

WHITE RIVER TOWNSHIP – GREENWOOD REORGANIZATION COMMITTEE  
PRESENTATION TO THE WHITE RIVER TOWNSHIP BOARD AND  
THE GREENWOOD COMMON COUNCIL

August 17, 2009

Page 1 of 4

PRESENT:      Committee Members:      Pat Sherman, Dr. Eric Kapke,  
Forrest Chambers, Don Hanlin,  
David Payne, Dale Tumey  
Non-Voting Advisors:      Forrest Mellott, John Griffin  
Recording Secretary:      De Lane  
  
Greenwood Common  
                                 Council:      Bruce Armstrong, Ron Bates,  
Tim McLaughlin, Brent Corey,  
Linda Gibson, Ron Deer.  
Monica Magna-Rees was absent  
Clerk-Treasurer:      Jeannine Myers  
Mayor of Greenwood:      Charles Henderson  
  
White River Township  
                                 Board:      Mark Messick, John Ebert

Committee Chairman Pat Sherman began the Committee report at 7:05pm. He had previously distributed copies of his presentation to the City Common Council and the White River Township Board. This outline will be referred to as "Findings" and is contained at the end of the Minutes for reference.

Mr. Sherman advised that the discussion would include three presentations, Health and Safety, Infrastructure, and Planning and Land Use Sub-committees. The chairmen of these sub-committees were present along with many of the sub-committee members.

The Agenda (page 3 – Findings) was reviewed, followed by the Reorganization Process chart (page 4 – Findings).

Update from Governance (page 5 – Findings) was then presented with Mr. Sherman and Mr. Don Hanlin, Sub-committee Chair, available for questions. Mr. Sherman advised that doubling the size of the city was the factor in the determination that eleven members of the Common Council were necessary. He also noted that, regarding the At-Large Council Members, once the election of 2020 had occurred, the number of At-Large Council Members could return to three. Residency requirements of the Council have been changed as suggested. Common Council will have final approval of the Redistricting Plan developed by the civilian Redistricting Committee. The Governance Sub-committee maintained their position that there should be a separation of legislative and executive functions involved in the Board of Public Works. The Board of Public Works and Safety would contain five members, appointed by the Mayor with a fair distribution of representation (page 6 - Findings), with the Mayor to have authority to appoint members from the Common Council, if desired.

Mr. Sherman presented the Parks & Recreation Update (page 7- Findings), with Dr. Eric Kapke, Sub-committee Chair, present to answer any questions.

The Current Key Findings – Planning & Land Use were then presented (page 8 – Findings) with Sub-committee Chair Mr. Dale Tumey available for questions. Mr. Sherman corrected that the

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PRESENTATION TO THE WHITE RIVER TOWNSHIP BOARD AND  
THE GREENWOOD COMMON COUNCIL

August 17, 2009

Page 2 of 4

transition period should read “through 2019”. Council Member Mr. Bruce Armstrong asked what the two non-voting political positions would be involved in the new Planning Commission. Mr. Tumey advised that he was under the impression that there were currently two non-voting members presently. City Attorney Shawna Coons advised that all of the members if the Planning Commission were presently voting members by statute. She added that eleven members were to be allowed as there was a buffer zone involved, but there were presently 10 members. Mayor Henderson believed that two members were to be appointed by Johnson County, however, only one had been appointed, and with the deduction of these two, nine would be remaining. Ms. Coons advised that this would be true, except for the fact that there is an area of extended jurisdiction involved at this time. Council Member Mr. Ron Deer questioned the state law requirement of political affiliation and how that would affect the appointment of these members. Mr. Sherman advised that this would be addressed in the legal vetting process, with the additional four needed in the interim to be appointed by the mayor. Mr. Sherman added that this issue would also apply to the Board of Zoning Appeals.

An updated area map was provided (page 9 – Findings), and Mr. Sherman referred to the expansion of the economic development responsibilities (page 10 – Findings). White River Township Board President Mr. Messick questioned the TIF impact on the school district, and Mr. Sherman advised that the area involved has very few children, but the school corporation will be involved in any discussions. He added that the tax funds that the school and library are receiving now would not be affected, only a tax increment generated by new development. Council Member Mr. Bruce Armstrong requested clarification of property that is presently agricultural, but changes to residential, and not contiguous with the current rural area. Mr. Tumey answered that any land in the rural district that is rezoned or developed will automatically become part of the urban district, even if not contiguous, and the land use of the rural district will be evaluated on a regular basis. Mr. Sherman advised that the Sub-committee wanted to make certain that everyone in the rural area has the ability to sell their land unabated in whatever fashion they wish. He noted the possible need for sewer services to be installed/added if required. Council Member Ms. Linda Gibson recalled that, in the past, eight areas were brought into the city, with some of those being agricultural, and Ms. Gibson has received telephone calls requesting who their representative is. She asked what arrangement is planned for this occurrence. Mr. Sherman advised that this issue was discussed and it was decided that if the land is zoned agricultural, whether inside the urban or rural area, those residents would have representation in the redistricting process in the urban area. Mayor Henderson added that those properties were brought in as agricultural and grandfathered in, if there was still farming work done. Mr. Tumey reviewed his Sub-committee’s notes and advised that in some areas of the current City of Greenwood are in the urban area of White River Township, and are agricultural. These properties shall also have the right to farm. These properties are required to be used as agricultural property at the time of the reorganization, and if they continue to do so, and have at least 10 acres, they will continue to have the right to farm. But if the area is less than 10 acres, it will be grandfathered in.

