

AGENDA
LOGANSPOrt COMMON COUNCIL
Monday June 3, 2024
6:30 PM City Council Chambers

CALL MEETING TO ORDER: Mayor, Chris Martin
PLEDGE OF ALLEGIANCE: Unison
ROLL CALL: Tyler Pearson Clerk- Treasurer
APPROVAL OF MINUTES: Regular Session May 6, 2024
Special Session May 20, 2024

COMMENTS OF MAYOR:

REPORTS FROM COMMITTEES, BOARDS AND COMMISSIONS:

OLD BUSINESS:

RESOLUTION 2024-116 **A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF LOGANSPOrt, INDIANA, ADOPTING THE CASS COUNTY MULTI-HAZARD MITIGATION PLAN 2024.**

NEW BUSINESS:

ORDINANCE 2024-12 **AN ORDINANCE OF THE COMMON COUNCIL OF THE CITY OF LOGANSPOrt, INDIANA ESTABLISHING THE FEMA ASISSTANCE TO FIRE FIGHTERS GRANT (AFG) FUND -1ST READING**

RESOLUTION 2024-123 **A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF LOGANSPOrt, INDIANA, AMENDMENT FOR THE LOGANSPOrt COMPREHENSIVE PLAN FUTURE LAND USE MAP (FLUM) LOCATED 1 GENERAL STREET IN LOGANSPOrt, INDIANA**

ORDINANCE 2024-13 **AN ORDINANCE OF THE COMMON COUNCIL OF THE CITY OF LOGANSPOrt, INDIANA REZONING PROPERTY LOCATED AT 1317 MELBOURNE AVE., LOGANSPOrt, INDIANA-1ST READING**

- RESOLUTION 2024-124** **A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF LOGANSPORT, INDIANA AUTHORIZING THE FUNDS FOR MAINTAINING DOWNTOWN TREES AND POCKET PARKS**
- RESOLUTION 2024-125** **A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF LOGANSPORT, INDIANA, APPROVING THE CITY OF LOGANSPORT CAPITAL IMPROVEMENT PROGRAM 2025-2028**
- ORDINANCE 2024-14** **AN ORDINANCE OF THE COMMON COUNCIL OF THE CITY OF LOGANSPORT, INDIANA AMENDING SALARY ORDINANCE 2023-23 FOR FULL TIME STAFFING AT DYKEMAN PARK MUNICIPAL GOLF COURSE -1ST READING**
- RESOLUTION 2024-126** **RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF LOGANSPORT, INDIANA, APPROVING FORM OF REQUEST FOR PROPOSALS RATIFYING PUBLICATION OF NOTICE AND ACTIONS IN RESPECT THERETO**
- ORDINANCE 2024-15** **AN ORDINANCE OF THE COMMON COUNCIL OF THE CITY OF LOGANSPORT, INDIANA AUTHORIZING MATCHING FUNDS FOR THE ACTIVE TRANSPORTATION INFRASTRUCTURE INVESTMENT PROGRAM (ATIIP) GRANT -1ST READING**
- RESOLUTION 2024-127** **A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF LOGANSPORT, INDIANA ALLOCATING FUNDS FROM THE NR LOGANSPORT MEMORIAL HOME FUND (#284/2501) FOR THE REROOFING OF THE MEMORIAL HOME**
- RESOLUTION 2024-128** **A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF LOGANSPORT, INDIANA SPECIFYING RESERVE PUBLIC FUNDS TO INVEST PURSUANT TO IC 5-13-9-5 IN ACCORDANCE WITH PREVIOUSLY PASSED RESOLUTION 2023-145 AND ORDINANCE 2023-32**

ORDINANCE 2024-16

**AN ORDINANCE OF THE COMMON COUNCIL OF THE
CITY OF LOGANSPOBT, INDIANA UPDATING AND
AMENDING CHAPTER 14 OF THE CODE OF
ORDINANCES OF 1974 AS AMENDED AND PUBLISHED
BY THE CITY SUBSEQUENT THERETO. -1st READING**

MEMORANDUM

**MEMORANDUM OF UNDERSTANDING REGARDING
PRELIMINARY EFFORTS TO ESTABLISH AN AREA
PLAN COMMISSION**

PUBLIC COMMENTS:

COUNCIL MEMBER COMMENTS:

**MISCELLANEOUS BUSINESS AND ANY MATTERS NOT ALREADY CONSIDERED
INCLUDING ADA SECTION 504 COMPLIANCE OR CONCERNS**

ADJOURNMENT

MINUTES

LOGANSPORT COMMON COUNCIL

Monday, May 6, 2024

6:30 PM City Council Chambers

CALL MEETING TO ORDER: Mayor Chris Martin called the meeting to order at 6:30 pm

PLEDGE OF ALLEGIANCE: The pledge was recited in unison.

ROLL CALL: Tyler Pearson, Clerk-Treasurer.

PRESENT: BJ Cox, Chris Howard, Cameron Austin, Hayley Zinsmaster, Scott Peattie, Suzy Wamsley, Dave Morris.

ATTORNEY PRESENT: Kelly Leeman.

MEDIA PRESENT: None.

OTHERS PRESENT: Ken Totten, Rocky Buffum, Paul Willhelm, Greg Drake, Jason Miller, Bob Bernhardt, Mike Stadjuhar, Rob Rennewanz, Bryce Howard, Greg Ulery, Bill Cuppy, Malcom Jarrell, Susan Jarrell, Janet Fawley.

APPROVAL OF MINUTES: Regular Session April 1, 2024

Motion: to approve the Minutes from April 1, 2024, as presented, **Action:** Approve, **Moved by:** Scott Peattie, **Seconded by:** Chris Howard, **Vote:** Motion passed by roll call vote (**summary:** Yes = 7, No = 0, Abstain= 0) **Yes:** Dave Morris, Suzy Wamsley, Scott Peattie, Hayley Zinsmaster, Cameron Austin, Chris Howard, BJ Cox.

COMMENTS OF MAYOR:

REPORTS FROM COMMITTEES, BOARDS AND COMMISSIONS:

Dave Morris reported on a Finance Committee meeting that was held on April 22. Topics of discussion included funding for Cass Area Transit, changes in the internship reimbursement program, the rainy-day fund, infrastructure fund transfer for the demolition of a house, non-reverting health insurance fund, roof replacements for the mausoleum, partnership with the schools for pickleball courts to be painted on the tennis courts at the high school, and trail planning grants which was tabled. Most of the items were moved to this meeting's agenda.

Dave also reported that the Finance Committee met prior to the meeting to discuss the safe streets and roads grant application.

BJ Cox reported on a Public Safety Committee meeting that was held prior to the council meeting. They discussed the Cass County Hazardous Materials Mitigation Fund. BJ said not all of the information was received by everyone so they are going to resend the packets and discuss it again and hopefully pass at a later date.

OLD BUSINESS:

**ORDINANCE 2024-06 AN ORDINANCE OF THE COMMON COUNCIL OF
THE CITY OF LOGANSFORT, INDIANA
AMENDING THE LOGANSFORT AND FRINGE
ZONING ORDINANCE FOR STRUCTURE
STANDARDS – 2nd READING**

Motion: to approve Ordinance 2024-06 on 2nd reading, as presented, **Action:** Approve, **Moved by:** BJ Cox, **Seconded by:** Hayley Zinsmaster, **Vote:** Motion passed by roll call vote (**summary:** Yes = 5, No = 2) **Yes:** Chris Howard, Cameron Austin, Hayley Zinsmaster, Suzy Wamsley, Dave Morris. **No:** BJ Cox, Scott Peattie.

**ORDINANCE 2024-10 AN ORDINANCE OF THE COMMON COUNCIL OF
THE CITY OF LOGANSFORT, INDIANA
AMENDING THE FEE SCHEDULE ESTABLISHED
IN ORDINANCE 2020-30 AND 2012-30 BY ADDING
NEW CHARGES FOR COPYING LAW
ENFORCEMENT RECORDINGS- 2nd READING**

Motion: to approve Ordinance 2024-10 on 2nd reading, as presented, **Action:** Approve, **Moved by:** Hayley Zinsmaster, **Seconded by:** Scott Peattie, **Vote:** Motion passed by roll call vote (**summary:** Yes = 7, No = 0) **Yes:** Dave Morris, Scott Peattie, Chris Howard, Suzy Wamsley, Cameron Austin, BJ Cox, Hayley Zinsmaster.

NEW BUSINESS:

**ORDINANCE 2024-11 AN ORDINANCE OF THE COMMON COUNCIL OF
THE CITY OF LOGANSFORT, INDIANA,
AMENDING ORDINANCE 2022-55,
APPROPRIATING COUNTY ECONOMIC
DEVELOPMENT INCOME TAX (CEDIT) REVENUE
TO SUBSIDIZE SUMMER INTERNSHIPS AND
COOPERATIVE PROGRAMS- 1ST READING**

Motion: to suspend the rules for Ordinance 2024-11, **Action:** Approve, **Moved by:** Dave Morris, **Seconded by:** Hayley Zinsmaster, **Vote:** Motion passed by roll call vote (**summary:** Yes = 7, No = 0) **Yes:** Suzy Wamsley, Hayley Zinsmaster, Cameron Austin, BJ Cox, Chris Howard, Scott Peattie, Dave Morris.

Motion: to approve Ordinance 2024-11, as presented, **Action:** Approve, **Moved by:** Dave Morris, **Seconded by:** Hayley Zinsmaster, **Vote:** Motion passed by roll call vote (**summary:** Yes = 7, No = 0) **Yes:** Dave Morris, Scott Peattie, Chris Howard, BJ Cox, Cameron Austin, Hayley Zinsmaster, Suzy Wamsley.

RESOLUTION 2024-114 A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF LOGANSPOBT, INDIANA TO FINANCIALLY ASSIST THE CASS COUNTY COUNCIL ON AGING-CASS TRANSIT FOR FISCAL YEAR 2024

Scott Peattie had made a motion to table the resolution for further study. Dave Morris asked what the reasoning was for tabling. Scott mentioned the figures and a discussion he had with Clerk-Treasurer Tyler Pearson. Scott asked Tyler if he wanted to explain. Tyler said he knew he didn't get a vote on the resolution, but he was concerned with how far off the transit would still be even after a contribution from the city. Dave sought clarification on what he meant by far off. Tyler said by how much more the transit would still need in funding to break even and that there were not very many guarantees on where they would get the funding from. Dave and Scott invited Mike Stadjuhar up to speak on the matter. Mike went over the budget numbers and what the consultants had recommended that they do. He also discussed the financial help that the county had provided for transit and other plans to help raise money. Mike said one of the key pieces of advice was to downsize their facility, and he discussed some possibilities. Mike explained why he is "realistically optimistic" that they will be able to get the budget in order for this year. He then talked about plans with the busses to lower the insurance costs, and potentially a merger with another entity. Mike then went over the cost of the city bus being just under \$100,000 and the city has given them \$40,000 to help with that. Scott asked if the city bus was free to ride. Mike said that it was. They then went over the number of riders on the bus. BJ asked if there was any way to make the city bus route more effective. Mike said that was something they were working on with their consultants. He said because this is a public service, they cannot decide who gets to ride it, and they must provide the services to anyone that seeks it. Kelly said he found that people didn't know of the services provided dealing with Medicaid. Mike explained more about how the transactions work for those services. Any medical services done outside of the city would have to go through a broker. They continued to discuss the uses for medical purposes. BJ asked if they could start charging for the city bus. Mike said the consultants advised against raising the rates for the busses and explained why raising them could actually hurt them. He said they trust the consultants as they have advised multiple transit companies in the past and they are confident they can get Cass Transit a balanced budget put in place for this year. Dave asked if Scott or Tyler had any relevant suggestions. Scott said one suggestion was to put in place a \$1 fare on the city bus but mentioned that Mike had said it would affect other funding. Suzy said that Mike had already explained all of this to the council at the Finance Committee meeting and they had already heard everything he had said before. Scott asked Tyler if he felt comfortable with the figures now. Tyler said after hearing some of the new information such as switching buildings makes him feel more comfortable with the funding. Scott asked if they needed to wait for further review. Tyler said no. Scott then withdrew his motion to table the resolution.

Motion: to approve Resolution 2024-114, as presented, **Action:** Approve, **Moved by:** Dave Morris, **Seconded by:** Hayley Zinsmaster, **Vote:** Motion passed by roll call vote (**summary:** Yes = 7, No = 0) **Yes:** Scott Peattie, Suzy Wamsley, BJ Cox, Chris Howard, Dave Morris, Hayley Zinsmaster, Cameron Austin.

RESOLUTION 2024-115 A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF LOGANSFORT, INDIANA AUTHORIZING THE TRANSFER OF UNUSED OR UNENCUMBERED FUNDS FROM THE GENERAL FUND TO THE RAINY DAY FUND IN ACCORDANCE WITH INDIANA CODE 36-1-8-5.1

Motion: to approve Resolution 2024-115, as presented, **Action:** Approve, **Moved by:** Chris Howard, **Seconded by:** Suzy Wamsley, **Vote:** Motion passed by roll call vote (**summary:** Yes = 7, No = 0) **Yes:** Dave Morris, Cameron Austin, Suzy Wamsley, Scott Peattie, BJ Cox, Chris Howard, Hayley Zinsmaster.

RESOLUTION 2024-117 A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF LOGANSFORT, INDIANA TRANSFERRING APPROPRIATIONS FROM THE NR INFRASTRUCTURE FUND FOR THE BUILDING COMMISSIONER

Motion: to approve Resolution 2024-117, as presented, **Action:** Approve, **Moved by:** Scott Peattie, **Seconded by:** Cameron Austin, **Vote:** Motion passed by roll call vote (**summary:** Yes = 7, No = 0) **Yes:** Hayley Zinsmaster, Dave Morris, Cameron Austin, Suzy Wamsley, Scott Peattie, BJ Cox, Chris Howard.

RESOLUTION 2024-118 A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF LOGANSFORT, INDIANA APPROPRIATING FUNDS FOR THE CEMETERY

Motion: to approve Resolution 2024-118, as presented, **Action:** Approve, **Moved by:** Hayley Zinsmaster, **Seconded by:** Chris Howard, **Vote:** Motion passed by roll call vote (**summary:** Yes = 7, No = 0) **Yes:** Chris Howard, Haley Zinsmaster, BJ Cox, Scott Peattie, Dave Morris, Cameron Austin, Suzy Wamsley.

RESOLUTION 2024-119 A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF LOGANSFORT, INDIANA TRANSFERRING APPROPRIATIONS FOR THE PARKS DEPARTMENT

BJ sought clarification from Jan that she was wanting to use funding to paint pickleball lines and if it was possible to get the courts at Spencer and Fairview parks fixed first. Jan said the Spencer Park court has too many issues so at this point there is no point in trying to fix it. She also
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discussed Fairview Park only having one court, but they could look into painting lines there. Jan said this plan would involve ten courts and they would be able to use them for instruction, and games, and tournaments whenever tennis is not going on. Jan also mentioned being able to take this off of the capital improvement plan. She said this is a very small investment of \$7,200 that will help in the long term. Dave asked what the cost was for the two pickleball courts that were put in at Riverside Park. Jan said she wasn't able to break it down but guessed around \$150,000. She commented on how often the Parks Department works with the school corporation. Haley said this was already within the park's budget Jan was just moving money around. BJ said he understood that, but he keeps being told they need two for everything and there are courts in the parks not being used.

Motion: to approve Resolution 2024-119, as presented, **Action:** Approve, **Moved by:** Suzy Wamsley, **Seconded by:** Scott Peattie, **Vote:** Motion passed by roll call vote (**summary:** Yes = 7, No = 0) **Yes:** Cameron Austin, Suzy Wamsley, Hayley Zinsmaster, Dave Morris, BJ Cox, Scott Peattie, Chris Howard.

**RESOLUTION 2024-120 A RESOLUTION OF THE COMMON COUNCIL OF
THE CITY OF LOGANSPOBT, INDIANA
TRANSFERRING EXCESS FUNDS FROM THE NR
LOGANSPOBT HEALTH FUND AS OUTLINED IN
ORDINANCE 2019-35**

Jason Miller came forward to speak. He serves as the President of the local firefighter union. Jason said he talked with Dave at the last Finance Committee meeting and asked where the funds came from. Dave explained that they were basically overpayments and explained in more detail where the funding comes from. Jason asked if there was anything in the ordinance that stated what the funds had to be used for. Dave said in the past it had only been used for consulting fees but now those are built into the premiums. Jason said he understood that insurance is expensive and then went over the state of costs and potential increases in the future. He said they had been informed of the retiree's insurance ceasing. Jason said that when they are hired that is one of the benefits that they know they have. He explained that he has guys that retire with the understanding that they will have that benefit including one firefighter that retired in February of this year and now discussions are being had about potentially removing that benefit. Dave said there had been discussions on how to deal with retirees in the future. However, he said nothing has been said about taking anything away from them and he would never do that. He said he couldn't speak for anyone else but removing that benefit has never been a topic of discussion. Jason asked if the money they were moving could be used for insurance. Dave said it could possibly be used for that purpose. They then talked about the restrictions and the use of the money including having helped get a new fire truck. BJ wanted to state that they had been told that the insurance for retirees was going to be raised and that is why they are all present at the meeting. Dave said he would rather Jason come and talk with a group privately rather than publicly, but this seems to be the venue that's usually chosen. Jason restated his earlier main question of whether these funds could be used for health insurance. Dave restated that it possibly could be. They talked about the budgetary discussions and Jason restated his comment about the firefighter that just retired. Dave said he wouldn't lose his insurance. Jason asked if it would be raised to a point where it would be unaffordable and if his entire pension would have to be used to fund his insurance. Dave said that what they know right now is that the mayor has decided to

go in a different direction with the city broker. All that has been done so far is meetings with the new broker. All they are trying to do at this time is how it is possible to make the insurance more affordable for the employees. Dave said he doesn't know where the numbers the firefighter have heard came from because there are no numbers to be given out. Dave mentioned that even by using the money for insurance would only help for a year. They then discussed the fund and how much is typically in the fund. Dave assured him that they hadn't discussed removing benefits or drastically raising the rates.

Motion: to approve Resolution 2024-120, as presented, **Action:** Approve, **Moved by:** Chris Howard, **Seconded by:** Suzy Wamsley, **Vote:** Motion passed by roll call vote (**summary:** Yes = 7, No = 0) **Yes:** Dave Morris, Suzy Wamsley, Cameron Austin, Scott Peattie, Hayley Zinsmaster, BJ Cox, Chris Howard.

**RESOLUTION 2024-121 A RESOLUTION OF THE COMMON COUNCIL OF
THE CITY OF LOGANSPORT, INDIANA
AUTHORIZING LOCAL MATCH COMMITMENT
FOR A "SAFE STREETS AND ROADS FOR ALL"
PLANNING AND DEMONSTRATION GRANT**

Jacob asked them if they had the correct numbers and where the funding was coming from. Dave confirmed they were present in the Resolution.

Motion: to approve Resolution 2024-121, as presented, **Action:** Approve, **Moved by:** Dave Morris, **Seconded by:** Cameron Austin, **Vote:** Motion passed by roll call vote (**summary:** Yes = 7, No = 0) **Yes:** Dave Morris, Hayley Zinsmaster, BJ Cox, Suzy Wamsley, Scott Peattie, Chris Howard, Cameron Austin.

PUBLIC COMMENTS:

Paul Willhelm 630 S 15th St came forward. Paul said that in 2016 he first approached council about the Logansport Landmarks most endangered list. He had sent that list to all the council members and mentioned their upcoming preservation conference. He said all the properties currently on the list are vacant properties except one they are unsure of. Paul said they want to look at solutions as many of the properties have been vacant for ten to fifteen years. Some of the solutions may involve tweaks to city ordinances etc. to work on enforcement. Paul said they want to look at ways to improve the Historic Preservation Commission as well. He talked about how the commission has no enforcement ability and they need to have more monitoring abilities. Paul said the decision was made to not add any properties to the list this year and they actually removed one. That one being removed being the Spencer Park lower pavilion. Paul gave kudos to the parks department for listening to the community on that issue. He also thanked the council for finding funding to help fix the pavilion. He talked about the long term goals for the pavilion such as grant opportunities. Paul went on to discuss enforcement in the city and the need to improve in that respect. He gave examples of some buildings brought before the board of works and others that are not but should be. He then discussed land banking and why that has negative effects. Paul then discussed rental properties and some of the issues that exist currently. He then returned to talking about the conference and the purpose being to find solutions to the issues he has raised and talked about different locations around the city. He said he hoped council members would attend the conference on the 19th from 12 pm to 1:30 pm if they are able. He

said it would be a good opportunity to meet people that are attempting to restore properties within the community. Paul asked if anyone had questions. Nobody did.

