

BROWNSBURG

Free Take One !

A News / Commentary Publication



187 SENTINEL



Informative / Insightful

August 31, 2016

WEST BROWNSBURG STORY

In the last two weeks, the Town has conducted two informational meetings around the proposed mixed use development on the old St. Malachy's property. This new plan switches the priority from the recreation center to the mixed use development area i.e. retail and offices. This reporter has taken the time to look through and listen to the publicly available material to understand the path from the priority being the Recreation and Wellness center to a Mixed Use commercial development.

As far back as 2010, the town has been conducting surveys on the park and recreation needs of Brownsburg. In 2010 and again in 2012, respondents expressed the need for a recreation/community center/aquatic center in Brownsburg. To this end, the town and the Park's Department acquired the old St. Malachy's land and buildings for 2.35 Million dollars and 7.55 acres as a start to increase the park's acreage and develop a possible community center.

The town hired Pro's Consulting to complete a Business plan and then a Strategic Master Plan for the Parks Department. The Final Strategic Master Plan recommended a recreation /community center and an aquatic center or a combination. This plan was finalized in April 2014. Some key excerpts from the plan follow:

"VISION STATEMENT

"To enhance the quality of life in Brownsburg and further its economic development goals to create a community of choice to live, work, and play now and for future generations."

MISSION STATEMENT

"To maximize resources in providing beautiful parks, recreation activities, and facilities to the Brownsburg community that enhances the residents' health and promotes economic vitality for long-term sustainability."

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August Town Council Highlights

The First Meeting of August was on August 11th. Ms. Bascu opened the meeting and acknowledged there were four councilmen present with Mr. Worley unable to attend that evening. First action of the evening was to table until next meeting: 6.1 Bid approval for the bicentennial and B&O trail construction and 10.1 resolution 2016-27 which would give authorization to purchase property for the trails. These were tabled because the information was not given to the council in time for them to review the information.

Next up was citizen's comments on the agenda. Mr. Sering was first up to speak. He printed a publication off the website that has to do with tonight's agenda which covers the St. Malachy's property. The town citizens thought that it was bought to expand the park but what has been shown actually shows less park land. He thinks that we are going to lose money on the property, the town paid 2.3 million and now the town is going to pay for the demolition of the property and the clean-up.

Mr. Rabold came to the podium. It looks to him that about 10 acres

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Landmark Sign Goes Missing!



08/22 - Workers arriving at the Motif Office Park were startled to notice the absence of their office park directory sign. A land mark at the corner of Green Street (Hwy 267) and Motif Blvd for countless years. Rumors and conjuncture swirl was it vandalism, theft, or something else, much less WHO in the world would do such a thing?

This publication is offering a \$20.00 gift card to RockStar Pizza for credible information leading to the whereabouts of the sign, name(s) of the person(s) involved and the details culminating to it's obvious relocation. The office park tenants simply want their sign returned undamaged. This story will be updated. -- The Editor.

August BCSC Report - by Anne Sering



The Brownsburg Community Board of School Trustees met on August 8, 2016 for the regularly scheduled meeting. Missing was Board member Richard Sutton. I have not been keeping count but he seems to miss more meetings than others. I will be surprised if he runs for his seat in the coming Board elections.

The first item before the Board, after the normal business items, is recognition of outstanding students, employees or volunteers. Abby Boher was recognized for having been elected Governor at Indiana Girls State. You may remember this was mentioned in an earlier article in Brownsburg Sentinel. Also recognized were the transportation employees who placed in the School Bus Safety Competition held by School Transportation Association of Indiana. Stephen Ogden received the Rookie of the

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LETTER FROM THE EDITOR

You may not receive the governance you vote for, you always receive the governance you tolerate. -- The Editor

New Town Center Cost Comparison East Side vs. West Side

	East (Scannell) Private Money	West (St. Malachy) B'Burg Tax Dollars
Original purchase of land	Private	\$700,000 ⁽¹⁾
Developer purchase of Land	Private	\$5.00 30% of land ⁽¹⁾
Title Work	Private Money	Private money- Envoy
Demolition of Structures	Private Money	\$330,000 est.
Rough Grade Ready	Private Money	Is this in above bid?
Sewer Relocation	None Needed	\$187,000 est.
Utilities to site & relocate ⁽²⁾	None Provided	Estimate unavailable
Water Run Off Retention	None Provided	Over 80k Town pays
Environmental Abatements	None Needed	\$25,000 est.
Create 70 space parking lot	None Provided	Estimate unavailable
Waver of Town Fees	None Provided	\$47,000 est.
Master Lease Agreement	None Provided	\$216,000 per yr ⁽³⁾
EDIT Payment to Developer	None Provided	\$1,294,620
Special 10 yr Tax Schedule	None Provided	Above plan town pays
Developer Total Investment	Private Money	Private Money 3.5 Mil

⁽¹⁾ - 2.24 Acres is 30% of the original St. Malachy acreage. \$700k is 30% of the original purchase price of \$2.35M. Developer is paying only \$5.00 (five dollars) for this site.

