

COMMON COUNCIL MEETING AGENDA

MONDAY, FEBRUARY 6, 2023 – 6:00 P.M.
COUNCIL CHAMBERS/CITY HALL/ONE CIVIC SQUARE

1. **CALL TO ORDER**
2. **AGENDA APPROVAL**
3. **INVOCATION**
4. **PLEDGE OF ALLEGIANCE**
5. **RECOGNITION OF CITY EMPLOYEES AND OUTSTANDING CITIZENS**
 - a. **Swearing-in of new Carmel Police officers**
 - Officer Ethan Carr
 - Officer Caleb Hoag
 - Officer CJ Howard
6. **RECOGNITION OF PERSONS WHO WISH TO ADDRESS THE COUNCIL**
7. **COUNCIL AND MAYORAL COMMENTS/OBSERVATIONS**
8. **CONSENT AGENDA**
 - a. **Approval of Minutes**
 1. January 9, 2023 Regular Meeting
 2. January 25, 2023 Special Meeting
 - b. **Claims**
 1. Payroll \$3,445,784.18
 2. General Claims \$1,750,233.88
9. **ACTION ON MAYORAL VETOES**
10. **COMMITTEE REPORTS**
 - a. Finance, Utilities and Rules Committee
 - b. Land Use and Special Studies Committee
 - c. All reports designated by the Chair to qualify for placement under this category.

11. **OTHER REPORTS – (at the first meeting of the month specified below):**

- a. **Carmel Redevelopment Commission (Monthly)**
- b. Carmel Historic Preservation Commission (Quarterly – January, April, July, October)
- c. Audit Committee (Bi-annual – May, October)
- d. Redevelopment Authority (Bi-annual – April, October)
- e. Carmel Cable and Telecommunications Commission (Bi-annual – April, October)
- f. Economic Development Commission (Bi-annual – February, August)
- g. Library Board (Annual – February)
- h. **Ethics Board (Annual – February)**
- i. Public Art Committee (Annual – August)
- j. **Parks Department (Quarterly – February, May, August, November)**
- k. All reports designated by the Chair to qualify for placement under this category.

12. **OLD BUSINESS**

- a. **Fifth Reading of Ordinance D-2657-22**; An Ordinance of the Common Council of the City of Carmel, Indiana, Amending Chapter 2, Article 2, Section 25 of the Carmel City Code; Sponsor(s): Councilor(s) Rider, Worrell, Aasen, Finkam, Nelson and Campbell. **Remains in a Committee of the Whole.**

Synopsis:

Amends the definition of “public art,” and clarifies that only permanent public art acquisitions will be subject to review by the Carmel Public Art Advisory Committee.

- b. **Second Reading of Ordinance Z-679-22**; An Ordinance of the Common Council of the City of Carmel, Indiana, Amending the Legacy Planned Unit Development District (Z-501-07); Sponsor(s): Councilor(s) Rider and Aasen. **Returning from the Land Use and Special Studies Committee.**

Synopsis:

Ordinance establishes an Amendment to the Legacy Planned Unit Development District Ordinance, Ordinance Number Z-501-07 which Amendment shall be referred to as the 2022 Legacy PUD Amendment Ordinance (the “2022 Legacy PUD Amendment Ordinance”). The 2022 Legacy PUD Amendment Ordinance amends certain provisions of the original Legacy PUD Ordinance Number Z-501-07 (as amended), pertaining to the Use Blocks, Maximum Unit Limitations, and removing units from the future use of the existing Amenity Area within the Legacy.

13. **PUBLIC HEARINGS**

- a. **First Reading of Ordinance Z-680-23**; An Ordinance of the Common Council of the City of Carmel, Indiana, Rezoning Rosie’s Gardens; Sponsor(s): Councilor(s) Green and Aasen.

Synopsis:

An ordinance changing the zoning of approximately 14.63 acres of land located at 10402 North College Avenue from the R-1 district and the B-1 district to the B-3 district

classification and removal of 2.47 acres from the Business District Sub-Area of the Home Place Overlay District.

- b. **First Reading of Ordinance D-2662-23**; An Ordinance of the Common Council of the City of Carmel, Indiana, Authorizing and Approving an Additional Appropriation of Funds from the Operating Balance of the General Fund to the 2023 Department of Community Services Budget; Sponsor(s): Councilor(s) Aasen, Finkam and Rider.

Synopsis:

Appropriates funds received from the Hamilton County Recorder's Office for lien payments that were deposited into the General Fund into the 2023 Department of Community Services ("DOCS") budget.

14. **NEW BUSINESS**

- a. **First Reading of Ordinance D-2663-23**; An Ordinance of the Common Council of the City of Carmel, Indiana, Amending Section 8-37 of the Carmel City Code; Sponsor(s): Councilor(s) Aasen, Finkam and Rider.

Synopsis:

Establishes a fifteen-minute loading zone on Veterans Way in front of the new Carmel Fire Department Headquarters.

- b. **First Reading of Ordinance D-2664-23**; An Ordinance of the Common Council of the City of Carmel, Indiana, Approving an Increased Cost of Living Adjustment for 2023 Carmel Fire Department Emergency Medical Services Fees; Sponsor(s): Councilor(s) Campbell, Worrell and Rider.

Synopsis:

Approves an 8.75% cost-of-living adjustment for Emergency Medical Services Fees charged by the Carmel Fire Department in 2023.

- c. **Resolution CC-02-06-23-01**: A Resolution of the Common Council of the City of Carmel, Indiana, Approving Certain Matters in Connection with the Establishment of the 111 Penn Redevelopment Area (111th and Penn); Sponsor(s): Councilor(s) Rider and Worrell.

Synopsis:

Resolution approves (1) a resolution of the Carmel Redevelopment Commission establishing the 111 Penn Redevelopment Area, including a redevelopment plan for the Redevelopment Area and (2) a related Carmel Plan Commission resolution.

- d. **Resolution CC-02-06-23-02**: A Resolution of the Common Council of the City of Carmel, Indiana, Approving Certain Matters in Connection with the Old Meridian Economic Development Area (ERS Old Meridian and Main Allocation Area); Sponsor(s): Councilor(s) Rider and Worrell.

Synopsis:

Resolution approves (1) a resolution of the Carmel Redevelopment Commission creating a new ERS Old Meridian and Main Allocation Area within the Old Meridian Economic

Development Area, including an economic plan supplement, and (2) a related Carmel Plan Commission resolution.

- e. **Resolution CC-02-06-23-03**: A Resolution of the Common Council of the City of Carmel, Indiana, Approving Certain Matters in Connection with the Old Town Economic Development Area (3rd Avenue ATT Allocation Area); Sponsor(s): Councilor(s) Rider and Worrell.

Synopsis:

Resolution approves (1) a resolution of the Carmel Redevelopment Commission approving an expansion to the Old Town Economic Development Area and creating a new 3rd Avenue ATT Allocation Area within the expansion area, including an economic development plan supplement, and (2) a related Carmel Plan Commission resolution.

- f. **Resolution CC-02-06-23-04**: A Resolution of the Common Council of the City of Carmel, Indiana, Approving Certain Matters in Connection with the Integrated 126th Street Corridor Economic Development Area (Crossing 1 Allocation Area and Crossing 2 Allocation Area); Sponsor(s): Councilor(s) Rider and Worrell.

Synopsis:

Resolution approves (1) a resolution of the Carmel Redevelopment Commission creating a new Crossing 1 Allocation Area and a new Crossing 2 Allocation Area within the Integrated 126th Street Corridor Economic Development Area, including an economic development plan supplement, and (2) a related Carmel Plan Commission resolution.

- g. **Resolution CC-02-06-23-05**: A Resolution of the Common Council of the City of Carmel, Indiana, Approving Certain Matters in Connection with the North Illinois Street Economic Development Area (Bridges II Allocation Area); Sponsor(s): Councilor(s) Rider and Worrell.

Synopsis:

Resolution approves (1) a resolution of the Carmel Redevelopment Commission creating a new Bridges II Allocation Area within the North Illinois Street Economic Development Area, including an economic development plan supplement, and (2) a related Carmel Plan Commission resolution.

- h. **Resolution CC-02-06-23-06**: A Resolution of the Common Council of the City of Carmel, Indiana, Approving Certain Matters in Connection with the North Illinois Street Economic Development Area (Franciscan North Allocation Area); Sponsor(s): Councilor(s) Rider and Worrell.

Synopsis:

Resolution approves (1) a resolution of the Carmel Redevelopment Commission approving an expansion to the North Illinois Street Economic Development Area and creating a new Franciscan North Allocation Area, including an economic development plan supplement, and (2) a related Carmel Plan Commission resolution.

- i. **Resolution CC-02-06-23-07**: A Resolution of the Common Council of the City of Carmel, Indiana, Transferring Funds from the General Fund #101 to the Rainy Day Fund; Sponsor(s): Councilor(s) Aasen, Finkam and Rider.

Synopsis:

Transfers \$1,034,292 from the General Fund to the Rainy Day Fund, pursuant to Carmel City Code Section 2-110(d), which requires that the Rainy Day Fund balance on January 1, 2023, must equal or exceed ten percent (10%) of the 2023 General Fund budget adopted by the Council in 2022.

- j. **Resolution CC-02-06-23-08**: A Resolution of the Common Council of the City of Carmel, Indiana, Approving the Suspension of the Short Term Residential Rental Ordinance During Certain Periods of the Year; Sponsor(s): Councilor(s) Aasen, Finkam and Rider.

Synopsis:

Approves dates submitted by the Mayor for the suspension of Unified Development Ordinance Section 5.72, Short Term Residential Rentals in 2023.