COUNCIL MEMBER COMMENTS:

Hayley said that the delays with the trash become have become excessive. She said that her trash pickup day is Friday, and it has still not been picked up as of the meeting. Mayor Martin said they had a meeting that week to discuss the trash situation. He then discussed the contract and the fact that it is coming up in the near future. He encouraged council members to have questions ready when Republic Services comes forward to try to get another contract with the city. Mayor Martin said his office is keeping a log of every single complaint they have received since the contract with Republic Services went into effect. Mayor Martin said he understood but they have to find solutions within the limits of their current contract. He also explained why they went with Republic Services for this contract that was approved by the previous council, that being that there were no other legitimate applicants. He again encouraged them to look into other options.

Suzy asked how Mayor Martin would expect them to know that the contract was coming up soon. Mayor Martin said that was why he just informed them that it would be coming up soon. Suzy asked how she was supposed to know when it was coming up and if he was going to let her know when. Mayor Martin said he would let her know and he would even give her the old contract to review, and he was just saying within the next year they have to decide as a council and administration the path to take. Mayor Martin also said that at this point he would say no to Republic Services as well. Suzy asked if he was doing research on communities around the same size as Logansport and gathering information he could share with the council. Mayor Martin said yes. He then talked about the data they had and being able to update that and send that out to everyone. They said the contract ended in October 2025. Suzy said she would also be interested in seeing all the complaints that he mentioned earlier and asked if he could forward that to everyone. Mayor Martin said he would. Dave said that it sounds like it's a long time off, but during the last contract the RFP was put out too late and he would recommend having a six to nine month window to start planning. He asked Jacob agreed. Jacob said he would prefer to have it done at the end of this year.

BJ Cox then said he had a nice call from a citizen on the South Side about the grass being too high at some of the houses and trash issues. He said she commented that she hoped the Code Enforcement Officer would do a better job of getting the area cleaned up.

Dave said that the next Finance Committee meeting will be on May 20th and any items to be considered need to be turned in by May 17th. He said the meeting will be at 6:30 pm after being asked by Cameron.

MISCELLANEOUS BUSINESS AND ANY MATTERS NOT ALREADY CONSIDERED INCLUDING ADA SECTION 504 COMPLIANCE OR CONCERNS

ADJOURNMENT

Motion: Adjournment, **Action:** Approve, **Moved by:** Scott Peattie **Seconded by:** Cameron Austin **Vote:** Motion approved by roll call vote (**summary:** Yes = 7, No = 0).
Yes: BJ Cox, Chris Howard, Cameron Austin, Hayley Zinsmaster, Scott Peattie, Suzy Wamsley, Dave Morris.

Chris Martin, Mayor

Tyler Pearson, Clerk-Treasurer

Video and Audio recorded on 5/6/2024.

MINUTES
LOGANSPOUR COMMON COUNCIL

SPECIAL CALLED SESSION

Monday, May 20, 2024

6:30 PM City Council Chambers

CALL MEETING TO ORDER: Council President Dave Morris called the meeting to order at 6:33 pm

PLEDGE OF ALLEGIANCE: The pledge was recited in unison.

ROLL CALL: Robin Rozzi, Chief Deputy

PRESENT: Chris Howard, Cameron Austin, BJ Cox, Hayley Zinsmaster, Suzy Wamsley, Dave Morris.

ATTORNEY PRESENT: Kelly Leeman.

MEDIA PRESENT: None.

OTHERS PRESENT: Bill Cuppy, Mark Wamsley, Jan Fawley, Dean Vietti, Arin Shaver, Greg Toth.

COMMENTS OF MAYOR:

REPORTS FROM COMMITTEES, BOARDS AND COMMISSIONS:

Hayley reported on a Utility Committee meeting that was held prior to the meeting. Greg Toth came forward and the transmission line that had the date that needed to be changed.

OLD BUSINESS:

NEW BUSINESS:

**RESOLUTION 2024-122 A RESOLUTION OF THE COMMON COUNCIL OF
THE CITY OF LOGANSPOUR, INDIANA
ORDERING THE APPOINTMENT OF APPRAISERS**

Motion: to approve Resolution 2024-122, as presented, **Action:** Approve, **Moved by:** BJ Cox, **Seconded by:** Hayley Zinsmaster, **Vote:** Motion passed by roll call vote (**summary:** Yes = 6, No = 0) **Yes:** Cameron Austin, BJ Cox, Hayley Zinsmaster, Suzy Wamsley, Dave Morris, Chris Howard.

PUBLIC COMMENTS:

Greg said on the resolution that was passed, it will go to the Utility Service Board to be discussed before being brought back to council as it progresses. Dave joked by asking if Greg would need any input on how the money may be spent.

COUNCIL MEMBER COMMENTS:**MISCELLANEOUS BUSINESS AND ANY MATTERS NOT ALREADY CONSIDERED INCLUDING ADA SECTION 504 COMPLIANCE OR CONCERNS****ADJOURNMENT**

Motion: Adjournment, **Action:** Approve, **Moved by:** Chris Howard **Seconded by:** Cameron Austin **Vote:** Motion approved by roll call vote (**summary:** Yes = 6, No = 0). **Yes:** Dave Morris, Suzy Wamsley, Hayley Zinsmaster, BJ Cox, Cameron Austin, Chris Howard.

Dave Morris, Council President

Robin Rozzi, Chief Deputy

Video and Audio recorded on 5/20/2024.

RESOLUTION 2024 -116

A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF LOGANSPORT, INDIANA, ADOPTING THE CASS COUNTY MULTI-HAZARD MITIGATION PLAN 2024.

WHEREAS, the City of Logansport recognizes the threat that natural hazards pose to people and property within our city; and

WHEREAS, Cass County has prepared a Multi-Hazard Mitigation Plan, hereby known as the Multi-Hazard Mitigation Plan 2024 in accordance with federal laws, including the Robert T. Stafford Disaster Relief and Emergency Assistance Act, as amended; the National Flood Insurance Act of 1968, as amended; and the National Dam Safety Program Act, as amended; and

WHEREAS, the Multi-Hazard Mitigation Plan 2024 identifies mitigation goals and actions to reduce or eliminate long-term risk to people and property in Logansport and Cass County from the impacts of future hazards and disasters; and

WHEREAS, adoption of this resolution by the Logansport Common Council body demonstrates its commitment to hazard mitigation and achieving the goals outlined in the Multi-Hazard Mitigation Plan 2024.

NOW THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF THE CITY OF LOGANSPORT, INDIANA, THAT:

Section 1. In accordance with the rules for adopting resolution the Common Council adopts the Multi-Hazard Mitigation Plan 2024. While content related to the City of Logansport and Cass County may require revisions to meet the plan approval requirements, changes occurring after adoption will not require to re-adopt any further iterations of the plan. Subsequent plan updates following the approval period for this plan will require separate adoption resolutions.

ADOPTED by a vote of _____ in favor, _____ opposed, and _____ abstaining on this _____ day of _____, 2024

Common Council of the City of Logansport, IN

By: _____
Dave Morris,
President of Common Council

ATTEST:

Tyler Pearson,
CLERK-TREASURER

Submitted to, approved by, and signed by me, the Mayor of the City of Logansport, Indiana this _____ day of _____, 2024.

Chris Martin, Mayor

RESOLUTION 2024 -116

ORDINANCE 2024-12

AN ORDINANCE OF THE COMMON COUNCIL OF THE CITY OF LOGANSPORT, INDIANA ESTABLISHING THE FEMA ASSISTANCE TO FIRE FIGHTERS GRANT (AFG) FUND

WHEREAS, The City of Logansport Fire Department was awarded and has accepted a grant for firefighters to obtain critically needed equipment, protective gear, emergency vehicles, training and other resources needed to protect the public and emergency personnel from fire and related hazards in the amount of \$114,285.71 from the FEMA Assistance to Fire Fighters Grant Fund (AFG) program; and

WHEREAS, IC 36-1-3-6 requires the municipality's fiscal body to establish a "fund" from which such grants are to operate; and

WHEREAS, the Common Council of the City of Logansport has committed to a local match in the amount of \$5,714.29; and

NOW THEREFORE, BE IT ORDAINED by the Common Council of the City of Logansport, Indiana:

SECTION 1. The Clerk-Treasurer is to establish a fund entitled Assistance to Fire Fighters Grant Fund (AFG) (#457/4503/) in the amount of \$120,000; and

SECTION 2. the sole purpose of this fund is to pay for allowable expenses FEMA Assistance to Fire Fighters Grant Fund (AFG) Program; and

SECTION 3. the only receipts into this fund will consist of the grant award in the amount of \$5,714.29 city contribution and the \$114,285.71 from the award; and

SECTION 4. that the \$5,714.29 shall be transferred from the LOIT Public Safety Fund; GL#294-4-1020-463-010 Station Repairs; and

SECTION 5. this ordinance shall be in effect after its passage by the Logansport Common Council.

INTRODUCED, FILED AND APPROVED on first reading by a vote of ___ in favor and ___ opposed on the ___ day of _____, 2024.

DULY PASSED, ORDAINED AND ADOPTED this ___ day of _____, 2024, by the Common Council of the City of Logansport, Cass County, Indiana by a vote of _____ in favor and ___ opposed.

Common Council of the City of Logansport, Indiana

Dave Morris, President

ATTEST:

Tyler Pearson, Clerk-Treasurer

Submitted to, approved by, and signed by me, the Mayor of the City of Logansport,
Indiana, this _____ day of _____, 2024.

Chris Martin, Mayor

Ordinance #2024-12

RESOLUTION 2024 -123

A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF LOGANSPORT, INDIANA, AMENDMENT FOR THE LOGANSPORT COMPREHENSIVE PLAN FUTURE LAND USE MAP (FLUM) LOCATED 1 GENERAL STREET IN LOGANSPORT, INDIANA

WHEREAS, The General Assembly of the State of Indiana granted powers to the cities and towns to adopt and amend a Comprehensive Plan in accordance with IC 36-7-4-500 series; and

WHEREAS, The Common Council of the City of Logansport has adopted the Logansport Comprehensive Plan effective July 2016; and

WHEREAS, The Logansport Plan Commission held a public hearing on Monday, May 13, 2024 to consider amendments to the Future Land Use Map (FLUM) in the Logansport Comprehensive Plan. The area to be considered is 1 General St., Logansport, Indiana; and

WHEREAS, The Logansport Plan Commission voted to certify with a favorable recommendation to the Common Council the proposed amendments; and

WHEREAS, The current FLUM for that area to be changed from the designation of Light Industrial to Traditional Neighborhood; and

WHEREAS, The Common Council believes this to be in the best interest of the residents, property owners and for the City's future growth and development to approve the amendment to the Logansport Comprehensive Plan Future Land Use Map; now, therefore be it

RESOLVED by the Common Council of the City of Logansport, Indiana as follows:

SECTION 1: That the Logansport Comprehensive Plan Future Land Use Map is amended from Light Industrial to Traditional Neighborhood.

SECTION 2: That this amendment shall be in full force and effect upon its passage

DULY PASSED AND RESOLVED this _____ day of _____ 2024; the
Common Council
of the City of Logansport, Cass County, Indiana by a vote of _____ in favor and _____
opposed.

Common Council of the City of Logansport, Indiana

David Morris, President

ATTEST:

Tyler Pearson, Clerk-Treasurer

Submitted to, approved by, and signed by me, the Mayor of the City of Logansport,
Indiana, this _____ day of _____, 2024.

Chris Martin, Mayor

RESOLUTION 2024 -123

RESOLUTION 24-08
A LOGANSPORT PLAN COMMISSION CERTIFICATION FOR A FUTURE LAND
USE MAP AMENDMENT IN THE LOGANSPORT COMPREHENSIVE PLAN TO
THE COMMON COUNCIL

WHEREAS, The General Assembly of the State of Indiana granted powers to the cities and towns to adopt and amend a Comprehensive Plan in accordance with IC 36-7-4-500 series; and

WHEREAS, The City of Logansport Common Council adopted a comprehensive plan entitled City of Logansport Comprehensive Plan in July 2016 and adopted subsequent amendments; and

WHEREAS, IC 36-7-4-503 allows plans of this nature to include maps of current and future land use as a part of the comprehensive plan; and

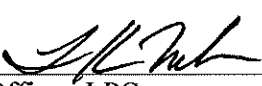
WHEREAS, The Logansport Plan Commission held a public hearing, Monday May 13, 2024, on proposed amendment to the future land use map in the Logansport Comprehensive Plan. The area to be considered is property south of 1 General St, Logansport, IN; and

WHEREAS, The current future land use map for that area to be changed from the designation of Light Industrial to the proposed designation of Traditional Neighborhood; and

NOW, THEREFORE BE IT RESOLVED, That in accordance with IC 36-7-4-605, the Logansport Plan Commission certifies with a ✓ favorable, _____ unfavorable, _____ no recommendation the proposed amendments to the future land use map in the Logansport Comprehensive Plan to the Common Council of the City of Logansport, Indiana.

Adopted this 13th day of May 2024.

LOGANSPORT PLAN COMMISSION (LPC)

 Tom Nelson PRESIDENT
Officer, LPC

PLAN COMMISSION

LOGANSPORT
CASS COUNTY

TO: Logansport Common Council
FROM: Arin Shaver, AICP, Planning Director
DATE: June 3, 2024
SUBJECT: Proposed Zoning Map Amendment

The information provided in this staff report has been included for the purpose of reviewing the proposed rezoning. Since the rezoning process does not require a site plan, there may be additional requirements placed on the property through the Technical Review Committee/Site Plan Review process to address development regulations.

A. BACKGROUND:

Case No.	Resolution 24-07 & 24-08
Applicant/Owner	City of Logansport
Property Location	1 General St.
Property Identification Number	09-17-56-143-010.000-010
Property Size	≈12.52 +/--acre
Current Future Land Use Map (FLUM) Designation	Traditional Neighborhoods
Current Zoning District	I1, Light Industrial
Proposed Zoning District	R4, High Density Residential
Existing Land Use	This is the old Trelleborg lot it is not used for anything at this time.

B. SUMMARY OF REQUEST:

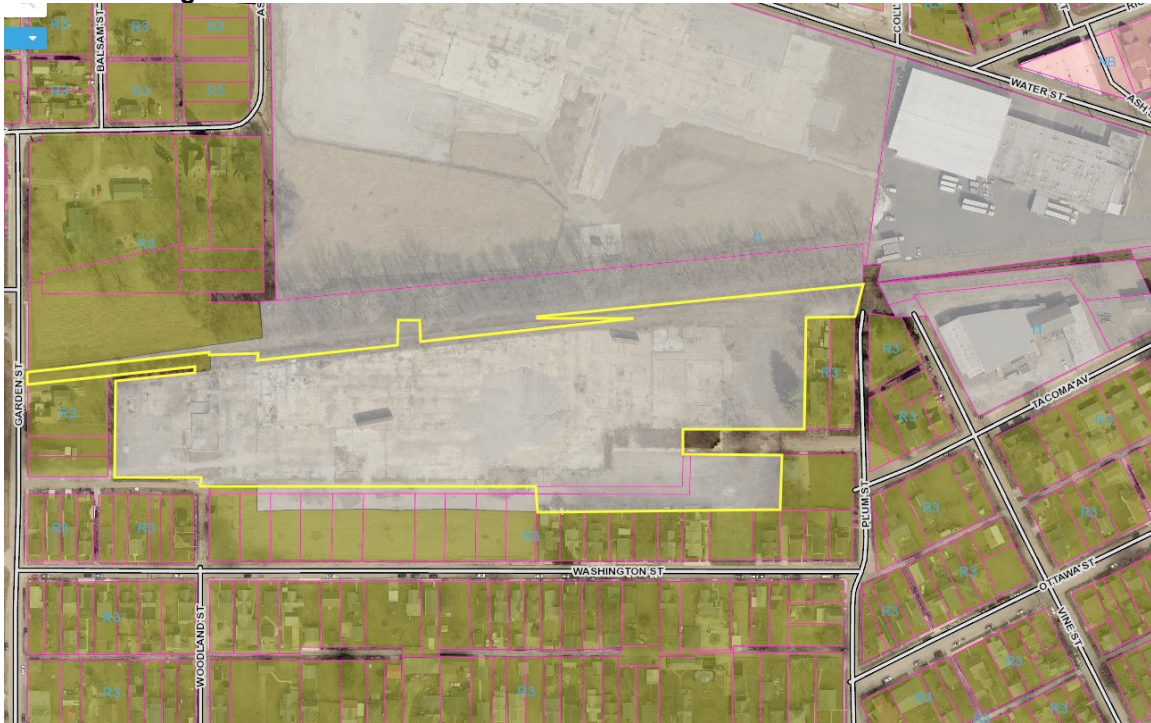
The request is to rezone approximately 12.52+/-acres from Light Industrial (I1) to High Density Residential (R4). The area to be rezoned is located in a traditional neighborhood but has a future land use of Light Industrial. If rezoned this could be redeveloped for high density residential instead of industrial which doesn't fit the area. This rezone change we would want to change the future land use to traditional neighborhood.

C. ANALYSIS:

Location, Surrounding Land Use and Zoning

	Surrounding Land Use	Zoning
North	Old Exide Building	Light Industrial (I1)
South	Residential	Medium Density Residential (R3)
East	Residential	Medium Density Residential (R3)
West	Residential	Medium Density Residential (R3)

Current Zoning & Site Location



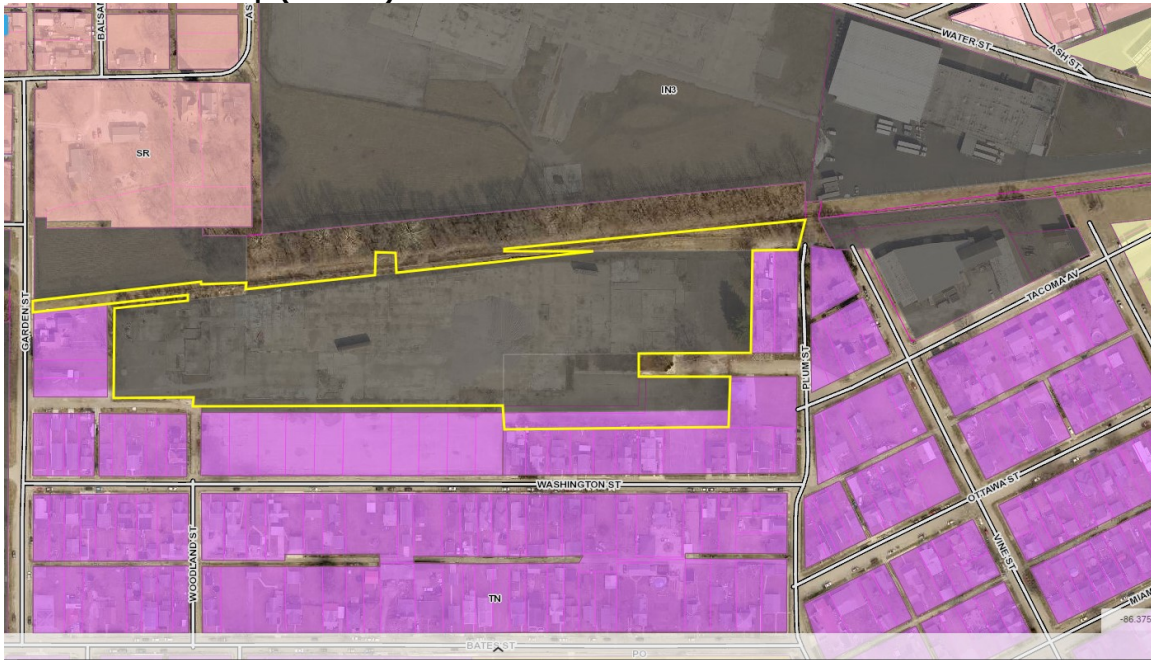
Note: Proposed property outlined in yellow (I1, Light Industrial)

Proposed Zoning & Site Location



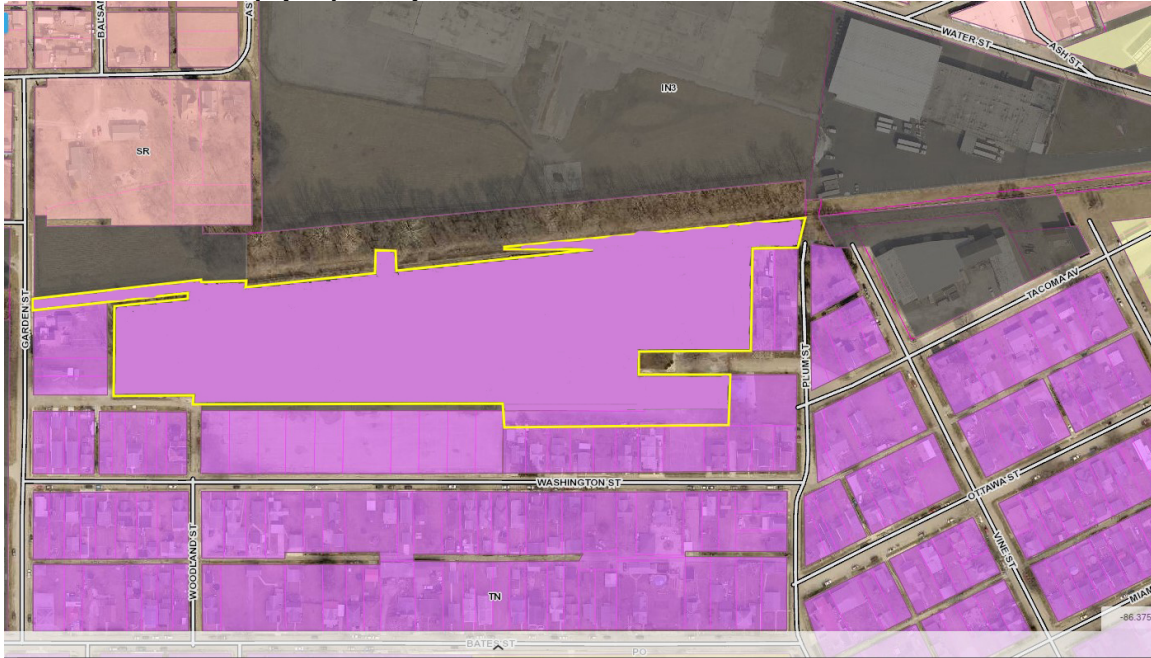
Shown zoning as R4, High Density Residential

Future Land Use Map (Current)



Transitional Neighborhood in dark pink, Light Industrial in gray, Suburban Residential in pink

Future Land Use Map (Proposed)



Transitional Neighborhood in dark pink, Light Industrial in gray, Suburban Residential in pink

Differences between Light Industrial (Existing) and High Density Residential R4 (Proposed) Zoning Districts

Light Industrial (I1).