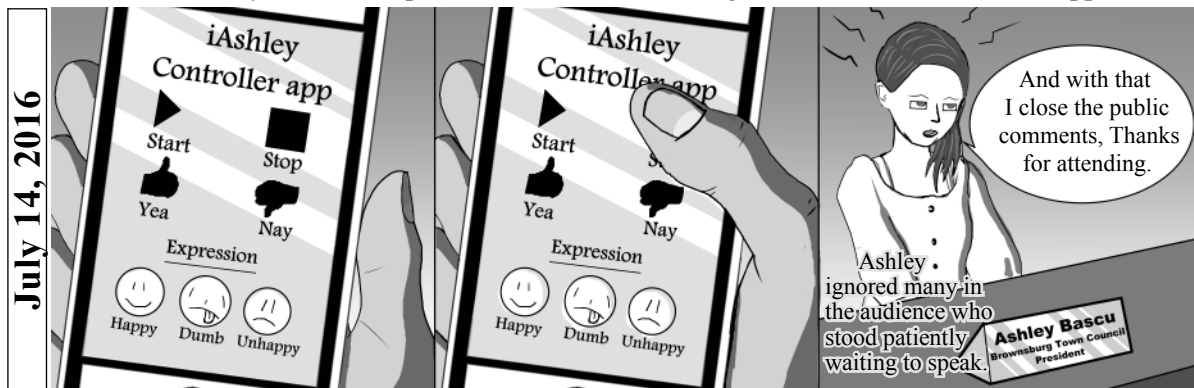
⁽²⁾ - The town has agreed to bring all utilities to the curb and relocate any utilities on the site as needed.

⁽³⁾ - The master lease agreement has the town paying \$216K per year until the developer makes a profit or 10 years has past, which ever is first. Worst case scenario the town will pay \$2.16M.

The net result of the above is the town is spending estimated (to date) tax payer monies of approximately \$4.8 Mil Dollars on a investment of \$3.5M from the developer. This project represents 1/3 of the total desired development for the 10.15 acre site. How much more is the town willing to give away for the other 2/3's? Using the above as our guide, the town will spend another \$9.6M to complete the west side development. (*See Pages 2a / 2b Costs & Concept Drawings-Editor.*)

As of this writing, no information is available to the public for like incentives for the east side development.

Need to remotely control the president of the Brownsburg town council? There's an app. for that!



Ashley Bascu continues to refuse to speak to this publication to provide insight into her vote Feb. 27th 2016, to remove "General Citizen's Comments" from the Town Council Agenda.

It's been 187 days since citizens were allowed to speak in their own forum.

I wonder when they will make an app for that?

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Down Town Brownsburg Disclosed and Actual Costs - *The Editor***Proposed Arbuckle Development***Envoy Proposed Incentives as of Sep 13, 2016*

Incentive	Value	Financing Mechanism
Land donation	\$ 700,000	
Public infrastructure*	\$ 1,294,620	Town EDIT funds
Waiver of Town Fees	\$ 47,015	
TOTAL	\$ 2,041,635	
Master Lease	Value	Terms
Total Project	\$216,000/yr or \$2.2M total	10-year term; Town would be released once 125% developer debt coverage (approx. 24 months); Town would recoup any payments, if applicable
Envoy Portion**	\$ 3,500,000	

* Public infrastructure includes payments for site remediation, preparation and improvement, utility and storm water improvements, and parking lots

** In addition to \$3,500,000 portion, Envoy to provide an annual Minimum Taxpayer Payment of \$77,310 plus 3% annual escalator (For example, year 10 payment would be \$95,081) as well as contribute \$80,000 towards Public Green stormwater detention. *Source Town of Brownsburg presentation*

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Sources - Town of Brownsburg legal agreements, presentations to council, boards and commissions.

The "Proposed Arbuckle Development" information was presented to the public at the second public information meeting held September 14th, 2016. This information was also contained in the "packet" presented to members of the Town Council during their meeting 09/22/2016 -- See Above.

This publication's information is compiled from an in-depth analysis of all direct costs, and costs related to commitments made in the legal agreement. See the chart left with explanation notes below. Charts are placed side by side for ease of comparison.

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August Town Council Highlights, *continued from page 1*

switched over to UC instead of the 7 acres originally bought. At the BZA, the East side development has asked for apartments on the first floor. It was implied this change was because of verbal dialogue based on the scope of the west side, he would have to modify the east side. He was told not to talk about the west side development. Mr. Rabold is afraid that the different committees are not working off the same page and do not have all the information, the town needs to make sure they all know the direction of the town.

Last up was Mr. Bill Sibbing, he stated he agreed with the two prior speakers. If the town was not going to get their 2.3 Million back that the community need to know the cost and what they were getting for the cost. Mr. Kleinhenz stated that there would be informational meetings in September.

New business for the meeting started with resolution 2016-28 – A Resolution of the Town Council of the Town of Brownsburg Providing Final Approval for the Recommendations of the Brownsburg Improvement Committee, Inc. with Regard to the Award of Funds Under the Town's Façade Grant Improvement Program. Mr. Anderson presented three projects 1) Thomas Lee Main Street Shoppes improvement on signage, 2) Amendment for Jeff Nelson-Nelson Jewelers, and 3) Tim Schmidt Dean's Rental-north side of building along Railroad Street will be updated. The resolution passed 4-0.

