

AGENDA

Monday, January 27, 2020

**Meetings of Standing Committees
Council Conference Room
6:45 P.M.**

**REGULAR MEETING OF THE MISHAWAKA COMMON COUNCIL
COUNCIL CHAMBERS/CITY HALL
7:00 P.M.**

- 1. Call to Order**
- 2. Pledge of Allegiance**
- 3. Roll Call**
- 4. Approval of the Minutes of the Previous Regular Meeting**

January 06, 2020

- 5. Petitions, Communications, Remonstrance and Memorials**

A Letter from the City Plan Commission regarding recommendations from their January 14, 2020 meeting.

Presentment of Outstanding and Unpaid Checks for a Period of 2 Years to be Voided.

- 6. Report of Special Committee**

- 7. Ordinances on First Reading**

P.O. NO. 2020-01 Annex and Zone C-1 54655 Fir Rd for future expansion and additional parking for its adjacent office development The Plaza at Day & Fir Rd.

P.O. NO. 2020-02 Rezone from R-1 to R-2 Multi-family 115 E. 9th St.

P.O. NO. 2020-03 Amending the Salary Ordinance 5680AA (Controller Requesting Second Reading)

- 8. Resolutions**

- 9. Ordinances on Second Reading**

- 10. Privilege of the Floor – Non-Agenda Items**

- 11. Unfinished Business**

- 12. New Business**

Change State of the City to 3-23-2020 7:00PM at Battell Center

- 13. Adjournment**

At this time I know of no other business to come before the Council.
Deborah S. Block, IAMC, MMC, City Clerk

The City of Mishawaka acknowledges its responsibility to comply with the Americans with Disabilities Act of 1990. In order to assist individuals with disabilities who require special services (i.e. sign interpretative services, alternative audio/visual devices, and amanuenses) for participation in or access to City sponsored public programs, services and/or meetings, the City requests that individuals make requests for these services forty-eight (48) hours ahead of the scheduled program, service and/or meeting. To make arrangements, contact Geoffrey Spiess, ADA Coordinator, at (574) 258-1615.

REGULAR MEETING OF THE MISHAWAKA COMMON COUNCIL

JANUARY 06, 2020

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, January 6, 2020 at 7:00PM. The meeting was called to order by City Clerk Deborah S. Block all were asked to stand for the Pledge of Allegiance and remain standing for a Moment of Silence for the passing of former Mayor Robert Beutter.

Clerk Block introduced newly elected council members Anthony Hazen, 3rd District and Maggie DeMaegd, Councilman At Large.

Dale “Woody” Emmons 1st District
Mike Bellovich 2nd District
Anthony “Tony” Hazen 3rd District
Kate Voelker 4th District
Michael Compton 5th District
Ron Banicki 6th District
Gregg A. Hixenbaugh At Large
Matt Mammolenti At Large
Maggie DeMaegd At Large

Chief Deputy Clerk Mary Ellen Hazen’s roll call showed all members present.

Others present; Mike Trippel Council Attorney, clerk staff Michael Hixenbaugh.

Clerk Block opened the floor for nominations for President of the Council for 2020. Mr. Compton nominated Mr. Hixenbaugh with a second by Mr. Banicki the motion carried. Chief Deputy Clerk Hazen polled the council on the motion to elect Mr. Hixenbaugh President. Motion carried by a unanimous vote 9 to 0.

Mr. Hixenbaugh opened the floor for Vice President of the Council for 2020. Mr. Banicki nominated Mr. Mammolenti with a second by Mr. Emmons the motion carried. Clerk Block polled the council on the motion to elect Mr. Mammolenti to Vice President motion carried by a unanimous roll call 9 to 0.

Minutes for the Regular meeting of December 16, 2019 were approved as received from the Clerk’s Office,

Clerk Block read the following petitions by title;

Petition No. 2019-18 Annex and Zone C-1 54655 Fir Rd for future expansion and additional parking for its adjacent office development The Plaza at Day Rd & Fir Rd.

Petition NO. 2019-19 PUD Amendment Gateway Plaza NW corner of Bremen Highway and US20 Bypass S-2 PUD Various Uses.

Petition No. 2019-20 Rezone from R-1 to R-2 Multi-family 115 E. 9th St.

Clerk Block read the following proposed ordinance and opened it for public hearing.

PROPOSED ORDINANCE NO. 2019-39

AN ORDINANCE AMENDING CHAPTER 137 OF THE MUNICIPAL CODE OF THE CITY OF MISHAWAKA, INDIANA, AS FROM TIME TO TIME AMENDED, COMMONLY KNOWN AS “THE ZONING ORDINANCE OF 1966” OF THE CITY OF MISHAWAKA, INDIANA.

Mr. Banicki reported the Committee on Land Use Planning recommended this proposed ordinance should be adopted. This is signed by the entire committee upon a second by Mr. Mammolenti motion carried.

John Piraccini, 633 Windy Cove Ct. stated this has been a long process with the City and the developers. He said the extension of Meijer Drive caused this piece of property to have no further use and it should be vacated.

Question was called for at 7:10PM for **PROPOSED ORDINANCE NO 2019-39**, with the vote being 9 to 0 thus it becomes **ORDINANCE NO 5681**.

UNFINISHED BUSINESS

Reconsideration of ORDINANCE NO 5680 for technical amendment.

Clerk Block stated this is for a technical amendment it was received from our Controller to amend it December 5th it was not put on the agenda to amended. It was passed and signed correctly. It is only needed to make a motion to add as amended to the Ordinance No 5680 AA.

Mrs. Voelker made a motion to amend **ORDINANCE NO 5680 FOR TECHNICAL CHANGES** with a second by Mr. Mammolenti motion carried.

Mr. Banicki made a motion to approve **ORDINANCE NO 5680 As Amended**. Seconded by Mr. Mammolenti.

Question was called for at 7:13PM for **ORDINANCE NO 5680AA** with the vote being 9 to 0.

Clerk Block read the following Council Committees;

A motion was made by Kate Voelker to accept the committee appointments seconded by Ron Banicki motion carried by a voice vote.

BUDGET & FINANCE COMMITTEE

Woody Emmons, Chairman

Ron Banicki

Kate Voelker

LAND USE PLANNING

Ron Banicki, Chairman

Woody Emmons

Mike Bellovich

PUBLIC HEALTH & SAFETY/LONG RANGE PLANNING COMMITTEE

Mike Compton, Chairman

Matt Mammolenti

Tony Hazen

PUBLIC IMPROVEMENTS COMMITTEE

Matt Mammolenti, Chairman

Woody Emmons

Kate Voelker

PERSONNEL COMMITTEE

Mike Compton, Chairman

Ron Banicki

Mike Bellovich

SUB-STANDARD HOUSING COMMITTEE

Matt Mammolenti, Chairman

Mike Compton

Maggie DeMaegd

A motion was made by was made by Matt Mammolenti to nominate Mike Trippel as Council Attorney seconded by Ron Banicki motion carried by a voice vote.

COUNCIL ATTORNEY - Mike Trippel

PLAN COMMISSION - Woody Emmons 12/31/2020

TRAFFIC COMMISSION - Ron Banicki expires 12/31/2023

MBA – Gregg Hixenbaugh, No expiration

SOLID WASTE – Woody Emmons

MACOG – Mike Bellovich

INSURANCE COMMITTEE – Mike Compton and Mike Bellovich

REDEVELOPMENT COMMISSION – Kris Ermeti and Janet Whitfield-Hyduk 12/31/2020

BOARD OF ZONING APPEALS – Joel Dendiu 12/31/2023

ANIMAL CONTROL COMMISSION – Mariah Covey 12/31/2022

HISTORIC PRESERVATION – Kate Voelker 12/31/2020

MISHAWAKA SCHOOL LIAISON – Woody Emmons

A motion was made by Matt Mammolenti to accept Various Boards and Commissions seconded by Ron Banicki motion carried by a voice vote.

Clerk Block said there was the matter of acceptance of the Conflict of Interest forms filed by; Dale “Woody” Emmons, Anthony “Tony” Hazen, Gregg Hixenbaugh, Matt Mammolenti

Mr. Banicki made a motion to accept the Conflict of Interest forms seconded by Matt Mammolenti motion carried.

Clerk Block stated that these forms would be sent to the St. Joseph County Clerk of the Circuit Court and Indiana State Board of Accounts as required by Indiana State Statutes.

Mr. Emmons announced the 1st District Neighborhood meeting would be January 16, 2020 at 7:00pm at St. Bavo’s School. The speaker will be announced at a later date.

Mr. Mammolenti welcomed the new council members and stated the Twin Branch Neighborhood meeting would be January 15, 2020 at 7:00pm at Twin Branch School and it will be hosted by Mr. Hazen and Mr. Mammolenti. The speaker will be the K9 Unit.

Mr. Hixenbaugh acknowledged the passing of former Mayor Robert Beutter and the tragic loss of 2 children on New Years Eve. He said our thoughts and prayers go out to the families.