The purpose of the Light Industrial District is to encourage the development and expansion of manufacturing and wholesale business establishments which are clean, quiet, and free of hazardous or objectionable elements, operate entirely within enclosed structures, and generate little industrial traffic. All residential and non-residential subdivisions for development require subdivision approval.

High Density Residential District (R-4).

The purpose of the High Density Residential District is to provide for a wide range of dwelling unit types so as to meet the diverse housing needs of present and future City residents. All residential and non-residential subdivisions for development require subdivision approval.

- | | |
|-----------------------|--------------------------|
| ■ Accessory Dwellings | ■ Single Family Detached |
| ■ Child Care in Home | ■ Two-Family Dwelling |
| ■ Churches | ■ Residential Facility |
| ■ Multi-family | ■ Home Occupation Simple |

THE COMPREHENSIVE PLAN

The subject site has a Future Land Use Map (FLUM) designation of Light Industrial and should be changed to Traditional Neighborhood.

Light Industrial: Uses in this category include research and development facilities, business parks, small-scale product assembly, distribution centers, technology and advanced manufacturing, cottage industries, business incubators, and laboratories. Emission of fumes, noise, smoke or other pollutants is strictly controlled. Compatible residential and mixed use projects may also be located in this category.

Traditional Neighborhood: Traditional neighborhood districts are neighborhoods that are primarily residential in character, but with existing commercial uses interspersed that are focused on serving the neighborhood. Single family character housing dominates, but housing may also contain a mix of second units, cottage clusters, duplexes, triplexes, and small apartment buildings. Neighborhoods are typical of 19th and early 20th century patterns of small lots, compact development, mix of housing types, and neighborhood-oriented commercial services. Net densities can range up to 20 units per acre. Multi-family residential is also included within the traditional neighborhood and contains duplex, multi-family dwelling units, standalone apartment buildings, townhouses/condominiums, and mobile homes. The permitted number of housing units will vary by area, depending on existing land use, proximity to major streets and public transit, distance to shopping, and environmental issues. The number of units in a structure will range from 8 to 40. The number of units should be on the lower end of the scale next to single family residential areas.

From Comp Plan:

- Encourage growth areas where the necessary infrastructure is available and can be economically provided by requiring new developments within 300' of existing municipal utilities to connect into the municipal system.
- Encourage build-out of existing residential parcels and redevelopment of existing neighborhoods as a priority over new land development.
- Support the revitalization of key areas within the city and clearly identify high potential infill or redevelopment sites.
- Encourage redevelopment and reinvestment in existing neighborhoods and housing.
- Foster a balance of housing opportunities that are responsive to diverse market preferences and the needs of the entire community.

(2) CURRENT CONDITIONS AND THE CHARACTER OF CURRENT STRUCTURES AND USES IN EACH DISTRICTS

Since Trelleborg closed the neighborhood inside of Garden, Bates, Plum and the Railroad has been residential. This area is made up of single family mixed with some duplexes. To the North, West and East of the neighborhood there has always been

industrial uses, although there is some residential mixed in on the east. Typically, when dealing with uses you see the level of intensities develop in a manner to help buffer different uses. In this area there hasn't been much of that done in the past it has been single family residential mixed in with some major industrial uses. To keep this area zoned light industrial would impact the neighborhood negatively because of the use but also because of the traffic. This area has local streets not arterials or collectors support industrial uses.

(3) THE MOST DESIRABLE USE FOR WHICH THE LAND IN EACH DISTRICT IS ADAPTED

As stated before the most desired use would be residential. This large lot provides an opportunity to provide separation between uses. With the industrial to the north some multifamily apartments may make sense to provide separation between industrial property and the single family along Washington. Although single family may fit on this lot, the proximity to the northern rail bed and industrial site may make it hard to develop the lot for single family. Thus providing this as R4, high density residential you could do a mix of multi-family apartments, attached single family, duplexes and finishing out along Washington with Single Family. It is recommended to look into traffic flow when developing the site. This site currently have 3 access points to three different roads, but depending on the amount of apartments it would make sense to look at a connection through the old Exide property to Water St. as another option.

(4) THE CONSERVATION OF PROPERTY VALUES THROUGHOUT THE JURISDICTION

As stated before because of the nature of the area rezoning it to R4, high density residential would cause less harm than industrial uses. In fact depending how the site is redeveloped it may increase values and make a turning point for revitalization for this neighborhood.

(5) RESPONSIBLE DEVELOPMENT AND GROWTH.

The current Future Land Use map shows this area as Light Industrial and we are proposing to change it to traditional neighborhood. This providing more responsible growth in the area then industrial as well as meeting goals and objectives of the comprehensive plan.

From Comp Plan:

- Encourage growth areas where the necessary infrastructure is available and can be economically provided by requiring new developments within 300' of existing municipal utilities to connect into the municipal system.
- Encourage build-out of existing residential parcels and redevelopment of existing neighborhoods as a priority over new land development.
- Support the revitalization of key areas within the city and clearly identify high potential infill or redevelopment sites.
- Encourage redevelopment and reinvestment in existing neighborhoods and housing.

- Foster a balance of housing opportunities that are responsive to diverse market preferences and the needs of the entire community.

RECOMMENDED COMMITMENTS:

Based on the information contained in this report, the Planning Department recommends approval, and no commitments are recommended.

ORDINANCE 2024 –13

AN ORDINANCE OF THE COMMON COUNCIL OF THE CITY OF LOGANSPORT, INDIANA REZONING PROPERTY LOCATED AT 1317 MELBOURNE AVE., LOGANSPORT, INDIANA

WHEREAS, The General Assembly of the State of Indiana granted powers to the cities and towns to adopt ordinances and zone maps for their jurisdiction according to IC 36-7-4-600 series; and

WHEREAS, The City of Logansport has adopted the Logansport Zoning Ordinance, Ordinance 86-21, effective March 5, 2018 (Ordinance #2018-03) and the Fringe Area of the City of Logansport, Indiana, as established on April 9, 2001; and

WHEREAS, The General Assembly of the State of Indiana granted powers to cities and towns to amend the zone maps according to IC 36-7-4-608, and Article 7 of the Logansport and Fringe Zoning Ordinance allows for the amendment of said Ordinance; and

WHEREAS, The Logansport Plan Commission, in accordance with law, held a public hearing on Monday, May 13, 2024 to consider the zone map amendment for property located at 1317 Melbourne Ave., Logansport, IN; and

WHEREAS, The Logansport Plan Commission did send a X favorable _____ unfavorable, _____ no recommendation the attached textual amendments to the Common Council for the proposed rezone; and

WHEREAS, The proposed zoning would be changed from OS, Open Space to R3, Medium Density Residential; and

WHEREAS, Said certification has been duly considered by the Common Council and the zone map amendment is deemed to be in the public interest.

NOW, THEREFORE BE IT ORDAINED by the Common Council of the City of Logansport, Indiana that the District Zone Map adopted as a part of the Logansport and Fringe Zoning Ordinance, Ordinance 2018-03, as amended, being the Zoning Map of the City of Logansport and Fringe, is hereby amended to include:

SECTION 1: To change the zoning classifications of OS, Open Space to R3, Medium Density Residential for property located at 1317 Melbourne Ave., Logansport, IN

SECTION 2: That this amendment shall be in full force and effect upon its passage by the Common Council and approval by the Mayor of the City of Logansport, IN.

INTRODUCED, FILED AND APPROVED on first reading by a vote of _____ in favor and _____ opposed on the _____ day of _____, 2024.

DULY PASSED, ORDAINED AND ADOPTED on second reading this _____ day of _____ 2024 by the Common Council of the City of Logansport, Cass County, Indiana by a vote of _____ in favor and _____ opposed.

Common Council of the City of Logansport, Indiana

David Morris, President

ATTEST:

Tyler Pearson, Clerk-Treasurer

Submitted to, approved by, and signed by me, the Mayor of the City of Logansport, Indiana, this _____ day of _____, 2024

Chris Martin, Mayor, City of Logansport

RESOLUTION 24-06
A LOGANSPORT PLAN COMMISSION
CERTIFICATION OF A PROPOSED REZONE LOCATED
AT 1317 MELBOURNE AVE., LOGANSPORT, IN

WHEREAS, The General Assembly of the State of Indiana granted powers to the cities and towns to adopt zoning ordinances and zone maps for their jurisdiction according to IC 36-7-4-600 series; and

WHEREAS, The City of Logansport adopted the Logansport and Fringe Zoning Ordinance which became effective on March 5, 2018 and the Fringe Area of the City of Logansport, as established on April 9, 2001; and

WHEREAS, The General Assembly of the State of Indiana granted powers to cities and towns to amend the zone ordinance maps according to IC 36-7-4-608, and Article 7 of the Logansport and Fringe Zoning Ordinance allows for the amendment of said Ordinance; and


WHEREAS, The Logansport Plan Commission, in accordance with law, held a public hearing on Monday May 13, 2024 and did consider the rezone petition for the property at 1317 Melbourne Ave., Logansport IN; and

WHEREAS, the proposed zoning will be changed from OS, Open Space to R3, Medium Density Residential; now, therefore be it

RESOLVED, that ~~in~~ accordance with IC 36-7-4-605, the Logansport Plan Commission certifies with a favorable, unfavorable, no recommendation the attached zoning map amendment to the Common Council of the City of Logansport, Indiana.

Adopted this 13th day of May 2024

LOGANSPORT PLAN COMMISSION (LPC)

By:  Tom NELSON PRESIDENT
Officer, LPC

PLAN COMMISSION

LOGANSPORT
CASS COUNTY

TO: Logansport Common Council
FROM: Arin Shaver, AICP, Planning Director
DATE: June 3, 2024
SUBJECT: Proposed Zoning Map Amendment

The information provided in this staff report has been included for the purpose of reviewing the proposed rezoning. Since the rezoning process does not require a site plan, there may be additional requirements placed on the property through the Technical Review Committee/Site Plan Review process to address development regulations.

A. BACKGROUND:

Case No.	Resolution 24-06
Applicant/Owner	City of Logansport/Logansport Parks Department
Property Location	1317 Melbourne Ave.
Property Identification Number	09-17-56-465-030.000-010 09-17-56-465-033.000-010 09-17-56-466-001.000-010 09-17-56-465-027.000-010 09-17-56-465-031.000-010 09-17-56-466-002.000-010 09-17-56-466-003.000-010 09-17-56-465-026.000-010 09-17-56-465-032.000-010 09-17-56-465-028.000-010 09-17-56-465-029.000-010 09-17-56-466-021.000-010
Property Size	≈1.83 +/-acre
Current Future Land Use Map (FLUM) Designation	Traditional Neighborhoods

Current Zoning District	OS, Open Space
Proposed Zoning District	R3, Medium Density Residential
Existing Land Use	This property is currently used as Melbourne Park. The Park's Board per Res. 2021-18 has marked this park as surplus.

B. SUMMARY OF REQUEST:

The request is to rezone approximately 1.83+/-acres from Open Space (OS) to Medium Density Residential (R3). The area to be rezoned is located in a traditional neighborhood where medium density residential is already surrounding the area. If rezoned this could be redeveloped for other medium-density residential uses.

C. ANALYSIS:

Location, Surrounding Land Use and Zoning

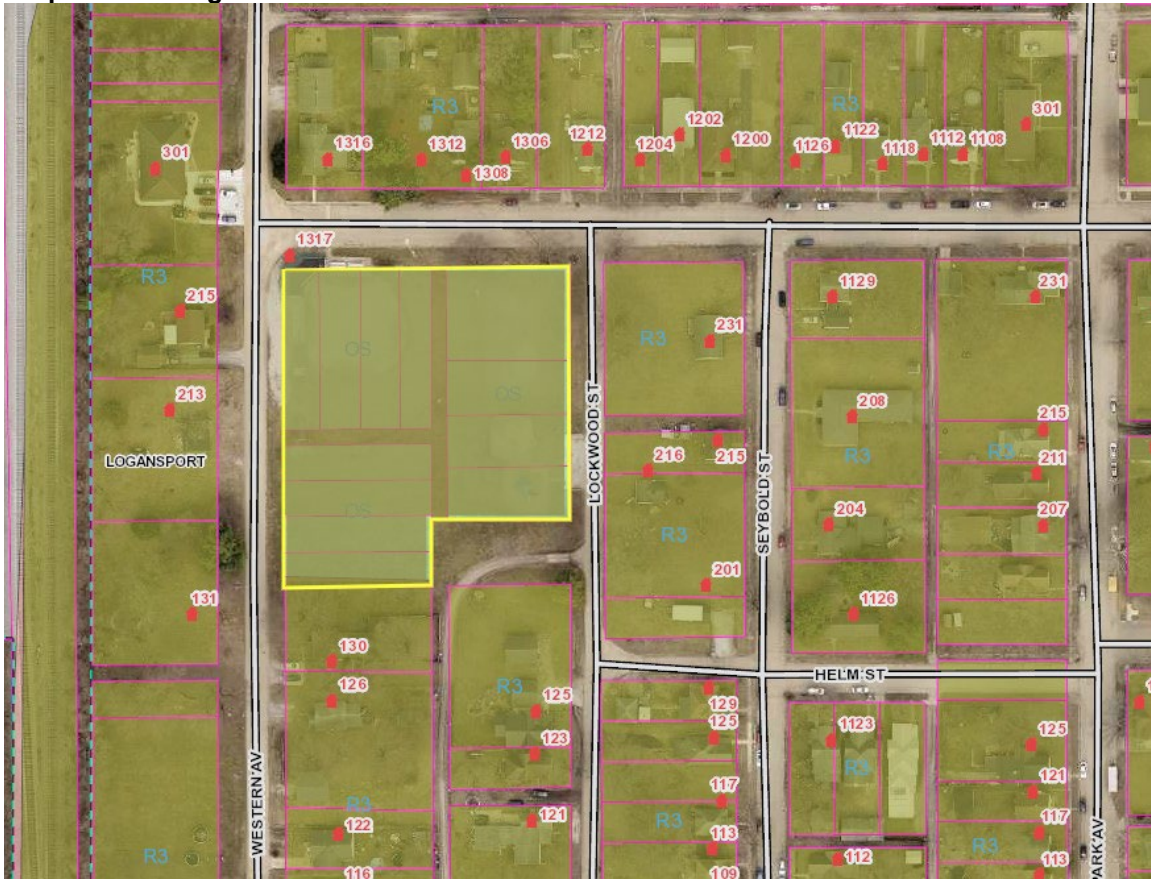
	Surrounding Land Use	Zoning
North	Residential	Medium Density Residential (R3)
South	Residential	Medium Density Residential (R3)
East	Residential	Medium Density Residential (R3)
West	Residential	Medium Density Residential (R3)

Current Zoning & Site Location



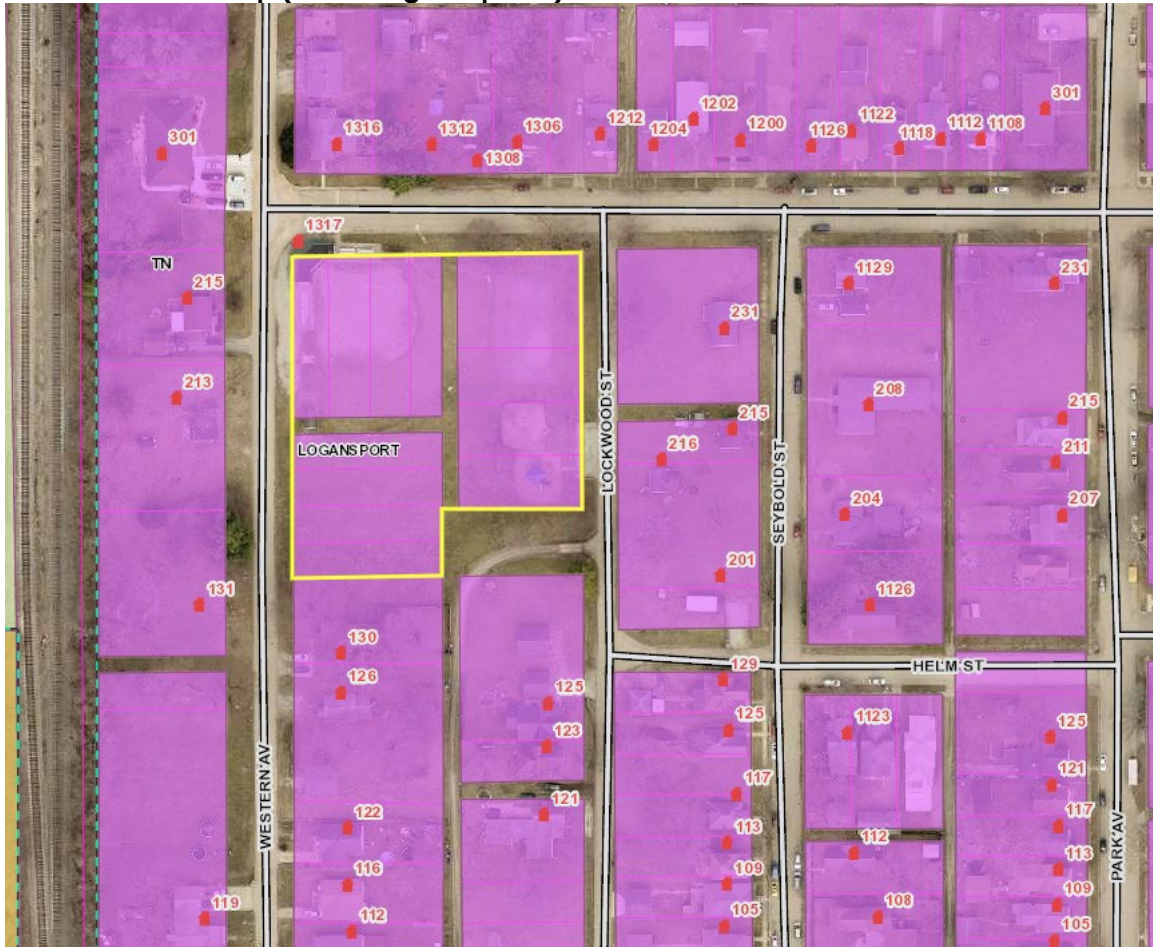
Note: Proposed property outlined in yellow (OS, Open Space)

Proposed Zoning & Site Location



Shown zoning as R3, Medium Density Residential

Future Land Use Map (No change required)



Traditional Neighborhood in pink

Differences between OS(Existing) and R3 (Proposed) Zoning Districts

Open Space District (OS).

