

**MINUTES OF THE REGULAR MEETING  
COMMON COUNCIL OF THE CITY OF HOBART  
LAKE COUNTY, INDIANA  
July 21, 2021**

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

**Roll Call:** The following members were present in person: Mr. Kopil, Mr. Maggio, Mr. Vinzant, Mr. Wells, Mr. Claussen and Mr. Waldrop. Absent: Mr. Huddleston. Also present: City Attorney McCarthy and Clerk-Treasurer Longer.

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

**Correspondence:** There was no correspondence.

**Committee Reports:** Mr. Vinzant questioned whether an Ordinance Committee meeting had been scheduled. Mrs. Longer stated there was not one scheduled but she would contact Councilman Huddleston to inquire.

**Approval of Agenda:** Motion by Mr. Vinzant, seconded by Mr. Kopil, to approve the agenda as presented. All aye, motion carried. (6-0)

**Unfinished Business:**

**Tabled: Ordinance 2021-04 (2<sup>nd</sup> Reading): An Ordinance Amending the Municipal Code concerning Contractor Licensing: Jeremy Ogden, Building Official:** Motion by Mr. Vinzant, seconded by Mr. Maggio, to remove this item from the agenda and send it back to the Ordinance Committee once a revised version is available. All aye, motion carried. (6-0)

**Tabled: Annual Update of Capital Improvement Plan:** Motion by Mr. Waldrop, seconded by Mr. Vinzant, to remove this item from the table. All aye, motion carried. (6-0) Mr. Vinzant questioned the Delaware St. project and whether this would help alleviate the stacking of cars picking up students at Veteran's Elementary School. Mr. Snedecor stated that this will be submitted as a Community Crossings project and would shift the stacking from California St. to Delaware St. Motion by Mr. Waldrop, seconded by Mr. Vinzant, to approve the update of the Capital Improvement Plan as presented. All aye, motion carried. (6-0) *CIP is attached to minutes.*

**Tabled: Ordinance 2021-18: An Ordinance to Rezone Certain Parcels of Real Estate within an Established PUD Zoning Classification to a New PUD Zoning Classification: SW corner of Lincoln Highway and Dakota St., Zoned PUD, 2.41 acres:** Motion by Mr. Vinzant, seconded by Mr. Kopil, to remove this item from the table. All aye, motion carried. (6-0)

The Ordinance was read. Attorney Mark Anderson was present representing Wkpt Limited Liability Company and stated this request is part of the process including the site plan and the plat approval with the Plan Commission. City Planner Ross Pietrzak stated this Ordinance puts design standards to this PUD and any future changes would need to come back to the Council for consideration. Mr. Snedecor stated the Plan Commission forwarded a favorable recommendation with no conditions. Motion by Mr. Kopil, seconded by Mr. Waldrop, to pass Ordinance 2021-18 on first reading. Roll Call Vote taken. All aye, motion carried. (6-0)

**New Business:**

**Ordinance 2021-19: An Ordinance Transferring Appropriations within the 2021 budget of the MVH Fund in the City of Hobart, Lake County, Indiana:** The Ordinance was read. Motion by Mr. Vinzant, seconded by Mr. Maggio, to pass Ordinance 2021-19 on first reading. Roll Call Vote taken. All aye, motion carried. (6-0)

Motion by Mr. Vinzant, seconded by Mr. Maggio, to suspend the rules, declare an emergency and proceed with the second reading of the Ordinance this evening. All aye, motion carried. (6-0)

**Ordinance 2021-19: An Ordinance Transferring Appropriations within the 2021 budget of the MVH Fund in the City of Hobart, Lake County, Indiana:** The second reading of the Ordinance was held. Motion by Mr. Vinzant, seconded by Mr. Maggio, to adopt Ordinance 2021-19 as presented. Roll Call Vote taken. All aye, motion carried. (6-0)

**Announcements:** City Engineer Phil Gralik stated the Little Calumet River Basin Commission has indicated they would probably be reaching a decision on our requests at their August meeting.