Mr. Hixenbaugh welcomed and congratulated the new council members and wished them well.

ADJOURNMENT 7:21PM

Deborah S. Block /s/

Deborah S. Block, IAMC, MMC, City Clerk

Gregg A. Hixenbaugh /s/

Gregg A. Hixenbaugh, President



City of Mishawaka

DAVID A. WOOD, MAYOR

DEPARTMENT OF CITY PLANNING

January 15, 2020

RECEIVED
DEBORAH S. BLOCK, MMC

JAN 15 2020

Honorable Members of the Common Council
City of Mishawaka, Indiana

CITY CLERK
MISHAWAKA, IN

RE: Plan Commission Recommendation
January 14, 2020, Public Hearing
Certification of Proposed Ordinances

Honorable Members:

A regular meeting of the Mishawaka Plan Commission was held on the above referenced date at which time the following proposed ordinances were considered:

PETITION #19-18 A petition submitted by Judy L Davis requesting to annex and zone property located at **54655 Fir Road** to C-1 General Commercial District.

The Commission, with a vote of 6-0, recommended approval.

PETITION #19-20 A petition submitted by Nicholas John Sutherland requesting to rezone property located at 115 E Ninth Street, Mishawaka, Indiana, to R-2 Two-Family District.

The Commission, with a vote of 6-0, recommended approval.

Pursuant to I.C. 36-7-4-605 the Mishawaka Plan Commission hereby certifies to the Mishawaka Common Council the attached proposed ordinances regarding the above matters.

Respectfully,

Kari Myers, Administrative Planner
Secretary, Mishawaka Plan Commission

cc: Steve Murphy
John Pangani

STAFF REPORT

Location: 54655 Fir Road – West side of Fir Road approximately 470'
North of E. Day Road

Date: January 14, 2020

Petition: 19- 18

Prepared By: DJS

GENERAL INFORMATION

Applicant: Judy L. Davis / The Plaza Phase III, LLC

Status: Property Owner / Contingent Purchaser

Request: To annex and establish zoning to the C-1 General Commercial District for the expansion of an adjacent multi-tenant office development

Existing Zoning: Unincorporated St. Joseph County (R Single Family District)

Proposed Zoning: C-1 General Commercial District

Lot Size: 1.263 acres

Applicable Regulations: Section 137-300 to 137-303 / C-1 General Commercial &
Section 137-41 / Amendments to Zoning Map &
Indiana Code 36-4-3-2.1 and 36-4-3-3.1

SPECIAL INFORMATION

Area Development Pattern: North: Unincorporated St. Joseph County – R Single Family (Residential/
Vacant Land and Existing House owned by the Applicant)
South: C-1 General Commercial District (Multi-Tenant Office / The Plaza
at Day and Fir)
East: Unincorporated St. Joseph County – R Single Family (Residential/
Single Family Homes & Church / East Gate Center)
West: Unincorporated St. Joseph County – R Single Family (Vacant/
Owned by the Applicant)

Thoroughfare: Fir Road

School District: Penn-Harris-Madison

Township: Penn

Public Utilities: All utilities are available and/or will be extended to/throughout the site at
the developer's/owner's expense.

Comprehensive Plan: The Mishawaka 2000 Comprehensive Plan identifies a preferred or planned
use for this property as Low Density Residential (Single Family Homes).
However, the proposed use for an expansion of the adjacent office
development, parking areas, and access drives is consistent with present
land uses along the E. Day Road and Fir Road corridors.

ANALYSIS

Proposal:

The applicants are proposing to annex and establish zoning for part of a vacant parcel of land (Tax Parcel 014-1059-1200.02), more specifically being Lot 1 of Stephenson DeMeyer's Minor Subdivision, located west of Fir Road and north of E. Day Road.

The 1.263 acre area, which has 50' of frontage on Fir Road, is immediately adjacent to and north of The Plaza at Day and Fir, a multi-tenant office development. The current property owner and applicant, Judy L. Davis, resides in the existing house to the north at 54655 Fir Road.

The purpose of the proposed annexation and required zoning to the C-1 General Commercial District is allow for the future expansion of the Plaza at Day and Fir. Normally when an annexation and zoning petition is filed, a preliminary site plan is required to conceptually show how the property will be developed. In this case, a preliminary site plan was not provided since there are no immediate development plans. As stated in the petition and per prior discussions with the contingent purchaser, the property is intended to be used for a future expansion of the adjacent office development, additional parking, and/or access drives.

If the proposed annexation and rezoning request is approved, a detailed final site plan must be submitted to address all the applicable zoning (height, area, and development regulations), utility (sanitary sewer, water, storm water drainage, electric, gas, etc.), landscaping/screening, grading, erosion control, and any other required improvements.

Annexation:

In 2007 and 2008, three adjacent parcels to the south and southwest were annexed into the City and zoned to the C-1 General Commercial District (Petitions 07-37, 08-11, and 08-12). The parcels were subsequently developed between 2008 and 2016 and include five separate buildings, two large parking areas, and two access drives to E. Day Road (SP 08-C, AD 09-B & C, and SP 13-C). Collectively, these buildings are as known as The Plaza at Day and Fir.

Per the State of Indiana's annexation laws, a parcel is required to share one-eighth, or 12.5%, of its boundary with the existing City boundary in order to be annexed. Based on the prior annexations to the south, 420.18 feet, or 26.9%, of the total 1560.36 feet of the perimeter of the property will be contiguous with the existing city limits. This exceeds the required 12.5% contiguity.

Location/Context:

The site is located to the west of Fir Road approximately 470' north of Day Road, and is bordered to the north by vacant land and a single-family residence located within unincorporated St. Joseph County; to the west by vacant land located within unincorporated St. Joseph County; to the south by a multi-tenant development occupied by various medical, financial, and other professional offices; and to the east by single family residences and a church located within unincorporated St. Joseph County. The Fir Road and E. Day Road corridors include a variety of single and multi-family residential, institutional (schools and churches), commercial, and industrial (storage facilities) land uses.

Zoning Change:

Staff believes that the proposed zoning of this property to the C-1 General Commercial District is appropriate given that the property will be added to the adjacent multi-tenant office development for a future expansion. Although a preliminary site plan was not provided, Staff anticipates the eastern part of the property along Fir Road will be limited in use due to its narrow width. This area will likely only permit an additional access drive as a 50' width would not be sufficient for a new building. The area immediately north of the existing office development could provide adequate room for a new building, additions to the existing buildings, and/or additional parking.

Transportation/Roads:

According to the latest available traffic counts, there were 8,830 annual average daily trips (AADT) (May 2019) along Fir Road north of E. Day Road. The counts at this location have been relatively constant over the last 30 years with a low of just under 6,000 AADT and highs over 8,000 AADT. Counts along E. Day

Road near Filbert Road over the same period have increased from approximately 8,000 AADT to over 13,500 AADT. With the existing and anticipated increase in commercial and residential development in the northern Mishawaka and Granger areas, it is anticipated that traffic volumes will remain consistent and/or increase in future years.

The 2045 Transportation Plan, prepared by the Michiana Area Council of Governments with input from City staff and the County Engineering Department, shows planned added travel lanes along E. Day Road from Fir Road to State Road 331 (Capital Avenue). The projected completion year for this project is 2040. The plan does not include added travel lanes along Fir Road. It should be noted that the plan may be amended in future years dependent on infrastructure priorities, projected travel demand, and available funding.

All pertinent City Departments have reviewed and approved the request for annexation and zoning with the Electric Department commenting the property is not within the City's service area.