15. **AGENDA ADD-ON ITEMS**

16. **OTHER BUSINESS**

a. **City Council Appointments**

- 1. Carmel Audit Committee (Terms Expire 12/31/23 and 12/31/24, two-year terms); Two appointments.
- 2. Carmel Economic Development Commission (Term Expires 1/31/26, three-year term); One appointment.

17. **ANNOUNCEMENTS**

18. **ADJOURNMENT**

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COMMON COUNCIL MEETING MINUTES

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MONDAY, JANUARY 9, 2023 – 6:00 P.M.
COUNCIL CHAMBERS/CITY HALL/ONE CIVIC SQUARE

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MEETING CALLED TO ORDER

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Council President Jeff Worrell (remotely via Microsoft Teams); Council Members: Laura Campbell (chaired the meeting), Kevin D. Rider, Sue Finkam, Adam Aasen, Anthony Green, Timothy Hannon, Miles Nelson and Deputy Clerk Jacob Quinn were present.

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Councilor H. Bruce Kimball passed away prior to this meeting. A Caucus was initiated to fill the vacant Council seat.

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Councilor Campbell called the meeting to order at 6:03 p.m.

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AGENDA APPROVAL

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The agenda was approved unanimously.

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INVOCATION

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Councilor Campbell had a moment of silence for Carmel High School student Michael Gent, Councilor Bruce Kimball and Paul Estridge who all passed away recently.

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Pastor Gale Stutz, Carmel Christian Church, delivered the Invocation

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Councilor Green led the Pledge of Allegiance.

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RECOGNITION OF CITY EMPLOYEES AND OUTSTANDING CITIZENS

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Council Green read a proclamation honoring Health for Humanity Yogathon

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RECOGNITION OF PERSONS WHO WISH TO ADDRESS THE COUNCIL

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There were none.

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COUNCIL AND MAYORAL COMMENTS/OBSERVATIONS

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There were none.

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CONSENT AGENDA

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Councilor Rider moved to approve the consent agenda. Councilor Nelson seconded. There was no Council discussion. Council President Rider called for the vote. The motion was approved 8-0.

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- a. **Approval of Minutes**

- 50
51 1. December 19, 2022 Regular Meeting
52 2. December 30, 2022 Special Meeting
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54 b. **Claims**

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56 1. General Claims \$1,295,377.23
57 2. Wire Transfers \$32,369,665.85
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59 **ACTION ON MAYORAL VETOES**

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61 There were none.
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63 **COMMITTEE REPORTS**

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65 Councilor Worrell reported that the Finance, Utilities and Rules Committee had met. Resolution CC-12-
66 19-22-01 was discussed and is returning on a positive 3-0 recommendation.
67

68 Councilor Campbell reported that the Land Use and Special Studies had not met.
69

70 **OTHER REPORTS – (at the first meeting of the month specified below):**

71
72 Henry Mestetsky, Executive Director of the Carmel Redevelopment Commission, presented the monthly
73 Redevelopment Commission report. He highlighted a new website the city has created called
74 choosecarmelin.com
75

76 Mark Dollase gave the quarterly report for the Carmel Historic Preservation Commission.
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78 **OLD BUSINESS**

79
80 Councilor Campbell announced the **Fourth Reading of Ordinance D-2657-22**; An Ordinance of the
81 Common Council of the City of Carmel, Indiana, Amending Chapter 2, Article 2, Section 25 of the
82 Carmel City Code; Sponsor(s): Councilor(s) Rider, Worrell, Aasen, Finkam, Nelson and Campbell. Item
83 remains in a Committee of the Whole.
84

85 Councilor Campbell announced **Resolution CC-12-19-22-01**: A Resolution of the Common Council of
86 the City of Carmel, Indiana, Authorizing the Cash Defeasance and Retirement of Certain Redevelopment
87 District Bonds, Approving the Form of an Amended and Restated Revenue Deposit Agreement and
88 Authorizing Matters Related Thereto. Councilor Rider moved to approve Resolution CC-12-19-22-01.
89 Councilor Green seconded. There was no Council discussion. Councilor Campbell called for the vote.
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91 **PUBLIC HEARINGS**

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93 Councilor Campbell announced the **Second Reading of Ordinance D-2656-22**; An Ordinance of the
94 Common Council of the City of Carmel, Indiana, Vacating Right-of-Way Located Within the Old
95 Meridian and Main Redevelopment Project. Item was introduced at the last meeting and held over for a
96 public hearing at the previous meeting. Jon Oberlander, Corporation Counsel, addressed Council
97 explaining that the exhibit had been updated since the last meeting by the Board of Public Works.
98 Councilor Campbell opened the public hearing at 6:28 p.m.
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100 Seeing no one who wished to address Council, Councilor Campbell closed the public hearing at 6:28:15
101 p.m. Councilor Aasen moved to approve Ordinance D-2656-22. Councilor Nelson seconded. There was no
102 Council discussion. Councilor Campbell called for the vote. **Ordinance D-2656-22** was approved 8-0.
103

104 Councilor Campbell announced the **First Reading of Ordinance Z-679-22**; An Ordinance of the
105 Common Council of the City of Carmel, Indiana, Amending the Legacy Planned Unit Development
106 District (Z-501-07). Councilor Rider moved to introduce the item into business. Councilor Nelson
107 seconded. Councilor Rider introduced the item to Council. Jon Dobosiewicz, Nelson and Frankenberger,
108 presented the item to Council. Councilor Campbell opened the public hearing at 6:38 p.m.
109

110 John Babcock expressed caution with this amendment. He stated that if Council is not careful with the
111 wording of this build to rent amendment, we would be opening Pandoras box on other PUDs around the
112 city for years to come. He stressed the need for responsible development and that Council should make
113 affordable new home construction a priority.
114

115 Seeing no one else who wished to address Council, Councilor Campbell closed the public hearing at
116 6:39:30. Councilor Campbell referred the item to the Land Use and Special Studies Committee.
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118 **OTHER BUSINESS**

119 **City Council Appointments**

120 Carmel Audit Committee (Terms Expire 12/31/23 and 12/31/24, two-year terms); Two appointments. No
121 appointments were made.
122

123 Carmel Economic Development Commission (Term Expires 1/31/26, three-year term); One appointment.
124 No appointment was made.
125

126 **2022 Encumbrances in 2023 - \$17,930,578.12 (Acknowledgement Only).** Item was
127 acknowledged/approved unanimously.
128

129 **ANNOUNCEMENTS**

130 Councilor, via the Kimball family, thanked Council for the flowers as well as the well wishes and prayers.
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133 **ADJOURNMENT**

134 Councilor Campbell adjourned the meeting at 6:41 p.m.
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136 Respectfully submitted,
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Sue Wolfgang, Clerk

Approved,

Jeff Worrell, Council President

139 **ATTEST:**
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152 Sue Wolfgang, Clerk

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COMMON COUNCIL
SPECIAL MEETING MINUTES
WEDNESDAY, JANUARY 25, 2023 – 5:25 P.M.
COUNCIL CHAMBERS/CITY HALL/ONE CIVIC SQUARE

MEETING CALLED TO ORDER

Council Members: Laura Campbell, Adam Aasen, Anthony Green, Miles Nelson, Sue Finkam, Teresa Ayers and Deputy Clerk Jacob Quinn were present.

Teresa Ayers won the Caucus to replace Bruce Kimball on the Carmel City Council.

Councilors Sue Finkam, Jeff Worrell and Timothy Hannon were not present.

Councilor Campbell called the meeting to order at 5:25 p.m.

CLAIMS

Councilor Nelson moved to approve Claims. Councilor Rider seconded. There was no Council discussion. Council President Rider called for the vote. Claims were approved 6-0.

1. Payroll \$3,244,298.75 and \$3,552,918.69
2. General Claims \$6,674,714.95
3. Retirement \$102,105.97

ADJOURNMENT

Councilor Campbell adjourned the meeting at 5:26 p.m.

Respectfully submitted,

Sue Wolfgang, Clerk

Approved,

Jeff Worrell, Council President

ATTEST:

Sue Wolfgang, Clerk

Total Gross Wages for REGULAR PAYROLL date 01/27/2023

\$2,320,506.36

Total Payroll Liabilities for REGULAR PAYROLL date 01/27/2023

\$1,125,277.82

I hereby certify that payroll amount listed above is true and correct and I have audited same in accordance with IC 5-11-10-1.6.


Controller

We have examined the foregoing payroll charges, consisting of one page(s), and except for payroll not allowed as shown in this register, such payroll in the total amount of **\$3,445,784.18** is compliance with Section 2-12 of the Carmel City Code.

Dated this _____ day of _____, 2022

Acknowledged by the Common Council of the City of Carmel, Indiana.