Next on the agenda was a resolution of Approval of Contract for Purchase of Real Estate with Amendment (Phil Parnin). The approval of this resolution allow the park's department to negotiate the price and have signature authority at time of purchase. The resolution was approved 4-0.

Ordinance #2016-18 – An Ordinance to Amend A request for Zoning Map Amendment to amend the subject property from the Institutional (IS) and Parks & Recreation (PR) to the Urban Commercial (UC) and Parks & Recreational (PR) districts for the purpose of future development on 10.15 acres, located at 306 & 326 N. Green St. & 25 Twin St. – Proposed 1st Reading (Todd Barker) Parcels: 32-07-11-140-001.000-016, 32-07-11-100-004.000-016, 32-07-11-140-007.000-016; 32-07-11-140-013.000-016, 32-07-11-140-015.000-016, 32-07-11-140-016.000-016, 32-07-11-140-014.000-016, 32-07-11-140-020.000-016, 32-07-11-100-002.000-016 and part of 32-07-11-100-001.000-016. This is a proposed 1st reading. The parcels include frontage property and property of Arbuckles Acres Park. The Advisory Planning Commission sent a favorable recommendation to the town council. Mr. Kleinhenz commented the following: Baseball diamond represents 1.78 acres which will be used for mixed use. The St. Malachy School will be returned to the park which adds 0.75 acres. The public green space adds 1.75 acres of open space and parking. They are going to overbuild the parking deck to alleviate the need for surface parking in the future. So when all of this is done, 1.75 acres were added to Arbuckle Park. They are trying to develop a lifestyle center for the town. When it was purchased was for park land and the frontage would be commercial properties. The first reading was approved 4-0.

Resolution #2016-29 – A Resolution of the Town Council of the Town of Brownsburg Regarding the Council's Request for Recommendations of the Unified Development Ordinance by Department of Development Services Staff. Mr. Jessen asking the Department of Development Services to review the unified Development Ordinance to allow some UC districts to allow for first floor residential because of the traffic patterns on some of the narrower streets. This was approved 4-0.

For town manager items, Mr. Kleinhenz reminded everyone about the Big GO Block Party that was held on August 23rd at the Town Green. He also stated that the town successfully negotiated the sale of the refunded bonds and received 125,000 dollars more in savings then was anticipated.

Mr. Dawes had one item during town council items which was a thank you for the public participation at the Night Out Against Crime.

The August 25th meeting of the town council was opened by Ms.

Bascu with all town council members present.

For citizen's comments, Nathan Grounds, the youth minister at the Well Community Center, wanted to thank the town for the use of ST. Malachy's and they were moving into the Midwest Technical Institute building on Pit Road. Also, he wanted a favorable approval of the surplus property which was going to be made available to them as they set up their new building.

Next up was the Bid Approval for the Bicentennial Trail & B&O Trail Construction. This was continued from the August 11th meeting. Avon did approve their side of the trail. The town received 1 bid from Wreath-Riley for \$787,000 for the Bicentennial Trail. It was 140,000 over the engineers estimate. Secondly they bid \$623,000 for the B&O Trail extension which was \$117,000 over the engineers estimate. Staff thinks recommends to accept the base bid because they think Wreath-Riley misunderstood some of the specifications. The council approved 4-1 with Brian Jessen dissenting.

Next to the podium was Chief Mike Dove with the Police Department report. The reserve officers gave out backpacks and school supplies to needy children in the school system. They hosted a 5K run to earn the money. They have placed 3 new officers two replacement and 1 additional with 2 more to be hired pretty soon. During the tornado outbreak, officers were following the funnel clouds stopping people from going into danger. There was a car pursuit on I-74 and a foot pursuit. There was an attempted robbery at the Kmart pharmacy. There was an armed robbery at CVS, the robber used a bebe gun. There was a pursuit and he was caught. The police apprehended a suspect breaking into vehicles. There was a strong arm robbery in a residence when the police brought in the two suspects they found a cache of guns from several other robberies. The FBI has been brought in for possible federal charges. The Night Out Against Crime was a great event. Last there was an attempted robbery at FlapJacks. The robber tried to run out with the cash register but it was still plugged in. Citizens eating at FlapJacks apprehended the suspect and sat on him until police came. The suspect did have a gun. Armed robberies in the county are double what they were last year. The motivation is drug related.

Chief Alcorn presented the Fire Territory report. During the tornado touchdown, they had several trees down, damage to houses and trees on the railroad track. Three sirens are down waiting on parts under maintenance contract now. The Fire Territory is re-instituting the testing of the sirens on Fridays. All of the sirens will be up and running by the end of the month.