RECOMMENDATION

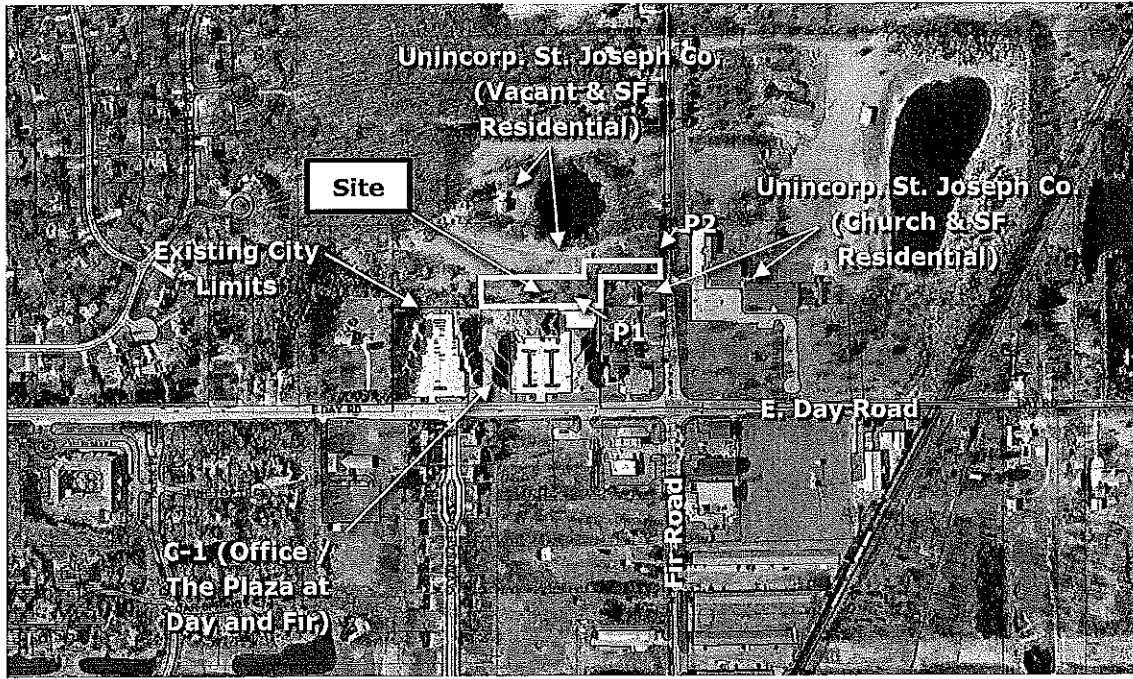
Staff recommends approval of Petition 19-18 to annex and establish zoning to the C-1 General Commercial District for a part of Lot 1 of Stephenson DeMeyer's Minor Subdivision located west of Fir Road and north of E. Day Road. The property is proposed to be utilized for the future expansion of the adjacent multi-tenant office development to the south known as The Plaza at Day and Fir.

This recommendation is based on the following Findings of Fact:

1. Existing Conditions – The subject property is located along a moderately travelled section of Fir Road and north of a more highly travelled section of E. Day Road. Traffic volumes in the immediate vicinity are anticipated to remain consistent or increase due to the significant commercial and residential growth that has occurred in the northeast part of the City and Granger. The site, which is currently vacant, is adjacent to vacant land and a single family residence to the north, vacant land to west, a multi-tenant office development to the south, and single-family residences and a church to the east.
2. Character of Buildings in the Area – The character of buildings and land uses located along the Fir Road and E. Day Road corridors vary greatly and include single and multi-family residential, institutional, commercial, and industrial land uses.
3. The most desirable/highest and best use – Because of the property's location adjacent existing commercial development along the E. Day Road corridor, the most desirable use for the property is commercial. Although there are adjacent residential properties to the north and east, the adjacent commercial use to the south and the increasing traffic along E. Day Road makes commercial use the highest and best use of the property.
4. Conservation of property values – The proposed zoning will not be injurious to the property values in the surrounding area. The proposed expansion of the existing adjacent multi-tenant office development is compatible with adjacent single-family residential and commercial uses.
5. Comprehensive Plan – The Mishawaka 2000 Comprehensive Plan, created in 1990, guided residential development within this area. More recent development patterns within the area, along with the increasing commercial development within the northern portion of Mishawaka, has altered developmental patterns from what once was a desirable location for residential development to more intensive commercial growth.

ATTACHMENTS

Aerial Map, Photographs of the Annexation Area, Rezoning & Annexation Petition, and Location Maps



Aerial Photograph
Part of Lot 1 of Stephenson DeMeyer's Minor Subdivision
54655 Fir Road



P1. Looking northwest into the annexation area (north of the fence) from the existing parking area to the south.



P2. Looking southwest toward the annexation area from the northern East Gate Church entrance on Fir Road.

STAFF REPORT

Location: 115 E. Ninth Street

Date: Jan. 14, 2020

Petition: 19 20

Prepared By: KM

GENERAL INFORMATION

Applicant: Nicholas Sutherland
Status: Property Owner
Request: Rezone from R-1 Single Family Residential to R-2 Two Family Residential
Zoning Classification: R-2 Single Family Residential
Lot Size: 44' X 116'
Applicable Regulations: Sec. 137-164 Residential R-1 District; Sec. 137-40 Plan Commission; & Sec. 137-41 Amendment to Zoning Ordinance and Zoning Map

SPECIAL INFORMATION

Area Development Pattern: North: I-1 Light Industrial District
South: R-1 Single Family Residential
East: R-1 Single Family Residential
West: R-1 Single Family Residential
Thoroughfare: Ninth Street east of Main
School District: School City of Mishawaka
Public Utilities: Available
Comprehensive Plan: Low Density Residential

ANALYSIS

The Petitioner is requesting to rezone 115 E. Ninth Street from R-1 Single Family Residential to R-2 Two-Family Residential. Homes located in the area are zoned R-1 Single Family Residential and the old Mishawaka Farmers Dairy property (zoned I-1) across the street to the north.

In 1981 the City undertook a comprehensive rezoning of R-2 properties in various neighborhoods in the City to prohibit further transition of single-family homes into multi-family usage. At the time of rezoning (September 3, 1981, Ordinance 2470), the home was zoned R-2 and being used as a duplex. The use was grandfathered as a non-conforming use and was permitted to continue as a legal use of the property. Fast forward to today and the Petitioner is seeking to rezone to R-2 in order to sell the property.

The home was built in 1905 as a single-family resident and at some point was converted into a duplex, but we have no documentation as to when. One apartment is accessed through the front door and the second apartment is accessed via the back door.

Pertinent City Departments have reviewed and approved the request.

RECOMMENDATION

The Planning Department recommends **approval** of Petition 19-20 to rezone 115 E. Ninth Street from R-1 Single Family Residential District to R-2 Two-Family Residential District. This recommendation is based upon the following findings of fact:

1. The neighborhood surrounding the property to the south, west, and east is residential and its historic use as a two-family dwelling would be not be incompatible to the area;
2. Use and value of the area adjacent to the property included in the rezoning will not be affected in a substantially adverse manner because given the context of its location, its relationship to surrounding properties, staff feels that the most desirable use for this property is its historical two-family use;
3. Because the parcel is located in an area of residential uses, the rezoning to R-2 Two-Family Residential is a desirable use for this property;
4. Rezoning this property to its historic R-2 Two-Family Residential classification will not have an unfavorable and destabilizing impact on the neighborhood; and,
5. The City's Comprehensive Plan calls for low intensity residential use, and its historic use as a two-family home is compatible and consistent with the historic residential uses in the area.

ATTACHMENTS

PETITION, AERIAL, LOCATION MAP



115 E. Ninth Street



CITY OF MISHAWAKA

DAVID A. WOOD, MAYOR

DEPARTMENT OF FINANCE
Rebecca S. Miller, Controller
Kurt Vardaman, Deputy Controller

Date: January 23, 2020
To: Honorable Members of the Common Council
From: Rebecca Miller
Re: **Presentment of voided two year old checks**

Pursuant to IC 5-11-10.5, all checks outstanding and unpaid for a period two years as of December 31st of each year are voided and receipted back into their original fund.

Please contact me with any questions.

c: David A. Wood

Payment Register

From Payment Date: 1/1/2017 - To Payment Date: 12/31/2017

Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
LCGN - LCB GENERAL									
39314	09/12/2017	Open			Accounts Payable	SOCIETY FOR HR MANAGEMENT	\$20.00		
	Paying Fund				Cash Account				
	101 - General				101.101 (Cash- Lake City-1011597322)		\$20.00		
						TOTAL (GENERAL)	\$20.00		MISG
41202	11/28/2017	Open			Accounts Payable	HOSKINS, GAVIN	\$15.00		
	Paying Fund				Cash Account				
	204 - Park and Recreation				204.101 (Cash- Lake City-1011597322)		\$15.00		
						TOTAL (PARK)	\$15.00		MISP
36876	06/06/2017	Open			Accounts Payable	Mohamed Farhiy and/or Mohammed	\$500.00		
	Paying Fund				Cash Account				
	610 - Electric O&M				610.101 (Cash- Lake City-1011597322)		\$500.00		
40862	10/24/2017	Open			Accounts Payable	GRANGER HOTEL LLC	\$153.00		
	Paying Fund				Cash Account				
	601 - Water O&M				601.101 (Cash- Lake City-1011597322)		\$153.00		
						ELECTRIC OTHER REVENUE	\$653.00		ELOR
33282	01/17/2017	Open			Accounts Payable	ALEXANDRA R RININGER	\$5.21		
	Paying Fund				Cash Account				
	610 - Electric O&M				610.101 (Cash- Lake City-1011597322)		\$5.21		
33300	01/17/2017	Open			Accounts Payable	DANIEL J BODLE	\$0.49		
	Paying Fund				Cash Account				

Payment Register

610 - Electric O&M	610.101 (Cash- Lake City-1011597322)	\$0.49
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user: Melanie Wroblewski