Council President

SUNGARD PENTAMATION, INC.
 DATE: 01/31/2023
 TIME: 10:17:52

CITY OF CARMEL
 ACCOUNTS PAYABLE - VOUCHER REGISTER

PAGE NUMBER: 1
 acctpaylcrn

VENDOR NAME	CHECK NO	DATE	DESCRIPTION	KEY ORGAN-ACCOUNT	P.O.	INVOICE AMT	CHECK AMT
BLUEPAY PROCESSING, LLC	390133	01/25/23	OTHER PROFESSIONAL FEES	1081-4341999		6,640.97	
BLUEPAY PROCESSING, LLC	390133	01/25/23	OTHER PROFESSIONAL FEES	1081-4341999		105.25	
							6,746.22
ENVIRONMENTAL LABORATORIE	390134	01/25/23	OTHER CONT SERVICES	1125-4350900		12.75	
							12.75
ISAIAH HERNANDEZ	390135	01/25/23	TRAVEL FEES & EXPENSES	1081-4343000		86.96	
							86.96
MKSK	390136	01/25/23	MASTER PLAN-MARCUCCILLI	106-R4460717	56181	4,500.00	
							4,500.00
SWIM OUTLET.COM	390137	01/25/23	STAFF CLOTHING	1096-4356004		58.46	
							58.46
WHITE'S ACE HARDWARE	390138	01/25/23	SMALL TOOLS & MINOR EQUIP	1093-4238000		33.97	
WHITE'S ACE HARDWARE	390138	01/25/23	OTHER MAINT SUPPLIES	1093-4238900		43.59	
WHITE'S ACE HARDWARE	390138	01/25/23	OTHER MAINT SUPPLIES	1094-4238900		16.90	
							94.46
RAY MARKETING BY PROFORMA	390139	01/25/23	GENERAL PROGRAM SUPPLIES	1092-4239039		1,400.00	
RAY MARKETING BY PROFORMA	390139	01/25/23	STAFF CLOTHING	1091-4356004		237.50	
RAY MARKETING BY PROFORMA	390139	01/25/23	STAFF CLOTHING	1081-4356004		1,749.60	
							3,387.10
ACE-PAK PRODUCTS INC	390140	01/25/23	OTHER MAINT SUPPLIES	1093-4238900		592.72	
ACE-PAK PRODUCTS INC	390140	01/25/23	CLEANING SUPPLIES	1125-4238900	57571	655.54	
							1,248.26
BRAINSTORM PRINT	390141	01/25/23	GENERAL PROGRAM SUPPLIES	1092-4239039		1,520.40	
							1,520.40
CARMEL UTILITIES	390142	01/25/23	WATER & SEWER	1125-4348500		228.03	
CARMEL UTILITIES	390142	01/25/23	WATER & SEWER	110-4348500		93.82	
CARMEL UTILITIES	390142	01/25/23	WATER & SEWER	1125-4348500		1,164.69	
							1,486.54
CARMEL WELDING & SUPP INC	390143	01/25/23	SMALL TOOLS & MINOR EQUIP	1125-4238000		189.70	
							189.70
CINTAS CORPORATION #18	390144	01/25/23	OTHER MAINT SUPPLIES	1093-4238900		521.77	
							521.77
CUMULUS INDIANAPOLIS	390145	01/25/23	MARKETING & PROMOTIONS	1091-4341991		1,330.00	
							1,330.00
DUKE ENERGY	390146	01/25/23	ELECTRICITY	1125-4348000		480.75	
DUKE ENERGY	390146	01/25/23	ELECTRICITY	1125-4348000		13.31	
DUKE ENERGY	390146	01/25/23	ELECTRICITY	1125-4348000		21.26	
							515.32
GRAINGER	390147	01/25/23	RESTROOM SUPPLIES	1125-4235000	57529	-157.44	
GRAINGER	390147	01/25/23	RESTROOM SUPPLIES	1125-4235000	57529	91.68	
GRAINGER	390147	01/25/23	RESTROOM SUPPLIES	1125-4235000	57529	308.42	
GRAINGER	390147	01/25/23	RESTROOM REMODEL SUPP	1125-4235000	57517	-271.12	
GRAINGER	390147	01/25/23	RESTROOM REMODEL SUPP	1125-4235000	57517	130.92	
GRAINGER	390147	01/25/23	RESTROOM REMODEL SUPP	1125-4235000	57517	388.12	
GRAINGER	390147	01/25/23	MAINT & SUPPLIES	1125-4232100	57538	52.32	
GRAINGER	390147	01/25/23	MAINT & SUPPLIES	1125-4238000	57538	550.82	
GRAINGER	390147	01/25/23	MAINT & SUPPLIES	1125-4239012	57538	139.00	
GRAINGER	390147	01/25/23	RESTROOM SUPPLIES	1125-4235000	57516	185.46	
GRAINGER	390147	01/25/23	RESTROOM SUPPLIES	1125-4235000	57516	1,127.96	
							2,546.14
GREEN TOUCH SERVICES, INC	390148	01/25/23	RIVER HERTIAGE PARK	1125-R4350400	57461	1,565.00	
							1,565.00
HOOSIER PORTABLE RESTROOM	390149	01/25/23	RIVER HERTIAGE PORTALETTS	1125-4353099	57562	400.00	
HOOSIER PORTABLE RESTROOM	390149	01/25/23	OTHER RENTAL & LEASES	1125-4353099		195.00	
							595.00
HYLANT GROUP	390150	01/25/23	GENERAL INSURANCE	1125-4347500		46,956.00	
HYLANT GROUP	390150	01/25/23	GENERAL INSURANCE	1091-4347500		148,437.57	
HYLANT GROUP	390150	01/25/23	GENERAL INSURANCE	110-4347500		19,091.00	

SUNGARD PENTAMATION, INC.
 DATE: 01/31/2023
 TIME: 10:17:52

CITY OF CARMEL
 ACCOUNTS PAYABLE - VOUCHER REGISTER

PAGE NUMBER: 2
 acctpay1crm

VENDOR NAME	CHECK NO	DATE	DESCRIPTION	KEY ORGAN-ACCOUNT P.O.	INVOICE AMT	CHECK AMT
MIDWEST PARENTING PUBLICA	390151	01/25/23	MARKETING & PROMOTIONS	1091-4341991	3,190.00	214,484.57
						3,190.00
MOUNTAIN GLACIER LLC	390152	01/25/23	OTHER CONT SERVICES	1125-4350900	232.94	
MOUNTAIN GLACIER LLC	390152	01/25/23	OTHER CONT SERVICES	1091-4350900	102.08	
MOUNTAIN GLACIER LLC	390152	01/25/23	OTHER CONT SERVICES	1092-4350900	21.86	
MOUNTAIN GLACIER LLC	390152	01/25/23	OTHER CONT SERVICES	1094-4350900	21.87	
MOUNTAIN GLACIER LLC	390152	01/25/23	OTHER CONT SERVICES	1081-4350900	36.86	
MOUNTAIN GLACIER LLC	390152	01/25/23	OTHER CONT SERVICES	1081-4350900	5.99	
MOUNTAIN GLACIER LLC	390152	01/25/23	OTHER CONT SERVICES	1081-4350900	-12.00	
MOUNTAIN GLACIER LLC	390152	01/25/23	OTHER CONT SERVICES	1081-4350900	-12.00	
						397.60
MR. B'S LAWN MAINTENANCE	390153	01/25/23	MOWING CONTRACT 2022	1125-R4350400 56407	11,000.00	11,000.00
NAPA AUTO PARTS INC	390154	01/25/23	OTHER MAINT SUPPLIES	1094-4238900	27.98	
						27.98
POOPRINTS	390155	01/25/23	OTHER MISCELLANEOUS	110-4239099	629.95	
						629.95
RAY'S TRASH SERVICE INC	390156	01/25/23	TRASH COLLECTION	1125-4350101	409.00	
						409.00
S & S CRAFTS WORLDWIDE IN	390157	01/25/23	GENERAL PROGRAM SUPPLIES	1081-4239039	13.90	
						13.90
SHERWIN WILLIAMS INC	390158	01/25/23	OTHER MAINT SUPPLIES	1093-4238900	177.06	
SHERWIN WILLIAMS INC	390158	01/25/23	BUILDING MATERIAL	1125-4235000	241.09	
						418.15
STAPLES BUSINESS ADVANTAG	390159	01/25/23	OFFICE SUPPLIES	1091-4230200	66.98	
STAPLES BUSINESS ADVANTAG	390159	01/25/23	OFFICE SUPPLIES	1091-4230200	10.22	
STAPLES BUSINESS ADVANTAG	390159	01/25/23	OFFICE SUPPLIES	1125-4230200	218.46	
STAPLES BUSINESS ADVANTAG	390159	01/25/23	OFFICE SUPPLIES	1125-4230200	86.54	
STAPLES BUSINESS ADVANTAG	390159	01/25/23	OFFICE SUPPLIES	1081-4230200	57.08	
						439.28
CENTERPOINT ENERGY	390160	01/27/23	OTHER EXPENSES	651-5023990	437.86	
						437.86
CENTERPOINT ENERGY	390161	01/27/23	OTHER EXPENSES	601-5023990	1,126.81	
						1,126.81
CENTERPOINT ENERGY	390162	01/27/23	OTHER EXPENSES	601-5023990	1,035.51	
						1,035.51
CENTERPOINT ENERGY	390163	01/27/23	NATURAL GAS	1301-4349000	1,218.19	
						1,218.19
CENTERPOINT ENERGY	390164	01/27/23	OTHER EXPENSES	601-5023990	914.64	
						914.64
CENTERPOINT ENERGY	390165	01/27/23	NATURAL GAS	2201-4349000	242.51	
						242.51
CENTERPOINT ENERGY	390166	01/27/23	NATURAL GAS	2201-4349000	844.70	
						844.70
CENTERPOINT ENERGY	390167	01/27/23	NATURAL GAS	2201-4349000	1,006.02	
						1,006.02
CENTERPOINT ENERGY	390168	01/27/23	OTHER EXPENSES	651-5023990	377.30	
						377.30
CENTERPOINT ENERGY	390169	01/27/23	OTHER EXPENSES	601-5023990	101.79	
						101.79
CARMEL LOFTS LLC	390170	01/27/23	OTHER CONT SERVICES	1206-4350900	12,393.89	
						12,393.89
CARMEL UTILITIES	390171	01/27/23	WATER & SEWER	2201-4348500	1,059.70	
CARMEL UTILITIES	390171	01/27/23	WATER & SEWER	2201-4348500	19.18	
CARMEL UTILITIES	390171	01/27/23	WATER & SEWER	2201-4348500	19.18	
CARMEL UTILITIES	390171	01/27/23	WATER & SEWER	2201-4348500	829.75	
CARMEL UTILITIES	390171	01/27/23	WATER & SEWER	1120-4348500	135.24	