On to old business, first is Resolution #2016-27 – A Resolution of the Town Council of the Town of Brownsburg Authorizing Certain Actions

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Publisher / Editor - David Weyant

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West Side Story - continued from page 1

The Master Plan included the results of the surveys of local Brownsburg residents some of the key take aways were:

- **KEY PROGRAM SERVICES THAT NEED TO BE ADDRESSED**

Residents would like to see a concentrated focus on aquatic programs if an aquatic center is developed. They would also like to see special need/disability programs offered along with adult sports and additional after school programs.

- **RECREATION FACILITIES AND / OR AMENITIES MOST NEEDED**

Overwhelmingly, residents would like to see a community/aquatic center developed. Other participants suggested additional ball and multi-purpose fields, along with the expansion of the trails throughout the Town.

- **CHANGES OVER THE NEXT TEN YEARS**

Many of the residents would like to see additional trails in the system along with a community/aquatic center. Some residents expressed that they would like to see the Department become a park district which would include the adjacent townships. Also, residents would like to see additional public input opportunities to involve the community in the Department's decision process.

- **FACILITY / AMENITY PRIORITY RANKINGS**

Outdoor swimming pools/water parks, indoor swimming pools/leisure pool, spray pad (above-ground water play), indoor fitness and exercise facilities, and walking and biking trails were the top five priorities for the community.

Some of the report's conclusions/recommendations included:

"Seek voter support for a bond issue to support the development of a Recreation Community Center, additional trails, improvements to existing parks and equipment to meet the needs of the community. This will require the development of Citizens Committee to be formed to inform residents of the issue and benefits associated with creating a up-to-date park and recreation system

The Department needs to develop a feasibility study for the development of the Recreation Center in the first year of this plan to accurately calculate the costs and operating revenues based on a set concept and philosophy

The Department needs to program the spaces on the newly acquired St. Malachy property in the interim until a permanent facility is in place."

Because of these results, the Park Department listed among the top short term goals for the department to complete the feasibility study on a new multi-generational facility. The feasibility study was completed in September 2014.

If you pair up the Park department Master Plan with the Town's comprehensive plan, the town direction to have a recreation/ community center and/or an aquatics center becomes very clear.

The comprehensive plan states the following:

"Expand Arbuckle Acres to increase frontage along Green Street and create a recreational center at the park further entrenching Arbuckle Acres as a destination within the community and serving as an anchor to the north side of Downtown Brownsburg...Many have called for the park's expansion which could provide opportunities for improved access and the creation of additional recreation amenities such as a community/recreation center for the community has expressed a desire....Such an amenity would help

establish the park as a destination throughout the week that could benefit nearby downtown businesses...in a parks and recreation needs assessment survey conducted by the town in the spring of 2010 the creation of a new aquatic center/ outdoor swimming pool was the most frequently cited number one priority...the town should consider including the development of a public aquatic center in the expansion plans for Arbuckle Acres."

From the Master Plan and the comprehensive plan the town continued to march towards a recreation center. In 2015, the plans began to solidify and in October 2015 the council met with the Park Board to go over the Request for Proposal documents to establish a recreation center. On January 19, 2016 the town council approved resolution 2016-03 to send out the request for proposal for the recreation center. On February 22, 2016, the Town answered the questions from potential bidders for the recreation center then mysteriously the talk about a recreation center in the public documents stop.

"What happened to Rick Bolt's Development?"

The next information in the public record comes from two sources. First on July 11, 2016, Mr. Bolt asks for variances to his project on the East side of Green Street to include first floor apartments and a bigger parking deck. The reasoning given is that the new market plan suggests that the town cannot sustain the commercial development.... why could the town sustain commercial development in 2015 and it cannot in 2016? The answer to that question is revealed on July 25, 2016 at the Advisory Planning Commission when PCMA-06-16-1421 comes up for a Zoning change. This is the St. Malachy's property that the town owns and they want to change it from IS to UC and some PR which means the town has different plans for the first developments on the property. The town reveals more mixed use and less park property even though Mr. Kleinhenz states that we are only losing less than an acre. For a town that wants to expand Arbuckle Park, it is interesting they are now proposing to make it smaller. The town council approved the zoning change on August 11, 2016 and request for proposals for demolition went out for bid the first week of September. The new mixed use area of the old St. Malachy's property is off and running.

Oh by the way, what happened to Mr. Bolt's development? Well, in July and August, they tried to get a zoning variance and after much discussion they asked for a continuance so they could work with the town on what is happening in the whole area and what meets the comprehensive plan. However, if the variance for apartments on the first floor does not go through who knows what Mr. Bolt's decision will be.



Samuel J. Goldsberry, Sr.

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August BCSC Report - *continued from page 1*

Year award as well as placing 2nd in General Education competition. Not only are driving skills evaluated but also knowledge of safe procedures and the bus itself. Ogden was also a member of the General Education Team that placed 2nd. Joining him as a team were Deb Amburgy and Crystal Myers. Anna Webb and Shari Fuller won 1st place in the Special Needs Team and will represent Indiana at the National Safety Competition held during the Transporting Students with Disabilities & Preschoolers National Conference being held in March 2017.

