they were allowed access through the parcel, right now there was a farm cut

on the property. He explained allowance through the parcel would have to be negotiated through INDOT. Mr. Price went on to say Beacon had no immediate plans for the PUD but as requested they would like to have the same conditions as the previous PUD. He said as Beacon would expand their plans; this parcel would be included as a part of the larger parcel with the same restriction. Mr. Prince explained this would need the contiguity requirement, it was 18 percent contiguous to the city and all departments reviewed the request and it had a negligible impact on any city budget.

Mr. Compton expressed his concern regarding naming the proposed facility Beacon Granger Hospital. Mr. Prince said the Mayor also expressed the same concern. He continued to say it was a marketing decision, they felt it would sell the most health care by naming it Granger Hospital. Mr. Prince said Beacon reminded the city there were other facilities located in the city and they plan on more. He also noted Beacon did not request any assistance from the city in terms of installing or requesting a taxabatement. Mr. Compton expressed he was not sure of his support if the name remains.

Question was called for at 7:07 P.M. for RESOLUTION 2018-17  **Vote:** Motion carried by unanimous roll call vote (**summary:** Yes = 8). **Yes:** Mrs. Voelker, Mr. Compton, Mr. Tanner, Mr. Deal, Mr. Emmons, Mr. Bellovich, Mr. Canarecci, Mr. Mammolenti.

Clerk Block read the following ordinance by title and was opened for public hearing.

PROPOSED ORDINANCE NO. 2018-18

AN ORDINANCE ANNEXING CONTIGUOUS TERRITORY TO THE CITY OF MISHAWAKA, INDIANA, AND PROVIDING ZONING CLASSIFICATION THEREFORE

(Toll Road PUD Beacon Health System, Inc)

(Assigned to Land Use Planning Committee)

(NO VOTE)

Ken Prince, City Planner reiterated his remarks from the resolution. He continued to say as the campus grows the requirements would be the same as previous PUD.

Public hearing was closed at 7:10 P.M. for **PROPOSED ORDINANCE NO. 2018-18**

NEW BUSINESS

Mr. Deal announced the 3rd District neighborhood meeting would be September 19, 2018 at Twin Branch School at 7 P.M. He said there would be a guest speaker from Hospice.

Mr. Emmons announced there would not be a 1st District neighborhood meeting in September, the next meeting would resume on October 18th at the 911 Call Center at 7 P.M. Mr. Emmons also acknowledged the 90th Anniversary of the West End Bakery.

Mrs. Voelker spoke about her opportunity she had volunteering for Habitat for Humanity Jimmy and Rosalynn Carter Work Project in Mishawaka. She expressed it was a great opportunity to

work as a city in a different way. Mrs. Voelker continued to say she appreciated the hard work and dedication.

Clerk Block expressed it was an experience of a life time for everyone. She said the Mayor mentioned there were 125 city employees who took their personal vacation days to volunteer for the week of the Carter project. Clerk Block mentioned her Deputy Clerk Raven Boston would be receiving one of the homes, and how appreciative and grateful Raven was for everyone coming out. Clerk Block thanked everyone for their participation.

Mr. Canarecci said one thing that really stood out about the families were most of them would be new residence to Mishawaka. He expressed his excitement to see the habitat families grow together and for the city being able to bring those families to be a part of the community. Mr. Canarecci said there was a lot to be proud of in Mishawaka.

Mr. Mammolenti said throughout the week of the Carter project he continued to hear the word "Habitittus," he said whatever it stood for he definitely had it and he enjoyed being a part of the experience. Mr. Mammolenti thanked everyone involved, especially the Mayor and Administration for giving them the opportunity. He said seeing the homeowners with their children on picture day made everything worth it.

ADJOURNMENT 7:17 P.M.

Deborah S. Block /s/
Deborah S. Block, IAMC, MMC, City Clerk

Matt Mammolenti /s/
Matt Mammolenti, President