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CARMEL UTILITIES	390171	01/27/23	WATER & SEWER	1120-4348500	110.20	
GARY CARTER	390172	01/27/23	UNIFORM ACCESSORIES	1120-4356002	24.95	2,173.25
						24.95
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	184.06	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	52.45	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	97.72	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	108.73	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	185.33	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	85.52	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	111.87	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	113.25	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	340.75	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	240.95	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	124.62	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	15.18	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	23.57	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	37.77	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	100.91	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	246.60	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	278.67	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	10.70	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	1120-4348000	1,609.08	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	1801-4348000	1,047.69	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	1801-4348000	331.27	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	1801-4348000	83.38	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	1801-4348000	49.02	
DUKE ENERGY	390175	01/27/23	OTHER EXPENSES	651-5023990	215.01	
DUKE ENERGY	390175	01/27/23	OTHER EXPENSES	601-5023990	215.01	
DUKE ENERGY	390175	01/27/23	OTHER EXPENSES	651-5023990	133.27	
DUKE ENERGY	390175	01/27/23	OTHER EXPENSES	651-5023990	148.83	
DUKE ENERGY	390175	01/27/23	OTHER EXPENSES	601-5023990	148.82	
DUKE ENERGY	390175	01/27/23	OTHER EXPENSES	651-5023990	131.44	
DUKE ENERGY	390175	01/27/23	OTHER EXPENSES	601-5023990	131.43	
DUKE ENERGY	390175	01/27/23	OTHER EXPENSES	651-5023990	61.52	
DUKE ENERGY	390175	01/27/23	OTHER EXPENSES	601-5023990	61.51	
DUKE ENERGY	390175	01/27/23	OTHER EXPENSES	651-5023990	428.79	
DUKE ENERGY	390175	01/27/23	OTHER EXPENSES	651-5023990	100.67	
DUKE ENERGY	390175	01/27/23	OTHER EXPENSES	651-5023990	299.23	
DUKE ENERGY	390175	01/27/23	OTHER EXPENSES	651-5023990	65.50	
DUKE ENERGY	390175	01/27/23	OTHER EXPENSES	651-5023990	76.44	
DUKE ENERGY	390175	01/27/23	OTHER EXPENSES	651-5023990	264.95	
DUKE ENERGY	390175	01/27/23	OTHER EXPENSES	651-5023990	310.32	
DUKE ENERGY	390175	01/27/23	OTHER EXPENSES	651-5023990	473.21	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	1208-4348000	22,538.37	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	25.30	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	241.54	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	42.49	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	5,662.90	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	20,267.89	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	25.97	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	25.59	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	14.98	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	394.48	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	533.66	
DUKE ENERGY	390175	01/27/23	ELECTRICITY	2201-4348000	184.60	
I.C.O. TRAINING FUND	390176	01/27/23	OTHER EXPENSES	210-5023990	16.00	58,702.81

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INDIANA STATE POLICE	390177	01/27/23	OTHER EXPENSES	210-5023990	343.00	16.00
LUNA LANGUAGE SERVICES	390178	01/27/23	INTERPRETER FEES	506-4341954	480.00	343.00
HENRY MESTETSKY	390179	01/27/23	EXTERNAL TRAINING TRAVEL	1801-4343002	44.94	480.00
MOUNTAIN GLACIER LLC	390180	01/27/23	OTHER EXPENSES	601-5023990	29.31	44.94
MOUNTAIN GLACIER LLC	390180	01/27/23	OTHER EXPENSES	651-5023990	29.32	58.63
OLD TOWN ON THE MONON	390181	01/27/23	RENT PAYMENTS	1801-4352500	155.00	155.00
RICOH AMERICAS CORPORATIO	390182	01/27/23	COPIER	506-4353004	5.05	5.05
UPS	390184	01/27/23	OTHER EXPENSES	601-5023990	631.00	631.00
UPS	390185	01/27/23	OTHER EXPENSES	651-5023990	52.97	52.97
VERIZON	390186	01/27/23	CELLULAR PHONE FEES	2201-4344100	2,724.21	2,724.21
VERIZON	390187	01/27/23	CELLULAR PHONE FEES	1207-4344100	151.59	151.59
A T & T MOBILITY	390188	01/27/23	CELLULAR PHONE FEES	1160-4344100	41.73	41.73
AMERICAN PUBLIC WORKS ASS	390189	01/27/23	ORGANIZATION & MEMBER DUE	2201-4355300	345.00	345.00
JASON ARMES	390190	01/27/23	EXTERNAL TRAINING TRAVEL	2201-4343002	206.70	206.70
JESSIE BAKER	390191	01/27/23	OTHER EXPENSES	851-5023990	45.48	45.48
JAMES BRAINARD	390192	01/27/23	TRAVEL PER DIEMS	1160-4343004	241.50	1,975.28
JAMES BRAINARD	390192	01/27/23	TRAVEL & LODGING	1160-4343003	1,733.78	699.00
LIBBY BROWN	390193	01/27/23	EXTERNAL INSTRUCT FEES	1192-4357004	699.00	699.00
RAPHAEL BURKE	390194	01/27/23	SAFETY ACCESSORIES	2201-4356003	200.00	200.00
CARMEL ARTS BUILDING ASSO	390195	01/27/23	OTHER EXPENSES	601-5023990	449.42	898.84
CARMEL ARTS BUILDING ASSO	390195	01/27/23	OTHER EXPENSES	651-5023990	449.42	600.00
CARMEL POSTMASTER	390196	01/27/23	OTHER EXPENSES	601-5023990	600.00	600.00
CARMEL UTILITIES	390197	01/27/23	WATER & SEWER	1207-4348500	634.84	634.84
CHARTER COMMUNICATIONS HO	390198	01/27/23	INTERNET LINE CHARGES	1115-4344200	194.97	194.97
ROBERT CZARKOWSKI	390199	01/27/23	OTHER EXPENSES	601-5023990	496.01	496.01
DUKE ENERGY	390200	01/27/23	ELECTRICITY	1207-4348000	395.44	4,228.04
DUKE ENERGY	390200	01/27/23	ELECTRICITY	1207-4348000	3,832.60	125.00
FBI NATIONAL ACADEMY	390201	01/27/23	ORGANIZATION & MEMBER DUE	1110-4355300	125.00	125.00
DAVID S. FINN	390202	01/27/23	EXTERNAL INSTRUCT FEES	1120-4357004	404.00	404.00
GFC LEASING OH	390203	01/27/23	B&C COPIER LEASE	1192-R4353099	108258	29.66
GFC LEASING OH	390204	01/27/23	B&C COPIER LEASE	1192-R4353004	108258	29.66
					217.44	

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CHARTER COMMUNICATIONS HO	390234	01/30/23	INTERNET LINE CHARGES	1115-4344200	193.97	
CHARTER COMMUNICATIONS HO	390235	01/30/23	INTERNET LINE CHARGES	1115-4344200	129.98	193.97
INDIANA ARBORIST ASSOCIAT	390237	01/30/23	ANNUAL CONFERENCE	1192-R4355300 R104808	305.00	129.98
NICHOLAS MISHLER	390238	01/30/23	EXTERNAL TRAINING TRAVEL	1192-4343002	345.96	305.00
PITNEY BOWES	390239	01/30/23	POSTAGE METER LEASES	1192-R4353003 108256	438.00	345.96
STORY CUSTOM DEVELOPMENT	390241	01/30/23	OTHER EXPENSES	1192-5023990	435.00	438.00
VERIZON	390242	01/30/23	CELL PHONES COSTS	1192-R4344100 108159	1,237.01	435.00
WENDY WALDMAN	390243	01/30/23	REFUNDS AWARDS & INDEMITY	1082-4358400	285.00	1,237.01
ACTION EQUIPMENT INC	390244	01/30/23	OTHER MAINT SUPPLIES	2201-4238900	368.00	285.00
AUTOZONE INC	390245	01/30/23	SPECIAL DEPT SUPPLIES	1120-4239011	520.40	368.00
C. L. COONROD & COMPANY	390246	01/30/23		1160-R4340303 106872	1,675.00	520.40
C. L. COONROD & COMPANY	390246	01/30/23		1160-R4340303 106872	15,459.00	
CENTER FOR THE PERFORMING	390247	01/30/23	CONTRACTED SERVICES	1208-R4350900 108354	159,500.48	17,134.00
CENTER FOR THE PERFORMING	390247	01/30/23	CONTRACTED SERVICES	1208-R4350900 108354	113,669.02	
CHRISTOPHER BURKE ENGINEE	390248	01/30/23	22-01 ON CALL NPDEA MS4	250-R4350900 106600	2,078.75	273,169.50
CINTAS CORPORATION #18	390249	01/30/23	LAUNDRY SERVICE	1110-4356501	103.74	2,078.75
CINTAS CORPORATION #18	390249	01/30/23	LAUNDRY SERVICE	1110-4356501	103.74	
CINTAS CORPORATION #18	390249	01/30/23	LAUNDRY SERVICE	1110-4356501	103.74	
CINTAS CORPORATION #18	390249	01/30/23	LAUNDRY SERVICE	1110-4356501	103.74	
CINTAS CORPORATION #18	390249	01/30/23	LAUNDRY SERVICE	1110-4356501	61.04	
CINTAS CORPORATION #18	390249	01/30/23	LAUNDRY SERVICE	1110-4356501	61.04	
CINTAS CORPORATION #18	390249	01/30/23	LAUNDRY SERVICE	1110-4356501	61.04	
CINTAS CORPORATION #18	390249	01/30/23	LAUNDRY SERVICE	1110-4356501	61.04	
CROSSROAD ENGINEERS, PC	390250	01/30/23	ASA22-21-05	2200-R4350900 105872	2,650.00	659.12
CROSSROAD ENGINEERS, PC	390250	01/30/23	ASA21-21-06	2200-R4340100 105873	6,800.00	
CROSSROAD ENGINEERS, PC	390250	01/30/23	ASA16-2021 ON CALL	202-R4350900 105273	290.00	
CROSSROAD ENGINEERS, PC	390250	01/30/23	20-SW-11 CARMEL 69 SUBSTA	250-R4350900 106733	780.00	
CROSSROAD ENGINEERS, PC	390250	01/30/23	ASA22A-21-05 CITY CNT & V	202-R4350900 108232	281.25	
CROSSROAD ENGINEERS, PC	390250	01/30/23	ASA18A-18-ENG-07 MONON	203-R4350900 108226	35,310.00	46,111.25
DENTONS BINGHAM GREENEBAU	390251	01/30/23	OTHER CONT SERVICES	202-4350900	15,863.10	15,863.10
FOUNDATION BUSINESS SYSTE	390252	01/30/23	PERMITRACK MGMT	250-R4350900 106139	456.00	456.00
GAI CONSULTANTS INC	390253	01/30/23	20-13-ASA-1	202-R4340100 105885	3,977.00	
GAI CONSULTANTS INC	390253	01/30/23	20-13-ASA-1	202-R4340100 105885	4,953.00	
GAI CONSULTANTS INC	390253	01/30/23	20-13-ASA-1	202-R4340100 105885	9,139.00	
GAI CONSULTANTS INC	390253	01/30/23	20-13-ASA-1	202-R4350900 105885	742.00	18,811.00
INDIANA OXYGEN CO	390254	01/30/23	OTHER RENTAL & LEASES	2201-4353099	146.63	146.63
INDIANA RECLAMATION & EXC	390255	01/30/23	OTHER EXPENSES	601-5023990	17,796.71	17,796.71
INTEGRITY FIRE PROTECTION	390256	01/30/23	EQUIPMENT REPAIRS & MAINT	1110-4350000	673.24	