Payment Register

From Payment Date: 1/1/2017 - To Payment Date: 12/31/2017

34369	02/28/2017	Open	Paying Fund	Cash Account	Accounts Payable	LENSA G GIRSHA	\$97.20
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)	Accounts Payable	MELISSA J DAILEY	\$1.89
34381	02/28/2017	Open	Paying Fund	Cash Account	Accounts Payable	TIMOTHY DILL	\$1.27
34419	02/28/2017	Open	Paying Fund	Cash Account	Accounts Payable	TIMOTHY J LIES JR	\$55.88
34420	02/28/2017	Open	Paying Fund	Cash Account	Accounts Payable	TIMOTHY R BRETT	\$2.44
34422	02/28/2017	Open	Paying Fund	Cash Account	Accounts Payable	EYUP SAHIN	\$65.48
34921	03/28/2017	Open	Paying Fund	Cash Account	Accounts Payable	JEFFREY A COOPER	\$81.47
34936	03/28/2017	Open	Paying Fund	Cash Account	Accounts Payable	JOSEPH M COLVIN	\$0.10
34947	03/28/2017	Open	Paying Fund	Cash Account	Accounts Payable	JOSEPH ROBERT JUHASZ	\$22.08
34948	03/28/2017	Open	Paying Fund	Cash Account	Accounts Payable	KATHLEEN E MEADOWS	\$16.42
34953	03/28/2017	Open	Paying Fund	Cash Account	Accounts Payable	MOLLY K SHARKEY	\$60.12
34987	03/28/2017	Open	Paying Fund	Cash Account	Accounts Payable	MORGAN E LEWALLEN	\$65.60
34990	03/28/2017	Open	Paying Fund	Cash Account	Accounts Payable	NIKIA S RICHMOND	\$2.34
34994	03/28/2017	Open	Paying Fund	Cash Account	Accounts Payable		

Payment Register

From Payment Date: 1/1/2017 - To Payment Date: 12/31/2017

Paying Fund	Cash Account	Amount
35016	610 - Electric O&M 03/28/2017 Open Paying Fund	\$2.34
	610.101 (Cash- Lake City-1011597322) Accounts Payable RUSSELL N LONIELLO	\$8.38
35021	610 - Electric O&M 03/28/2017 Open Paying Fund	\$8.38
	610.101 (Cash- Lake City-1011597322) Accounts Payable SAMANTHA P KAUTZ	\$86.42
35043	610 - Electric O&M 03/28/2017 Open Paying Fund	\$86.42
	610.101 (Cash- Lake City-1011597322) Accounts Payable VILLAGE GREEN VGM	\$8.50
35044	610 - Electric O&M 03/28/2017 Open Paying Fund	\$8.50
	610.101 (Cash- Lake City-1011597322) Accounts Payable WESLEY JEFFERSON JR	\$2.77
35283	610 - Electric O&M 04/11/2017 Open Paying Fund	\$2.77
	610.101 (Cash- Lake City-1011597322) Accounts Payable AUSTIN SIMMONS	\$47.00
35285	610 - Electric O&M 04/11/2017 Open Paying Fund	\$47.00
	610.101 (Cash- Lake City-1011597322) Accounts Payable CHELSEA L PATURALSKI	\$83.45
35304	610 - Electric O&M 04/11/2017 Open Paying Fund	\$83.45
	610.101 (Cash- Lake City-1011597322) Accounts Payable M JEWELL PEETERS	\$93.48
35578	610 - Electric O&M 04/25/2017 Open Paying Fund	\$93.48
	610.101 (Cash- Lake City-1011597322) Accounts Payable EVAN T HESSELINK	\$13.11
35600	610 - Electric O&M 04/25/2017 Open Paying Fund	\$13.11
	610.101 (Cash- Lake City-1011597322) Accounts Payable JULIAN V JONES	\$65.17
35631	610 - Electric O&M 04/25/2017 Open Paying Fund	\$65.17
	610.101 (Cash- Lake City-1011597322) Accounts Payable MICHAEL ALLER	\$33.15
35656	610 - Electric O&M 04/25/2017 Open Paying Fund	\$33.15
	610.101 (Cash- Lake City-1011597322) Accounts Payable STEPHEN E BOTTOM	\$33.48
35663	610 - Electric O&M 04/25/2017 Open Paying Fund	\$33.48
	610.101 (Cash- Lake City-1011597322) Accounts Payable THOMAS J LANDRUM	\$316.86

Payment Register

35956	610 - Electric O&M	05/09/2017	Open	610.101 (Cash- Lake City-1011597322)	ASLAM ALI	\$316.86
	Paying Fund			Cash Account		Amount
36028	610 - Electric O&M	05/09/2017	Open	610.101 (Cash- Lake City-1011597322)	SWETA R JAJODIA	\$0.28
	Paying Fund			Accounts Payable		Amount
36281	610 - Electric O&M	05/23/2017	Open	610.101 (Cash- Lake City-1011597322)	AERIAL R BLANTON	\$35.37
	Paying Fund			Accounts Payable		Amount
36308	610 - Electric O&M	05/23/2017	Open	610.101 (Cash- Lake City-1011597322)	FAMILY CHRISTIAN STORES LLC	\$59.63
	Paying Fund			Accounts Payable		Amount
36326	610 - Electric O&M	05/23/2017	Open	610.101 (Cash- Lake City-1011597322)	KAREN VANDERSTEEN	\$121.76
	Paying Fund			Accounts Payable		Amount
36344	610 - Electric O&M	05/23/2017	Open	610.101 (Cash- Lake City-1011597322)	OLUWABUKOLA H IDOWU	\$8.30
	Paying Fund			Accounts Payable		Amount
36621	610 - Electric O&M	06/06/2017	Open	610.101 (Cash- Lake City-1011597322)	ABOUTALEB AMIRI	\$11.70
	Paying Fund			Accounts Payable		Amount
36628	610 - Electric O&M	06/06/2017	Open	610.101 (Cash- Lake City-1011597322)	ANKITA JAIN	\$6.05
	Paying Fund			Accounts Payable		Amount
36638	610 - Electric O&M	06/06/2017	Open	610.101 (Cash- Lake City-1011597322)	BRIAR A JOHNSTON	\$100.00
	Paying Fund			Accounts Payable		Amount
36654	610 - Electric O&M	06/06/2017	Open	610.101 (Cash- Lake City-1011597322)	DESRENA A BROWN	\$81.90
	Paying Fund			Accounts Payable		Amount
36696	610 - Electric O&M	06/06/2017	Open	610.101 (Cash- Lake City-1011597322)	KRISTIN PARKS	\$82.65
	Paying Fund			Accounts Payable		Amount
36722	610 - Electric O&M	06/06/2017	Open	610.101 (Cash- Lake City-1011597322)	PARTH J DESAI	\$0.78
	Paying Fund			Accounts Payable		Amount
	610 - Electric O&M			Cash Account		Amount
				610.101 (Cash- Lake City-1011597322)		\$46.63

Payment Register

From Payment Date: 1/1/2017 - To Payment Date: 12/31/2017

36734	06/06/2017	Open	Paying Fund	Cash Account	Accounts Payable	ROBERT SCHULTZ	\$80.00
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			Amount
							\$80.00
37355	07/05/2017	Open	Paying Fund	Cash Account	Accounts Payable	HOLLY D HAVENS	\$90.21
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			Amount
							\$90.21
37362	07/05/2017	Open	Paying Fund	Cash Account	Accounts Payable	JENA L SWEIGART	\$35.79
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			Amount
							\$35.79
37398	07/05/2017	Open	Paying Fund	Cash Account	Accounts Payable	MEGAN K RUDD	\$5.81
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			Amount
							\$5.81
37409	07/05/2017	Open	Paying Fund	Cash Account	Accounts Payable	NATHANIEL A LEEPER	\$49.00
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			Amount
							\$49.00
37416	07/05/2017	Open	Paying Fund	Cash Account	Accounts Payable	OLGA U PRYKHODKO	\$63.11
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			Amount
							\$63.11
37420	07/05/2017	Open	Paying Fund	Cash Account	Accounts Payable	PEGGY J KINZIE	\$78.59
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			Amount
							\$78.59
37447	07/05/2017	Open	Paying Fund	Cash Account	Accounts Payable	THOMAS E WACK	\$35.47
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			Amount
							\$35.47
37452	07/05/2017	Open	Paying Fund	Cash Account	Accounts Payable	TOM MAHS	\$9.01
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			Amount
							\$9.01
37453	07/05/2017	Open	Paying Fund	Cash Account	Accounts Payable	TRAVIS J ROBINSON	\$91.58
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			Amount
							\$91.58
37460	07/05/2017	Open	Paying Fund	Cash Account	Accounts Payable	VINOD THICHEMPULLY KRISHNADAS	\$47.56
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			Amount
							\$47.56
37461	07/05/2017	Open	Paying Fund	Cash Account	Accounts Payable	WALTER D WEBER	\$161.46
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			Amount
							\$161.46
37726	07/18/2017	Open	Paying Fund	Cash Account	Accounts Payable	BRANDON R THOMPSON	\$26.69
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			Amount
							\$26.69