Mr. Kopil stated the Hobart Chamber has started a new website promoting Hobart businesses and inquired whether the City's website could include a link and information to the Chamber's app to support local business. Mr. Snedecor stated we would look at the City's website to include the information.

Mr. Vinzant questioned whether the City should step up to help the Hobart Township office to assure the needs of the residents are being met. Mayor Snedecor stated he will continue to stay in touch with the Township office and to help where able within the law. Mr. Snedecor noted that having a strong and reliable Hobart Food Pantry has helped our community a great deal and the City steps in where it can to provide resources and information to those in need.

Mr. Snedecor asked if anyone wished to address the Council and there was no additional response.

**Adjournment:** Motion by Mr. Claussen, seconded by Mr. Vinzant, to adjourn the meeting. All aye, motion carried. (6-0) The meeting adjourned at 6:25 p.m.

  
SECRETARY

  
PRESIDING OFFICER

City of Hobart Capital Improvement Plan 2021-2026

| Year | Project Name                                   | Entity in Responsible Charge | Project Description  | Priority Tier | D & E | ROW  | Cor ID | Budget                                  | Funding Source   |
|------|--|------------------------------|--|---------------|-------|------|--------|---|--|
| 2020 | US 30 & Colorado Street Improvements           | INDOT/NIRPC                  | Safety improvement to the intersection of Colorado Street at US 30 to improve line of sight and traffic stacking. Construction cost is estimated at \$1,800,000 and ROW acquisition at \$725,000. As a Federal HSP project funding is a 90/10 match. | Tier 2        | 2020  | 2021 | 2026   | \$2,525,000                             | City must match 10% of the ROW acquisition funds of \$72,500 in 2020 for CEDIT 206 Fund. The construction match is \$180,000 from CEDIT 206 Fund in 2026.  |
| 2021 | Hillman Heights, Cressmoor Storm Water Phase 1 | HSWD                         | Construct a Storm Water conveyance to address flooding issues in the Stinky Creek by building adequately sized receiving structure at the Stinky Creek outfall into Deep River.  | Tier 1        | 2021  | 2021 | 2022   | \$4,800,000                             | 100% Funding from 2019 Storm Water Bond. Possibility exist to request additional funding from the Little Calumet River Basin Development Commission depending on engineering design. Discussion with County Surveyor and LCRBDC representative to prepare presentation to full commission. |
| 2021 | Northwinds Parkway Extension and RAB           | RDC                          | Construction of an extension of Northwinds Parkway to 61st Ave and a roundabout at 61st Ave.   | Tier 2        | 2020  | 2021 | 2026   | \$5,700,000 plus ROW acquisition by BOW | RDC 2020 RDC Bond for MOT for Marcella Drivewith ROW costs by BOW of Funded with TIF.  |
| 2021 | CNG Truck Replacement program                  | BOW                          | Replace 6 Garbage trucks and 2 Dump Truck with CNG vehicles over 4 years with VW Mitigation funds and CMAQ funds   | Tier 2        | N/A   |      | 2021   | \$862,500                               | Dump truck funding through IDEM is 25/75 with City portion totaling \$337,500 and Garbage truck funding is CMAQ 75/25 with City portion totaling \$525,000 over 3 years from Casino 446 and CCD 402 funds  |
| 2021 | Main Lift Station upgrades                     | HSD                          | Rebuild of Main Lift Station to increase pumping capacity. Current Main Lift is 30 years old and at design capacity. Additional force main and pumping capacity will provide for growth and emergency back up.                                       | Tier 2        | 2022  | 2022 | 2023   | \$8,000,000                             | Funded by future HSD Bond or SRF loan.   |
| 2021 | Redundant Force Main to GSD                    | HSD                          | Construct a parallel force main to GSD for redundant service for Main Lift   | Tier 2        | 2021  | 2022 | 2023   | \$14,000,000                            | Funding by HSD Bond or SRF loan.   |