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INTERNATIONAL CODE COUNCI	390257	01/30/23		1192-R4343002 R102392	99.00	673.24
						99.00
JONES & HENRY ENGINEER IN	390258	01/30/23	OTHER EXPENSES	609-5023990	1,464.00	
JONES & HENRY ENGINEER IN	390258	01/30/23	OTHER EXPENSES	609-5023990	5,412.50	
JONES & HENRY ENGINEER IN	390258	01/30/23	OTHER EXPENSES	609-5023990	520.00	
						7,396.50
KRIEG DEVAULT	390259	01/30/23	OTHER CONT SERVICES	202-4350900	660.00	
KRIEG DEVAULT	390259	01/30/23	OTHER CONT SERVICES	202-4350900	484.00	
KRIEG DEVAULT	390259	01/30/23	OTHER CONT SERVICES	202-4350900	1,232.00	
						2,376.00
LEACH & RUSSELL	390260	01/30/23	OTHER CONT SERVICES	1208-4350900	4,358.00	
						4,358.00
LIONHEART CRITICAL POWER	390261	01/30/23	OTHER EXPENSES	601-5023990	2,432.00	
LIONHEART CRITICAL POWER	390261	01/30/23	OTHER EXPENSES	601-5023990	1,171.30	
						3,603.30
NATIONAL FIRE SPRINKLER A	390262	01/30/23	ORGANIZATION & MEMBER DUE	1120-4355300	50.00	
						50.00
OFFICE DEPOT INC	390263	01/30/23	OFFICE SUPPLIES	1115-4230200	23.88	
OFFICE DEPOT INC	390263	01/30/23	OTHER EXPENSES	601-5023990	17.99	
OFFICE DEPOT INC	390263	01/30/23	OTHER EXPENSES	651-5023990	17.99	
OFFICE DEPOT INC	390263	01/30/23	OTHER EXPENSES	601-5023990	43.32	
OFFICE DEPOT INC	390263	01/30/23	OTHER EXPENSES	601-5023990	9.99	
OFFICE DEPOT INC	390263	01/30/23	OTHER EXPENSES	601-5023990	50.36	
OFFICE DEPOT INC	390263	01/30/23	OTHER EXPENSES	601-5023990	19.89	
						183.42
POLARIS LABORATORIES LLC	390264	01/30/23	OTHER EXPENSES	601-5023990	186.35	
						186.35
R E I REAL ESTATE SERVICE	390265	01/30/23	OTHER CONT SERVICES	1208-4350900	13,692.85	
						13,692.85
IRWIN COMPUTER SERVICES	390266	01/30/23	WEBSITE MAINT & SERVICES	1203-R4355400 106651	7,650.00	
IRWIN COMPUTER SERVICES	390266	01/30/23	WEBSITE MAINT & SERVICES	1203-R4355400 106651	6,720.00	
						14,370.00
RYAN FIREPROTECTION INC	390267	01/30/23	BUILDING REPAIRS & MAINT	1205-4350100	1,913.94	
						1,913.94
SIGNAL CONSTRUCTION INC	390268	01/30/23	CONTRACTYOR SERVICES	2201-R4350900 108325	10,000.00	
SIGNAL CONSTRUCTION INC	390268	01/30/23	CONTRACTYOR SERVICES	2201-R4350900 108325	8,187.50	
SIGNAL CONSTRUCTION INC	390268	01/30/23	CONTRACTYOR SERVICES	2201-R4350900 108325	200.00	
						18,387.50
TINDER CO LLC	390269	01/30/23	REPAIR PARTS	1120-4237000	120.00	
						120.00
UTILITY SUPPLY CO INC.	390270	01/30/23	OTHER EXPENSES	659-5023990	209,880.00	
						209,880.00
W T T S FM 92.3	390271	01/30/23	ADS FOR HOLIDAYS	1203-R4359003 106987	2,000.00	
						2,000.00
WHITE'S ACE HARDWARE	390272	01/30/23	SMALL TOOLS & MINOR EQUIP	1120-4238000	999.90	
WHITE'S ACE HARDWARE	390272	01/30/23	REPAIR PARTS	1120-4237000	76.66	
						1,076.56
WHITE'S ACE HARDWARE	390273	01/30/23	OTHER EXPENSES	601-5023990	13.26	
						13.26
XYLEM WATER SOLUTIONS USA	390274	01/30/23	OTHER EXPENSES	651-5023990	4,907.60	
						4,907.60
ACTION PEST CONTROL, INC	390275	01/30/23	OTHER EXPENSES	601-5023990	103.00	
						103.00
ALPHAGRAPHICS	390276	01/30/23	STATIONARY & PRNTD MATERL	1192-4230100	127.80	
						127.80
AMAZON CAPITAL SERVICES	390278	01/30/23	OTHER PROFESSIONAL FEES	2200-4341999	39.98	
AMAZON CAPITAL SERVICES	390278	01/30/23	OFFICE SUPPLIES	2200-4230200	33.75	