Payment Register

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Paying Fund	Cash Account	Amount
37735	610 - Electric O&M 07/18/2017 Open Paying Fund	\$26.69
	Accounts Payable CARLOS MONTALVO	\$26.85
37742	610 - Electric O&M 07/18/2017 Open Paying Fund	\$26.85
	Accounts Payable CHRISTOPHER C GIESTING	\$57.38
37752	610 - Electric O&M 07/18/2017 Open Paying Fund	\$57.38
	Accounts Payable DALE R SOUTH III	\$9.72
37775	610 - Electric O&M 07/18/2017 Open Paying Fund	\$9.72
	Accounts Payable ETHAN J LANDERS	\$5.61
37825	610 - Electric O&M 07/18/2017 Open Paying Fund	\$5.61
	Accounts Payable LISA M CARR	\$1.91
37838	610 - Electric O&M 07/18/2017 Open Paying Fund	\$1.91
	Accounts Payable MEHDI GOLESTANIAN	\$84.41
37862	610 - Electric O&M 07/18/2017 Open Paying Fund	\$84.41
	Accounts Payable SAMANTHA L SARGENT	\$6.43
37889	610 - Electric O&M 07/18/2017 Open Paying Fund	\$6.43
	Accounts Payable ZACHARY T NELSON	\$1.72
38137	610 - Electric O&M 08/01/2017 Open Paying Fund	\$1.72
	Accounts Payable ANGELA N DRAPER	\$5.34
38143	610 - Electric O&M 08/01/2017 Open Paying Fund	\$5.34
	Accounts Payable ASHLEY ROGERS	\$20.83
38146	610 - Electric O&M 08/01/2017 Open Paying Fund	\$20.83
	Accounts Payable BLAKE D SHEELEY	\$1.85
38150	610 - Electric O&M 08/01/2017 Open Paying Fund	\$1.85
	Accounts Payable BRIANNA E TABERSKI	\$1.29

Payment Register

610.101 (Cash- Lake City-1011597322) \$1.29

user: Melanie Wroblewski

Payment Register

From Payment Date: 1/1/2017 - To Payment Date: 12/31/2017

38922	08/29/2017	Open	Paying Fund	Cash Account	Accounts Payable	SERGIO B RAMIREZ	\$26.35
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			
39390	09/12/2017	Open	Paying Fund	Cash Account	Accounts Payable	ANDRES A GUTIERREZ	\$3.72
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			
39396	09/12/2017	Open	Paying Fund	Cash Account	Accounts Payable	ANTONISHA L SHEAD	\$12.32
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			
39434	09/12/2017	Open	Paying Fund	Cash Account	Accounts Payable	ISSAC CRUZ	\$17.79
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			
39444	09/12/2017	Open	Paying Fund	Cash Account	Accounts Payable	JENNA N KUBIAK	\$0.71
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			
39481	09/12/2017	Open	Paying Fund	Cash Account	Accounts Payable	LINDA K JOHNSON	\$70.94
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			
39507	09/12/2017	Open	Paying Fund	Cash Account	Accounts Payable	PATRICIA E TIMM	\$5.04
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			
39514	09/12/2017	Open	Paying Fund	Cash Account	Accounts Payable	RONALD E DAVISON II	\$16.53
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			
39542	09/12/2017	Open	Paying Fund	Cash Account	Accounts Payable	YU LI	\$15.51
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			
39574	09/26/2017	Open	Paying Fund	Cash Account	Accounts Payable	ANGELA J LOCKWOOD	\$0.02
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			
39600	09/26/2017	Open	Paying Fund	Cash Account	Accounts Payable	DARRELL R SCELZO	\$67.78
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			
39654	09/26/2017	Open	Paying Fund	Cash Account	Accounts Payable	KATHERINE M DINCOLO	\$55.67
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			
39662	09/26/2017	Open	Paying Fund	Cash Account	Accounts Payable	KRISTIN M TVRDIK	\$100.00
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			

Payment Register

From Payment Date: 1/1/2017 - To Payment Date: 12/31/2017

Paying Fund	Cash Account	Amount
39676	610 - Electric O&M 09/26/2017 Open Paying Fund	\$100.00
	610.101 (Cash- Lake City-1011597322) Accounts Payable	MARIAH N CASAREZ
	Amount	\$35.31
39678	610 - Electric O&M 09/26/2017 Open Paying Fund	\$125.22
	610.101 (Cash- Lake City-1011597322) Accounts Payable	MARLENE J RUMBACH
	Amount	\$125.22
39679	610 - Electric O&M 09/26/2017 Open Paying Fund	\$180.29
	610.101 (Cash- Lake City-1011597322) Accounts Payable	MARLENE J RUMBACH
	Amount	\$180.29
39688	610 - Electric O&M 09/26/2017 Open Paying Fund	\$29.63
	610.101 (Cash- Lake City-1011597322) Accounts Payable	MEYOSHI L PAGE
	Amount	\$29.63
39705	610 - Electric O&M 09/26/2017 Open Paying Fund	\$0.64
	610.101 (Cash- Lake City-1011597322) Accounts Payable	PATRICIA HOFFMAN
	Amount	\$0.64
39716	610 - Electric O&M 09/26/2017 Open Paying Fund	\$14.73
	610.101 (Cash- Lake City-1011597322) Accounts Payable	RUIXUE GE
	Amount	\$14.73
39727	610 - Electric O&M 09/26/2017 Open Paying Fund	\$62.43
	610.101 (Cash- Lake City-1011597322) Accounts Payable	SETH M BOSTROM
	Amount	\$62.43
40046	610 - Electric O&M 10/10/2017 Open Paying Fund	\$35.97
	610.101 (Cash- Lake City-1011597322) Accounts Payable	ABDUMAJEED ALJUMAH
	Amount	\$35.97
40055	610 - Electric O&M 10/10/2017 Open Paying Fund	\$73.42
	610.101 (Cash- Lake City-1011597322) Accounts Payable	BRIAN BISSONETTE
	Amount	\$73.42
40058	610 - Electric O&M 10/10/2017 Open Paying Fund	\$3.22
	610.101 (Cash- Lake City-1011597322) Accounts Payable	CANDANCE M FOSTER
	Amount	\$3.22
40136	610 - Electric O&M 10/10/2017 Open Paying Fund	\$8.53
	610.101 (Cash- Lake City-1011597322) Accounts Payable	MICHAEL K KENNEL
	Amount	\$8.53
40171	610 - Electric O&M 10/10/2017 Open Paying Fund	\$60.84
	610.101 (Cash- Lake City-1011597322) Accounts Payable	TEEN ROBERTSON
	Amount	\$60.84

Payment Register

From Payment Date: 1/1/2017 - To Payment Date: 12/31/2017

40406	610 - Electric O&M	10/24/2017	Open	610.101 (Cash- Lake City-1011597322)	JESSICA L COTTON	\$60.84	\$0.19
	Paying Fund			Cash Account		Amount	
40411	610 - Electric O&M	10/24/2017	Open	610.101 (Cash- Lake City-1011597322)	JOSHUA HAMMER	\$0.19	\$162.92
	Paying Fund			Cash Account		Amount	
40416	610 - Electric O&M	10/24/2017	Open	610.101 (Cash- Lake City-1011597322)	KEVIN MONROE MANSON	\$162.92	\$3.39
	Paying Fund			Cash Account		Amount	
40433	610 - Electric O&M	10/24/2017	Open	610.101 (Cash- Lake City-1011597322)	RADEANE C WIGGINS	\$3.39	\$13.07
	Paying Fund			Cash Account		Amount	
40696	610 - Electric O&M	11/07/2017	Open	610.101 (Cash- Lake City-1011597322)	BRENDA FRANCO	\$13.07	\$60.47
	Paying Fund			Cash Account		Amount	
40700	610 - Electric O&M	11/07/2017	Open	610.101 (Cash- Lake City-1011597322)	CHACE E BURCHARD	\$60.47	\$23.99
	Paying Fund			Cash Account		Amount	
41388	610 - Electric O&M	12/05/2017	Open	610.101 (Cash- Lake City-1011597322)	ALEXA J CODA	\$23.99	\$3.71
	Paying Fund			Cash Account		Amount	
41389	610 - Electric O&M	12/05/2017	Open	610.101 (Cash- Lake City-1011597322)	ALEXANDRA G LAFOREST	\$3.71	\$13.31
	Paying Fund			Cash Account		Amount	
41414	610 - Electric O&M	12/05/2017	Open	610.101 (Cash- Lake City-1011597322)	BRITTANY A COFFMAN	\$13.31	\$2.90
	Paying Fund			Cash Account		Amount	
41424	610 - Electric O&M	12/05/2017	Open	610.101 (Cash- Lake City-1011597322)	COLLEEN P REIDY	\$2.90	\$72.18
	Paying Fund			Cash Account		Amount	
41428	610 - Electric O&M	12/05/2017	Open	610.101 (Cash- Lake City-1011597322)	DAKOTA E FINNEY	\$72.18	\$86.57
	Paying Fund			Cash Account		Amount	
41430	610 - Electric O&M	12/05/2017	Open	610.101 (Cash- Lake City-1011597322)	DARRELL J SPOTTEN	\$86.57	\$2.77
	Paying Fund			Cash Account		Amount	
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)		\$2.77	