Mr. Tumey introduced his Sub-committee members.

Current Key Findings – Health, Safety, & Welfare (page 12 – Findings) was presented with Mr. Sherman introducing Mr. Forrest Chambers, Chair of the Sub-committee. Mr. Chambers

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PRESENTATION TO THE WHITE RIVER TOWNSHIP BOARD AND  
THE GREENWOOD COMMON COUNCIL

August 17, 2009

Page 3 of 4

introduced his Sub-committee members. Regarding the findings on Police (page 13 – Findings), Mr. Messick asked that, if the reorganization were to take effect in July, when would funding be available for the additional officers needed. Mr. Sherman advised that the Finance Sub-committee would address that, although there is some indication in the statute involving the assistance of the DLGF (Department of Local Government Finance), and that is being pursued. He added that the cost would be approximately \$2million for the addition of 17 patrolmen, and 4 dispatchers. The Greenwood Police Department's present budget is just under \$5million, and Mr. Sherman noted that the department will not be doubling its cost. Mr. Messick asked if the county would be sharing their equipment in the interim, and Mr. Sherman advised that this was planned. Ms. Gibson asked if there were to be changes to the dispatching procedure, and Chief Pitcher advised that this was not known yet. Mr. Messick asked if the police building was large enough to accommodate the additional officers, and Mayor Henderson advised that there was adequate space, and current plans for the city court to relocate, which would allow even more space.

Current Key Infrastructure Findings (page 15 – Findings) was reviewed by Sub-committee Chair David Payne. Mr. Payne introduced his Sub-committee Members, and Mr. Sherman continued with the report, noting that there had been difficulty in assessing the road maintenance costs associated with each entity, as there were different approaches. Mayor Henderson noted that White River Township residents will receive benefits for their areas, with their funds not expended to the balance of the county. Mr. Deer asked if the electrical expense transition (page 17- Findings) was for both the "old" and "new" city, and Mr. Sherman advised it would be for the entire community. Mr. Sherman noted that the charge for trash pickup, (page 17 – Findings) currently at \$10.97 a month would probably be re-bid after the new community was in existence.

Mr. Deer advised that, on page 11 of the report, trash collection was also mentioned and thought clarification would be needed. Mr. Sherman agreed, and advised that an addition would be made to clarify that issue.

Mr. Brent Corey asked for information regarding projected revenues for the unincorporated roads. Mr. Sherman advised what source of funds are used to pay for this, and that the funds will be segregated. He stated that one issue being considered is requesting the County to make the wheel tax semi-permanent in order to fund bond issues for the entire community. Mr. Sherman added that the Finance Sub-committee has some of the numbers required at this time, which will be discussed in the next update to the Council and Board. Budgets will be forwarded to Mayor Henderson for review, to make sure they are in order, and then they will be made available to all.

Mr. Sherman advised that the next step for the Committee was to incorporate revisions into the Findings, based on the comments from the Council and Board. The dates for future presentations were discussed.

Mr. Messick asked if there was anything that the Council or Board could do to help the Committee in their endeavors. Mr. Sherman advised that the county, city, and police and fire assistance had been excellent. Mr. Messick asked that, if the areas under consideration for annexation by Bargersville were removed from the study, when would information be available. He also asked if the Committee was "First in time", or if it was known. Mr. Sherman circulated a letter that he had sent asking for Bargersville to join in this question, and to be directed by a judge

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PRESENTATION TO THE WHITE RIVER TOWNSHIP BOARD AND  
THE GREENWOOD COMMON COUNCIL

August 17, 2009

Page 4 of 4

for an answer. No response had been received, and Mr. Sherman had sent a second letter, with stronger wording. Copies of this letter were sent to many government entities. Mr. Sherman advised that he did not want to use the term “suit” but noted that not all suits were bad, and a legal determination could keep legal fees down.

Mr. Deer noted that mosquito control will be formidable, and Mr. Sherman advised that the Infrastructure Sub-committee had considered this.

Mr. Corey asked Mr. Sherman how long he would await a response from Bargersville, and Mr. Sherman advised that this was not a decision that the Committee could make; rather the Council and Board – in possibly an Executive Session – should discuss. He added that the Committee was moving forward as if they are “First in time”.

Mr. Corey asked how many volunteer hours had been donated by the residents of both White River Township and Greenwood, and Mr. Sherman advised that at least 2100 hours had been counted at this time.

Mr. Messick noted that this effort involved “a moving target”, and Mr. Sherman agreed.

Mr. Sherman concluded his report at approximately 8:00pm.



Patrick A. Sherman, Chairman