The purpose of the Open Space District is to provide for permanent open space, to be preserved as open land or developed for park and recreational use. All residential and non-residential subdivisions for development require subdivision approval

Medium Density Residential District (R-3).

The purpose of the Medium Density Residential District is to provide for the development of single-family and two-family dwellings in areas of the City historically developed at a higher density. All residential and non-residential subdivisions for development require subdivision approval.

- | | |
|-----------------------|--------------------------|
| ■ Accessory Dwellings | ■ Single Family Detached |
| ■ Child Care in Home | ■ Two-Family Dwelling |
| ■ Churches | ■ Residential Facility |
| ■ Schools | ■ Home Occupation Simple |

THE COMPREHENSIVE PLAN

The subject site has a Future Land Use Map (FLUM) designation of Traditional Neighborhood and would stay Traditional Neighborhood.

Traditional Neighborhood: Traditional neighborhood districts are neighborhoods that are primarily residential in character, but with existing commercial uses interspersed that are focused on serving the neighborhood. Single family character housing dominates, but housing may also contain a mix of second units, cottage clusters, duplexes, triplexes, and small apartment buildings. Neighborhoods are typical of 19th and early 20th century patterns of small lots, compact development, mix of housing types, and neighborhood-oriented commercial services. Net densities can range up to 20 units per acre. Multi-family residential is also included within the traditional neighborhood and contains duplex, multi-family dwelling units, standalone apartment buildings, townhouses/condominiums, and mobile homes. The permitted number of housing units will vary by area, depending on existing land use, proximity to major streets and public transit, distance to shopping, and environmental issues. The number of units in a structure will range from 8 to 40. The number of units should be on the lower end of the scale next to single family residential areas.

From Comp Plan:

- Encourage growth areas where the necessary infrastructure is available and can be economically provided by requiring new developments within 300' of existing municipal utilities to connect into the municipal system.
- Encourage build-out of existing residential parcels and redevelopment of existing neighborhoods as a priority over new land development.

(2) CURRENT CONDITIONS AND THE CHARACTER OF CURRENT STRUCTURES AND USES IN EACH DISTRICTS

The existing pattern of development has always been residential in this area. Most of the area is single family homes on smaller lots; thus the area would be considered medium density residential due to the lot sizes in the area.

As stated earlier the Park's department has designated this park as one that is in surplus; Thus, making this property available for sale, lease, and/or sponsorship opportunities. With the zoning of open space nothing but a park could be located in this district as it is today.

(3) THE MOST DESIRABLE USE FOR WHICH THE LAND IN EACH DISTRICT IS ADAPTED

The most desired use for the area would be single family residential. Even if this was to stay a park, there would be more traffic and noise created than if it developed as residential. This area being residential makes the most sense. In fitting in with the current nature of the area medium density development makes sense to allow.

(4) THE CONSERVATION OF PROPERTY VALUES THROUGHOUT THE JURISDICTION

As stated before because of the nature of the current neighborhood, newer development that is similar to what is currently there should increase the areas property values not decrease them.

(5) RESPONSIBLE DEVELOPMENT AND GROWTH.

The current Future Land Use map shows this area as traditional neighborhood as well as the rest of the neighborhood. The request would be to rezone the same district that almost completely surrounds the area. This rezone can provide the redevelopment of this area to meet goals and objectives of the comprehensive plan.

From Comp Plan:

- Encourage growth areas where the necessary infrastructure is available and can be economically provided by requiring new developments within 300' of existing municipal utilities to connect into the municipal system.
- Encourage build-out of existing residential parcels and redevelopment of existing neighborhoods as a priority over new land development.

RECOMMENDED COMMITMENTS:

Based on the information contained in this report, the Planning Department recommends approval, and no commitments are recommended.

RESOLUTION 2024-124

**A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF LOGANSPORT,
INDIANA AUTHORIZING FUNDS FOR MAINTAINING THE DOWNTOWN TREES
AND POCKET PARKS**

WHEREAS, the Common Council of the City of Logansport, Indiana wishes to maintain the trees and pocket parks in the Downtown; and

WHEREAS, the Common Council of the City of Logansport, Indiana wishes to provide funds for the upkeep and replacement of the current trees and pocket parks Downtown from the Council Misc.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Logansport, Indiana that:

SECTION 1: The Common Council of the City of Logansport now approved the Funds up to, but not to exceed, \$8,827.50 from the budgeted line #100-4-1350-439.000 Council Misc.

SECTION 2: The \$8,827.50 is to be used to maintain the trees and pocket parks and replace landscaping where needed.

SECTION 3: This resolution shall be in effect after its passage by the Common Council of the City of Logansport, Indiana.

DULLY PASSED, ORDAINED AND ADOPTED this ____ day of _____, 2024, by the Common Council of the City of Logansport, Cass County, Indiana by a vote of ____ in favor, ____ opposed and ____ abstained.

Common Council of the City of Logansport, Indiana

By: _____

Dave Morris, President

ATTEST:

Tyler Pearson, Clerk Treasurer

Submitted to, approved by, and signed by me, the Mayor of the City of Logansport, Indiana this ____ day of _____, 2024.

Chris Martin, Mayor

RESOLUTION 2024 -125

**A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF
LOGANSPORT, INDIANA, APPROVING THE CITY OF
LOGANSPORT CAPITAL IMPROVEMENT PROGRAM 2025 - 2028**

WHEREAS, the General Assembly of the State of Indiana granted powers to cities to adopt a Comprehensive Plan according to IC 36-7-4-501; and

WHEREAS, IC 36-7-4-503 allows Comprehensive Plans to include short and long range capital improvement programs of governmental expenditures to assure efficient and economic use of public funds; and

WHEREAS, the Capital Improvement Program Committee of the Logansport Plan Commission studied and prepared the City of Logansport Capital Improvement Program 2025 - 2028, and

WHEREAS, the Logansport Plan Commission recommends approval of the Capital Improvement Program 2025 – 2028 on May 13, 2024; and,

NOW THEREFORE be it resolved by the Logansport Plan Commission that the City of Logansport Capital Improvement Program 2025-2028 be certified with a favorable recommendation to the Logansport Common Council.

Adopted this _____ day of _____, 2024

Common Council of the City of Logansport, IN

Dave Morris, President

ATTEST:

Tyler Pearson, Clerk-Treasurer

Submitted to, approved by, and signed by me, the Mayor of the City of Logansport, Indiana, this _____ day of _____ 2024.

Chris Martin, Mayor
City of Logansport

RESOLUTION 2024 - 09

A RESOLUTION APPROVING THE
CITY OF LOGANSPOUR CAPITAL IMPROVEMENT PROGRAM 2025 - 2028

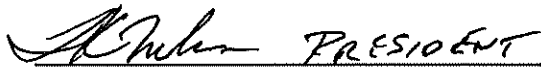
WHEREAS, the General Assembly of the State of Indiana granted powers to cities to adopt a Comprehensive Plan according to IC 36-7-4-501; and

WHEREAS, IC 36-7-4-503 allows Comprehensive Plans to include short and long range capital improvement programs of governmental expenditures to assure efficient and economic use of public funds; and

WHEREAS, the Capital Improvement Program Committee of the Logansport Plan Commission studied and prepared the City of Logansport Capital Improvement Program 2025 - 2028, and

NOW THEREFORE be it resolved by the Logansport Plan Commission that the City of Logansport Capital Improvement Program 2025-2028 be certified with a favorable recommendation to the Logansport Common Council.

Adopted this ___13___ day of ___May___, 2024


LPC Officer

Logansport Capital Improvement Program

2025-2028

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Introduction

The purpose of this document is to provide the Logansport Common Council the appropriate tools to determine what expenses will be spent on capital improvement projects in the coming years. The document will provide department requests, funding, justifications, and more.

Funding Sources

The City has funding sources other than the general fund. Below is a brief description of some of these funds. Several of these funds are indicated as funding sources by Department heads in this year's CIP.

LIT (Local Income Tax)

- This fund has its own approved budget of \$1,327,564 to help with expenses of public safety.

Logan Equipment Non-Reverting Capital Fire Department

- *This was established for the Fire Department only*

Non-Reverting Park Capital Improvement Fund

- *Relies on grants for funding.*

Non-Reverting Golf Operating Fund

- *Is revenue from all sales.*

Non-Reverting Park Operating Fund

- *Is revenue from income producing park activities, such as shelter rentals and activity fees. These funds are accumulated operational needs related to the income source.*

Eastgate Property Fund

- *The primary purpose of this money is for the maintenance and improvements to the property. Other special appropriations are considered by the City Council on the merits of the request.*

The Cemetery Non-Reverting Fund

- *Is funded through the sale of graves up to \$20,000 per year with a maximum allowable balance of \$30,000 for the purpose of land development for expansion of the cemetery. The fund will be annually renewable until the cemetery expansion is complete.*

Infrastructure Fund

- *Is an annual appropriation of \$200,000 by Logansport Municipal Utilities in lieu of taxes. This fund is not designated to any one department or project, but each request is considered on its merits.*

State Revenues

Cumulative Capital Improvement Fund (CCIF)

- Cigarette tax

- used for street paving, IT upgrades including communication needs and scanning expenses.

Local Roads and Streets (LRS)

- State dispersal of funds based on mileage and other criteria.

- used for street paving

Motor Vehicle Highway Fund (MVH)

- Gasoline tax

- primarily used for Street Department

equipment needs, also goes for salary and benefits

-there may be a one-year contribution of these

monies to the street paving program

Wheel Tax

- License plates

- used for street paving

County Economic Development Income Tax (CEDIT)

CEDIT was passed in 1987 for certain economic development projects and pollution control activities. There can be a 0.1% to a 0.5% tax on County Tax payers, but may not exceed 1.25% and 1.00%, respectively in combination with the County Adjusted Gross Income Tax (CAGIT) or County Option Income Tax (COIT). Cass County's CAGIT rate is 1.00%. In addition to the above there is a 0.25% CEDIT rate for a property tax replacement credit (Homestead Credit).

The State collects the CEDIT revenues and makes distribution to counties in May and November based on certification by the Department of Local Government Finance of the amount of CEDIT revenue that will be collected from the county during the 12-month period beginning July 1 of the preceding calendar year. These revenues collected at the State level are distributed to the Cass County Auditor. The Auditor, in turn distributes to Cass County, Logansport, Galveston, Royal Center, Walton, and Onward the fraction certified by the Department of Local Government Finance.

This tax can be used to fund economic development projects defined as any project that will:

1. Promote significant opportunities for the gainful employment of its citizens
2. Attract a major new business enterprise
3. Retain or expand:
 - An acquisition of land

- Interest in land
- Site improvements
- Infrastructure improvements
- Buildings
- Structures
- Rehabilitation
- Renovation and enlargement of buildings and structures,
- Machinery
- Equipment
- Furnishings
- Facilities

The executive of a County, City, or Town may adopt a Capital Improvement Plan specifying the uses of the CEDIT revenues and designate the County, City or Town as the recipient of its share of the CEDIT distribution.

A Capital Improvement Plan must include:

1. An identification and general description of each project that would be financed by CEDIT
2. The estimated total cost of the project
3. Identification of all sources of funds expected to be used for the project
4. The planning, development and Construction schedule of each project.

CEDIT balance statements and earmarked funds can be found in the City Clerk-Treasurer's Office.

Mount Hope Cemetery

Requests

<u>Mount Hope Cemetery</u>	Prior CIP	2025	2026	2027	2028 or later	Total	FUND
Paving	yes	\$25,000	\$20,000	\$20,000	\$20,000	\$85,000	General Fund
Memorial Day Stage	no	\$35,000	\$0	\$0	\$0	\$35,000	General Fund
Mower Rotation (2 a yr. except 2026)	yes	\$52,000	\$54,000	\$56,000	\$58,000	\$220,000	General Fund
<i>Subtotal General Fund</i>		<i>\$112,000</i>	<i>\$74,000</i>	<i>\$76,000</i>	<i>\$78,000</i>	<i>\$340,000</i>	
Total of Mount Hope Cemetery		\$112,000	\$74,000	\$76,000	\$78,000	\$340,000	

Paving

Justification

- We have done a lot of pavement in the cemetery but there is still more to do. This helps provide nice roads for visitors.

Mowers

Justification

- We keep a rotation for mowers to get best use and best trade value
- Typical lifespan is two years

Memorial Day Stage

Justification

- Currently have to patch and paint every year
- Cracking and bulging are occurring

Street Department

Requests

<u>Street Department</u>	Prior CIP	2025	2026	2027	2028 or later	Total	FUND
Reseal and Paint Parking Lots	no	\$8,000	0	0	0	\$8,000	MVH
Dump Trailer (1 each year)	yes	\$7,500	\$7,500	\$7,500	\$7,500	\$30,000	MVH
Pickup Truck (rotation)	yes	\$0	\$50,000	\$0	\$50,000	\$100,000	MVH
50/50 sidewalk program	yes	\$50,000	\$50,000	\$50,000	\$50,000	\$200,000	MVH
ADA	yes	\$15,000	\$15,000	\$15,000	\$15,000	\$60,000	MVH
50/50 curb program	yes	\$20,000	\$20,000	\$20,000	\$20,000	\$80,000	MVH
Replace 2 Dump truck beds	no	\$90,000	\$0	\$0	\$0	\$90,000	MVH
Dump Truck (rotation)	yes	\$0	\$0	\$225,000	\$0	\$225,000	MVH
<i>Subtotal MVH Fund</i>		<i>\$190,500</i>	<i>\$142,500</i>	<i>\$317,500</i>	<i>\$142,500</i>	<i>\$793,000</i>	
Total Street Department		\$190,500	\$142,500	\$317,500	\$142,500	\$793,000	

Dump Trailer

Justification

- The trailers get a lot of use and get rusty even with maintenance. The current one is in fair condition but is a 2016. We trade in the old trailer to lower the expense of purchasing a new one.

Pickup Truck

Justification

- If we don't replace oldest pickup truck every other year, the cost of repairs to keep it running become very costly.
- Replace a 2013 pickup truck. We replace every other year in rotation with the dump trucks. If we keep them longer that, the repairs become very costly to keep them running properly. This is in fair condition. The cost is between \$40,000-\$50,000 new.

Dump Truck

Justification

- This is a 2005 International Dump Truck. We replace every other year in rotation with the pickup trucks. If we keep them longer than that the repairs become very costly to keep them running.

50/50 Program Sidewalks

Justification

- This is an annual item that we use to pay half of the cost for residents to replace their sidewalks.

50/50 Program Curbs

Justification

- This is an annual item that we use to pay half of the cost for residents to replace their curbs.

ADA Sidewalk

Justification

- We replace the corner ADA ramps when a resident who lived on a corner replaces their sidewalks using the 50/50 program.

Dump Truck Beds

Justification

- The dump beds are showing significant wear but the cabs/engines of them have more life in them.

Reseal and Paint Parking Lots

Justification

- The two new public parking lots on 6th street where created a few years ago. To say up on maintenance we would like to reseal and paint every 3-5 years.

Fire Department

Fire Department	Prior CIP	2025	2026	2027	2028 or later	Total	FUND
10 sets of bunker gear each year	yes	\$30,000	\$30,000	\$30,000	\$0	\$90,000	LIT
Training Facility	yes	\$250,000	\$0	\$0	\$0	\$250,000	LIT
New Vehicle for Chief	yes	\$75,000	\$0	\$0	\$0	\$75,000	LIT
Replace Station 4 Roof	no	\$10,000	\$0	\$0	\$0	\$10,000	LIT
New South Side Fire Station	no	\$0	\$0	\$1,500,000	\$0	\$1,500,000	LIT/Grants
Replace Engine 4	yes	\$0	\$800,000	\$0	\$0	\$800,000	LIT
<i>Subtotal LIT</i>		<i>\$365,000</i>	<i>\$830,000</i>	<i>\$1,530,000</i>	<i>\$0</i>	<i>\$2,725,000</i>	
Total Fire Department		\$365,000	\$830,000	\$1,530,000	\$0	\$2,725,000	

10 sets of Bunker Gear (each year)

Justification

- Currently have 34 firefighters outfitted. 17 sets expire in 2027, 2 in 2028, 1 in 2029, 3 in 2030, 3 in 2031. Current condition varies however on average the gear is probably at 50% condition. Cost to replace on average at this point is \$3,000 per set.
- 2008 edition and 2013 edition of NFPA 1851 requires fire departments to remove gear 10 years after manufactured date. Gear subject to this requirement includes garments, hoods, gloves, boots, and helmets.

New Vehicle for Fire Chief

Justification

- We are currently is a 2018 Dodge Durango with 83,000 miles and is 6 years old. This is still in good condition. Would like to keep Durango for use by the inspector. Would like to replace with a full-size Tahoe due to lack of space in Durango for command vehicle equipment and PPE.

Replace Station 4 Roof

Justification

- Roof is in desperate need of repairs. The roof is not leaking yet but is within a couple of years of having issues

Construct a new South Side Fire Station (Station 4)

Justification

- Current building was constructed in 1952 latest improvements were new kitchen cabinets and the truck room floor was refinished. It uses boiler heat and window air conditioning poos insulation so utilities are high. Electrical is not up to code. Due

to construction of the building wiring would be ran with conduit adding expense. Roof needs repaired and more room for newer sized fire apparatus.

Replace Engine 4

Justification

- Replace 2005 Pierce Saber Pumper that is currently in fair condition and have less than half its life left. Estimated trade in is \$65,000.
- Engines 4 was purchased in 2004 and use 1 or 2 fire engines operated as a first line pumper. This engine is housed at the Southside station. It is currently 19 years old. Once this engine is replacing our front-line fleet would all be within 10 years of age. Due to some mechanical issues I moved the date of replacement up a year.

Training Facility

Justification

- asking for funding to develop the training facility that we have been planning in a partnership with LPD. This would improve the ISO rating and allow us to host more training along with providing public safety with a facility to train 7 days a week.

Police Department

Police Department	Prior CIP	2025	2026	2027	2028 or later	Total	FUND
Police Station Payments	no	\$400,000	\$400,000	\$400,000	\$400,000	\$1,600,000	LIT
Update Drone Program	yes	\$0	\$10,000	\$0	\$10,000	\$20,000	LIT
2 New Squad Cars/SUV	no	\$80,000		\$80,000	\$80,000	\$240,000	LIT
15 New AED Units	yes	\$11,000	\$0	\$0	\$0	\$11,000	LIT
5 new iPad and apple pens detective unit	yes	\$0	\$0	\$8,000	\$0	\$8,000	LIT
Lexipol maintenance cost	yes	\$13,720	\$14,406	\$15,126	\$15,883	\$59,135	LIT
4 new bikes for bike patrol unit	yes	\$8,000	\$0	\$0	\$0	\$8,000	LIT
Stalker moving Radars for Patrol Vehicles	no	\$14,536	\$14,536	\$24,918	\$0	\$53,989	LIT
New MDT (in cars computers)	no	\$0	\$0	\$75,000	\$75,000	\$150,000	LIT
Holosun 509T Pistol Red Dot Sight for All Officers	no	\$21,210	\$0	\$0	\$0	\$21,210	LIT
(42) Body Cameras	yes	\$0	\$0	\$300,000	\$0	\$300,000	LIT
<i>Subtotal LIT</i>		<i>\$548,466</i>	<i>\$438,942</i>	<i>\$903,044</i>	<i>\$580,883</i>	<i>\$2,471,334</i>	
Total Police Department		\$548,466	\$438,942	\$903,044	\$580,883	\$2,471,334	

Requests

Lexipol Yearly Subscription

Justification

- This is to keep the system up and working for SOPs.

15 new AED units

Justification

- 15 need replaced batteries are expired and need to be compatible with EMS & LFD(Zoll's) and replace pads with new ones as EMS with help replace them.
- For life saving and for when officers are first on scene and need the equipment that works. We can get replacement pads for them as they are 7 years old and out of date.

Body Cameras

Justification

- Purchased 42 body cameras in 2023. These are on a contract to replace every 5 years and get software upgrades.

Drone Program

Justification

- Upgrade of drone program from Mavic 2 Enterprise Advanced and Mavic 2 mini to Mavic 3 thermal and DJI Avata.

- Drones have flown over 100 missions in the past year and half. Have been used to pursue suspects of crimes, document crime scenes, fire scenes and crash scenes. The drones in our current inventory are becoming outdated. The new drones have updated cameras with better views

2 new Squad Cars/SUV

Justification

- Keep the Police Department in good working order. This is 2 care rotation every other year.

4 New Bicycles for Bike Patrol Unit (code is 3)

Justification

- 4 bikes now from 2013 2 are "police" bikes and 2 are donated from officers not all match
- Old needs repairs won't withstand the next season.