Payment Register

From Payment Date: 1/1/2017 - To Payment Date: 12/31/2017

41436	12/05/2017	Open	Paying Fund	Cash Account	Accounts Payable	DAVID P LINCOLN	\$7.42
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			\$7.42
41439	12/05/2017	Open	Paying Fund	Cash Account	Accounts Payable	DEBRA L CARNEY	\$28.86
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			\$28.86
41448	12/05/2017	Open	Paying Fund	Cash Account	Accounts Payable	ELI ISAAC BERRY	\$0.13
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			\$0.13
41454	12/05/2017	Open	Paying Fund	Cash Account	Accounts Payable	ERIC C UITDENHOWEN	\$63.25
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			\$63.25
41467	12/05/2017	Open	Paying Fund	Cash Account	Accounts Payable	IVAN A VITI	\$92.58
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			\$92.58
41468	12/05/2017	Open	Paying Fund	Cash Account	Accounts Payable	JACOB E GANDARILLA	\$70.95
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			\$70.95
41472	12/05/2017	Open	Paying Fund	Cash Account	Accounts Payable	JASON E QUIGGLE	\$34.52
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			\$34.52
41480	12/05/2017	Open	Paying Fund	Cash Account	Accounts Payable	JOHN MURPHY	\$57.19
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			\$57.19
41485	12/05/2017	Open	Paying Fund	Cash Account	Accounts Payable	JONATHAN N MUNGA	\$4.16
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			\$4.16
41537	12/05/2017	Open	Paying Fund	Cash Account	Accounts Payable	NDC MANAGEMENT LLC	\$0.83
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			\$0.83
41580	12/05/2017	Open	Paying Fund	Cash Account	Accounts Payable	TIS THE SEASON	\$80.00
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			\$80.00
41867	12/19/2017	Open	Paying Fund	Cash Account	Accounts Payable	ALLISON M MARSH	\$64.41
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			\$64.41
41879	12/19/2017	Open	Paying Fund	Cash Account	Accounts Payable	BREANNA D HILL	\$27.12
	610 - Electric O&M			610.101 (Cash- Lake City-1011597322)			\$27.12

Payment Register

From Payment Date: 1/1/2017 - To Payment Date: 12/31/2017

Paying Fund	Cash Account	Amount
41912	610 - Electric O&M 12/19/2017 Open Paying Fund 610.101 (Cash- Lake City-1011597322) Accounts Payable ERIC C UITDENHOWEN Amount	\$27.12 \$63.25
41959	610 - Electric O&M 12/19/2017 Open Paying Fund 610.101 (Cash- Lake City-1011597322) Accounts Payable MATISON K BUFFORD Amount	\$63.25 \$19.60
41980	610 - Electric O&M 12/19/2017 Open Paying Fund 610.101 (Cash- Lake City-1011597322) Accounts Payable RIOS FAMILY INC Amount	\$19.60 \$167.34
41988	610 - Electric O&M 12/19/2017 Open Paying Fund 610.101 (Cash- Lake City-1011597322) Accounts Payable SHARON L AUSTIN Amount	\$167.34 \$101.57
42144	610 - Electric O&M 12/28/2017 Open Paying Fund 610.101 (Cash- Lake City-1011597322) Accounts Payable AARON M SORENSEN Amount	\$101.57 \$34.75
42169	610 - Electric O&M 12/28/2017 Open Paying Fund 610.101 (Cash- Lake City-1011597322) Accounts Payable JOHN BLALOCK Amount	\$34.75 \$8.42
42173	610 - Electric O&M 12/28/2017 Open Paying Fund 610.101 (Cash- Lake City-1011597322) Accounts Payable LAUREN A LOVE Amount	\$8.42 \$56.57
42175	610 - Electric O&M 12/28/2017 Open Paying Fund 610.101 (Cash- Lake City-1011597322) Accounts Payable LYNN E KULCHAR JR Amount	\$56.57 \$47.49
42180	610 - Electric O&M 12/28/2017 Open Paying Fund 610.101 (Cash- Lake City-1011597322) Accounts Payable MING YOU Amount	\$47.49 \$90.12
42181	610 - Electric O&M 12/28/2017 Open Paying Fund 610.101 (Cash- Lake City-1011597322) Accounts Payable MOHAMED K A ELSHIMI Amount	\$90.12 \$13.85
42192	610 - Electric O&M 12/28/2017 Open Paying Fund 610.101 (Cash- Lake City-1011597322) Accounts Payable YIZHE ZHANG Amount	\$13.85 \$71.90
	610 - Electric O&M 610.101 (Cash- Lake City-1011597322) Cash Account	\$71.90

OVERPAYMENT REFUNDS

ELOR

\$6,352.12

Payment Register

From Payment Date: 1/1/2017 - To Payment Date: 12/31/2017

GRAND TOTAL

\$7,040.12

Type Check Totals:
LCGN - LCB GENERAL Totals

153 Transactions

\$7,040.12

Checks	Status	Count	Transaction Amount	Reconciled Amount
	Open	153	\$7,040.12	\$0.00
	Total	153	\$7,040.12	\$0.00

All	Status	Count	Transaction Amount	Reconciled Amount
	Open	153	\$7,040.12	\$0.00
	Total	153	\$7,040.12	\$0.00

Grand Totals:

Checks	Status	Count	Transaction Amount	Reconciled Amount
	Open	153	\$7,040.12	\$0.00
	Total	153	\$7,040.12	\$0.00

All	Status	Count	Transaction Amount	Reconciled Amount
	Open	153	\$7,040.12	\$0.00
	Total	153	\$7,040.12	\$0.00

1st Reading 1-21-2020

PETITION #19-18

JAN 15 2020

2nd Reading

CITY OF MISHAWAKA, INDIANA

CITY CLERK
MISHAWAKA, IN

Passed

PROPOSED ORDINANCE NO. 2020-01

Failed

Continued To

ORDINANCE NO. _____

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

WHEREAS, a Petition has been presented to the Common Council of the City of Mishawaka, Indiana, praying that certain territory lying contiguous to the corporate limits of the City of Mishawaka, Indiana, be annexed to and declared to be a part of the City of Mishawaka, and that it be provided with a Zoning Classification, and

WHEREAS, the Mishawaka City Plan Commission, to which Commission the petition was duly referred, has recommended the annexation and the zoning as hereinafter set forth, including the imposition of reasonable conditions, to wit, the recommendations of the Department of City Planning.

NOW, THEREFORE, BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF MISHAWAKA, INDIANA, that:

Section 1. The following described real estate be and the same is hereby annexed to and declared to be a part of the City of Mishawaka, Indiana:

The parcel is legally described as part of the Southeast Quarter of Section 34, Township 38 North, Range 3 East, Penn Township, St. Joseph County, Indiana being that 1.263 acre legal description prepared by Lang, Feeney & Associates, Inc. Terance D. Lang, Indiana Professional Surveyor No. 80040523 certified on December 5, 2019 for The Plaza Phase III, LLC c/o Steve Murphy (all monuments referenced herein are set or found on the aforesaid Lang survey), being more particularly described as follows:

Commencing at the southwest corner of Lot 2A as shown on the recorded plat of Stephenson - DeMeyer's First Replat in the Office of the Recorder of St. Joseph County, Indiana as Instrument No. 9622114; thence South 89°59'51" West along the south line of Lot 1 as shown on the recorded plat of Stephenson - DeMeyer's Minor Subdivision in said Recorder's Office as Instrument No. 8617431, a distance of 420.18 feet; thence North 00°05'04" East parallel with the west line of said Lot 2A, a distance of 100 feet; thence North 89°59'51" East parallel with the south line of said Lot 1, a distance of 370.18 feet; thence North 00°05'04" East parallel with the west line of said Lot 2A, a distance of 50 feet; thence North 89°59'51" East parallel with the south line of said Lot 1, a distance of 260.00 feet to the east line of said Lot 1; thence South 00°05'04" West along the east line of said Lot 1, a distance of 50.00 feet to the northeast corner of said Lot 2A; thence South 89°59'51" West along the north line of said Lot 2A, a distance of 210.00 feet to the northwest corner of said Lot 2A; thence South 00°05'04" East along the west line of said Lot 2A, a distance of 100.00 feet to the point of beginning.

COMMON ADDRESS: 54655 Fir Road

The above described real estate shall hereafter be annexed into and within the City of Mishawaka, Indiana, and a part of that district designated in the Zoning Ordinance of the City of Mishawaka, Indiana, and shall carry a classification for zoning of C-1 General Commercial District.