Mr. Dave Jackson presented the B&O Bell Trophy which will be shared between Avon and Brownsburg in order to foster competition, collaboration and community. Both boy and girl sports of all types will be considered in determining possession of the trophy.

Dr. Snapp presented information on the state of schools. All schools had enrollment increases except for Cardinal, Delaware Trail and Harris Academy for a total increase of 240 students. Each class level saw an increase in the number of students except for incoming junior and senior classes. The 10th grade of the previous year lost 14 students at the beginning of their 11th grade. The present senior class lost 22 students. If this holds the next 2 graduating classes will be under 600 students but will probably be the final 2 classes to graduate fewer than 600 students. The average elementary class size has remained fairly constant with grades K-2 having an average of 20 or less students per class and 3-5 approximately 22 students per classroom. Average middle school classes run from about 20 to 30 as do high school classes. Twelve additional teachers were hired. The corporation still has fewer administrators and support staff and more teachers than back in 2008-2009.

Additional information provided at the meeting was given by John Voigt and Jessica Heffernan. Mr. Voigt reported that 3 buses required repairs when inspected by the State Police. These were repaired that same day resulting in all buses passing state inspection in one day. Mrs. Heffernan reminded patrons that the Ford Drive 4 UR School will be held at East Middle School on September 9 from 2-7 p.m. The foundation receives a generous gift for each person who drives a car from Ford Motor Company which is matched by local businesses. The 16th annual Yankee Candle Sales by elementary and middle school students will take place from September 9 thru September 26. You may also participate by ordering candles on the web site.

Several recommendations were approved by the Board. Publication of a Notice to Taxpayers for the 2017 Budget, School Bus Replacement Plan for 2017-2028, and the Capital Projects Plan for 2017-2019 were presented by Mr. Gardener. He also presented the 2016-2017 Cash Transfer Tuition Charges. These items are recommended every year and have been covered in previous articles. The bus is long term because many of the buses are the same age. The goal is to replace the buses over a few years without replacing all at once. Dr. Snapp asked for approval of the 2016-2017 Teachers Contract, Support Staff Wages and Benefits for 2016-2017, and Administrative Contracts. First year teachers start at \$42,000.00. Teachers receive \$2000 additionally for each year served. At eighteen years of service the teacher reaches the salary cap. This year's increase amounted to 2.5% over the previous contract. Support staff saw a 3% increase. Part time employees will receive \$0.25 increase in the hourly rate. Administrative Contracts are individually agreed upon.

Dr. Snapp's final comments of the meeting pertained to goals for the previous year having been met. Kim Armstrong discussed the smooth first day of the school year and stressed the important part all employees play. -- *Anne Sering*.

August 22 School Workshop Rpt.

The Board of Trustees for Brownsburg Community Schools met in the Library at Harris Academy on August 22, 2016 for their monthly workshop. Presenting reports were personnel from Harris Academy, the Preschool Early Learning Center, and Alpha. Each of the three groups was allotted a half hour. Board members Jennifer Heffernan, Andrew Bower, Kim Armstrong and Phil Utterback were present along with Superintendent Jim Snapp and Asst. Superintendent Kat Jessup.

Harris Academy was first to present. Harris Academy is designed for students who do not for a variety of reasons attend a regular high school. Harris Academy serves both Avon and Brownsburg. The graduation rate for Harris is over 90%. Two students receiving Brownsburg diplomas earned honors diplomas: one received an Academic Honors Diploma; one received a Technical Honors Diploma. Last school year 171 students were enrolled; current enrollment is 162. Almost half of the students hold jobs; 23% attend Area 31 (technical education offered at Ben Davis); 65% live with only one parent or guardian; almost 20% receive some type of professional counseling and 25% are 21st century scholars (students must enroll by 8th grade for the state funded post graduate aid which is based on family income). Some students attend because they need to make up credits and others to graduate early. Social difficulties are another reason students choose Harris. When polled on what do you like best about Harris, the responses were: Work at own pace and earn credits quickly, Small classes, Teachers take time to work with you; Treated as an individual; Family atmosphere. Last Thanksgiving the teachers served the students with a traditional family style Thanksgiving dinner. A surprisingly number of students had never had the experience of a Thanksgiving dinner that many assume is the norm.

The Preschool Early Learning Center is a state funded facility for students are not achieving at the same level as average students. A requirement of the program is that the number of state funded children enrolled is matched by an equal number of 'average' students whose parents pay to attend. Some of the benchmarks for a prekindergarten student is: Identify 26 uppercase letters and 13 letter sounds, Match number to sets up to 10; Write name, triangle, square and numerals 1-5. For preschool students the benchmarks are even more elementary such as being able to identify their first name. It is apparent that much record keeping is involved.

Alpha is a program for Brownsburg, Plainfield, and Avon students who require services of a separate day program. The current enrollment is 27 (Bburg - 7; Avon - 12; Plainfield - 8). Alpha serves students with a variety of mental health needs and the children are divided into one of four classes: Lifeskills, Elementary, Middle, and High School. Some 7th grade students are coming in at 3rd grade educational level. One teacher answered the question "How do you manage?" with "We essentially do whatever is needed." Teachers related stories of two students and the progress attained. What we might dismiss as no progress is treasured by the teachers and valuable when considering the alternative.