City of Hobart Capital Improvement Plan 2021-2026

| Year | Project Name                              | Entity/In Responsible Charge | Project Description   | Priority Tier | D & E ROW | Cost | Budget    | Funding Source |   |
|------|---|------------------------------|---|---------------|-----------|------|-----------|----------------|---|
| 2021 | Crestwood Sanitary Relining Phase 3       | HSD/HSWD                     | Lining and rehabilitation of sewers, manholes and laterals in the balance of the Crestwood neighborhood to eliminate storm water inflow.  | Tier 2        | 2021      | N/A  | 2021      | \$2,000,000    | \$1,500,000 funded by 2019 HSWD bond with balance from HSD 608 account.   |
| 2021 | TRAX Grant Overpass on Colorado St        | INDOT                        | Construction of a RR overpass on Colorado St 900' north of RAB at 69th Ave.   | Tier 1        | 2019      | 2021 | Late 2022 | \$10,000,000   | State of Indiana Trax Grant \$7.3366 mil & local match of \$2.392 million from pending 2020 TIF Bond and \$350,000 TIF cash for TIF eligible spending. If not TIF eligible then BOW will make up the difference.                    |
| 2021 | Wisconsin Street Bridge replacement       | Lake County Highway          | Replacement of deficient Wisconsin Street bridge south of 3rd Street with a new bridge and raised causeway to relieve flooding on Wisconsin Street.   | Tier 1        | 2019      | 2020 | 2022      | \$2,500,000    | Lake County \$1.75 million for bridge and \$750,000 for causeway construction split between BOW and HSWD.   |
| 2021 | Colorado Street RAB & Improvement project | RDC/ Developer               | Installation of RAB at 61st and Colorado St with road improvements the obligation of any developer.   | Tier 3        | 2021      | 2022 | 2022      | \$3,232,000    | RDC 2020 Bond unless there are contingency fund left over from TRAX grant project then these funds and TIF cash will be used. BOW will pay for ROW  |
| 2022 | Delaware Street reconstruction            | BOW/HSWD                     | Reconstruction of Delaware Street between Home and Cleveland Avenues. Will widen street, install new storm sewers and trail sidewalks at Veteran's Elementary School  | Tier 1        | 2020      | N/A  | 2022      | \$400,000      | BOW will lead project with funds from MVH (Local Roads and Streets) with HSWD paying for storm sewers and SCOH contributing toward sidewalks.   |
| 2022 | Marcella Street RAB                       | RDC and INDOT                | Inspection improvements at 61st and Marcella by the construction of a two-lane RAB and other inspection improvements. This project will address congestion as well as infrastructure deficiencies.  | Tier 2        | 2021      | 2022 | 2023      | \$10,200,000   | Federal Funds of \$2,990,000 from NLRPC, ROW and infrastructure from TIF cash and/or remaining balance of 2020 TIF Bond or from a 2022 TIF Bond. Local match for INDOT portion from 2022 Bond. BOW paying \$582,000 for engineering |
| 2022 | Linda Street Trunkline Project            | HSD/HSWD                     | Re-construction/re-build Linda Street Sanitary Trunkline to Main Lift to eliminate SSO.   | Tier 2        | 2021      | 2021 | 2023      | \$2,000,000    | \$1,000,000 funded by HSD 608 and \$1,000,000 funded by 610 HSWD  |
| 2022 | Southside Sanitary Sewer Improvements     | HSD                          | Build sanitary trunkline and possibly force main to area south of 61st Avenue. Redirect flow from lift stations south of 61st to flow to MCD or GSD. This will relieve flow into main lift and allow for predicted Southwest Quadrant development | Tier 2        | 2021      | 2022 | 2023      | \$5,000,000    | Funding would be a combination of future HSD bond, developer contribution and if funds are available through TIF.   |