Proposed Ordinance No. 2020-01

Ordinance No. _____

Section 2. The Common Council of the City of Mishawaka, Indiana, hereby finds that:

1. Existing Conditions – The subject property is located along a moderately travelled section of Fir Road and north of a more highly travelled section of E. Day Road. Traffic volumes in the immediate vicinity are anticipated to remain consistent or increase due to the significant commercial and residential growth that has occurred in the northeast part of the City and Granger. The site, which is currently vacant, is adjacent to vacant land and a single family residence to the north, vacant land to west, a multi-tenant office development to the south, and single-family residences and a church to the east.
2. Character of Buildings in the Area – The character of buildings and land uses located along the Fir Road and E. Day Road corridors vary greatly and include single and multi-family residential, institutional, commercial, and industrial land uses.
3. The most desirable/highest and best use – Because of the property's location adjacent existing commercial development along the E. Day Road corridor, the most desirable use for the property is commercial. Although there are adjacent residential properties to the north and east, the adjacent commercial use to the south and the increasing traffic along E. Day Road makes commercial use the highest and best use of the property.
4. Conservation of property values – The proposed zoning will not be injurious to the property values in the surrounding area. The proposed expansion of the existing adjacent multi-tenant office development is compatible with adjacent single-family residential and commercial uses.
5. Comprehensive Plan – The Mishawaka 2000 Comprehensive Plan, created in 1990, guided residential development within this area. More recent development patterns within the area, along with the increasing commercial development within the northern portion of Mishawaka, has altered developmental patterns from what once was a desirable location for residential development to more intensive commercial growth.

Section 3. This Ordinance shall be in full force and effect from and after its passage, due attestation and legal publication.

PASSED by the Common Council of the City of Mishawaka, Indiana, this _____ day of _____, 2020, at _____ o'clock _____.M.

Presiding Officer

ATTEST:

Deborah S. Block, IAMC, MMC, City Clerk

Proposed Ordinance No. 2020-01

Ordinance No. _____

Deborah S. Block, IAMC, MMC, City Clerk

PRESENTED by me to the Mayor this _____ day of _____, 2020, at
o'clock _____.M.

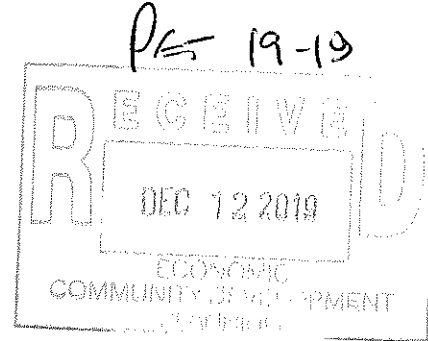
Deborah S. Block, IAMC, MMC, City Clerk

APPROVED by me this _____ day of _____, 2020, at _____ o'clock
_____.M.

David A. Wood, Mayor

December 12, 2019

Honorable Members of the Common Council
City of Mishawaka, Indiana
and
Mishawaka City Plan Commission
City of Mishawaka, Indiana



RE: Petition for Annexation and Zoning Classification
014-1059-120002/71-04-34-426-006.000-031
54655 Fir Rd.
Mishawaka, IN 46545

The undersigned Judy L. Davis (Owner), with assistance from Stephen R. Murphy, Member of THE PLAZA Phase III, LLC (Prospective Purchaser), respectfully shows that she is the owner of the following described real estate located in the County of St. Joseph, State of Indiana, to-wit:

LEGAL DESCRIPTION

Part of the Southeast Quarter of Section 34, Township 38 North, Range 3 East, Penn Township, St. Joseph County, Indiana being that 1.263 acre legal description prepared by Lang, Feeney & Associates, Inc. Terance D. Lang, Indiana Professional Surveyor No. 80040523 certified on December 5, 2019 for The Plaza Phase III, LLC c/o Steve Murphy (all monuments referenced herein are set or found on the aforesaid Lang survey), being more particularly described as follows:

Commencing at the southwest corner of Lot 2A as shown on the recorded plat of Stephenson – DeMeyer’s First Replat in the Office of the Recorder of St. Joseph County, Indiana as Instrument No. 9622114; thence South 89°59’51” West along the south line of Lot 1 as shown on the recorded plat of Stephenson – DeMeyer’s Minor Subdivision in said Recorder’s Office as Instrument No. 8617431, a distance of 420.18 feet; thence North 00°05’04” East parallel with the west line of said Lot 2A, a distance of 100 feet; thence North 89°59’51” East parallel with the south line of said Lot 1, a distance of 370.18 feet; thence North 00°05’04” East parallel with the west line of said Lot 2A, a distance of 50 feet; thence North 89°59’51” East parallel with the south line of said Lot 1, a distance of 260.00 feet to the east line of said Lot 1; thence South 00°05’04” West along the east line of said Lot 1, a distance of 50.00 feet to the northeast corner of said Lot 2A; thence South 89°59’51” West along the north line of said Lot 2A, a distance of 210.00 feet to the northwest corner of said Lot 2A; thence South 00°05’04” East along the west line of said Lot 2A, a distance of 100.00 feet to the point of beginning.

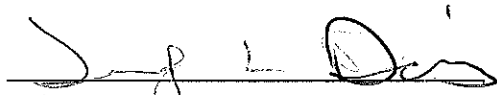
Prospective Purchaser is purchasing approximately 1.263 Acres of this parcel (see attached).

Petitioner owns one hundred percent (100%) of the above-described parcel of land which is located at 54655 Fir Road, and that Petitioner desires the same to be annexed to the City of Mishawaka, Indiana, with a C-1 General Commercial District. Petitioner further states that the Prospective Purchaser's intended use of the said land is for future expansion and additional parking of its adjacent office development, commonly known as THE PLAZA at Day & Fir.

Accompanying this petition is an Aerial, with dimensions, showing the above-described parcel of real estate.

Petitioner further shows this proposed annexation to be in the best interest of the City of Mishawaka, Indiana, and of the territory sought to be annexed which is urban in character and is an economic and social part of the City of Mishawaka.

Wherefore, the petitioner prays and respectfully requests that the Common Council of the City of Mishawaka refer this matter to the Mishawaka City Plan Commission and that after hearing, an appropriate ordinance be enacted annexing the above-described parcel of real estate to the City of Mishawaka with a C-1 General Commercial zoning classification.



Judy L. Davis

Contact Person:

Steve Murphy, Member
THE PLAZA Phase III, LLC
4715 Lincolnway East
Mishawaka, IN 46544
(574)255-8463 (Office)
(574)315-7777 (Cell)
(574)235-3347 (Fax)
steve@alltimes.com

Property Owners

Within 300'

1. **Judy L. Davis**, 54655 Fir Rd., Mishawaka, IN 46545
2. **New Life Bible Center, Inc.**, 54700 Fir Rd., Mishawaka, IN 46545
3. **Justin Fielder**, 54735 Fir Rd., Mishawaka, IN 46545
4. **Robert & Marilou Cencelewski**, 54757 Fir Rd., Mishawaka, IN 46545
5. **Lou Ann & Charles Miles**, 54771 Fir Rd., Mishawaka, IN 46545
6. **SP3 LLP**, 2417 S. Berkshire Rd., Goshen, IN 46526
7. **THE PLAZA at Day & Fir, LLC**, 4715 Lincolnway East, Mishawaka, IN 46544
8. **Executive Medical & Business Properties, LLC**, 115 S. Main Street, Suite 202,
Mishawaka, IN 46544
9. **Robert & Sandra Egendoerfer**, 15221 Day Rd., Mishawaka, IN 46545
10. **William & Kiernan Anzelc**, 15284 Fox Run Trail, Mishawaka, IN 46545



Date Printed: 10/23/2019

Map Generated By: Public

Coordinate grid is based on Indiana East State Plane Coordinate System 1983 North American Datum

Information shown on this map is not warranted for accuracy or merchantability. Reproduction or distribution of this material is not authorized without the express written permission of MACOG.



Michiana Regional GIS Website

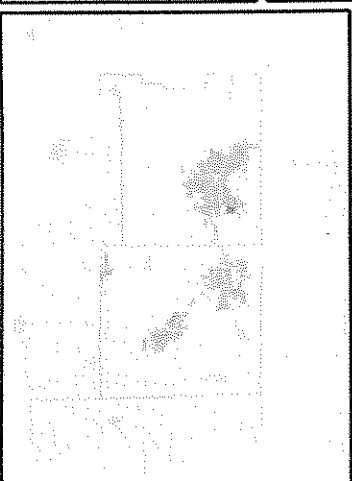
bxSubTitle

Legend

- SJC Parcel Dimensions
- SJC Parcels
- ELK Parcels
- SJC Street
- ELK Street
- Building Footprint
- Railroad
- Abandoned Railroad
- Road Centerline
- Railroad Bridge
- Roadway Bridge



1 inch = 113.45 feet



RECEIVED
DEBORAH S. BLOCK, MMC

1st Reading 1-27-2020 PETITION 19-20

JAN 15 2020

2nd Reading

CITY OF MISHAWAKA, INDIANA

Passed

PROPOSED ORDINANCE NO. 2020-02E

CITY CLERK
MISHAWAKA, IN

Failed

Continued To

ORDINANCE NO. _____

AN ORDINANCE AMENDING CHAPTER 137, OF THE MUNICIPAL CODE OF THE CITY OF MISHAWAKA, INDIANA, AS FROM TIME TO TIME AMENDED, COMMONLY KNOWN AS "THE ZONING ORDINANCE OF 1966" OF THE CITY OF MISHAWAKA, INDIANA.