We should be proud that our school system has taken the initiative in providing the best education possible for every student despite difficulties. It should give us comfort to know that in each school - general or special- each student is looked upon as an individual with apparent needs met. Thank you, Brownsburg Community, for making this possible. -- *Anne Sering*.



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Aug. Town Council Highlights, *from page 6*

Relating to the Town's Acquisition of Real Property in Connection with the Bicentennial Trail & B&O Trail Construction Project and Payment of all Claims Related Thereto (Todd Wallace). This was tabled from the last meeting. The resolution asks permission for Grant and/or Brian to sign the contracts. This was approved 4-1

Ordinance #2016-18 – An Ordinance to Amend A request for Zoning Map Amendment to amend the subject property from the Institutional (IS) and Parks & Recreation (PR) to the Urban Commercial (UC) and Parks & Recreational (PR) districts for the purpose of future development on 10.15 acres, located at 306 & 326 N. Green St. & 25 Twin St. – Proposed 2nd, 3rd Reading and Final Adoption (Todd Barker) Parcels: 32-07-11-140-001.000-016, 32-07-11-100-004.000-016, 32-07-11-140-007.000-016; 32-07-11-140-013.000-016, 32-07-11-140-015.000-016, 32-07-11-140-016.000-016, 32-07-11-140-014.000-016, 32-07-11-140-020.000-016, 32-07-11-100-002.000-016 and part of 32-07-11-100-001.000-016. This was approved without much discussion on 2nd, 3rd and final reading 5-0.

For New business first on the agenda was Resolution #2016-30 – A Resolution Regarding the Disposal of Surplus Property (Brian Hartsell). This is surplus assets in the school that cannot be used by the town is being declared surplus. The recipients will be Wells Community, New Day Church and former parishioners at St. Malachy which will remove a time capsule, cornerstone and bell tower. This was approved 5-0.

Next was Resolution #2016-31 – A Resolution Designating an Economic Revitalization Area and Qualifying Certain Real Property for Tax Abatement - AVEPT, Inc. / MKA Holdings, LLC at 1210 East Northfield Drive PIN: 32-07-12-483-001.000-016 (Greg Anderson) This is transferring the abatement from Terry Hines to AVEPT who is purchasing the facility. AVEPT is moving to Brownsburg from California. They currently have 10.5 million dollars in sales a year and this will create 118 new jobs. They are a parts distributor. This was approved 5-0

Next was the second half of the tax abatement, Resolution #2016-32 – A Resolution Amending an Economic Revitalization Area and Qualifying Certain Personal Property for Tax Abatements - AVEPT, Inc. / MKA Holdings, LLC at 1210 East Northfield Drive PIN: 32-07-12-483-001.000-016 (Greg Anderson). This was approved 5-0.

The last item of new business was Resolution 2016-33 which allows Mr. Kleinhenz to have property signature rights for the new park board offices. This was approved 5-0.

Two items for town manager items 1) reschedule of the special session to look at the budget for August 31 5:30pm and 2) the ribbon cutting for the new roundabout on Green Street was at 9am on September 2nd.

Last was town council items. The Utility department does allow bills to be emailed and you can pay your bill by credit card on-line. If you want to change to emailed bills please see the form on-line. Brian Jessen thanked Ms. Basco for reaching out to him about citizen's comments.

Aug. Park Board Report, *Anne Sering*

The Brownsburg Park Board met on August 18, 2016. This meeting was less disappointing than the special called meeting which was held the previous Wednesday evening. But I will get to that later in this article.

Actually, this meeting was uplifting because Hall and Diana Virgil were present to give an update on the construction taking place which will extend the B&O Trail westward. A 15ft. by 60' concrete culvert has been installed to direct the water in White Lick Creek so that a bridge can be installed for walkers and bikers. Diana said the bridge would be delivered in two pieces and a concrete pad for the crane which will place them is already in place. The trail from South Green Street west to the west side of the bridge will be asphalt. Going westward it will be crushed gravel and paved in the future. Four photographs were shared. The work should be done in early November in time for a fall walk. (I am not longer safe on a bicycle.)

Later in the meeting, Director Philip Parnin asked for approval to allocate budgeted dollars for the construction of the B&O Trail. Budgeted money for the Hornaday Trail Project was approved to be transferred to the B&O Trail project. Since the Hornaday Trail Project is delayed because of not securing necessary land, the money would be lost to the Park Department if not used this year. This with the money already allocated for the B&O Trail and funds from the Food and Beverage account will fund over 80% of the amount needed to complete the B&O Trail. The remaining money has been verbally promised by the town. Let's hope someone is not whistling in the wind.

Assistant Director Travis Tranbarger asked the Board to ratify Beth Ford, Administrative Assistant and Mark Callaway as Recreation Coordinator. Board Member Cari Palma made a point of asking Travis where Mark was previously employed. The answer was Carmel Clay Parks where Board President Mike Klitzing is Chief Operating Officer. Mike jokingly responded by saying he was always glad to be able to help. Travis announced the annual tall tree sale. Information about trees and cost are available on the Park website.

