

TOWN OF THORNTOWN

TOWN COUNCIL MEETING

August 18, 2025

7:00 PM

The August 18, 2025, meeting of the Council of the Town of Thorntown was called to order by Council President, Dave Williams at 7:00 pm. The meeting was held at the Thorntown Town Hall, 101 W. Main St., Thorntown, IN. The Council and citizens joined together in reciting the Pledge of Allegiance.

The following were in attendance:

Dave Williams, Council	Jeff Wolfe, Municipal Consultant	4 Citizens
Bruce Burtner, Council	Frank Clark, Marshall	
Randy Bruder, Council	Earl Parsons, Utility Supt.	
Sara Fairfield, Council	Max Alen, USB	
Gary Coffman, Council	Eric Smith	
Koren Gray, Clerk/Treasurer	Collin Sullivan, BF&S	
Aly Hickman	Dan Cutshaw	

Presentations/Guests:

COLLIN SULLIVAN, BF&S

The meeting began with Collin Sullivan, of BF&S, providing an update on Community Crossings Matching Grant after the passing of House Bill 1461. INDOT will reduce the annual cap from \$1.5 million to \$1 Million per local unit of government per state fiscal year with a single call for projects per year. The 2026 call is this October, with the 2027 call in July. Match has been adjusted for smaller communities to 80/20, and projects need to be shovel-ready. Collin discussed the need for an updated PASER, Asset Plan, ADA Transition Plan, and Title VI Plan. Discussion regarding where the town currently stands on application and needs in order to be able to apply in October followed. Collin distributed plans and an agreement for review if interested in pursuing application. Discussion regarding financial needs for updates to the ADA and Title IV Plans and whether the town has those funds readily available to pursue the October call date.

Bruce Burtner makes a motion to accept BF&S proposal for beginning stages of the CCMG. Motion did not receive a second.

Public Comments/Concerns:

RICK BECHTOLD

Rick Bechtold, Citizen, is interested in placing a tiny home on his property for his mother-in-law and would like to review the possibility of doing so with the Town. Materials about the Tiny Home are presented to the Board. Discussion regarding the current zoning ordinance around the minimum dwelling size and utility costs – tap fees and impact fees – follows. The Council discusses the possibility of going through the BZA for this request. There is further discussion around the establishment of the minimum dwelling size ordinance and how to change it.

Department/Board and Commissions Reports: *Third Monday of the Month*

FIRE DEPARTMENT

JT Whitaker, provided an update from the Fire Department. During the month of July, they had a total of 41 runs, with 30% in town, bringing the YTD total up to 344 runs. The Fire Department extended their gratitude to the community for their support with the Fish Fry, where they served over 1300 people. The Council was

invited to a tour of the Fire Department with a brief overview of everything they're involved with and how they run the Department.

POLICE DEPARTMENT

Frank Clark discussed the plan for changes with police vehicles. With \$8k in repairs needed for the reserve vehicle, they seek to purchase a new Tahoe or truck and have quotes. Mitchell Newton has officially started with the department. Frank discussed the need for additional reserves, especially during events like the upcoming Festival of Turning Leaves. Koren Gray elaborated on the process to sell the vehicles and information needed to move forward with that.

UTILITY BOARD

Max Allen noted that at the latest Utility Board meeting, the Board unanimously voted to request a water rate increase, as the Water fund is still getting by and has upcoming expenses. In order to increase, a public hearing and ordinance would be required. With the previous rate study recommending a 62% rate increase, and only a 50% rate increase previously being applied, the Utility Board seeks a 12% increase at this time.

In Lieu of Property Tax paid by the Utilities and a potential for an increase was discussed. Max asked the Board the purpose of tax and how it's determined. He notes the increased expenses on the Utilities will need to come from somewhere.

Earl Parsons noted the previous quote from Young & Sons for street and alley repairs. Earl had requested two other quotes from other companies, neither of which responded. The Young & Sons quote was reviewed by the Council.

Bruce Burtner makes a motion to accept the proposal from Young & Sons for street and alley repairs. Dave Williams seconds. Motion passes 5-0.

Clerk/Treasurer Report:

Koren Gray noted the OCRA grant press release would be released on August 20, and the Council should know within the week whether the town would be awarded the grant.

New financial reports from the software system were reviewed with the Council.

Koren shared a message with the public, as this meeting marks her last meeting as Clerk/Treasurer. Her retirement date is August 31, 2025. She appreciates the opportunity to meet so many people throughout her six years in this position.

Unfinished Business:

WATER PLANT UPDATES

Dan Cutshaw provided an update with the water plant upgrade, water to the Arbor Homes properties, and treatment plant updates. He noted current and upcoming tasks. Jeff Wolfe discussed the site for Water Treatment Plant and possibility for utilizing a portion of the site for the Park Impact Fees. Jeff has begun work on the TIF District.

Dave Williams discussed the upcoming park within the Arbor Homes community and whether it would become a park managed by the town.

2026 BUDGET

The 2026 Budget is still shy of where it needs to be with an additional \$10,000 - \$15,000 needing to be cut. Jeff

Wolfe recommended considering utilizing the LIT funds set aside from the town to offset some of the police and fire costs currently coming out of the General Fund. There is a bit of time remaining to finalize the budget, but the deadline is approaching. He discussed the need to pull back and turn the ship around in order to correct the current budget issue and goals to work towards.

INSPECTIONS + PERMITS

Jeff Wolfe discussed the current status of the town utilizing the inspection and permit services of the Boone County APC, as Thorntown does not have a Building Inspector. Deborah Luzier was putting together a menu. There has been some push back from a member of the APC, and the topic will be discussed further by them at their next meeting. Additional discussions around the APC, inspections, and the impact on the budget followed. If the APC selects not to work with the town, there is an option to hire independent inspectors on an as needed basis.

Discussion took place regarding Thorntown's status with the APC and impacts on the budget for planning services.

SALARY ORDINANCE: Ordinance 2025-4

Ordinance 2025-4 – The Clerk Treasurer Advisor, paid at \$30/hour, was added to the Ordinance. Dave Williams made a motion to suspend. Sara Fairfield seconds, and the motion passes 5-0. Sara Fairfield makes a motion to pass Ordinance 2025-4, with Gary Coffman seconding. The motion passes 5-0. The ordinance is signed by the Council.

Other Business: No other business noted.

Adjournment: With no additional business to discuss, Randy Bruder makes the motion to adjourn the meeting at 8:53 PM. Bruce Burtner seconds. The motion passes 5-0.

Dave Williams
Council President

Aly Hickman
Clerk/Treasurer

Date _____

These minutes are a summary of actions taken at the Town of Thorntown Council meeting. The full video archive of the meeting is available for viewing at <https://www.youtube.com/@TownofThorntownIndiana> for as long as this media is supported.

Thorntown Town Council Members-----

Dave Williams, Council President, appointed to fulfill term until December 31, 2026
Bruce Burtner, Council Vice President, elected to fulfill term until December 31, 2026
Sara Fairfield, Council member, elected to fulfill term until December 31, 2026
Randy Bruder, Council member, appointed to fulfill term until December 31, 2028
Gary Coffman, Council member, appointed to fulfill term until December 31, 2028

Thorntown Clerk/Treasurer-----

Koren Gray, elected to fulfill term until December 31, 2026
Aly Hickman, appointed to fulfill term from September 1, 2025 – December 31, 2026