5 New iPad Pro and Apple Pens for Detective Unit

Justification

- 4 iPad and Apple pens now, need 5 so all detectives have them. Detectives use daily for investigation pictures.
- Current are outdated and need software upgrades for apple products.

Holosun 509T Pistol Red Sight for All Officers

Justification

- *Over approximately the last 2 years, 8 of our SWAT officers have been using these sights on their duty pistol. During this period, we have observed a noticeable improvement with their marksmanship. We would like to implement and issue the sights to all of our officers.*

New MDT (in car computers)

Justification

- *Keep inventory in working order to stay current with new models.*

Stalker Moving Radars for Patrol Vehicles

Justification

- *Need to replace several due to age and updates to provide traffic enforcement in the City.*

Dykeman Golf Course

Dykeman Golf Course	Prior CIP	2025	2026	2027	2028 or later	Total	FUND
Additional 12 golf cars (loan over 4 years)	yes	\$16,571	\$16,571	\$0	\$0	\$33,142	Golf Operating Fund
2010 Red Chevy Silverado	no	\$0	\$0	\$0	\$30,000	\$30,000	Golf Operating Fund
Replace 2020 Utility Vehicle	no	\$0	\$0	\$18,000	\$0	\$18,000	Golf Operating Fund
Replace 45 golf cars (loan over 4 years-begin 2027)	yes	\$0	\$0	\$80,000	\$80,000	\$160,000	Golf Operating Fund
Greens Mower	yes	\$0	\$0	\$50,000	\$0	\$50,000	Golf Operating Fund
Rough Mower	yes	\$0	\$50,000	\$0	\$0	\$50,000	Golf Operating Fund
Replace 2020 Fairway Mower \$75K in 2024	yes	\$0	\$0	\$75,000	\$0	\$75,000	Golf Operating Fund
Package Loan est. 2024	yes	\$50,000	\$50,000	\$50,000	\$50,000	\$200,000	Golf Operating Fund
Used Mini-Excavator (replace 1990 Case Backhoe)	no	\$20,000	\$0	\$0	\$0	\$20,000	Golf Operating Fund
Small Frontend Loader	no	\$20,000	\$0	\$0	\$0	\$20,000	Golf Operating Fund
Irrigation Upgrade (3 wells & pumphouse) \$350K Spread out over 10 years	yes	\$40,000	\$40,000	\$40,000	\$40,000	\$160,000	Golf Operating Fund
Replace Clubhouse (+\$2 Million in private donations)	yes	\$200,000	\$200,000	\$200,000	\$200,000	\$800,000	CEDIT
<i>Subtotal Golf Operating Fund</i>		<i>\$146,571</i>	<i>\$156,571</i>	<i>\$313,000</i>	<i>\$200,000</i>	<i>\$816,142</i>	
<i>Subtotal CEDIT</i>		<i>\$200,000</i>	<i>\$200,000</i>	<i>\$200,000</i>	<i>\$200,000</i>	<i>\$800,000</i>	
Total Dykeman Golf Course		\$346,571	\$356,571	\$513,000	\$400,000	\$1,616,142	

Requests

Utility Vehicle

Justification

- To replace a 2020 vehicle. Utility vehicle helps staff do jobs out on the course. New vehicle reduces labor and part repair costs.

Additional 12 golf carts

Justification

- Are not able to accommodate large events with current level of golf carts. Additional 12 carts would make a difference in what needs to be rented for special events.
- Currently in a 4-year loan for \$16,571 a year

Replace 45 golf carts (4-year loan)

Justification

- Current carts are 5 years old in 2022; anticipate the necessity of trading carts in to get best trade-in value.

New Clubhouse

Justification

- The building was built in the early 60's and has not seen many upgrades over the years. This would be a match to a donation.

Toro Fairway Mower

Justification

- The mower is used daily and will replace a mower purchased in 2020.
- It is needed to have 2 reliable fairway mowers.

Small Front-end Loader with PTO & Hydraulics

Justification

- Part of deal of getting rid of the Case Backhoe. Will make operations more versatile and lighter.

Rough Mower

Justification

- The mower is used daily and will replace a 10-year-old mower.

Sprayer for Greens and Tees

Justification

- It sprays all grounds at the golf course. Rough, fairway, tees and greens. If sprayer goes down we could look at serious loss of turf.

Irrigation System

Justification

- Last upgrade was in 2000. Requesting to upgrade the irrigation such as controllers, valves & pumps in 2025. A rebuild of the pump house and possibly drill new wells to have our own source of water. Separate water well would reduce the cost of water to irrigate the course by significant amount annually.

Heavy Duty Utility Vehicle

Justification

- Replace 2006 Jacobsen Utility Vehicle that is 17 years old. Runs solid, but has transmission issue. It will be our main vehicle for hauling and project work.

Toro Greens Mower

Justification

- The mower is used daily and will replace a mower purchased in 2020.

Replace 2010 Chevy Silverado

Justification

- Regularly replace vehicles to reduce repair expenses, including labor; provide a decent trade-in value sooner than later.

Used Mini-excavator

Justification

- Mini-excavator would be used on golf course applications. Smaller workhorse makes it easier to get into tighter places, and leave less "footprint"

Parks Department

Logansport Parks Department	Prior CIP	2025	2026	2027	2028 or later	Total	FUND
ADA Assessment Update (Parks Only)	no	\$ 25,000	\$ 25,000			\$50,000	General Fund
ADA Drinking Fountain							General Fund
2025 South Spencer	yes	\$ 10,000				\$10,000	General Fund
2026 Muehlhausen Shelter	yes		\$ 10,000			\$10,000	General Fund
2027 East LTW Trail @ 18th ST.	yes			\$ 20,000		\$20,000	General Fund
Melbourne Park	yes				\$ 10,000	\$10,000	General Fund
Playground replacements:							General Fund
South Spencer Park	yes	\$ 100,000				\$100,000	General Fund
Huston Park	yes		\$ 100,000			\$100,000	General Fund
Bishop Park	yes			\$ 50,000		\$50,000	General Fund
Annual Playground equipment Upgrades & repairs	no				\$ 25,000	\$25,000	General Fund
Sport Court Improvements @							General Fund
Fairview Park	yes	\$ 50,000				\$50,000	General Fund
Spencer Park	yes		\$ 50,000			\$50,000	General Fund
New Pavement for Roads/Parking Lots							General Fund
Dykeman Eberts Road to west end/parking 60,181 SF	no	\$ 75,000				\$75,000	General Fund
Fairview Park Road & Parking 95,465 SF	no		\$ 110,000			\$110,000	General Fund
Spencer Park Road, parking, north drive 75,111 SF	no			\$ 90,000		\$90,000	General Fund
Muehlhausen Park 27,157 SF	no				\$ 40,000	\$40,000	General Fund
Seal Coat parking lots							General Fund
Penman Parking Lot 23,917 SF	no		\$ 10,000			\$10,000	General Fund
Huston Parking Lot 33,115 SF	no	\$ 10,000				\$10,000	General Fund
Fencing for courts/playgrounds							General Fund
Bishop Court	no	\$ 10,000				\$10,000	General Fund
Fairview Playground	no		\$ 10,000			\$10,000	General Fund
Fairview Courts	no			\$ 10,000		\$10,000	General Fund
Muehlhausen Park Playground	no				\$ 10,000	\$10,000	General Fund
Upgrade Park Lighting	no	\$ 20,000	\$ 20,000	\$ 20,000	\$ 20,000	\$80,000	General Fund
Replace Penman Roof, gutters, and	yes	\$ 50,000				\$50,000	General Fund

solar panels							
Add Electric Service at Huston for vendors	no		\$ 25,000			\$25,000	General Fund
Formal crosswalk on High Street at Spencer Park	yes			\$ 30,000		\$30,000	General Fund
Trail connections to East/West Regional Trails	no			\$ 500,000	\$ 500,000	\$1,000,000	Grant/CEDIT/General Fund
Motor Vehicles							General Fund
Add Program Vehicle	no	\$ 50,000				\$50,000	General Fund
Replace 2007 Red Dodge	yes	\$ 35,000				\$35,000	General Fund
Replace 2015 White Dodge Ram	yes		\$ 35,000			\$35,000	General Fund
Replace 2016 Dodge 3500 Ram 1-ton dump w/4500 or 5500	yes	\$ 75,000				\$75,000	General Fund
Replace 2017 Dodge Ram	yes		\$ 35,000			\$35,000	General Fund
Replace 2018 White Chevy Silverado	yes			\$ 35,000		\$35,000	General Fund
Replace 2020 White Dodge Ram 1500	yes				\$ 35,000	\$35,000	General Fund
Replace water lines at Spencer Park	no	\$ 100,000				\$100,000	General Fund
Replace Skid Loader	yes				\$ 60,000	\$60,000	General Fund
Attachments for Heavy Equipment	yes	\$ 15,000		\$ 15,000		\$30,000	General Fund
Replace John Deer Tractor	yes		\$ 50,000			\$50,000	General Fund
Replace Mowers with multipurpose equipment	yes		\$ 30,000			\$30,000	General Fund
Heavy Machinery Trailer	no	\$ 12,000		\$ 10,000		\$22,000	General Fund
Water Tank Trailer	no	\$ 5,000				\$5,000	General Fund
Snow removal equipment w/cab for Ventrac	no	\$ 20,000				\$20,000	General Fund
20 Picnic Tables	yes				\$ 25,000	\$25,000	General Fund
Park Signage	no	\$ 5,000	\$ 5,000	\$ 5,000	\$ 5,000	\$20,000	General Fund
Wright Street Bark Park Press Box removal (2nd floor only)	no		\$ 20,000			\$20,000	General Fund
Construct New Maintenance Facility	no		\$ 500,000			\$500,000	General Fund
Replace Mondopad @ Penman Conference Room	no	\$ 12,000				\$12,000	General Fund
Install Acoustic materials in McHale Complex	no		\$ 25,000			\$25,000	General Fund
Pole Barn for CITP storage @	no	\$ 100,000				\$100,000	General Fund

Spencer Park							
Trail Maintenance	yes	\$ 8,000	\$ 8,000	\$ 8,000	\$ 8,000	\$32,000	General Fund
Riverside Park Improvements (50% match for grants)	yes		\$ 500,000	\$ 500,000		\$1,000,000	Grant/CEDIT/General Fund
Repurpose Burkhart Park as passive pocket park	no	\$ 25,000	\$ 75,000			\$100,000	General Fund
Splash Pad @ Fairview Park	yes		\$ 150,000			\$150,000	General Fund
Feasibility Study Indoor Recreation Center w/ Aquatics	no		\$ 50,000	\$ 50,000		\$100,000	General Fund
Design Fees	no			\$ 50,000		\$50,000	General Fund
Construction over 2 years	no				\$ 150,000	\$150,000	General Fund
Wayfinding Signage	no		\$ 25,000			\$25,000	General Fund
Sports Equipment (soccer goals, basketball goals, etc.)	no	\$ 25,000	\$ 25,000	\$ 25,000		\$75,000	General Fund
Develop Soccer Complex at Huston Park	no			\$ 500,000		\$500,000	General Fund
Trail Broadway to Mall	yes	\$0	\$1,000,000	\$0	\$0	\$1,000,000	General Fund
Downtown Urban Park Splash Pad	yes	\$180,000	\$0		\$0	\$180,000	General Fund
Lease Ice Skating Rink on Farmer's Market Lot (w FM Improvements)	no			\$ 50,000	\$ 50,000	\$100,000	General Fund
Fitness Equipment along Trails	no				\$ 50,000	\$50,000	General Fund
5 Year Master Plan for 2029-2034	no				\$ 50,000	\$50,000	General Fund
<i>Subtotal General Fund</i>		<i>\$1,017,000</i>	<i>\$2,393,000</i>	<i>\$968,000</i>	<i>\$ 538,000</i>	<i>\$4,916,000</i>	
<i>Subtotal Grant/CEDIT</i>		<i>\$0</i>	<i>\$500,000</i>	<i>\$1,000,000</i>	<i>\$ 500,000</i>	<i>\$2,000,000</i>	
Total Parks Department		\$1,017,000	\$2,893,000	\$1,968,000	\$1,038,000	\$6,916,000	

Requests

Fencing for Courts and Playgrounds

Justification

- Court fencing provides the back stop for keeping balls from rolling into the roads/streets which would be a safety hazard. Playground fencing would assist parents with their children to stay inside the playground, rather than running off from the specific location. Special needs parents have expressed their frustration with this problem specifically.

Justification

- During the latest 5-year Master Plan work, it was clear that no further assessment had been completed in the last 10 years. To continue federal funding at any or all levels, that information must be updated and available. The assessment shows what we have accomplished, and what we still need to get done throughout the 20 park facilities in Logansport

Trail Broadway to Mall

Justification

ADA Accessibility Assessment Update for Parks Only

- There have been discussions of a sidewalk on High St. for many years. But there would be a lot of cost to that because of current right-of-way in the area. So, to provide a safe route from Spencer to Mall there has been discussion of a trail from Broadway to Mall for over 10 years. We are finally getting the last section of easements, so that we can move forward with construction.

Trail Maintenance

Justification

- We have approximately 5 miles of trails in our current inventory. To keep trails from cracking and buckling, they should be resealed every 4-5 years.

Mower trailer

Justification

- Replace 2025 heavy equipment trailer; Replace in 2027 a 22' Mower Trailer with gate to haul mower, gators, golf carts, and equipment. Replace in 2029, with 22' Mower trailer with gate etc.*
- Need to move heavy equipment regularly. Heavier equipment requires a more substantial trailer. New one will get use to the job site in a timely manner.*

Vehicle replacements

Justification

- Replace 2007 Red Dodge; 2011 white Chevy Silverado; 2016 White Dodge Ram
- Regularly replace vehicles to reduce repair expenses; provide a decent trade-in value sooner than later. Regularly replace vehicles to reduce repair expenses; provide a decent trade-in value sooner than later.

Replace 2016 Dodge 3500 Ram 1 ton

Justification

- Regularly replace this vehicle to reduce labor spent on repairs. Anticipate being able to provide this vehicle to the golf course for their work.

Skid Loader

Justification

- This piece of equipment is valuable to several departments in the city. Street & Cemetery as well as Parks. It's used for scooping, carrying loads, stump grinding, sweeping trails, drilling holes into the ground, assisting with road repairs. We already have several attachments for this piece of equipment. Regular replacement reduces labor and parts costs.

Replace One-ton Dump Truck

Justification

- Regularly replace this vehicle to reduce labor spent on repairs. Anticipate being able to provide this vehicle to the golf course for their work. This vehicle regularly pulls the community mobile stage to large events.

Recreation Program needs Mobile Storage Vehicle

Justification

- Regularly replace vehicles to reduce repair expenses, including labor, provide a decent trade-in value sooner than later.

Replace water lines at Spencer Park

Justification

- Original water lines (pre-1960s) have broken in Spencer Park 2 different times these past few years, and repairs to those were both inconvenient to the public (restroom has to be shut down), time-consuming to find the leak, and very labor-intensive to dig down 5-6feet for our stall. Requires easily 1-2 weeks of repair times.

Skid Loader and Attachments

Justification

- This piece of equipment is valuable to several departments in the City, Street & Cemetery as well as Parks. It's used for scooping, carrying loads, stump grinding, sweeping trails, drilling holes into the ground, assisting with road repairs. We already have several attachments for this piece of equipment.
- This will reduce labor costs on repairs, don't need to use any equipment rental and work gets done more quickly.
- This is shared with other departments. Various attachments give our staff more tools to be used for scooping, carrying loads, stump grinding, sweeping trails, drilling holes into the

ground, assisting with road repairs. We already have several attachments for this piece of equipment.

Replace John Deer Tractor

Justification

- Current purchased in 2019; anticipate need to trade in to keep miles/hours low for optimum trade-in during 2026.
- Used to move mulch, stone, bush hog, load & unload equipment, tills volleyball courts and landscaping

Replace Water Tank Trailer, including the Tank, Pump & Hose

Justification

- Age of current trailer is 20 years. The tank is not larger enough, the pump and hose have been vandalized and needs to be replaced.

Snow Removal Attachment for Ventrac Mower/Base Unit

Justification

- We have made the switch from John Deere mowing and snow removal equipment to “Ventrac, a more versatile piece of equipment in 2024. Would like to use it for snow removal, so will need a cab and snow removal (blower and blade?) attachment.

Replacement Playground

Justification

- Aging equipment is becoming unsafe & non-compliant for ADA. Reduce repair costs, reduces labor to repair & reduce insurance expenses. The plan is Riverside and South Spencer Park 2025, Huston Park 2026, Bishop Park 2027, and annual general playground equipment repairs and upgrades 2028.

Install ADA Drinking Fountains

Justification

- This includes the fountain, concrete pad, and walkway to/from the fountain. Planning on replacing 2 each year about \$10,000 per year. 2025 South Spencer, 2026 Muehlhausen Shelter, 2027 East LTW Trail (near 18th St.), 2028 Melbourne Park

Seal Coat Penman Building & Huston Park Parking Lots

Justification

- Seal-coating the asphalt will help to make the pavement last longer.

Heavy Equipment Attachments

Justification

- This piece of equipment is valuable to several departments in the City. Street & Cemetery as well as Parks. Various attachments give our staff more tools to be used for scooping, carrying loads, stump grinding, sweeping trails, drilling holes into the ground, assisting with road repairs. We already have several attachments for this piece of equipment.

Replace Mowers in 2026-2029

Justification

- Replacing mower aging fleet. Mowers are being used year-round for mulching & snow removal. Need to keep them as efficient as we can. Staff are able to be more versatile in the work required throughout the parks.

Upgrade Park Lighting

Justification

- Light fixtures in the parks are old and are not energy efficient. Nor do they provide the kind of light that makes a difference in the parks.

Trail Connections to east (Nickel Plate Trail) and West (Panhandle Pathway)

Justification

- Public Health: trail connections from/to Logansport allows residents and visitors to access these options within the regional and national trail framework.

Install a Formal Crosswalk with traffic Signal for Pedestrian Crossing

Justification

- Public Safety: when the public uses the north side of Spencer park along the river, they need to cross High St. to get to the restrooms, picnic shelters, and/or playgrounds. Also, Christmas in the Park has a walk-

through night, in which people park on the north and walk across to the south. Night time is especially unsafe.

Add New Electric Access Points in the Main Area for Food Vendors

Justification

- As Riverside Park is renovated, an alternate location be required for community gatherings such as the 4th of July.

Repurpose and renovate Burkhart Park

Justification

- Donated to the City in the 90s to accommodate more land for Ironhorse Festival.
- Burkhart Park has declined in appearance and purpose for the last few years. It sits at a very busy intersection, and now requires a complete facelift. Beautification is the goal. First year is for design fees, and the 2nd year will be for the work to be completed.

Replace the roof of the Penman Service Center 2025

Justification

- Funding was appropriated for 2024, but funds were used for pool repairs. Roofing is in fair condition, but we anticipate its replacement in 2025. Solar panel efficiency has improved significantly since its installation in 2009.

Riverside Improvements Phase 2

Justification

- We are planning to bring the park up to date with new shelters, pickleball courts, etc..
- Upon completion of Riverside Park Master Site Plan, a Land & water Conservation Fund application can be submitted for up to \$2,000,000. We will need new playgrounds, new shelters, perhaps a new stage, and rover overlooks. Perhaps a new train storage, loading area, and new "route" for trackless train. New parking will also be necessary.

Build an Indoor recreation Center w/Aquatics

Justification

- The need for an indoor recreation facility was requested over and over in the survey feedback in the recent master plan. With no indoor recreation facilities available within the parks system, the community has no publicly owned space for indoor recreation for individuals and families at various daily hours. If no one ever does anything with the 14th St Marsh building perhaps this could be an option that would provide: improved facility, central location, ease of access, large enough facility that could be converted into basketball courts, pickleball, track, playground, a place for teens, and a space place for kids at a low cost.

Lease Ice Skating Rink for Farmers Market Lot

Justification

- No current ice-skating facility in Logansport. Was high on the list of things the Parks need in Logansport. If done right, could be a revenue producer, and help bring the community Downtown during the winter months. Don't need a permanent facility... lease would provide the items we need, and wouldn't require a large investment until it has proven itself worthwhile.

Wayfinding Signage

Justification

- Finding your way around the community is very difficult, especially with the variety of both guests and new residents from other countries. We have been in need of this work to be done for at least 2 decades. Long past-due.

Replace Large Conference Room Communications Computer (Mondopad)

Justification

- The current Mondopad at the Penman Service Center was purchased in 2015, and is unable to be updated and secured. From Windows 2007.