The Festival of the Arts contributed \$1,300 to the Park Fund. This is up from last year but it has been much higher in the past. It seems to do better when I attend. Not because I spend a very large amount (which my husband seems to think) but perhaps because of weather conditions. I think I just forgot this year. Last year, as I remember, was very hot.

The Park Department has to be out of their office space by September 16 because the buildings on the old St. Malachy property are being razed so the land can be developed commercially. The Baseball Little League has already been evicted. The four minute Board meeting on the previous week was held so the Board could vote approval for a purchase agreement for the property at Grant and Main. You will recognize this as the original home of Matthews Mortuary and then Mowery Plumbing. The sale is conditional depending on price and due diligence. (Looking for bodies or water leaks?) The location

cont to p. 7



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Storm and Tornado Safety Suggestions



With the recent tornado incident in Brownsburg, people have been asking about tornado sirens and weather safety information. Brownsburg has 14 tornado sirens. We have had several sirens that have been out of service and in need of repair. Chief Alcorn, since being appointed Fire Chief in May, has been repairing sirens that were not working when he was appointed. We currently have three sirens waiting for parts for their repair. If a

resident notices a siren not working during the test on Friday, please feel free to contact the Fire Headquarters at 317-852-1190.

When people are outside, the tornado sirens are a warning device to warn people to seek shelter and tune in to local weather radio and TV stations for more information. Some people can hear tornado sirens within their home but that depends on the placement of the tornado siren. The sirens are meant to be heard while outside.

Hendricks County Communication Center sets off the tornado sirens when they are alerted by the National Weather Service of a tornado warning in Hendricks County or if a public safety official reports the sighting of a tornado.

Tornado watch (Be Prepared) is when the weather conditions are favorable for a tornado. Tornado warning (Take Action) is when a tornado has been spotted or evidence from weather radar.

We recommend people get weather apps on their smart phones to notify them of severe weather in their area. We recommend everyone have a weather radio in their home to alert them of severe weather.

Weather Safety Tips:

- Be prepared. Have safety plans for home and at work.
- If outside and severe weather, seek shelter and tune into local weather and radio stations for more information.
- If a tornado warning has been issued for your area, go to an interior room of the lowest floor of the building or home you are in. Stay away from windows. Use items like blankets, coats, etc. to cover up from debris.
- If driving when a tornado is approaching, go to the nearest substantial shelter. Remaining in your vehicle or getting a ditch provides very little protection and is a last resort. The safest place is to be in an underground shelter, basement, or safe room.

Press release provided by the office of Public Relations and Education
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Aug. Park Board Report, *cont. page 6*

does meet the conditions of a being a keystone location and one that is under-utilized – it is vacant. I would like to note that the meeting started at least 15 minutes late and loud voices could be heard coming from behind the council room. You can draw your own conclusion as to why. My question is why the Park Department always has to give things up for what is supposed to be a better future. I'm betting it won't happen in my time here on earth. The long awaited community center sure didn't last long and now we are seeing the demise of a larger Arbuckle Acres Park with its promised amenities. The only thing worthwhile to attract people to Brownsburg is the school corporation and we know how it was attempted to undermine progress with the schools. An executive session of the Town Council is scheduled for August 31. Probably to put nails in the coffin!

The meeting did almost end on a high note when Jim Sering spoke (citizens can still speak at Park Board meetings) saying it was gratifying to see the results of the work the Virgils have put in making the B&O Trail a reality. Then Sering asked about the Cardinal Property... The only progress seen there is earth moving. Parnin reported the property needed about \$300,000 worth of fill dirt to be developed. The town is hoping to get fill dirt from other projects. How about putting in a pool somewhere? Or I'd sell my land for \$300,000. It's a keystone location! The town likes retention ponds. How about a scenic pond at Tilden and Green (Gateway South)? -- *Anne Sering*.

New Police Chief Selected

First day in office February 10th, 2017
08/26 - Board of Police Commissioners announced Major Joseph Grimes will step into the position of police chief effective the date of current Chief Mike Dove's retirement February 10th, 2017. Major Grimes has 17 years of well rounded experience, he is currently Chief of Support Services reporting to Chief Dove.



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August 5th Police Commission Report - Anne Sering

The Brownsburg Police Commission Meeting was held on August 5th at 6:00 p.m. in the Town Council Room. Although I do not attend this meeting on a regular basis, I decided to accompany Jim Sering and possibly be his hearing aid which he claims he does not need. One of the first things I noticed was that demographics of the Commission does not reflect the Brownsburg Police Department. Specifically there are no women serving on the Commission. Another thing I noticed is that the listing of the Board at the top of the agenda did not match the members in attendance. I believe Council member Dennis Dawes replaced Don Spencer and Richard Holmes replaced Stan Comer. Commissioners Alan Bolante, Ray Kotarski, and Terry Smith were in attendance along with Chief Dove and attorney Jayson Marksberry. Also reporting were Chief of Operations Division Pat Bullock and Enforcement Division Commander Benjamin Pyatt.