**City of Hobart Capital Improvement Plan 2021-2026**

| Year   | Project Name  | Entity in Responsible Charge | Project Description  | Priority Tier | D & E | ROW  | Cor D | Budget   | Funding Source  |
|--------|---|------------------------------|--|---------------|-------|------|-------|--|---|
| 2022   | Festival Park Improvements                            | Park Board                   | Park Bathroom, water and sanitary improvements.  | Tier 2        | 2021  | 2022 | 2022  | \$200,000                                      | Park Capital account  |
| 2022   | Merrillville Heights Sewer Rehabilitation             | HSD/HSWD                     | Rehabilitate through relining or replacement the sanitary and stormwater lines in the Merrillville Heights neighborhood to eliminate storm water inflow.   | Tier 2        | 2022  | N/A  | 2202  | \$1,500,000                                    | HSD 608 \$750,000 HSWD \$750,000  |
| 2022   | Hillman Heights, Cressmoor Storm Water Phase 2        | HSWD                         | Additional work to address flooding in Hillman Heights and West Hobart. May include the construction of a regional drainage conveyance to Deep River.  | Tier 2        | 2020  | 2022 | 2023  | \$3,200,000 to \$5,000,000 depending on design | Funding for project depends on design solution but the HSWD has \$3,000,000 from 2019 HSWD Bond and design may include a portion that can be funded by LCRBDC and Lake County Drainage Board. |
| 2023   | 83rd Ave extension from Mississippi St to Colorado St | RDC                          | Build a road connecting Colorado Street to Mississippi Street creating an 83rd Avenue road behind the Mall.  | Tier 3        | 2024  | 2025 | 2026  | \$3,000,000                                    | Funded by TIF funds for engineering at \$175,000 for 2023 and \$175,000 for 2024. Applying for Federal funds for construction.  |
| 2024   | County Line Road Improvement Phase 1                  | BOW                          | Improvements to County Line Road from US Hwy 6 to Cleveland Ave. Build a 3-lane road segment.  | Tier 2        | 2020  | 2021 | 2025  | \$7,000,000                                    | Funded by 80/20 NIREC TIF fund with local match from CCI, CCD and MWH   |
| 2026   | County Line Road Improvement Phase 2                  | BOW                          | Continuation of road improvements with construction of RAB at Cleveland and County Line Road and road improvements to State Route 130. May construct a possible pedestrian underpass at Orchard.                                 | Tier 4        | 2023  | 2025 | 2026  | \$6,000,000                                    | Local Roads and Street; CCI 401 and/or if it can be supported by a TIF bond. TIF Bond with an underpass paid for by the Orchard if it is constructed.   |
| 2026   | SSO Storage Tank                                      | HSD/HSWD                     | Construction of an underground SSO storage tank or equalization basin to aid in the elimination of wet weather overflows at the Main Lift Station. This would be located at the old Waste Water Treatment plant on Front Street. | Tier 3        | 2024  | 2024 | 2025  | \$10,000,000                                   | Funded by HSD and/or HSWD bond  |
| 2026   | I-65 & 69nd Ave Interchange                           | INDOT                        | Build an interchange on I-65 at 69nd Ave to relieve traffic pressure on 61st Ave and US 30   | Tier 4        | 2026  | 2027 | 2029  | \$25,000,000                                   | Funding split between INDOT (50%), City of Hobart (25%); other sources (25%)  |
| Annual | ADA Improvements                                      | BOW                          | Annual ADA improvement as needed   |               | N/A   | N/A  | N/A   | \$30,000                                       | Riverboat Distribution funds  |
| Annual | CEDIT Capital Plan                                    | BOW                          | Projects identified in the CEDIT Bi-Annual Capital Plan for any work not called in the rest of the CIP plan.   |               | N/A   | N/A  | N/A   | Approximately \$1,500,000 per year             | This also includes an annual contribution of 18% of this fund to support the South Shore Extension Initiative of the RDA and NITCD  |

City of Hobart Capital Improvement Plan 2021-2026

| Year | Project Name | Entity / In Responsible Charge | Project Description | Priority Tier | D & E ROW | C or D | Budget | Funding Source |
|------|--------------|--------------------------------|---------------------|---------------|-----------|--------|--------|----------------|
|------|--------------|--------------------------------|---------------------|---------------|-----------|--------|--------|----------------|

Legend

- D & E - Design and Engineering
- ROW - Right of Way Acquisition
- C or D - Construction or Delivery
- Tier 1 - High Priority, all funding or timing issues resolved
- Tier 2 - High Priority, timing, design or funding issue to be resolved
- Tier 3 - Less Urgent, timing, design and funding issues to be resolved
- Tier 4 - No Urgency, many timing, design and funding issues