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AMAZON CAPITAL SERVICES	390278	01/30/23	HARDWARE	2200-4463201	-18.46	
AMAZON CAPITAL SERVICES	390278	01/30/23	OTHER MAINT SUPPLIES	2201-4238900	164.70	
AMAZON CAPITAL SERVICES	390278	01/30/23	OFFICE SUPPLIES	2201-4230200	14.33	
AMAZON CAPITAL SERVICES	390278	01/30/23	OTHER MAINT SUPPLIES	2201-4238900	621.06	
AMAZON CAPITAL SERVICES	390278	01/30/23	OTHER MAINT SUPPLIES	2201-4238900	103.88	
AMAZON CAPITAL SERVICES	390278	01/30/23	OTHER MAINT SUPPLIES	2201-4238900	73.98	
AMAZON CAPITAL SERVICES	390278	01/30/23	OTHER MISCELLANEOUS	1110-4239099	339.90	
AMAZON CAPITAL SERVICES	390278	01/30/23	OFFICE SUPPLIES	1801-4230200	30.51	
AMAZON CAPITAL SERVICES	390278	01/30/23	OFFICE SUPPLIES	506-4230200	229.52	
AMAZON CAPITAL SERVICES	390278	01/30/23	PROMOTIONAL FUNDS	1120-4355100	115.14	
AMAZON CAPITAL SERVICES	390278	01/30/23	OFFICE SUPPLIES	1120-4230200	146.10	
AMAZON CAPITAL SERVICES	390278	01/30/23	REPAIR PARTS	1120-4237000	32.40	
AMAZON CAPITAL SERVICES	390278	01/30/23	OTHER MISCELLANEOUS	1120-4239099	29.99	
AMAZON CAPITAL SERVICES	390278	01/30/23	SMALL TOOLS & MINOR EQUIP	1120-4238000	71.97	
AMAZON CAPITAL SERVICES	390278	01/30/23	REPAIR PARTS	1120-4237000	45.97	
AMAZON CAPITAL SERVICES	390278	01/30/23	REPAIR PARTS	1120-4237000	115.80	
AMAZON CAPITAL SERVICES	390278	01/30/23	REPAIR PARTS	1120-4237000	22.99	
AMAZON CAPITAL SERVICES	390278	01/30/23	REPAIR PARTS	1120-4237000	80.83	
AMAZON CAPITAL SERVICES	390278	01/30/23	OFFICE SUPPLIES	1115-4230200	75.98	
AMAZON CAPITAL SERVICES	390278	01/30/23	OTHER EXPENSES	601-5023990	35.30	
AMAZON CAPITAL SERVICES	390278	01/30/23	OTHER EXPENSES	651-5023990	35.30	
AMAZON CAPITAL SERVICES	390278	01/30/23	OTHER EXPENSES	651-5023990	21.97	
AMAZON CAPITAL SERVICES	390278	01/30/23	OTHER EXPENSES	601-5023990	17.47	
AMAZON CAPITAL SERVICES	390278	01/30/23	OTHER EXPENSES	601-5023990	78.99	
AMAZON CAPITAL SERVICES	390278	01/30/23	OTHER EXPENSES	601-5023990	148.89	
AMAZON CAPITAL SERVICES	390278	01/30/23	OTHER EXPENSES	601-5023990	78.64	
AMAZON CAPITAL SERVICES	390278	01/30/23	OTHER EXPENSES	651-5023990	56.99	
AMAZON CAPITAL SERVICES	390278	01/30/23	OTHER EXPENSES	651-5023990	238.48	
AMAZON CAPITAL SERVICES	390278	01/30/23	OTHER EXPENSES	651-5023990	433.93	
AMAZON CAPITAL SERVICES	390278	01/30/23	OTHER MAINT SUPPLIES	2201-4238900	18.99	
AMAZON CAPITAL SERVICES	390278	01/30/23	BUILDING REPAIRS & MAINT	1205-4350100	70.29	
AMAZON CAPITAL SERVICES	390278	01/30/23	BUILDING REPAIRS & MAINT	1205-4350100	28.94	
						3,634.50
ANGEL OAK TREE CARE	390279	01/30/23	SERVICES	1192-R4350400 106603	1,394.25	
ANGEL OAK TREE CARE	390279	01/30/23	TREE REMOVAL	1192-R4350400 106960	5,725.75	
ANGEL OAK TREE CARE	390279	01/30/23	TREE REMOVAL	1192-R4350400 106960	1,812.50	
						8,932.50
ARTISTS DEVELOPMENT COMPA	390280	01/30/23	EVENT BOOKING FEES	854-R4359024 106913	600.00	
						600.00
BASTIN LOGAN WATER SERVIC	390281	01/30/23	OTHER EXPENSES	601-5023990	36,705.00	
BASTIN LOGAN WATER SERVIC	390281	01/30/23	OTHER EXPENSES	601-5023990	6,182.00	
BASTIN LOGAN WATER SERVIC	390281	01/30/23	OTHER EXPENSES	601-5023990	6,000.00	
						48,887.00
BATTERIES PLUS BULBS	390282	01/30/23	3V PHOTO LITHIUM	1110-4350000 108359	1,576.00	
						1,576.00
SUSAN BELL	390283	01/30/23	CLEANING SERVICES	911-4350600	100.00	
SUSAN BELL	390283	01/30/23	CLEANING SERVICES	911-4350600	50.00	
						150.00
NORTHERN TOOL & EQUIPMENT	390284	01/30/23	REPAIR PARTS	2201-4237000	293.97	
						293.97
BOUND TREE MEDICAL LLC	390285	01/30/23	SPECIAL DEPT SUPPLIES	102-4239011	597.16	
						597.16
BOBCAT OF ANDERSON	390286	01/30/23	AUTO REPAIR & MAINTENANCE	2201-4351000	400.00	
BOBCAT OF ANDERSON	390286	01/30/23	REPAIR PARTS	2201-4237000	122.89	
BOBCAT OF ANDERSON	390286	01/30/23	REPAIR PARTS	2201-4237000	80.95	
BOBCAT OF ANDERSON	390286	01/30/23	REPAIR PARTS	2201-4237000	1,587.50	
						2,191.34
BROTHERS CONCRETE CONSTRU	390287	01/30/23	OTHER CONT SERVICES	2201-4350900	5,165.00	

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BROTHERS CONCRETE CONSTRU	390287	01/30/23	OTHER CONT SERVICES	2201-4350900	2,980.00	
BROTHERS CONCRETE CONSTRU	390287	01/30/23	OTHER CONT SERVICES	2201-4350900	6,640.00	
						14,785.00
BULLDOG CLEANING SERVICES	390288	01/30/23	CLEANING SERVICES	1301-4350600	1,600.00	
BUTLER UNIVERSITY	390289	01/30/23	FESTIVAL/COMMUNITY EVENTS	1203-4359003	150.00	
						150.00
C T W ELECTRICAL CO, INC	390290	01/30/23	GARAGE & MOTOR SUPPIES	2201-4232100	569.32	
						569.32
CARGILL INC SALT DIVISION	390291	01/30/23	SALT	2201-R4236500	108331	26,344.25
CARGILL INC SALT DIVISION	390291	01/30/23	SALT	2201-R4236500	108331	40,396.59
CARGILL INC SALT DIVISION	390291	01/30/23	SALT	2201-R4236500	108331	47,913.90
CARGILL INC SALT DIVISION	390291	01/30/23	SALT	2201-R4236500	108331	30,566.20
CARGILL INC SALT DIVISION	390291	01/30/23	SALT	2201-R4236500	108331	2,085.59
						147,306.53
CARGILL INC-SALT DIVISION	390292	01/30/23	OTHER EXPENSES	601-5023990	2,709.25	
CARGILL INC-SALT DIVISION	390292	01/30/23	OTHER EXPENSES	601-5023990	2,679.95	
CARGILL INC-SALT DIVISION	390292	01/30/23	OTHER EXPENSES	601-5023990	2,715.76	
CARGILL INC-SALT DIVISION	390292	01/30/23	OTHER EXPENSES	601-5023990	2,689.72	
CARGILL INC-SALT DIVISION	390292	01/30/23	OTHER EXPENSES	601-5023990	2,717.93	
CARGILL INC-SALT DIVISION	390292	01/30/23	OTHER EXPENSES	601-5023990	2,690.80	
						16,203.41
CARMEL OTS LLC	390293	01/30/23	OTHER CONT SERVICES	1208-4350900	2,971.83	
						2,971.83
CARMEL TROPHIES PLUS LLC	390294	01/30/23	OTHER CONT SERVICES	1120-4350900	5.40	
						5.40
CERES SOLUTIONS	390295	01/30/23	GARAGE & MOTOR SUPPIES	1120-4232100	273.35	
CERES SOLUTIONS	390295	01/30/23	DIESEL FUEL	2201-4231300	630.36	
CERES SOLUTIONS	390295	01/30/23	OIL	2201-4231500	284.40	
						1,188.11
CHARDON LABORATORIES INC	390296	01/30/23	OTHER EXPENSES	651-5023990	275.00	
						275.00
CHEMSCAN INC	390297	01/30/23	OTHER EXPENSES	651-5023990	1,040.00	
						1,040.00
CINTAS CORPORATION #18	390298	01/30/23	CLEANING SERVICES	1207-4350600	266.25	
CINTAS CORPORATION #18	390298	01/30/23	LAUNDRY SERVICE	2201-4356501	994.22	
CINTAS CORPORATION #18	390298	01/30/23	LAUNDRY SERVICE	2201-4356501	159.71	
CINTAS CORPORATION #18	390298	01/30/23	OTHER EXPENSES	651-5023990	32.95	
CINTAS CORPORATION #18	390298	01/30/23	LAUNDRY SERVICE	2201-4356501	190.74	
CINTAS CORPORATION #18	390298	01/30/23	LAUNDRY SERVICE	2201-4356501	519.03	
CINTAS CORPORATION #18	390298	01/30/23	UNIFORMS	1207-4356001	34.44	
CINTAS CORPORATION #18	390298	01/30/23	CLEANING SERVICES	1207-4350600	170.48	
						2,367.82
CINTAS UNIFORMS	390299	01/30/23	OTHER EXPENSES	651-5023990	357.47	
CINTAS UNIFORMS	390299	01/30/23	OTHER EXPENSES	651-5023990	391.00	
						748.47
CLEVELAND GOLF/SRIXON	390300	01/30/23	GOLF SOFTGOODS	1207-4356006	150.00	
						150.00
CONERY MFG INC	390301	01/30/23	LANDSCAPING SUPPLIES	2201-4239034	200.06	
						200.06
CONFERENCE TECHNOLOGIES I	390302	01/30/23	CABLE CAST SOFTWARE & SUB	1203-R4355200	108098	705.87
CONFERENCE TECHNOLOGIES I	390302	01/30/23	CABLE CAST SOFTWARE & SUB	1203-R4463202	108098	6,141.16
CONFERENCE TECHNOLOGIES I	390302	01/30/23	CAROUSEL CLOUD PRO PLAN	1203-R4355200	108099	2,205.88
						9,052.91
CORE & MAIN	390303	01/30/23	OTHER EXPENSES	601-5023990	536.36	
CORE & MAIN	390303	01/30/23	OTHER EXPENSES	601-5023990	1,118.40	
CORE & MAIN	390303	01/30/23	OTHER EXPENSES	601-5023990	1,286.95	
CORE & MAIN	390303	01/30/23	OTHER EXPENSES	601-5023990	254.13	

