

**Topics Tentatively Scheduled for Study Session Discussion
and
Topics Requested for Action at Future Business Meetings of the
Thirtieth Town Council of Highland**

This meeting will be convened as an in person meeting.

Topic: Town of Highland, IN - Town Council Study Session

Time: March 10, 2025 Immediately following the adjournment of the March 10, 2025 plenary meeting

This meeting contributes to Agenda building for the plenary meeting. Please, also be aware of the running enrolled list of matters that are likely for the plenary meeting, subject to review by the municipal executive. By practice and local ordinance, study sessions are distinguished from plenary (regular business) meetings of the Town Council "as they shall be conducted with less formality and with no votes or final actions of a dispositive nature unless provided otherwise by proper notice, pursuant to IC [5-14-1.5](#) et seq." (Confer HMC Section 2.05.130(3))

x. Discussion: Appointments.

Unless otherwise noted, all terms expire on the 1st Monday in January 2025 and until a successor is appointed or qualified, not exceeding ninety (90) days.

• Statutory Boards and Commissions

Executive Appointments (May be made in meeting or at another time)

Regional Statutory Appointments.

- 1. Lake County Convention and Visitors Bureau Board of Directors.** (1) Appointment by Town Council President. (NOT DUE UNTIL JUNE 30 2025) (Currently serving Christine Cash) Appointing authority must give sole consideration to individuals who are knowledgeable about or employed as executives or managers in Hotel, Motel, Banking, Real Estate and hospitality. Cannot hold an elected or appointed political office

Home Rule Commissions or Boards

Legislative Appointments

- 1. Advisory Board of Zoning Appeals:** (1) appointment to be made by Fiscal Body. (Note:

The Town of Highland acknowledges its responsibility to comply with the American with Disabilities Act of 1990. In order to assist individuals with disabilities who require special services (i.e. sign interpretative services, alternative audio/visual devices, etc.) for participation in or access to Municipal sponsored public programs, services and or meetings, the Town of Highland requests that individuals make requests for these services forty-eight (48) hours ahead of the scheduled program, service and or meeting. To make arrangements, contact the ADA Coordinator for the Town of Highland at (219) 972-7595.

Currently held by David Helms, term ending 1st Monday January 2025). Term is for three (3) years.

*Toya Smith (appointed by the Plan Commission to the Advisory Board of Zoning Appeals)
(Term co-extensive with her Plan Commission term – 1st Monday in January 2025)*

2. **Town Board of Metropolitan Police Commissioners.** *(2) appointments to be made by the Town Council. (Note: Current appointees are Mike Danko (R) and Larry Moses (R), term ending 1st Monday January 2025). Term is for three (3) years. (Current composition for these five citizen positions is three democrats and two republicans)*

Regional Statutory Appointments

3. **Lake County Solid Waste Management District Board of Directors.** *(1) No action necessary unless a change is desired. (Note: Currently serving Tom Black) Must be a member of the Town Council. Term is co-extensive with term on council unless legislative body acts otherwise.*

Home Rule Commissions

4. **Main Street Bureau Board:** *(17) appointments to be made by the Town Council. (Note: Current Appointees are: Diane Barr-Roumbus, James Roumbus, Sandy McKnight, Al Simmons, Sandy Ray, Ben Tomera and Desiree Biro, term ending 1st Monday January 2027). Term is for two (2) years.*

x. Discussion: Interview:

7:15 pm – Mike Danko - confirmed

- x. **Discussion: Proposed Ordinance No. 1808-D:** An Ordinance to Amend Ordinance No. 1808 to Establish the Wage and Salary Rates of the Elected Officers, the Non-Elected Officers, and the Employees of the Town of Highland, Indiana particularly regarding the Creation of an Exempt, Full-Time, Police Social Worker position within the Metropolitan Police Department.

x. Discussion: Interlocal Agreement

- x. **Discussion: Resolution No. 2025-06:** A Resolution Approving an Interlocal Cooperation Agreement between the Incorporated Town of Highland and the School Town of Highland for the Police Social Worker Program Services for 2025-2026.

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- x. **Discussion: Proposed Ordinance No. 1815:** An Ordinance to Amend Chapter 12.15 of the Highland Municipal Code By Amending Solid Waste Service Fees Set Forth in Subdivision (F) of Section 12.15.090 of the Municipal Code Pursuant to IC 36-9-25 Et Sequitur and Modifying or Amending Certain Other Provisions for Technical Clarity and Correctness.

- x. **Discussion:** Request from a Jackie Perez-Villicana, asking if the Town of Highland would be willing to share a post on their social media page(s) and possibly to their employees during MS week, which is March 9 through March 15. She said she would provide all information/photos. MS Awareness Week is March 9-15 this year as she is looking to still get awareness out as much as she can about the MS local Walk in Highland in May.