WHEREAS, the Plan Commission of the City of Mishawaka, Indiana, has recommended the reclassification of the zoning as herein set forth of the real estate hereinafter described.

NOW, THEREFORE, BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF MISHAWAKA, INDIANA, that:

Section 1. Chapter 137, of the Municipal Code of the City of Mishawaka, commonly known as "The Zoning Ordinance of 1966", be, and the same is hereby amended as follows:

The following described real estate in the City of Mishawaka, Penn Township, St. Joseph County, State of Indiana, to-wit:

Lot 24 Gaylor's First Addition

COMMON ADDRESS: 115 East Ninth Street

which real estate is now classified as R-1 Single Family Residential District shall hereafter be within and a part of that District known as R-2 Two-Family Residential District designated in "The Zoning Ordinance of 1966" as amended.

Section 2. The Common Council of the City of Mishawaka, Indiana, hereby finds that:

1. The neighborhood surrounding the property to the south, west, and east is residential and its historic use as a two-family dwelling would be not be incompatible to the area;
2. Use and value of the area adjacent to the property included in the rezoning will not be affected in a substantially adverse manner because given the context of its location, its relationship to surrounding properties, staff feels that the most desirable use for this property is its historical two-family use;
3. Because the parcel is located in an area of residential uses, the rezoning to Two-Family Residential is a desirable use for this property;

Proposed Ordinance No: 2020-02

Ordinance No: _____

4. Rezoning this property to its historic R-2 Two-Family Residential classification will not have an unfavorable and destabilizing impact on the neighborhood; and,
5. The City's Comprehensive Plan calls for low intensity residential use, and its historic use as a two-family home is compatible and consistent with the historic residential uses in the area.

Section 3. This Ordinance shall be in full force and effect from and after its passage, due attestation and legal publication.

PASSED by the Common Council of the City of Mishawaka, Indiana, this _____ day of _____, 2020, at _____ o'clock ____M.

Presiding Officer

ATTEST:

Deborah S. Block, IAMC, MMC, City Clerk

PRESENTED by me to the Mayor this _____ day of _____, 2020, at _____ o'clock ____M.

Deborah S. Block, IAMC, MMC, City Clerk

APPROVED by me this _____ day of _____, 2020, at _____ o'clock ____M.

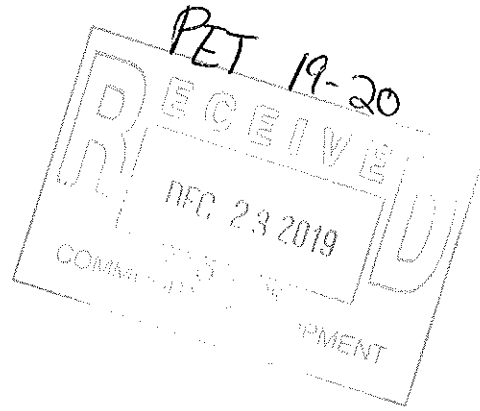
David A. Wood, Mayor

DATE: 12/17/2019

Honorable Members of the
Common Council
City of Mishawaka, Indiana

and

Mishawaka City Plan Commission
City of Mishawaka, Indiana



RE: PETITION TO REZONE

The undersigned **Nicholas John Sutherland** respectfully show they are the owners of the following described real estate located in the City of Mishawaka, County of St. Joseph, State of Indiana, to-wit:

Legal Description: Lot 24, Gaylor's Plat St Joseph County, Indiana
Parcel Number: 71-09-16-480-004.000-023
Tax ID Number: 016-1146-5866
Common Address: 115 East 9th Street, Mishawaka IN 46544

Petitioner owns one hundred (100%) percent of the above described parcel of land which carries a zoning classification of District R-1. Said property is to be used as a multi-family unit building with 2 units to occupy and lease.

Petitioner desire said real estate to be rezoned to R-2 multi-family District. Petitioner further state that they intend to utilize said land for multi-family dwelling as a 2 unit building.

Wherefore, the petitioner pray and respectfully request that the Common Council of the City of Mishawaka refer this matter to the Mishawaka City Plan Commission and that after hearing, an appropriate ordinance be enacted rezoning the above described parcel of land located in the City of Mishawaka.

Thank you for your consideration

Nicholas Sutherland

CONTACT PERSON:

NAME	NICHOLAS SUTHERLAND
ADDRESS	115 E 9 TH ST, MISHAWAKA IN 46544
PHONE NUMBER	269-815-2187
EMAIL	NICHOLASSUTHERLAND0@GMAIL.COM

R-1 C-5

W EIGHTH ST

R-1
R-1
R-1

R-1
R-1

W NINTH ST

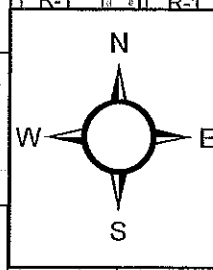
R-1
R-1

R-1
R-1

S MAIN ST

C-5 R-1 R-1 R-1 R-1 R-1 R-1 R-1 R-1 R-1

E EIGHTH ST



C-1 C-1 R-1 R-1 R-1 R-1 R-1 R-1 R-1 R-1 R-1 R-1

I-1 I-1 I-1 R-1 R-1 R-1 R-1 R-1 R-1 R-1

PET 19-20

E NINTH ST

R-1 R-1 R-1 R-1 R-1 R-1 R-1 R-1 R-1 R-2

SUMMIT LN

R-2

R-1 R-1 R-1 R-1 R-1 R-1 R-1 R-1 R-1 R-1

R-1

E TENTH ST

R-1 R-1 R-1 R-1 R-1 R-1 R-1 R-1 R-1

R-1

Location Map

PET 19-20

OWNER:
NICHOLAS JOHN SUTHERLAND

115 E NINTH ST

REZONE FROM R-1 SINGLE FAMILY
RESIDENTIAL TO R-2
TWO FAMILY RESIDENTIAL

1st Reading 1-27-2020
2nd Reading
Passed
Failed
Continued To

RECEIVED
DEBORAH S. BLOCK, MMC

JAN 16 2020

PROPOSED ORDINANCE NO. 2020 - 03

CITY CLERK
MISHAWAKA, IN

ORDINANCE NO. _____

AN ORDINANCE AMENDING ORDINANCE 5680AA THE FIXING THE SALARIES OF ALL EMPLOYEES OF THE CITY OF MISHAWAKA EXCEPT, MISHAWAKA PARK DEPARTMENT, ELECTED OFFICIALS AND THE MISHAWAKA UTILITIES FOR THE CITY OF MISHAWAKA, INDIANA, FOR THE YEAR BEGINNING JANUARY 1, 2020.

BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF MISHAWAKA, INDIANA, THAT:

Section 1. Ordinance number 5680AA passed by the Common Council of the City of Mishawaka, Indiana, on the 17th of December, 2019 is hereby amended as follows:

BIWEEKLY SALARY

COUNCIL ATTORNEY 682.40

ANNUAL/MISC

FIRE:
HEALTH & WELLNESS STIPEND (2020 only) 200

Section 2. This ordinance shall be in full force and effect from and after its signing and attestation.

PASSED BY THE COMMON COUNCIL of the City of Mishawaka, Indiana, on

this _____ day of _____ 2020, at _____ o'clock, ____m.

Gregg Hixenbaugh, President

ATTEST:

Deborah S. Block, IAMC, MMC, City Clerk

PRESENTED BY ME, to the Mayor on this _____ day of _____ 2020, at _____ o'clock, ____m.

Deborah S. Block, IAMC, MMC, City Clerk

APPROVED BY ME this _____ day of _____, 2020, at _____ o'clock, ____m.

David A. Wood, Mayor



CITY OF MISHAWAKA

DAVID A. WOOD, MAYOR

DEPARTMENT OF FINANCE
Rebecca S. Miller, Controller
Kurtis D. Vardaman, Deputy Controller

Date: January 16, 2020
To: Honorable Members of the Common Council
From: Rebecca Miller
Re: Amend Civil City 2020 Salary Ordinance 5680

I am requesting first and second reading on this salary amendment for two typographical errors.

Both the Council Attorney and the Fire wellness stipend had incorrect amounts.

Please contact me with any questions.

c: David A. Wood, Mayor
Bryon Woodward, Fire Chief