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HACH COMPANY	390323	01/30/23	OTHER EXPENSES	601-5023990		573.24	
HALL SIGNS, INC.	390324	01/30/23	TRAFFIC SIGNS	2201-4239030		2,642.21	573.24
HENRY SCHEIN INC	390325	01/30/23	SPECIAL DEPT SUPPLIES	102-4239011		5,250.43	2,642.21
HOLLYWOODS BUMP & GRIND	390326	01/30/23	VEHICLE REPAIRS	1110-R4351000	108213	900.36	5,250.43
HOOSIER FIRE EQUIPMENT IN	390327	01/30/23	REPAIR PARTS	1120-4237000		670.00	900.36
HYDRAULIC COMPONENT SPECI	390328	01/30/23	REPAIR PARTS	2201-4237000		699.25	670.00
INDIANA ALARM LLC	390329	01/30/23	EQUIPMENT MAINT CONTRACTS	1205-4351501		364.99	699.25
INDIANA STATE FESTIVALS A	390331	01/30/23	2023 INDIANA FEST GUIDE	1203-R4346500	108219	2,062.50	364.99
INDIANA STATE FESTIVALS A	390331	01/30/23	CITY PROMOTION ADVERTISIN	1203-4346500		300.00	
BEST ONE OF INDY	390332	01/30/23	AUTO REPAIR	1192-R4351000	105801	517.47	2,362.50
INSIGHT PUBLIC SECTOR, IN	390333	01/30/23	APPLE IPAD	1115-R4463100	108212	1,359.83	517.47
INSIGHT PUBLIC SECTOR, IN	390333	01/30/23	APPLE IPAD	1115-R4463201	108211	1,359.83	
INSIGHT PUBLIC SECTOR, IN	390333	01/30/23	ADOBE PRO TEAMS-DIXON	1115-4355600	108409	178.29	
INSIGHT PUBLIC SECTOR, IN	390333	01/30/23	VMWARE HORIZON RENEWAL	1115-4355600	108378	19,821.36	
INTERSTATE BILLING SERVIC	390334	01/30/23	REPAIR PARTS	2201-4237000		98.90	22,719.31
INTRUDER SYSTEMS LTD	390335	01/30/23	INTRUDER RENEWAL	1115-4355600	108411	3,250.00	98.90
IPROJECT SOLUTIONS LLC	390336	01/30/23	IPLAN TABLE PREVENTION	102-R4467099	108112	10,950.00	3,250.00
J & F DISTRIBUTING COMPAN	390337	01/30/23	REPAIR PARTS	1120-4237000		499.42	
J & F DISTRIBUTING COMPAN	390337	01/30/23	REPAIR PARTS	2201-4237000		1,047.08	1,546.50
J2 CLOUD SERVICES, INC.	390338	01/30/23	OTHER EXPENSES	252-5023990		251.85	251.85
JP1 SPECIALITY ADVERTISIN	390339	01/30/23	UNIFORMS	2201-R4356001	108315	3,482.49	3,482.49
KELLEY CHEVY LLC	390340	01/30/23	MISC	1205-R4467099	106937	55,420.00	55,420.00
KIRBY RISK CORPORATION	390341	01/30/23	OTHER EXPENSES	651-5023990		1,587.00	
KIRBY RISK CORPORATION	390341	01/30/23	OTHER EXPENSES	651-5023990		585.61	2,172.61
LASERFICHE	390342	01/30/23	EXTERNAL INSTRUCT FEES	1192-4357004		699.00	699.00
LEACH & RUSSELL	390343	01/30/23	BUILDING REPAIRS & MAINT	2201-4350100		392.31	
LEACH & RUSSELL	390343	01/30/23	BUILDING REPAIRS & MAINT	2201-4350100		642.99	
LEACH & RUSSELL	390343	01/30/23	BUILDING REPAIRS & MAINT	2201-4350100		2,010.37	3,045.67
LRT RESTORATION TECHNOLOG	390344	01/30/23	SOPHIA SQUARE WATERPROOF	1206-R4350900	106662	74,024.10	74,024.10
MACALLISTER MACHINERY CO	390345	01/30/23	OTHER RENTAL & LEASES	2201-4353099		1,619.00	
MACALLISTER MACHINERY CO	390345	01/30/23	OTHER RENTAL & LEASES	2201-4353099		125.00	
MACALLISTER MACHINERY CO	390345	01/30/23	OTHER RENTAL & LEASES	2201-4353099		4,744.00	6,488.00
MACQUEEN EMERGENCY GROUP	390346	01/30/23	AUTO REPAIR & MAINTENANCE	1120-4351000		395.56	
MACQUEEN EMERGENCY GROUP	390346	01/30/23	EQUIPMENT MAINT CONTRACTS	1120-4351501		715.00	
MACQUEEN EMERGENCY GROUP	390346	01/30/23	REPAIR PARTS	1120-4237000		409.98	
MACQUEEN EMERGENCY GROUP	390346	01/30/23	REPAIR PARTS	1120-4237000		-232.97	

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MACQUEEN EMERGENCY GROUP	390346	01/30/23	REPAIR PARTS	1120-4237000	33.47	
MACQUEEN EMERGENCY GROUP	390346	01/30/23	REPAIR PARTS	1120-4237000	-355.29	
MACQUEEN EMERGENCY GROUP	390346	01/30/23	REPAIR PARTS	1120-4237000	84.56	
MACQUEEN EMERGENCY GROUP	390346	01/30/23	REPAIR PARTS	1120-4237000	272.86	
						1,323.17
MEDLINE INDUSTRIES, INC	390347	01/30/23	SPECIAL DEPT SUPPLIES	102-4239011	548.25	
						548.25
MEG & ASSOCIATES LLC	390348	01/30/23	EVENT PLANNING	1203-4340401	75.00	
MEG & ASSOCIATES LLC	390348	01/30/23	EVENT PLANNING	1203-4359003	5,000.00	
						5,075.00
MENARDS - FISHERS	390349	01/30/23	54818	1120-4237000	60.98	
MENARDS - FISHERS	390349	01/30/23	54643	1120-4237000	428.56	
						489.54
MENARDS - FISHERS	390350	01/30/23	54801	651-5023990	201.86	
						201.86
MENARDS, INC	390351	01/30/23	54317	601-5023990	183.14	
MENARDS, INC	390351	01/30/23	54605	601-5023990	91.95	
MENARDS, INC	390351	01/30/23	54236	601-5023990	14.58	
						289.67
MENARDS, INC	390352	01/30/23	54070	1206-4238900	594.72	
MENARDS, INC	390352	01/30/23	54365	1206-4238900	319.92	
MENARDS, INC	390352	01/30/23	54068	1206-4238900	277.72	
MENARDS, INC	390352	01/30/23	54082	1206-4238900	76.80	
MENARDS, INC	390352	01/30/23	54152	1206-4238900	238.87	
MENARDS, INC	390352	01/30/23	54227	1206-4238900	337.08	
MENARDS, INC	390352	01/30/23	54630	2201-4238900	69.99	
MENARDS, INC	390352	01/30/23	54627	2201-4238900	9.99	
MENARDS, INC	390352	01/30/23	54857	2201-4238900	26.96	
						1,952.05
MENARDS, INC	390353	01/30/23	OTHER MISCELLANEOUS	1115-4239099	159.21	
MENARDS, INC	390353	01/30/23	54519	1115-4239099	78.84	
						238.05
MENARDS, INC	390354	01/30/23	54295	1120-4237000	29.18	
MENARDS, INC	390354	01/30/23	54296	1120-4237000	40.14	
MENARDS, INC	390354	01/30/23	54359	1120-4237000	24.87	
MENARDS, INC	390354	01/30/23	54143	1120-4237000	29.74	
MENARDS, INC	390354	01/30/23	54142	1120-4237000	-17.70	
MENARDS, INC	390354	01/30/23	54119	1120-4237000	19.24	
						125.47
MENARDS, INC	390355	01/30/23	54709	601-5023990	27.45	
						27.45
MID STATE TRUCK EQUIP COR	390356	01/30/23	REPAIR PARTS	2201-4237000	502.73	
						502.73
MUNICIPAL EMERGENCY SERVI	390357	01/30/23	TURN OUT GEAR RECRUITS	1120-R4356003	11,333.70	
MUNICIPAL EMERGENCY SERVI	390357	01/30/23	AUTO REPAIR & MAINTENANCE	1120-4351000	2,705.00	
MUNICIPAL EMERGENCY SERVI	390357	01/30/23	UNIFORMS	1120-4356001	182.50	
MUNICIPAL EMERGENCY SERVI	390357	01/30/23	UNIFORMS	1120-4356001	645.00	
MUNICIPAL EMERGENCY SERVI	390357	01/30/23	UNIFORMS	1120-4356001	258.83	
MUNICIPAL EMERGENCY SERVI	390357	01/30/23	UNIFORMS	1120-4356001	62.50	
MUNICIPAL EMERGENCY SERVI	390357	01/30/23	UNIFORMS	1120-4356001	3.33	
MUNICIPAL EMERGENCY SERVI	390357	01/30/23	UNIFORMS	1120-4356001	114.56	
MUNICIPAL EMERGENCY SERVI	390357	01/30/23	UNIFORMS	1120-4356001	53.95	
MUNICIPAL EMERGENCY SERVI	390357	01/30/23	UNIFORMS	1120-4356001	44.27	
MUNICIPAL EMERGENCY SERVI	390357	01/30/23	SAFETY ACCESSORIES	1120-4356003	570.00	
MUNICIPAL EMERGENCY SERVI	390357	01/30/23	SAFETY ACCESSORIES	1120-4356003	335.00	
MUNICIPAL EMERGENCY SERVI	390357	01/30/23	SAFETY ACCESSORIES	1120-4356003	335.00	
						16,643.64
NAPA AUTO PARTS INC	390358	01/30/23	REPAIR PARTS	1110-4237000	30.38	