- x. **Discussion:** Consideration of the Compliance with the Statement of Benefits as filed and represented by People's Bank S.B. 3915, 3919 & 3927 Ridge Road, Highland. At its meeting of September 14, 2015, the Highland Town Council passed Resolution No. 2015-37 approving this application and its terms for property tax abatement upon the increase in assessed value of \$667,800 as well as a new job and retention of five existing jobs all in consequence of construction of a new building, a People's Bank SB Branch at 3915, 3919 and 3927 Ridge Road, for a period of time not to exceed ten (10) calendar years, according to the schedule in IC 6-1.1-12.1-4(d)(10), subject to continuing compliance with the statement of benefits, IC 6-1.1-12.1 et seq., and terms of the approving resolution. The Town Council conducted its first review at its meeting of November 13, 2017, its second at the Town Council meeting of 26 February 2018 and its third review at its meeting of 25 February 2019 and its fourth review at its meeting of 9 March 2020 and its fifth review at its meeting of 8 March 2021 and its sixth one at its meeting of 28 March 2022 and its seventh review at its meeting of 27 March 2023 and its eighth review on 13 May 2024. The Town Council found the applicant in compliance at each meeting. This is the ninth review for compliance by the petitioner of its terms in the application but the seventh one that applies after filing with the Lake County Auditor. This review is for Taxing period 2025 pay 2026. If approved, two (2) years remain on the 10 year abatement.

- x. **Discussion:** Consideration of the Compliance with the Statement of Benefits as filed and represented by Demand Real Results, LLC, dba SAFETY TRAINING SERVICES, INC., 8516 Henry Street, Highland. At its meeting of September 8, 2014, the Highland Town Council approved this application for property tax abatement upon the **increase in** assessed value in consequence of conversion of existing vacant building located at 8516 Henry Street, Highland, for a period of time not to exceed ten (10) calendar years, according to the schedule in IC 6-1.1-12.1-4(d)(10), subject to continuing compliance with the statement of benefits, IC 6-1.1-12.1 et seq., and terms of the approving resolution. The Town Council conducted its first review at its meeting of February 8, 2016, its second at its meeting of February 27, 2017, its third review at its meeting of 26 February 2018, its fourth review at its meeting 25 February 2019, its fifth review at its 9 March 2020, its sixth review

at its 8 March 2021, with the Town Council finding that Demand Results, LLC abatement was not in compliance per (1) property owner did not substantially comply with its statement of benefits and that the failure to substantially comply was not caused by factors beyond the control of the property owner. Pursuant to I.C. 6-1.1-12.1-5.9, notice in the form of a letter was sent including the following:

- (a) (i) The current number of employees is less than what was originally estimated. Actual number of employees is 27. Estimated number of employees is 34.
- (ii) Number of employees retained is less than what was originally estimated. Actual number of employees retained is 25. Estimated number of employees retained is 34.
- (iii) Number of additional employees is less than what was originally estimated. Actual number of additional employees is 2. Estimated number of additional employees over three years is 16.

On April 12, 2021, the Town Council conducted a hearing to further consider the property owner's compliance with the statement of benefits and whether any failure to substantially comply was caused by factors beyond the control of the property owner.

The re-review was conducted on the 12 April 2021, the Council found Demand Results, LLC to be in compliance, its seventh review at its meeting of 28 March 2022, its eighth review at its meeting of 27 March 2023, its ninth review at its meeting of 13 May 2024. This represents the tenth review of compliance for this property and the tenth one that applies after the filing with the Lake County Auditor. This review is for Taxing period 2025 pay 2026. If approved, no years remain on the 10 year abatement.

x. Discussion: Consideration of the Compliance with the Statement of Benefits as filed and represented by Evajo, L.L.C., d.b.a. Pramuk Dental Center, 2706 Highway Avenue, Highland. At its meeting of June 24, 2019, the Highland Town Council passed Resolution No. 2019-24 approving this application and its terms for property tax abatement upon the estimated increase in assessed value of \$960,000 to be a net value of \$102,000 as well as a new job and retention of three existing jobs, all in consequence of construction of a new building, at 2706 Highway Avenue, for a period of time not to exceed five (5) calendar years, according to the schedule in IC 6-1.1-12.1-4(d)(10), subject to continuing compliance with the statement of benefits, IC 6-1.1-12.1 et seq., and terms of the approving resolution. The Town Council conducted its first review at its meeting of 9 March 2020, its second review at its meeting of 8 March 2021 and its third review at its meeting of 28 March 2022 and its fourth review at its meeting of 27 March 2023 and its fifth review at its meeting of 13 May 2024. The Town Council found the applicant in compliance at each meeting. This represents the fifth review of compliance for this property and the fifth one that applies after filing with the Lake County Auditor. This review is for Taxing period 2024 pay 2025. There are no years remaining on the 5- year abatement.

x. Discussion: Consideration of the Compliance with the Statement of Benefits as filed and represented by Indiana Land Trust Company TR#120086, dba Webb Hyundai, LLC 9236 Indianapolis Blvd, Highland. At its meeting of August 9, 2021, the Highland Town Council passed resolution 2021-39 and approved this application for property tax abatement upon the increase in assessed value in consequence of the remodeling of the existing building Webb Hyundai, LLC 9236 Indianapolis Blvd, Highland, for a period of time not to exceed five (5) calendar years, according to the schedule in IC 6-1.1-12.1-4(d)(10), subject to continuing compliance with the statement of benefits, IC 6-1.1-12.1 et seq., and terms of the approving resolution. The Town Council conducted its first review at its meeting of 28 March 2022 and its second review at its meeting of 27 March 2023 and its third review at its meeting of 13 May 2024. The Town Council found the applicant in compliance at each meeting. This represents the fourth review of compliance for this property and the fourth one that applies after filing with the Lake County Auditor. This review is for Taxing period 2025 pay 2026. If approved, there are one (1) year remaining on the on the 5- year abatement.

• **Plenary Business Meeting of Monday March 24, 2025**

- Minutes of the Meeting of Monday, March 10, 2025.
- Appointments
- Proposed Ordinance 1808-D
- Payroll Docket