Demolish Spencer park Garage to Construct Larger Pole Barn for Storage of Christmas in the Park Displays

Justification

- Current garage at Spencer park is full and is not able to accommodate any new displays for Christmas in the Park. (garage attached to restroom is also full) The current garage is also ready for new roof and siding. Would be more cost effective to remove and build new.

- Currently have 140-160 tables. The heavy duty plastic tables have lasted for 20-30 years, but wood and aluminum need to be replaced more regularly.

Design and install acoustic tiles in the McHale Complex

Justification

- When using the McHale Complex at riverside Park, it is extremely difficult to communicate to large groups within the building. Sound is uncontrollable in any circumstance within the structure... even with amplifying devices. The sound issue makes the building unappealing for public events, and private rentals.

Replace park Entry Signs

Justification

- Each park has a marquis sign Total 22 signs.
- The current signs were designed and fabricated over several years. The older ones at Fairview Park, Muehlhausen Park, and the Aquatic Center, Dykeman Park, & Parks Maintenance Facility look very old and worn. Little Turtle Waterway Trail and Park do not have any signs.

Water Street Public Works “Campus”

Justification

- Parks Maintenance Facility is unable to fully house all of the equipment and the activities performed by our maintenance staff. The 3 trailers, the lift, the backhoe, all of our pickup trucks, the 1-ton dump truck, and the skid steer all sit outside in the elements. The trailers are not locked inside and there is not room for large deliveries to store inside the fenced in area. (e.g. playground equipment, picnic tables, fencing, shelter kits, etc.) Storage for Christmas in the Park displays is also not available at the current facility.

20 Picnic Tables

Justification

Feasibility Study for Indoor Recreation Center w/ Aquatics

Justification

The need for an indoor recreation facility was requested over and over in the survey feedback in the recent master plan. With no indoor recreation facilities available within the parks system, the community has no publicly owned space for indoor recreation for individuals and families at various daily hours. A facility such as this would require a significant investment and a feasibility study would either demonstrate the need and how to pay for it, or determine that we don't need it.

Fitness equipment along trail, especially Huston Park Trail

Justification

People are more likely to utilize fitness equipment while walking along trails. It breaks up the walk, and provides additional activity while walking. Public health and safety would be the result. It was frequently requested in the public surveys within the Master plan surveys.

New Pavement for Roads and Parking Lots

Justification

- All asphalt in the parks except for sports courts are 30+ years old. Many cracks and potholes and appearance is less than favorable.

Develop Formal Soccer Fields at Huston Park

Justification

- Soccer is an extremely popular sport with youth and adults in our community, with only further growth on the horizon. We would be able to host man more programs, leagues, and events with a formal soccer complex. As this area of Logansport grows. Huston park needs to be better prepared to accommodate the increase in activity with a formal soccer complex with several fields available. Should be considered an economic driver.

5 Year Master Plan to be Completed in 2028

Justification

- *Planning for the future of the Parks Dept. help prioritize needs and projects as expressed by the public as well as those with a vested interest in the Parks Dept. master Plans are required for State and Federal Grants.*
-

Needs Funds to Purchase Soccer Goals, Basketball goals, Pickleball Nets

Justification

- *Soccer at Huston park has become a very popular activity and well-made goals/nets are essential to “play”. Pickleball nets were new in 2022, Basketball goals frequently need backboards & hoops replaced from heavy use.*

Splash Pad Fairview

Justification

- *We would like to see an alternative location splashpad for the south side of Logansport. It is less expensive than a pool but serves as an alternative for families to cool off during hot summer and a little closer to home.*

Downtown Urban Park Splash Pad

Justification

- *In many communities around the state people are reinventing their town square and active spaces in their*

downtown to draw people in which help create resilient downtowns and spur economic development. This would be an added amenity to the Urban Park restrooms creating a Community Park and visitor destination.

Sports Court Improvements

Justification

- *Annually providing funding to rehabilitate aging basketball and tennis courts, turning them into pickle ball courts possibly. New courts are easier to promote use, making tournaments and other special events more attractive for the community. More use=more dollars*

Suggestion Regarding Funds for Some Community Projects

- In the past it was noted that the Council might be able to set aside a certain amount each year into the parks non-reverting capital fund, suggested amount \$25,000. Although there wouldn't be enough money at first, collecting that amount over a few years would provide them funds to construct some of their smaller projects or match for grants.

IT Department

IT Department	Prior CIP	2025	2026	2027	2028 or Later	Total	FUND
City Ordinance update on Municode	no	\$30,000	\$0	\$0	\$0	\$30,000	Cumulative Capital IMP
Computer Equipment	yes	\$25,000	\$25,000	\$25,000	\$25,000	\$100,000	Cumulative Capital IMP
New Server	yes	\$36,000	\$36,000	\$0	\$0	\$72,000	Cumulative Capital IMP
Scanning	yes	\$10,000	\$10,000	\$10,000	\$10,000	\$40,000	Cumulative Capital IMP
Subtotal Cumulative Capital IMP		\$101,000	\$71,000	\$35,000	\$35,000	\$242,000	
Total IT Department		\$101,000	\$71,000	\$35,000	\$35,000	\$242,000	

Requests

New Server

Justification

- We have to finish paying out the server cost through 2025. It was a two-year contract for the purchase.

Scanning

Justification

- Previous documentation is being scanned and stored through SBS Portals
- This allows for digital movement and display of important information and frees up storage space within the City Building.

City Ordinance Update on Municode

Justification

- We have not updated our ordinances online since 2014. This would help have one place to find all updated city ordinances.

Computer Equipment

Justification

- Each department has at least 3 computers. Many of the computers are old generations that will no longer be able to be updated soon. We would like to continue to replace these as done in past years.

Code Enforcement Department

Code Enforcement	Prior CIP	2025	2026	2027	2028 or Later	Total	FUND
Comcate Software	no	\$6,500	\$6,500	\$6,500	\$6,500	\$26,000	LIT
New Vehicle	no	\$50,000	\$0	\$0	\$0	\$50,000	LIT
Tablet for Vehicle	no	\$3,000	\$0	\$0	\$0	\$3,000	LIT
Subtotal LIT		\$59,500	\$6,500	\$6,500	\$6,500	\$79,000	
Total Code Enforcement Department		\$59,500	\$6,500	\$6,500	\$6,500	\$79,000	

Requests

Comcate Software

Justification

- This is a yearly fee. We need this software for billing of violations and record keeping.

New Vehicle

Justification

- Current vehicle 2008 Chevy Colorado with 101,750 miles on it.

Tablet for Vehicle

Justification

- Need for inspection and pictures to improve efficiency.

Expenses from All Funds

DEPARTMENT	2025	2026	2027	2028 or later	TOTAL
CEMETERY	\$112,000	\$74,000	\$76,000	\$78,000	\$340,000
STREET	\$190,500	\$142,500	\$317,500	\$142,500	\$793,000
FIRE	\$365,000	\$830,000	\$1,530,000	\$0	\$2,725,000
POLICE	\$548,466	\$438,942	\$903,044	\$580,883	\$2,471,334
GOLF COURSE	\$346,571	\$356,571	\$513,000	\$400,000	\$1,616,142
PARKS	\$1,017,000	\$2,893,000	\$1,968,000	\$1,038,000	\$6,916,000
IT DEPARTMENT	\$101,000	\$71,000	\$35,000	\$35,000	\$242,000
CODE EFORCEMENT	\$59,500	\$6,500	\$6,500	\$6,500	\$79,000
TOTAL	\$2,740,037	\$4,812,513	\$5,349,044	\$2,280,883	\$15,182,476

Expenses from General Fund

DEPARTMENT	2025	2026	2027	2028 or later	TOTAL
CEMETERY	\$112,000	\$74,000	\$76,000	\$78,000	\$340,000
PARKS	<i>\$1,017,000</i>	<i>\$2,393,000</i>	<i>\$968,000</i>	\$538,000.00	\$4,916,000
TOTAL	\$1,129,000	\$2,467,000	\$1,044,000	\$616,000	\$5,256,000

What is a Capital Improvement Program?

A Capital Improvement Program (CIP) is a document, generally updated yearly, which lists and prioritizes all needed capital improvements in the county during the coming year and the subsequent 3 to 5 years. A CIP should also establish a schedule for construction and financing those projects over that period. A CIP allows a county to look at all needed improvements from a broad, comprehensive viewpoint. A CIP is an important tool in the financial management of any community.

Authority

A CIP is by State Law part of a City's Comprehensive Plan. Section 36-7-4-503(5) of the Indiana Code says that a Comprehensive Plan may include:

“A short and long range capital improvements program of governmental expenditures so that the development policies established in the comprehensive plan can be carried out and kept up-to-date for all separate taxing districts within the jurisdiction to assure efficient and economic use of public funds.”

Process

As a first step in preparing the CIP, the following City Departments, offices and boards were asked to identify their facility and equipment needs over the four-year period covered by the program, and to establish priorities among their facility and equipment needs:

1. Police: Travis Yike
2. Fire: Rick Bair
3. Parks: Jan Fawley
4. Golf Course: Dean Vietti
5. Cemetery: Bob Bernhardt
6. Streets: Tony Shanks
7. Building Commissioner: Rob Rennewanz
8. Code Enforcement Officer: Randy Ulery
9. Planning Department: Arin Shaver
10. Mayor's Office: Chris Martin
11. Deputy Mayor: Jacob Pomasl
12. Clerk Treasurer's Office and IT Dept.: Tyler Pearson
13. Board of Works: Chris Martin
14. City Council: Dave Morris

The Capital Improvement Committee of the Plan Commission met with the department heads to discuss the specific requests and answer questions regarding the projects they submitted. The committee worked with the department heads to assign priorities to the projects to ensure that the most important were programmed first. In determining its priorities, the group considered the material submitted, the possibilities for financing, the discussions with the department heads, and a preset Priority Rating System.

After preparation, the committee submitted the recommended CIP to the City Plan Commission for public hearing. After the hearing, the CIP was submitted to City Council Finance Committee for review of the draft CIP. After final revisions the CIP was sent to the City Council for action. When approved by the City Council, the CIP serves as a policy guideline, much the same as the Logansport Comprehensive Plan.

Definition of Capital Improvement Program

Capital Improvements are major public projects that, because of their significant cost and because they provide services over a considerable length of time, are inappropriate for the operating budget. Example of Capital Improvement projects are:

- *Projects funded through external sources*
- *Projects generating sufficient revenues to be self-supporting*
- *Projects resulting in savings of operating costs*
- *Projects correcting a condition that constitutes a threat to the health and/or safety of county employees and/or residents*
- *Projects mandated by state and/or federal law*
- *Projects required to maintain an existing level of service*
- *Projects resulting in reduced energy consumption*
- *Projects improving productivity*
- *Projects replacing old, worn-out equipment*

- *Projects replacing capital and infrastructure which have deteriorated to the point of becoming hazardous, are incurring high maintenance costs, are negatively affecting property values, and/or are no longer functionally serving their intended purpose.*
- *Projects that are an integral part of a multi-year capital/infrastructure program*

Explanation of Priority Rating

Decision regarding the selection, funding, and the scheduling of projects are to be aided by classifying each project within one of the following priority categories:

Urgent

Projects which cannot reasonably be postponed. These are needed to complete an essential, partially finished project, to maintain a minimum established departmental services/program, or to meet an emergency situation.

Necessary

Projects which should be carried out to meet anticipated needs of a current department services/program or replacement of unsatisfactory facilities or equipment.

Desirable

Projects needed for proper expansion of a departmental service/program.

Deferrable

Projects which would be needed for ideal departmental operation, but cannot be recommended for action at this time. They can be postponed without detriment to present services.

Prior to recommending final priority, the CIP Committee and the Plan Commission will consider the following general criteria.

1. *The project is intended to serve an area designated as a growth area or major development area;*

2. *That project is of substantial benefit to a large number of Logansport residents, i.e. is of general benefit;*
3. *Some financial commitment to the project has already been made or outside funding is available;*
4. *The project has been mandated by law or some agency in authority;*
5. *The project serves present population rather than future population;*
6. *The requested project meets a clearly demonstrated and documented public service need;*
7. *The degree of coordination between various departmental project requests;*
8. *The project has received community input;*
9. *The project is intended to provide for the health and safety of departmental personnel; and*
10. *The project has been assigned a high priority by the submitting department.*

Tax Increment Financing District (TIF)

TIF generates tax revenue controlled by the Logansport Redevelopment Commission. A TIF district captures the incremental property taxes generated by an increase in assessed valuation as a result of physical improvements to properties located within a defined TIF district. The incremental revenue is then reinvested within the TIF district from which it was derived.

At the present, there are three TIF districts established in the City of Logansport:

1. Airport-Industrial Park District

2. Downtown District
 - Which encompasses the Central Business District.

3. Combined District
 - Which includes the new Ivy Tech Campus and associated land located along existing US Highway 35. The old East End Economic Development Area District, which includes land at the east end of Logansport bordered by Mall Road, High Street, Yorktown road and East Market Street. As well as the new portion that connects the two as well as North of the river between 3rd St. and 6th St. as well as Water St.

TIF District Revenue Generated Total 2023

Airport-Industrial Park TIF District	\$267,208.99
Logan’s Landing TIF District	\$344,220.11
Combined TIF District	\$723,299.91

Host Community Agreement

\$2.50 per ton is split between City and County for tipping fees.
 -Oak Ridge Facility is down resulting in lower revenue for the City

Amendment to the Facility Development and Operation Agreement states in Section 7.1:

“Commencing on final approval and passage of all the parties herein, WMI shall pay \$2.66 per gate ton for the first 18,300 tons of waste deposited in the Permitted Area and Expansion Area in each calendar month. For each ton in excess of 18,300 tons, WMI shall pay a total of \$2.00 per gate ton for that particular month. The \$2.00 per gate ton fee shall be the total gross amount of the fee to be divided between the Cass County Solid Waste Management District, County, and City.”

Council’s Role

- Places the revenue from the tipping fees into a non-reverting host community agreement fund

- Revenue is based from tonnage deposited multiplied by the rate per ton.

- Used to subsidize citywide trash collection and the curbside recycling program.
 - Fund doesn’t cover entire expense of trash collection and recycling.
 - Board of Works supplements these services from their general fund budget.
 - Council in future may need to implement some sort of user fee for at least a portion of the cost.

Cass County Solid Waste Management District

\$1.00 a ton tipping fee is collected for materials disposed of at the Oak Ridge R.D.F.

- These monies are used as grants for non-for-profit projects such as:
 - Recycling and Waste reduction activities and machinery and equipment for our annual projects/budget. Solid Waste grant line item for public projects had to be eliminated due to lower tipping fees.

- Other Grants that require matching funds are:
 - Build Indiana Fund
 - ISTEA
 - Federal Aid

ORDINANCE 2024-14

AN ORDINANCE OF THE COMMON COUNCIL OF THE CITY OF LOGANSPORT, INDIANA AMENDING SALARY ORDINANCE 2023-23 FOR FULL TIME STAFFING AT DYKEMAN PARK MUNICIPAL GOLF COURSE

WHEREAS, the Logansport Parks & Recreation Board governs the facilities with the Logansport Parks Department as provided by Logansport City Council Ordinance 97-42: and

WHEREAS, on May 8, 2024 the Logansport Parks & Recreation Board passed Resolution 2024-05 (see exhibit A) outlining and requesting staffing changes they deem necessary for the efficient daily operations at the Dykeman Park Golf Course; and

WHEREAS, the request to eliminate the Maintenance Position and replace it with a Clubhouse Manager/Golf Operations Assistant by amending Salary Ordinance 2023-23; and

WHEREAS, the Logansport Parks & Recreation Board does now desire to provide this enhanced level of customer service at Dykeman Park Municipal Golf Course by hiring a Clubhouse Manager/Golf Operations Assistant in a salaried position effective July 1, 2024

NOW THEREFORE, BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF LOGANSPORT, INDIANA THAT:

SECTION 1: The Common Council approves the request of the Logansport Parks & Recreation Board for the elimination of the Maintenance Position and replacing it with a Clubhouse Manager/Golf Operations Assistant.

SECTION 2: The Clubhouse Manager/Golf Operations Assistant shall be a salaried position with a salary range of \$40,000-\$50,000.

SECTION 3: Salary Ordinance 2023-23 (see exhibit B) is amended to reflect the elimination of the Maintenance position with the new Clubhouse Manager/Golf Operations Assistant effective on July 1, 2024.

SECTION 4: This ordinance shall be in full force and effect after its passage by the Common Council of the City of Logansport, Indiana and the approval of the Mayor.

INTRODUCED, FILED, AND APPROVED on first reading by a vote of _____ in favor _____ opposed and _____ abstained on this 3rd day of June 2024.

DULY PASSED, ORDAINED, AND ADOPTED this _____ day of _____ 2024 by the Common Council of the City of Logansport, Indiana by a vote of _____ in favor _____ opposed and _____ abstained.

Common Council of the City of Logansport

By: _____

Dave Morris, President

ATTEST:

Tyler Pearson, Clerk-Treasurer

Submitted to, approved by, and signed by me, the Mayor of the City of Logansport, Indiana this
_____ day of _____ 2024

Chris Martin, Mayor

Ordinance 2024-14

ORDINANCE 2023-23
Salary Ordinance for Appointed Officials and Employees

AN ORDINANCE OF THE COMMON COUNCIL OF THE CITY OF LOGANSFORT, INDIANA
FIXING
SALARIES FOR APPOINTED OFFICIALS AND EMPLOYEES OF THE CITY OF
LOGANSFORT, INDIANA
FOR THE YEAR 2024

BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF LOGANSFORT, INDIANA;

SECTION 1: That from and after the first day of January 2024, salary, number of full-time employees per department, and pay schedule for appointed officials and employees of the City of Logansport, Indiana be fixed as follows:

SALARY SCHEDULE AS PRESENTED BY MAYOR CHRIS MARTIN, OCTOBER 2, 2023 TO THE COMMON COUNCIL OF THE CITY OF LOGANSFORT, INDIANA.

I, the undersigned, Chris Martin, Mayor of the City of Logansport, Indiana, as required by I.C. 36-4-7-3 and I.C. 36-8-3-3, hereby fix the salaries, number of full-time employees per department, and pay schedule for appointed officials and employees of the City beginning January 1, 2024 and continuing thereafter until duly changed and request that such salary rates be approved by the Common Council.