The first item of business was a change to the agenda order which added an item to Old Business. Since I didn't catch all of this, I may need an actual hearing aid when I attend meetings. I know I struggled occasionally during the meeting especially when listening to Chief Dove and Attorney Marksberry. Perhaps I should change from sitting on the right side of the room closest to Bullock and Pyatt to the left side closer to Dove and Marksberry. Seating habits are difficult to break.

More than once the topic of the 'Night Out Against Crime' was discussed. At the very beginning of the meeting, Chief Dove thanked secretary Kellie for the time she and her team spent on putting the successful event together. (The reason I haven't list Kellie's last name is the she is not listed on the Police Department staff. When searching I also found the only two commissioner's listed by Department under 'Commissioners' were Smith and Kotarski. Hey all Town department heads: Annisa can only update the web site if you let her know who is who, unless Annisa is no longer a town employee. Then cooperate with her replacement! This is what happens when you're writing on the weekend. If I were a reporter and not columnist I would have to check out all the uncertainties I find.) Back to the topic at hand. More than once Chief Dove thanked all the citizens who attended and all those who have supported the police by buying meals, providing pep talks and acknowledging the service the police provide. Chief Dove also indicated another location might be selected next year.

Sgt. Kim Kritchenko, Patrol Reserve Officer, who is also on Brownsburg Community School Police Department reported on the "Back Pack" event where each reserve officer is assigned a child and presents the child with a backpack at the beginning of the school year. Monies for this are generated by the 5K race which is held in the fall. Twelve families were invited and ten attended.

The most contentious item of the night pertained to the Consulting Agreement. From what I could ascertain, the agreement would allow the retired chief to be hired as a consultant to the new chief. The contract would be executed by the Town Council and could be terminated if the new chief so requested by talking to the Police Commission. (The Town has four qualified applicants.) Commissioner Holmes was opposed to the agreement and listed all the items he opposed questioning whether the new chief would want the exiting chief as consultant and fiduciary responsibility. He was the only Commissioner to vote against the Agreement. The agreement allowed for an hourly wage up to 450 hours of consulting. Although it was not said, it seemed to me the Commission was making it possible for Chief Dove to have additional income after retirement if wanted.

Since Chief Dove made no comments and is not easy to read, I cannot guess to as his feelings on the subject. I assume he wasn't against it or it wouldn't have been brought up. It must be a difficult situation with people in the department in competition with one another. Of course, it is possible all four are from outside the department.

It was briefly mentioned that the body camera policy is being

revised. Two new chaplains were appointed: Tony Trapp and Jim Littlejohn. Chief Dove also complemented the professionalism of the officers who were involved with the robbery of CVS. With respect to recent vehicle break ins, Chief Dove stated that in most cases valuables are left in plain sight and thieves do not need to break windows. (My policeman son told me that a practiced thief can break a car window and leave the scene within 10 seconds.) I guess if you don't want to have your windows broken and are in the habit of leaving visible valuables in your car you should leave your vehicle unlocked. But do you really want thieves to have access to your garage door opener?

Chief Dove discussed the upcoming the command structure of the police at the upcoming U.S. Nationals. The state police are in charge of the perimeter and traffic. Brownsburg, with the help of additional police, are in charge of what occurs within the park. Many 'what if' scenarios are documented and the command vehicle is well utilized. (I do my part by providing a room for an out-of-county deputy sheriff who participates.) Also, a ballistic protection committee has been formed to study rapid response and needed equipment considering what has happened to police across the nation.

Major Bullock reported on the fleet vehicles. Two new vehicles have been received or the four ordered. The unmarked cars are traded in. Chief Dove uses state bidding and tries to use local vendors which are often purchased at a lesser price. Before replacing a vehicle the number of miles, maintenance costs, and safety of the vehicle are considered. Bullock added that Dove always finds a good price being aware that he is using taxpayers' money. Some of the vehicles purchased were sold at a good price when the cost of gasoline rose. No tax payers money was used to purchase the command vehicle which (I believe he said) cost only \$59,000.

Pyatt reported on the public service activity report and commended a few of the officers. I heard Officer Flack but didn't get the other officers names. Sorry.

Attorney Marksberry requested that he be enabled to attend the Western States meeting and cited the benefits in his being able to attend. Like I mentioned earlier, he talked fast and not directly into his microphone so most of what he said was lost to me.

Jim Sering took advantage of the ability for citizens to speak at this meeting unlike the policy of the Town Council. He thanked soon to be retired Chief Dove for his service and thanked the Commission for allowing him the freedom to speak.

I have not looked at the tape of the meeting. If the reader is interested in more detail the web site is available. I prefer to report what I pick up rather than write from the tape of the meeting. Besides if I did that, writing would take even longer than it now does. I did find the meeting interesting.

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Pictures from the Night out Against Crime - *by the Editor*



Congratulations Mike on your awards !
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Pictures from August 23 The BIG GO - *by the Editor*



Pictures from August 23 The BIG GO - *by the Editor*



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