	ANNUAL		BI-WEEKLY	
	2024	2024	2024	2024
	MINIMUM	MAXIMUM	MINIMUM	MAXIMUM
MAYOR'S OFFICE				
Executive Assistant (1)	\$28,640	\$48,600	\$1,136	\$1,805
Deputy Mayor (1)	\$40,822	\$59,229	\$1,582	\$2,279
Full Time Employees (2)				
CLERK-TREASURER	MINIMUM	MAXIMUM	MINIMUM	MAXIMUM
Chief Deputy (1)	\$32,000	\$48,122	\$1,231	\$1,775
Deputy Clerk - Full-time (4)	\$28,250	\$42,399	\$1,125	\$1,632
Human Resources Clerk - Full-time (1)	\$34,000	\$49,500	\$1,308	\$1,805
Data Processing Clerk - Part-time (1)	\$12.00 Hr.	\$18.00 Hr.		
Full Time Employees (6)				
BUILDING/CODE ENFORCEMENT	MINIMUM	MAXIMUM	MINIMUM	MAXIMUM
Building Commissioner (1)	\$28,250	\$58,219	\$1,125	\$2,240
Rental Property Inspector (1)	\$28,250	\$38,841	\$1,125	\$1,418
Office Assistant (1)	\$28,250	\$38,841	\$1,125	\$1,418
Office Assistant Part-time (0)	\$10.00 Hr.	\$15.00 Hr.		
Full Time Employees (3)				
BOARD OF PUBLIC WORKS & SAFETY	MINIMUM	MAXIMUM	MINIMUM	MAXIMUM
Civilian Board of Works Member	\$2,166	\$4,160	\$43	\$80.00
Full Time Employees (1)				
PLAN COMMISSION	MINIMUM	MAXIMUM	MINIMUM	MAXIMUM
Planning Director (1)	\$22,500	\$34,194	\$865	\$1,316
Asst. Planning Director/Zoning (1)	\$14,825	\$28,910	\$563	\$1,038
Administrative Assistant (1)	\$14,825	\$18,250	\$563	\$741
Office Assistant (1) 25% City	\$5,000.00	\$5,825.00		\$217
Full-Time Employees (3)				
	ANNUAL		BI-WEEKLY	
	MINIMUM	MAXIMUM	MINIMUM	MAXIMUM
CEMETERY				
Sexton (1)	\$28,250	\$58,687	\$1,125	\$2,257
Foreman	\$13.00 Hr.	\$22.32 Hr.		
Truck Driver	\$10.00 Hr.	\$18.43 Hr.		
Heavy Equipment Operator (3)	\$15.00 Hr.	\$21.48 Hr.		
Maintenance	\$11.00 Hr.	\$18.20 Hr.		
Seasonal Groundskeeper	\$10.00 Hr.	\$18.00 Hr.		
Full-Time Employees (4)				
	ANNUAL		BI-WEEKLY	

PARKS DEPARTMENT	ANNUAL				BI-WEEKLY	
	MINIMUM	MAXIMUM		MINIMUM	MAXIMUM	
Parks Administrator (1)	\$32,500	\$59,774		\$1,250	\$2,300	
Administrative Assistant (1)	\$29,250	\$38,975		\$1,125	\$1,500	
Recreation Director (1)	\$29,250	\$44,293		\$1,125	\$1,705	
Maintenance (Supervisor) (1)	\$29,250	\$50,800		\$1,125	\$1,954	
Program Director	\$11.00	Hr.	\$15.00	Hr.		
Maintenance (5)	\$11.00	Hr.	\$19.00	Hr.		
Seasonal/Part-time Help	\$10.00	Hr.	\$15.00	Hr.		
Parks Rental Opener (2)	\$8.00	Hr.	\$15.00	Hr.		
Full-Time Employees (9)						
SWIMMING POOL	MINIMUM	MAXIMUM		MINIMUM	MAXIMUM	
Manager (fixed amount for pool season) (1)	\$5,000	\$8,500				
Assistant Manager (fixed amount for pool season) (1)	\$4,500	\$7,000				
Life Guards	\$10.00	Hr.	\$15.00	Hr.		
Cashiers	\$10.00	Hr.	\$15.00	Hr.		
Head Lifeguard	\$10.00	Hr.	\$15.00	Hr.		
Pool Maintenance	\$10.00	Hr.	\$15.00	Hr.		
No Full-Time Employees						
GOLF COURSE	MINIMUM	MAXIMUM		MINIMUM	MAXIMUM	
Golf Course Manager (1)	\$35,000	\$57,382		\$1,346	\$2,208	
Golf Course Assistant Manager (1) <i>246,000</i>	\$30,000	\$48,500 *		\$1,154	\$1,866	
Mechanic (1)	\$13.20	Hr.	\$22.31	Hr.		
Maintenance (1)	\$11.00	Hr.	\$19.01	Hr.		
Part-time Maintenance	\$10.00	Hr.	\$15.00	Hr.		
Seasonal Clubhouse	\$10.00	Hr.	\$15.00	Hr.		
Seasonal Maintenance	\$10.00	Hr.	\$15.00	Hr.		
Full-Time Employees (4)						
MOTOR VEHICLE HIGHWAY	MINIMUM	MAXIMUM		MINIMUM	MAXIMUM	
Street Commissioner (1)	\$31,620	\$59,774		\$1,216	\$2,300	
Assistant Commissioner (0)	\$29,250	\$48,572		\$1,125	\$1,869	
Administrative Assistant (1)	\$29,250	\$38,954		\$1,125	\$1,499	
General Foreman (1)	\$17.00	Hr.	\$27.69	Hr.		
Mechanic (2)	\$16.25	Hr.	\$28.54	Hr.		
Traffic Manager (1)	\$13.00	Hr.	\$22.42	Hr.		
Heavy Equipment Operator (10)	\$14.00	Hr.	\$22.42	Hr.		
Truck Driver	\$10.00	Hr.	\$19.91	Hr.		
Full-time Laborer (1)	\$12.00	Hr.	\$19.69	Hr.		
Part-time Laborer	\$12.00	Hr.	\$17.28	Hr.		
Full-Time Employees (17)						
POLICE DEPARTMENT	ANNUAL				BI-WEEKLY	
	MINIMUM	MAXIMUM		MINIMUM	MAXIMUM	
Chief (1)		\$80,000			\$3,078	
Assistant Chief (1)		\$77,500			\$2,982	
Lieutenant (2)	\$3,000	\$6,000			\$115	
Sergeants (7)	\$2,000	\$14,000			\$77	
Detectives (5)	\$1,000	\$5,000			\$38	
Corporal (4)	\$1,000	\$4,000			\$38	
Probationary Patrolmen		\$60,000			\$2,309	
Patrolmen 2-5yrs		\$64,500			\$2,482	
Patrolmen 6-10 yrs		\$66,900			\$2,574	
Patrolmen 11-15 yrs		\$70,400			\$2,709	
Patrolmen 16-20 yrs		\$71,600			\$2,755	
Patrolmen 21-25 yrs		\$72,800.00			\$2,800.00	
Patrolmen 26+ years		\$73,900.00			\$2,842.31	
Code Enforcement Officer		\$49,732.00			\$1,913.00	
Code Enforcement Adm. Assist (1)		\$38,954.00			\$1,499.00	
Animal Control Officer		\$40,332.00			\$1,552.00	

School Crossing Guards	\$8.00 Hr.	\$28.26 Hr.		
Full time Police Complement is 39. First Class Patrolmen pay is currently \$72,800 at 20 yrs. service.				
Administrative Assistant (1)		\$39,630.00		\$1,524.23
	ANNUAL		BI-WEEKLY	
FIRE DEPARTMENT	MINIMUM	MAXIMUM	MINIMUM	MAXIMUM
Chief (1)		\$66,133		\$2,545
Assistant Chiefs (3)		\$60,860		\$2,346
Mechanic (1)		\$58,480		\$2,249
Assistant Mechanic (1)		\$58,199		\$2,163
Captains (3)		\$56,421		\$2,171
EMS Lieutenant (1)		\$55,852		\$2,141
Lieutenant (5)		\$55,852		\$2,141
Arson Investigator (1)		\$56,421		\$2,171
Inspector (1)		\$56,421		\$2,171
Staff Officer		\$0		\$0
Ladderemen		\$54,883		\$2,112
Probationary Laddereman		\$53,153		\$2,045
Part-time Secretary	\$10.00 Hr.	\$15.00 Hr.		
Full time Fire Department Complement is 34.				

SECTION 2: The above compensation includes an annual contribution from Logansport Utilities for certain appointed officials for the period beginning January 1, 2024 and ending December 31, 2024 for services, other than governmental, rendered in connection with the operation of the electric, water, and sewage utilities owned and operated by the City of Logansport, Indiana and which this compensation shall be paid from the revenues derived from the operations of such municipally owned and operated utilities. This compensation was approved by Utility Service Board with Resolution 2023-04 and is displayed below (this has already been included in Section 1 salaries):

Deputy Mayor	\$34,687
Mayor's Assistant	\$4,500
City Attorney	\$35,797
Building Commissioner	\$22,190
Rental Inspector	\$15,954
Golf Course Manager/Superintendent	\$57,382

Section 3: The Fire Department Clothing allowance is \$824.00 payable in two installments with the first pay in June and December Police Department Clothing allowance is \$200.00 payable in the 1st pay period of December.

SECTION 4: This ordinance shall be in full force and effect from and after its passage by the Logansport Common Council and approval by the Mayor of the City of Logansport, Indiana.

INTRODUCED, FILED, AND APPROVED on first reading by a vote of 7 in favor 0 opposed and 0 abstained on this 11th day of September, 2023

DULY PASSED, ORDAINED AND ADOPTED this 2nd day of October, 2023 by the Common Council of the City of Logansport, Indiana by a vote of _____ in favor, _____ opposed, and _____ abstained.

Common Council of the City of Logansport, Indiana

By: _____
 Jake LeDonne, Council President

ATTEST:

 Duane Ullom, Clerk-Treasurer

Submitted to, approved and signed by me, the Mayor of the City of Logansport, Indiana on this 2nd day of October, 2023.

RESOLUTION 2024-126

**RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF
LOGANSPOBT, INDIANA, APPROVING FORM OF REQUEST FOR
PROPOSALS RATIFYING PUBLICATION OF NOTICE AND
ACTIONS IN RESPECT THERETO**

WHEREAS, the Board of Works and Safety ("Board of Works") of the City of Logansport, Indiana ("City") has adopted a BOW #2024-202 a resolution approving a substantially final form of Request for Proposal ("RFP") for securing the development, design, construction, financing, initial operation and transfer of a new clubhouse facility also known as the "Dykeman Clubhouse" ("Project"), through a public-private agreement ("BOT Agreement") pursuant to IC 5-23; and

WHEREAS, the Board of Works authorized the publication of the RFP for purposes of securing the development, design, construction, financing, initial operation and transfer of the Project; and

WHEREAS, the Board of Works has requested that the Common Council ("Council") ratify the form and publication of the RFP and authorize the City and the Board of Works to move forward with the publication of notices and approvals required to enter into a BOT Agreement for the Project; and

WHEREAS, the substantially final form of the RFP was presented to the Council for approval;

NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF THE CITY OF LOGANSPOBT, INDIANA, THAT:

SECTION 1. The Council hereby ratifies and approves the substantially final form of RFP attached hereto and incorporated herein as Exhibit A and the publication thereof, and hereby authorizes the City to cooperate with the Board of Works to assist it in fulfilling all actions and requirements and to publish and/or execute any notices, documents or certificates necessary in connection with the RFP process and development of the BOT Agreement.

SECTION 2. This resolution shall be in full force and effect immediately upon its passage and approval by the Mayor.

Passed and adopted by the Common Council of the City of Logansport, Indiana, this 3rd day of June, 2024.

COMMON COUNCIL OF THE CITY OF
LOGANSPORT, INDIANA

Dave Morris, President

ATTEST:

Tyler Pearson, Clerk-Treasurer

Presented by me to the Mayor of the City of Logansport, Indiana, on the _____ day of June, 2024

Presented to and approved by me, the Mayor of the City of Logansport, Indiana, and signed
this _____ day of June, 2024,

Chris Martin, Mayor

**CITY OF LOGANSPORT'S
REQUEST FOR PROPOSALS**

**DEVELOPMENT, DESIGN, CONSTRUCTION, INITIAL OPERATION AND
TRANSFER OF A NEW CLUBHOUSE AT DYKEMAN PARK GOLF COURSE
THROUGH A PUBLIC-PRIVATE PARTNERSHIP AGREEMENT**

Responses Due: [] p.m. (local time) on _____, 2024

Contact: Janet E. Fawley, Parks Administrator
Logansport Parks & Recreation Department
1701 Dividend Dr.
Logansport IN 46947
O: 574-753-6969
parksadministrator@cityoflogansport.org

I. INTRODUCTION

The City of Logansport ("Owner") issues this Request for Proposal ("RFP") to prospective entities interested in submitting a proposal ("Responders") to (a) develop, design, construct, initially operate and transfer of a new clubhouse building and other related site improvements for Dykeman Park Golf Course as more particularly described herein ("Project"), all pursuant to a public-private agreement to be entered into between Owner and the recommended and the selected Responder ("Developer") in accordance with Ind. Code §5-23 (the "BOT Statute") and this RFP.

II. PROJECT DESCRIPTION

A. Project Overview

The Project consists of the design and construction of a new clubhouse building, new adjacent and attached outdoor patios and other related site improvements for Dykeman Park Golf Course. The Project will also include demolition of the existing clubhouse. The maximum total budget amount for development, design, construction, demolition and initial operation of the Project is \$2,500,000 ("Owner's Total Project Budget"). Owner desires for the Project to satisfy all of the following project criteria ("Owner's Project Criteria"):

- Removal of current clubhouse (before or after depending on new building location)
- Pave and organize additional parking around new structure for maximum spaces (60-75 spaces)
- Outdoor staging area for golf cars
- Outdoor golf car cleaning area w/ water & drain
- Appropriate landscaping
- Building to include the following:
 - Energy efficient mechanical systems (HVAC, plumbing, electric, insulation, solar or geothermal)
 - New site utilities as needed (water, sewage, electric, communication, wireless)
 - Computer systems for finance, record keeping, player check-in, website & social media,
 - Energy efficient windows & doors
 - Window view to 1st tee & 18th hole from inside
 - ADA Accessible
 - Male/Female Restrooms for 120 people w/ changing area(s), lockers
 - Women's bathroom: 3 stalls; Men's Bathroom: 2 Stalls and 2 urinals
 - Or ½ dozen family style restrooms
 - Safety Systems including surveillance cameras, alarms, locking doors, emergency shelter
 - Player check-in station (indoor & possibly outdoor) adjacent to snack bar.
 - Catering kitchen &/or Snack Bar to include microwave, refrigerator(s), freezer, icemaker, soda &/or draft beer spigots, 3 sinks, snack food display cases, beverage storage refrigerator(s), small pizza oven
 - Indoor Seating adjacent to snack bar for 30-40 persons with television(s)
 - Outdoor seating area with shade for 120 persons w/ lighting & heating options
 - Outdoor patio to include food serving area, refrigerator
 - Storage for food & supplies, tables & chairs, may include additional freezer(s)

- Locked storage for alcoholic beverages
- Office space
- “Pro Shop” space; space for small sales items behind counter
- Donor recognition signage or other opportunity
- Golf Simulator space for 2 units

If and to the maximum extent determined by each Responder as being available to stay within Owner’s Total Project Budget, Owner desires to also include the following potential alternate items as part of the Project:

Potential Alternates (“Owner’s Alternates”) include the following:

- Golf car storage for up to 65 cars
- Flag pole
- Digital message board for outings
- Outdoor Fireplace
- Outdoor storage (tables, chairs, etc.)
- Barns 2 & 3 Fitted with matching exterior materials
- Depending on location - Removal of cart barn 1
- Irrigation moved depending on clubhouse location.

In addition, Owner anticipates that there will be multiple subcontractors and suppliers that will be willing to provide “in kind” donations of materials and services for the Project. As a result, Owner would require Developer to cooperate with and work with Owner to take advantage of the use of such “in kind” donations. For any such “in kind” donations, the GMP (as defined below) would be reduced by the amount of savings, but there would be no adjustment in Developer’s fixed fee for the Project.

Developer’s obligations related to the Project shall include: (i) appropriate Project site engineering and excavation in order to construct the new clubhouse building, patios and site work, (ii) appropriate design, development and construction of the Project, all in accordance with the conditions described in this RFP, (iii) initial operation of the Project consisting of securing and maintaining the Project until Developer transfers the Project to Owner approximately thirty (30) days after final completion of the Project; and (iv) demolition of the existing clubhouse and removal of all debris and trash. Developer shall be responsible for all aspects of the development, design, construction and operation of the Project. Developer shall also be required to provide a payment bond for 100% of the cost to design and construct the Project, a performance bond for 50% of the cost to design and construct the Project and maintain insurance coverage in connection with the design, construction and demolition work as described in Exhibit A to this RFP.

This Project will not use "public funds" as defined in Ind. Code §5-22-2-23. As a result, Developer will not be required to comply with the applicable public works statutes including Ind. Code §36-1-12 (Public Work Projects).

B. Project Site

The Project shall be constructed on property owned by Owner and located at the Dykeman Park Municipal Golf Course. The location of the new clubhouse has not been finally determined, but the clubhouse will be located in one of two potential locations at the Dykeman Park Municipal

Golf Course. These two potential site locations for the Project are shown in the attached Exhibit B.

The Dykeman Park Municipal Golf Course shall remain in operation during the construction and demolition work performed by Developer. Developer shall perform the construction and demolition work in such a manner so as to not unreasonably interfere with such ongoing operations by Owner at the Dykeman Park Municipal Golf Course.

Owner will provide Developer with all necessary rights of entry to enter and access the Project in order to fulfill its obligations under the BOT agreement to be entered by and between Owner and Developer in accordance with the BOT Statute ("BOT Agreement"). The BOT Agreement will require Developer to develop, design, construct and operate a public facility on behalf of Owner and to transfer the public facility back to Owner approximately thirty (30) days after final completion of the Project.

C. Brief Summary of Responsibilities of Developer

At its sole cost and expense, Developer shall perform the services necessary to complete the Project including but not limited to the following:

1. Design

Developer shall be responsible for all aspects of the Project's design, which design shall comply with all applicable laws, statutes, and/or ordinances as existing at the time of performance of such design services. Developer shall submit for Owner's review and approval promptly after their completion: (a) schematic designs/specifications for the Project; (b) design development drawings/specifications for the Project; and (c) construction documents/specifications for the Project. The foregoing design documents shall be prepared by an architect and/or professional engineer licensed in the state of Indiana.

2. Site Development

Owner shall provide to Developer relevant information that it has in its possession that is applicable to the Project. However, Developer shall perform surveys, geotech report, borings, tests, inspections, examinations, studies, and investigations, including without limitation, environmental assessments such as Phase I studies (and Phase II if required due to outcome of Phase I study) that are necessary to complete and deliver the Project in the required condition in accordance with the BOT Agreement. Additionally, Developer shall obtain and pay for all permits and approvals necessary for the completion of the Project and cause any necessary utility work to be performed.

3. Construction

Developer shall be responsible for constructing the Project which includes, without limitation, overseeing day-to-day construction, managing subcontractors and working with vendors, utilities, security personnel, and any other entity necessary for and related to the Project. Developer shall also, as may be requested by Owner, meet and coordinate its activities with the applicable managers of the Dykeman Park Municipal Golf Course

responsible for the ongoing operations at the golf course. Developer shall be responsible to ensure that the Project is constructed in accordance with the approved construction documents/specifications for the Project and shall provide at the time of transfer "as built" record drawings to Owner. Developer shall provide to Owner a typical construction warranty for the Project.

4. Demolition

Developer shall be responsible for demolishing the existing clubhouse building and removing all debris and waste.

5. Operations

Pursuant to the BOT Agreement, Developer shall operate the Project for the benefit of Owner during the term of the BOT Agreement, which operation shall include the maintaining and securing of the Project until the Project is transferred to Owner. Owner desires that Developer transfer the Project to Owner approximately thirty (30) days after final completion of the Project.

6. Project Financing

Owner shall provide the financing for the Project. Developer may submit invoices to Owner for costs incurred and services performed on a periodic basis, but in no event shall invoices be submitted more frequently than on a monthly basis.

III. SUMMARY OF PROCUREMENT PROCESS

The BOT Statute authorizes Owner to solicit responses to a request for proposals, conduct discussions with Responders for the purpose of clarification to assure full understanding of and responsiveness to the solicitation requirements, to receive best and final offers with responsible offerors who submit proposals that are determined to be reasonably susceptible of being selected for a public-private agreement, and to enter into the BOT Agreement with the recommended and approved Developer to design, construct, operate and finance a public facility on behalf of Owner and to transfer the public facility back to Owner approximately thirty (30) days after final completion of the Project.

Owner will review responses to this RFP to determine Responders' experience, expertise, proposed approach, schedule, consistency with Owner's Project Criteria, inclusion of any of Owner's Alternates, and conceptual design to satisfy the terms of a BOT Agreement for the Project and thereby determine the responsibility and responsiveness of each Responder. If a Responder is determined to be not responsive or responsible, Owner may, in its sole discretion, disqualify that Responder from further consideration. Owner reserves, in its sole discretion, the right, but not the obligation, to discuss this RFP with Responders to clarify Responders' understanding of and responsiveness to the solicitation requirements and to negotiate with the responsive and responsible Responders. Owner will thereafter ask responsive and responsible Responders for their best and final offers. After the best and final offers have been received and scored, Owner shall either make a recommendation of a Responder as its Developer for the Project or, in its sole discretion, Owner may terminate the RFP process.

If a recommendation to award the public-private agreement is made, Owner shall schedule a public hearing on the recommendation and publish notice of the hearing one (1) time in accordance with Ind. Code § 5-3-1 at least seven (7) days before the hearing. The proposals and a written explanation of the basis upon which the recommendation is being made shall be delivered to Owner and made available for inspection and copying in accordance with Ind. Code § 5-14-3 at least seven (7) days before the scheduled hearing. After the procedures required in the BOT Statute have been completed, Owner shall make a determination as to the most appropriate response to this RFP and may award the public-private agreement to the successful Responder. If Owner terminates this request for proposal process, Owner may, at the option of Owner, return all the proposals to Responders, and Owner may refuse to disclose the contents of the offers.

If selected by Owner, Developer shall enter into a BOT agreement with Owner wherein Developer agrees to be fully responsible for developing, designing, constructing, and operating the Project on behalf of Owner. Owner desires that Developer transfer the Project to Owner approximately thirty (30) days after final completion of the Project.

IV. RFP REQUIREMENTS

- A. RFP Responses must be received by Owner at the electronic e-mail address provided below by **no later than [] at [] p.m. (local time) p.m. local time.** RFP Responses delivered after this date and time will be rejected and returned unopened to Responder.
- B. All RFP Responses shall be delivered via electronic mail to the following person: Janet E. Fawley, Parks Administrator at Logansport Parks & Recreation Department at parksadministrator@cityoflogansport.org
- C. RFP Responses are not required to include the submission of a certified check.
- D. All communication and requests for information and clarifications shall be made via e-mail correspondence to the following address: parksadministrator@cityoflogansport.org. No oral requests will be considered. No requests for additional information or clarification to any person other than to the e-mail address provided in this section will be considered. Responders must refrain from communicating with any official, employee, agent, or representative of Owner regarding the Project during this RFP process, except as expressly permitted by this RFP.
- E. All questions and requests for clarification must be submitted by Responders on or before []. Answers to questions deemed appropriate for response by Owner, in its sole discretion, will be provided by a written addendum.

V. RFP SCHEDULE

RFP Issued & First Public Notice	May 31, 2024
Second Public Notice	June 7, 2024
Deadline for Questions by Responders to the RFP	June 14, 2024

RFP Responses Due	June 26, 2024 at 9:00 a.m. (local time) to be opened at BOW @ 3 p.m.
Negotiation time period with Responsible Responders for the “best and final” offer	2 weeks
Owner Makes Recommendation of Responder as its Developer for the Project and Schedules Public Hearing on Recommendation	(tentative) July 24, 2024

The above schedule may be adjusted by Owner in its sole discretion via a written addendum.

VI. RESPONSES TO THE RFP

Responses to this RFP by Responders shall include responses to the following requests:

A. General Information

1. Legal name of Responder
2. When was organization created
3. Office Location(s) of Responder
4. Number of employees
5. Identify key members within the organization
6. Identify the primary contact person for Responder including contact information
7. Identify other key Project team members, including the architect/engineer and primary contractors that Responder intends to use for the Project

B. Responder’s Experience

1. Identify Responder’s experience in managing projects of similar disciplines involving design, construction and operation
2. Identify Responder’s experience involving working with public entities including identifying all projects involving a private public partnership agreement
3. Identify any design or construction work that Responder self-performs with its own employees
4. Identify Responder’s experience in scheduling and budgeting similar projects

5. Identify Responder's experience in managing costs, changes, and compliance with established budgets and schedules
6. Identify Responder's experience in effectively managing risks on similar types of projects
7. Identify the experience of key Project team members with similar types of projects
8. Identify any litigation or arbitration actions filed by or against Responder in the past five (5) years related to disputes involving any construction projects or any public-private agreements

C. Financial Responsibility

1. Provide Owner with sufficient information and supporting documentation necessary to enable Owner to sufficiently be able to evaluate Responder's financial strength
2. Provide Owner with sufficient information and supporting documentation demonstrating that Responder has sufficient net worth, financial stability and capacity to meet the objectives of the Project
3. Provide evidence of sufficient bonding capacity to satisfy the requirement of providing a payment bond for 100% of the cost to design and construct the Project and a performance bond for 50% of the cost to design and construct the Project
4. Provide a certificate of insurance(s) evidencing the insurance policies maintained by Responder and their corresponding policy limits

D. Responder's BOT Approach to the Project

1. Identify Responder's proposed approach to this Project
2. Provide an overview of Responder's general approach to design, construct, finance, operate and maintain the Project including identifying the proposed allocation of responsibilities among team members
3. Provide an overview of Responder's general approach to project financing including a list of anticipated timelines and milestones to obtain financial commitments and close project financing
4. Provide a conceptual design for the Project
5. Identify any of Owner's Project Criteria that is not included as part of the proposal by Responder.
6. Identify any of Owner's Alternates that are included as part of the proposal by Responder.

E. Developer's Compensation for the Project

1. Provide a schedule of values breaking down the estimated costs of the work to develop, design, build, demolish and operate the Project
2. Identify Developer's proposed fixed fee and identify what costs in addition to profit, if any, is included in the fixed fee
3. Identify the proposed amount of Developer's contingency included in the GMP
4. As to any unused portion of Developer's contingency, identify the proposed percentage that Developer will retain of the unused contingency and the proposed percentage that Owner will retain of the unused contingency (the total of the two percentages should equal 100%)
5. Identify any assumptions, clarifications and exclusions for this GMP
6. Identify the proposed GMP
7. Separately break out the costs of any Owner's Alternates that are included as part of Responder's proposal.

F. Schedule

1. Identify the total duration in calendar days from the date of entering into the BOT Agreement until Responder will have achieved final completion of the Project
2. Provide a proposed schedule using project milestones and including the proposed substantial completion date and final completion date for the Project

VII. EVALUATION CRITERIA

Owner will evaluate and rank the responsive final and best responses to this RFP based upon the following criteria:

Relevant Experience	20 Points
Proposed Conceptual Design	40 Points
Developer's Compensation/GMP	20 Points
Financial Responsibility	10 Points
Schedule	10 Points
TOTAL:	100 Points

VIII. MISCELLANEOUS

- A. Owner reserves the right to terminate the RFP process for any reason, to be the sole judge of the responses submitted, to reject any or all of Responders to this RFP, and

to waive any deficiencies, nonconformities, irregularities, and/or apparent clerical mistakes in any of the responses to this RFP.

- B. The issuance of this RFP does not commit nor bind Owner to enter into a BOT Agreement, any other contract or to proceed with the procurement process. Owner creates no obligation, expressed or implied, of any kind or description in issuing this RFP or by receiving a response. This RFP shall not be construed as a legal offer.
- C. Owner assumes no responsibility or liability for any expenses incurred by Responders, in connection with the preparation or delivery of a response, preparation of the conceptual design or any action related to the process of completing and submitting a response to this RFP nor as to any negotiation or discussions related to the response or preparation of the BOT Agreement.
- D. Responder shall specifically mark as "CONFIDENTIAL" any submitted documents that Responder claims should be exempt from public disclosure. Responder is solely responsible for reviewing the BOT Statute, Indiana's Public Records Act, and applicable law requiring disclosure. Owner will not, under any circumstances, be responsible or liable to Responder or any other party as a result of disclosing materials that Owner determines, in its sole discretion, is not protected by the BOT Statute and/or Indiana's Public Records Act, including, without limitation, any items marked "CONFIDENTIAL". In the event a Responder marks in its proposal information as "Confidential" then such Responder further agrees that should any administrative or legal action be commenced against Owner including but not limited to complaints filed with the Indiana Public Access Counselor that relate to or arise out of Owner's production of Responder's proposal with the designated "confidential" information redacted in response to any applicable public records requests, such Responder agrees to defend, indemnify and hold Owner harmless from and against such actions including Owner's reasonable attorney fees.
- E. All responses to this RFP including but not limited to conceptual designs and any other materials submitted in response to this RFP (collectively, the "Response Documents") shall be owned by Owner and are the property of Owner and for its exclusive use and re-use at any time without further compensation and without any restrictions. Responder hereby assigns to Owner all right, title and interest in and to the Response Documents, including, but not limited to, all architectural works, copyrights, copyright registrations, copyright applications, renewals, extensions and all other proprietary or ownership rights. In the event Owner uses the Response Documents without the involvement of Responder, Owner agrees that Responder shall not be liable for such use of the Response Documents by Owner nor as to any modifications made to the Response Documents by Owner.

EXHIBIT A

INSURANCE REQUIREMENTS FOR DEVELOPER

The final negotiated agreement will contain various insurance provisions. Responders should anticipate that the minimum requirements for required policies and limits of liability to be maintained by Developer will be as follows:

- **Workers Compensation** Statutory Requirement
- **Employer's Liability**

Bodily Injury by Accident	\$1,000,000/each accident
Bodily Injury by Disease	\$1,000,000/policy limits
Bodily Injury by Disease	\$1,000,000/each employee
- **Commercial General Liability**

General Aggregate	\$2,000,000
Products/Completed Operations Aggregate	\$2,000,000
Personal Injury (with Employment Exclusion Deleted) and Advertising Injury	\$1,000,000
Each Occurrence Limit	\$1,000,000
Medical Expense (Any One Person)	\$5,000

Coverage provided by this policy shall include:

 - Premises/operation;
 - Aggregate limits of insurance per Project;
 - Product/completed operations following acceptance of the Procurement;
 - Waiver of subrogation endorsement as required by written contract; and
 - At least thirty (30) days notice of cancellation, non-renewal or material change and ten (10) days notice for non-payment of premium.
- **Automobile** (for all owned, non-owned and hired vehicles, as well as uninsured and underinsured vehicles)

Combined Single Limit	\$1,000,000
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- **Umbrella/Excess** Separate Umbrella policy (written in excess of the Commercial General Liability, Employer's Liability and Auto policies on a follow form basis).

General Aggregate	\$5,000,000
Each Occurrence	\$5,000,000
- **Professional Liability** Developer shall provide a policy providing coverage for claims arising out of the performance of design and other professional services and caused by any error, omission or negligent act, with a per claim limit of \$2,000,000, an aggregate limit of \$2,000,000 and a self-insured retention or deductible not to exceed \$100,000. This policy may be procured by Developer or by Developer's architect or engineer for the Project who will actually provide the professional services for the Project.
- **Property Insurance** Developer shall procure, maintain and pay for property insurance written on a builder's risk "all-risk" or equivalent policy form in the amount of the GMP.

ORDINANCE 2024-15

AN ORDINANCE OF THE COMMON COUNCIL OF THE CITY OF LOGANSPORT, INDIANA AUTHORIZING MATCHING FUNDS FOR THE ACTIVE TRANSPORTATION INFRASTRUCTURE INVESTMENT PROGRAM (ATIIP) GRANT

WHEREAS, IC 36-7-2-7 allows units of local government to promote their communities; and

WHEREAS, it is the desire of the Common Council of the City of Logansport, Indiana to use County Economic Development Income Tax (CEDIT) Funds for the purpose of promoting economic development; and

WHEREAS, The Common Council of the City of Logansport, Indiana has considered trail connection from France Park to Logansport as part of economic development and growth for the City, France Park and the County as a whole; and

WHEREAS, it is the desire of the Common Council of the City Of Logansport, Indiana to authorize the use of \$38,000 from CEDIT Funds for half of the 20% match of the total \$380,000 budget for a plan to connect France Park to Logansport’s Trail System; and

WHEREAS, this plan will include concept design, public engagement, detailed route plan, railroad and utility coordination, permitting assessment, estimated costs, and implementation grant funding strategy for the trail connection.

NOW THEREFORE, BE IT ORDAINED that the Common Council of the City of Logansport, Indiana, does hereby take this official action:

SECTION 1. The Common Council of the City of Logansport, Indiana authorizes the use of a not to exceed \$38,000 of CEDIT Funds to be set aside for the ATIIP grant application.

INTRODUCED, FILED AND APPROVED by a vote of ___ in favor and ___ opposed on ___ days of _____, 2024

DULY PASSED, ORDAINED AND ADOPTED this _____ day of _____, 2024, by the Common Council of the City of Logansport, Cass County, Indiana by a vote of _____ in favor and _____ opposed.

Common Council of the City of Logansport

By: _____

Dave Morris, President

ATTEST:

Tyler Pearson, Clerk-Treasurer

Submitted to, approved by, and signed by me, the Mayor of the City of Logansport, Indiana this
_____ day of _____ 2024

Chris Martin, Mayor

Ordinance 2024-15

RESOLUTION 2024-127

**A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF LOGANSPORT,
INDIANA ALLOCATING FUNDS FROM THE NR LOGANSPORT MEMORIAL HOME
FUND (#284/2501) FOR THE REROOFING OF THE MEMORIAL HOME**

WHEREAS, the City of Logansport is the sole owner of the Memorial Home at 706 E. Market St.; and

WHEREAS, the Common Council of the City of Logansport wishes to consider taking the first step in the restoration of the Memorial Home by protecting it from further water damage due to the age and condition of the current roof; and

WHEREAS, an RFP was advertised for the replacement of the current roof and bids were received with a bid by JT Contracting in the amount of \$136,400 being considered; and

WHEREAS, the Common Council would allocate the necessary funds for this project from the NR Logansport Memorial Home Fund (#284/2501) for an amount not to exceed \$150,000;

NOW THEREFORE, BE IT RESOLVED by the Common Council of the City of Logansport, Indiana: That

SECTION 1: The City of Logansport accepts the bid from JT Contracting after all the appropriate contractual requirements are met.

SECTION 2: The Common Council does allocate the amount of up to \$150,000 from the NR Logansport Memorial Home Fund (#284/2501).

SECTION 3: This resolution shall be in full force and effective immediately upon adoption of the Common Council of the City of Logansport, Indiana and approval of the Mayor.

DULY PASSED AND RESOLVED this 3rd day of June 2024, by the Common Council of the City of Logansport, Indiana by a vote of _____ in favor _____ opposed _____ abstained.

Common Council of the City of Lognasport

By: _____

Dave Morris, President

ATTEST:

Tyler Pearson, Clerk-Treasurer

Submitted to, approved by, and signed by the Mayor of the City of Logansport, Indiana on the 3rd day of June 2024.

Chris Martin, Mayor

Resolution 2024-127

RESOLUTION 2024-128

**A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF LOGANSPORT,
INDIANA SPECIFYING RESERVE PUBLIC FUNDS TO INVEST PURSUANT TO
IC 5-13-9-5 IN ACCORDANCE WITH PREVIOUSLY PASSED RESOLUTION 2023-145
AND ORDINANCE 2023-32**

WHEREAS, pursuant to IC 5-13-9-5, and Resolution 2023-145 the investing officer of the City of Logansport, Indiana (Clerk-Treasurer) is authorized to invest in certificates of deposit of depositories that have not been designated by the local board of finance but have been designated by the state board of finances as depository for state deposits under IC 5-13-9.5; and

WHEREAS, the Common Council of the City of Logansport, Indiana adopted an investment policy to provide guidance for future investments with the passing of Ordinance 2023-32; and

WHEREAS, the investing officer now wishes to invest certain reserve balances in order to take advantage of the current interest rates that are available under the guidance of our investment partners at Baker Tilly.

General fund 100/1101	\$3,000,000
NR Logansport Health Fund 212/2212	\$500,000
Loit Public Safety Fund 294/2240	\$350,000
NR Host Community Fund 404/4404	\$350,000
NR Infrastructure Fund 471/4476	\$500,000
NR Logan Equip FD Cap Fund 483/4444	\$800,000
Cedit Fund 492/2209	\$1,000,000

WHEREAS, in order to make the transfer of funds possible an investment Fund created and utilized to transfer and track the investment activities of the various individual funds

NOW THEREFORE, BE IT RESOLVED that the Common Council of the City of Logansport, Indiana now approves the following:

SECTION 1: That the City of Logansport, Indiana does have generally accepted reserve balances in certain funds to invest.

SECTION 2: That the Common Council of the City of Logansport approves of said investments outlined above.

SECTION 3: These investment shall be authorized for the investing officer of the City of Logansport in accordance with Resolution 2023-145 and Ordinance 2023-32 after its passage by the Common Council and approval of the Mayor of the City of Logansport, Indiana.

DULY PASSED AND RESOLVED this 3rd day of June 2024, by the Common Council of the City of Logansport, Indiana by a vote of ___in favor___opposed and ___abstained

Common Council of the City of Logansport

By: _____

Dave Morris, President

ATTEST:

Tyler Pearson, Clerk-Treasurer

Submitted to, approved by, and signed by me, the Mayor of the City of Logansport, Indiana

a this

_____ day of _____ 2024

Chris Martin, Mayor

RESOLUTION 2024-127

ORDINANCE 2024 -16

**AN ORDINANCE OF THE COMMON COUNCIL OF THE CITY OF LOGANSPORT,
INDIANA UPDATING AND AMENDING CHAPTER 14 OF THE CODE OF
ORDINANCES OF 1974 AS AMENDED AND PUBLISHED BY THE CITY
SUBSEQUENT THERETO.**

WHEREAS, the City of Logansport has previously adopted a set of ordinances which have been codified at various times regulating BUILDINGS AND STRUCTURES IN THE CITY; and

WHEREAS, the Common Council desires to amend previously adopted ordinances codified under Chapter 14, Article V – MINIMUM HOUSING STANDARDS;

NOW, THEREFORE, BE IT RESOLVED AS FOLLOWS:

Amendments to Section 14-263- Registration receipt for rental properties.

Section 1. Subsection (a) shall be amended by adding the following language at the end of subsection (a):

“Failure to register rental unit(s) after proper notice will result in a fine of \$150.”

Section 2. Subsection (c) shall be amended by adding the following language at the end of subsection (c):

“Failure to schedule an inspection of rental unit(s) will result in a fine of \$150.”

Section 3. Subsection (f) shall be amended by adding the following language at the end of subsection (f):

“Failure to register rental unit(s) under new ownership after proper notice will result in a fine of \$150.”

Section 4. Subsection (g) shall be amended by adding the following language at the end of subsection (g):

“If an owner of property claims property is under contract to another responsible owner, proof of the contract must be on file at

the Cass County Recorder’s Office or be presented to City inspection officers for verification.”

Amendments to Section 14-264-Inspections.

Section 5. Subsection (i) shall be amended by adding the following language at the end of subsection (i):

“After the initial inspection, the owner will be given 30 days to correct any violations and is required to schedule a reinspection.”

“Upon reinspection if any violations remain, it will result in a \$50 Reinspection Fee. The owner will be given an additional 30 days to correct remaining violations and is required to reschedule a Final Inspection.”

“If upon Final Inspection any violations remain it will result in a \$100 Final Inspection fine. The owner will be given an additional 30 days to correct any remaining violations and is required to schedule a Final Walkthrough.”

“Failure to correct any remaining violations upon the Final Walkthrough will result in the Building Commissioner placing a fine of up to \$2,500 on the owner and the property and suspension of the use of the rental unit or units until a Certificate of Completion and Compliance has been issued by the Building Commissioner.”

“All fines and fees will be paid to the City of Logansport’s Clerk-Treasurer’s office and be deposited into the Non-Reverting Unsafe Building Fund.”

Section 6. This Ordinance and the amendments contained herein will be effective upon passage and publication as required by law.

INTRODUCED, FILED AND APPROVED by a vote of _____ in favor and _____ opposed on this _____ day of _____, 2024

DULY PASSED, ORDAINED AND ADOPTED this _____ day of _____, 2024, by the Common Council of the City of Logansport, Cass County, Indiana by a vote of _____ in favor and _____ opposed.

Common Council of the City of
Logansport, IN

By: _____
Dave Morris,
President of Common Council

ATTEST:

Tyler Pearson,
CLERK-TREASURER

Submitted to, approved by, and signed by me, the Mayor of the City of
Logansport, Indiana this _____ day of _____, 2024.

Chris Martin, Mayor

ORDINANCE 2024 -16

**MEMORANDUM OF UNDERSTANDING REGARDING
PRELIMINARY EFFORTS TO ESTABLISH AN AREA PLAN COMMISSION**

WHEREAS, Cass County, Indiana, Logansport, Indiana, Galveston, Indiana desires to investigate the feasibility and take the preliminary steps necessary to establish an Area Plan Commission as set forth in Indiana Code Section 36-7-4-200.

WHEREAS, the parties referenced above believe that it is necessary to enter into a Memorandum of Understanding to set forth certain terms of an agreement and express their intention so as to set in motion all the preliminary requirements to establish an Area Plan Commission.

WHEREAS, this Memorandum of Understanding is intended to memorialize those preliminary steps necessary to establish the Area Plan Commission.

WHEREAS, the Town of Galveston, Indiana agrees to provide all zoning ordinances, comprehensive plans, planning ordinances, subdivision ordinances, and any community plans or other plans to the Cass County Planning Director for review.

WHEREAS, County will agree to take all necessary steps to determine what grants it may request to secure funding for new comprehensive plan to include Town of Galveston in the County's Plan. The first step is to perform an income survey to be able to apply for such grant.

WHEREAS, the County agrees that it will not take over jurisdiction or control of the fringe district currently administered by the City of Logansport and Town of Walton.

WHEREAS, the County will agree to establish and adopt an Area Plan Commission and appoint a board to govern the Area Plan Commission as set forth in Indiana Code 36-7-4-200.

WHEREAS, this Memorandum of Understanding represents mutually agreed upon goals, objectives, duties and responsibilities of Cass County and Town of Galveston, Indiana. Periodic meetings may be required and/or conducted to ensure that this Memorandum of Understanding is followed.

WHEREAS, this Memorandum of Understanding remains in full force and effect until such time as either party withdraws from the agreement by delivering written notification of such decision to the other party. It shall be reviewed annually and amended as necessary to meet the needs of the signatory agencies.

WHEREAS, this Memorandum of Understanding shall not be construed to create or substantiate any right or claim on the part of any person or entity which is not a party hereto.

City of Logansport

Town of Galveston



Ruth Baker, President
Cass County Commissioners

Town of Walton