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NAPA AUTO PARTS INC	390358	01/30/23	REPAIR PARTS	1110-4237000	326.20	
NAPA AUTO PARTS INC	390358	01/30/23	REPAIR PARTS	1110-4237000	-36.00	
NAPA AUTO PARTS INC	390358	01/30/23	REPAIR PARTS	1110-4237000	-90.00	
NAPA AUTO PARTS INC	390358	01/30/23	REPAIR PARTS	1110-4237000	289.52	
NAPA AUTO PARTS INC	390358	01/30/23	REPAIR PARTS	1110-4237000	38.34	
NAPA AUTO PARTS INC	390358	01/30/23	REPAIR PARTS	1110-4237000	30.48	
NAPA AUTO PARTS INC	390358	01/30/23	REPAIR PARTS	1110-4237000	38.34	
NAPA AUTO PARTS INC	390358	01/30/23	REPAIR PARTS	1110-4237000	42.64	
NAPA AUTO PARTS INC	390358	01/30/23	SMALL TOOLS & MINOR EQUIP	1110-4238000	41.47	
						711.37
OBERER'S FLOWERS	390359	01/30/23	PROMOTIONAL FUNDS	1160-4355100	75.00	
						75.00
ODP BUSINESS SOLUTIONS LL	390360	01/30/23	OFFICE SUPPLIES	1120-4230200	36.02	
						36.02
OFFICE DEPOT	390361	01/30/23	OTHER MISCELLANEOUS	1110-4239099	119.99	
OFFICE DEPOT	390361	01/30/23	OTHER MISCELLANEOUS	1110-4239099	252.84	
OFFICE DEPOT	390361	01/30/23	OFFICE SUPPLIES	1110-4230200	59.21	
OFFICE DEPOT	390361	01/30/23	OFFICE SUPPLIES	1110-4230200	43.96	
OFFICE DEPOT	390361	01/30/23	OFFICE SUPPLIES	1801-4230200	72.27	
OFFICE DEPOT	390361	01/30/23	OFFICE SUPPLIES	1801-4230200	21.59	
OFFICE DEPOT	390361	01/30/23	OFFICE SUPPLIES	1801-4230200	38.45	
OFFICE DEPOT	390361	01/30/23	OFFICE SUPPLIES	1160-4230200	34.60	
OFFICE DEPOT	390361	01/30/23	OFFICE SUPPLIES	1192-R4230200	30.22	
OFFICE DEPOT	390361	01/30/23	OFFICE SUPPLIES	1160-4230200	159.46	
OFFICE DEPOT	390361	01/30/23	OFFICE SUPPLIES	1160-4230200	14.69	
OFFICE DEPOT	390361	01/30/23	OFFICE SUPPLIES	1201-4230200	328.34	
						1,175.62
OFFICE DEPOT INC	390362	01/30/23	LENOVO KEYBOARD	1115-R4237000	109.99	
OFFICE DEPOT INC	390362	01/30/23	REPAIR PARTS	1115-4237000	10.00	
OFFICE DEPOT INC	390362	01/30/23	OFFICE SUPPLIES	1115-4230200	49.99	
OFFICE DEPOT INC	390362	01/30/23	OTHER MAINT SUPPLIES	1205-4238900	8.34	
						178.32
ON SITE SUPPLY	390363	01/30/23	OTHER EXPENSES	601-5023990	205.11	
						205.11
OTTO'S PARKING MARKING	390364	01/30/23	REPAIR PARTS	2201-4237000	696.60	
						696.60
OVERHEAD DOOR CO OF INDIA	390365	01/30/23	BUILDING REPAIRS & MAINT	1120-4350100	1,674.87	
						1,674.87
PEARSON FORD,INC	390366	01/30/23	OTHER EXPENSES	601-5023990	152.00	
						152.00
PENN CARE INC.	390367	01/30/23	SPECIAL DEPT SUPPLIES	102-4239011	84.50	
PENN CARE INC.	390367	01/30/23	SPECIAL DEPT SUPPLIES	102-4239011	134.70	
PENN CARE INC.	390367	01/30/23	EMS EQUIP	102-4467006	750.00	
						969.20
PENSKE TRUCK LEASING CO L	390368	01/30/23	OTHER RENTAL & LEASES	2201-4353099	1,410.11	
PENSKE TRUCK LEASING CO L	390368	01/30/23	OTHER RENTAL & LEASES	2201-4353099	253.70	
						1,663.81
PIP	390369	01/30/23	PROTOCOL BOOKS	1120-4357001	2,358.95	
PIP	390369	01/30/23	OTHER CONT SERVICES	1801-4350900	25.55	
						2,384.50
PITTARD & ASSOCIATES LLC	390370	01/30/23	OTHER EXPENSES	852-5023990	480.00	
						480.00
PLYMATE	390371	01/30/23	OTHER EXPENSES	601-5023990	218.74	
						218.74
POMP'S TIRE - LEBANON	390372	01/30/23	TIRES & TUBES	2201-4232000	140.00	
						140.00
PRO-AIR	390373	01/30/23	OTHER CONT SERVICES	1120-4350900	329.00	
						329.00

SUNGARD PENTAMATION, INC.
 DATE: 01/31/2023
 TIME: 10:17:52

CITY OF CARMEL
 ACCOUNTS PAYABLE - VOUCHER REGISTER

PAGE NUMBER: 15
 acctpaylcrn

VENDOR NAME	CHECK NO	DATE	DESCRIPTION	KEY ORGAN-ACCOUNT P.O.	INVOICE AMT	CHECK AMT
DNS MADE EASY	390396	01/30/23	OTHER CONT SERVICES	1115-4350900	201.90	201.90
T-METAL WORKS, INC.	390397	01/30/23	REPAIR PARTS	2201-4237000	1,764.00	1,764.00
TOM'S MARINE SALE	390398	01/30/23	3 BOAT MOTORS	102-R4467002	4,558.00	4,558.00
TOM'S MARINE SALE	390398	01/30/23	REPAIR PARTS	1120-4237000	1,284.96	1,284.96
TOTAL TRUCK PARTS, INC.	390399	01/30/23	REPAIR PARTS	1120-4237000	54.91	54.91
TOTAL TRUCK PARTS, INC.	390399	01/30/23	REPAIR PARTS	1120-4237000	523.81	523.81
UNITED RENTALS INC	390400	01/30/23	OTHER RENTAL & LEASES	2201-4353099	568.88	568.88
USA BLUE BOOK	390401	01/30/23	OTHER EXPENSES	651-5023990	74.52	74.52
UTILITY SUPPLY CO INC.	390402	01/30/23	OTHER EXPENSES	601-5023990	1,183.80	1,183.80
VISUAL IMAGING RESOURCES	390403	01/30/23	REPAIR PARTS	2201-4237000	80.00	80.00
VISUAL IMAGING RESOURCES	390403	01/30/23	REPAIR PARTS	2201-4237000	2,603.50	2,603.50
W A JONES TRUCK BODIES &	390404	01/30/23	REPAIR PARTS	2201-4237000	1,299.80	1,299.80
WAYSTAR INC	390405	01/30/23	SUBSCRIPTIONS	1120-4355200	441.49	441.49
WHITE'S ACE HARDWARE	390406	01/30/23	BUILDING REPAIRS & MAINT	1207-4350100	64.34	64.34
WHITE'S ACE HARDWARE	390407	01/30/23	29563559	1115-4237000	10.94	10.94
WHITE'S ACE HARDWARE	390407	01/30/23	29564345	1115-4237000	54.67	54.67
QUALITY FIBER SOLUTIONS	390408	01/30/23	FIBER INSTALL/REPAIR	1115-R4350100	850.00	850.00
WORRELL CORPORATION	390409	01/30/23	OTHER EXPENSES	651-5023990	258.90	258.90
WORRELL CORPORATION	390409	01/30/23	OTHER EXPENSES	601-5023990	258.90	258.90
SOLLENBERGER RENTAL MANAG	390183	01/27/23	NATURAL GAS	911-4349000	274.28	274.28
SOLLENBERGER RENTAL MANAG	390183	01/27/23	WATER & SEWER	911-4348500	127.21	127.21
SOLLENBERGER RENTAL MANAG	390183	01/27/23	ELECTRICITY	911-4348000	3,063.56	3,063.56
A T & T MOBILITY	390232	01/30/23	TELEPHONE LINE CHARGES	911-4344000	72.97	72.97
EAN SERVICES, LLC	390236	01/30/23	AUTOMOBILE LEASE	911-4352600	1,300.00	1,300.00
SOLLENBERGER RENTAL MANAG	390240	01/30/23	RENT PAYMENTS	911-4352500	5,812.00	5,812.00
INDIANA DRUG ENFORCEMENT	390330	01/30/23	EXTERNAL INSTRUCT FEES	911-4357004	3,150.00	3,150.00

SUNGARD PENTAMATION, INC.
DATE: 01/31/2023
TIME: 10:17:52

CITY OF CARMEL
ACCOUNTS PAYABLE - VOUCHER REGISTER

VENDOR NAME	CHECK NO	DATE	DESCRIPTION	KEY ORGAN-ACCOUNT P.O.	INVOICE AMT	CHECK AMT
				TOTAL HAND WRITTEN CHECKS		.00
				TOTAL COMPUTER-WRITTEN CHECKS	1,750,233.88	
			TOTAL WRITTEN CHECKS	1,750,233.88		

I HEREBY CERTIFY THAT EACH OF THE ABOVE LISTED VOUCHERS AND INVOICES OR BILLS ATTACHED THERETO, ARE TRUE AND CORRECT AND I HAVE AUDITED SAME IN ACCORDANCE WITH IC 5-11-10-1.6.



CONTROLLER

WE HAVE EXAMINED THE CLAIMS LISTED ON THE FOREGOING ACCOUNTS PAYABLE VOUCHER REGISTER, CONSISTING OF 16 PAGES, AND EXCEPT FOR VOUCHERS NOT ALLOWED AS SHOWN ON THE REGISTER, SUCH VOUCHERS ARE ALLOWED IN THE TOTAL AMOUNT OF 1,750,233.88 DATED THIS _____ DAY OF _____, _____ PASSED BY THE COMMON COUNCIL OF THE CITY OF CARMEL, INDIANA BY A VOTE OF ____ AYES AND ____ NAYS.

COUNCIL PRESIDENT

ATTEST:

CITY CLERK



STRATEGIC HIGHLIGHTS

- Construction progressing on the following projects:
 - Playfair-Holland building in City Center
 - Hamilton West in City Center
 - Mélange
 - The Signature
 - First on Main
 - Magnolia
 - The Corner
 - The Wren
 - The Windsor
 - Republic Airways (Hamilton Crossing)
 - Proscenium II

FINANCIAL SNAPSHOT

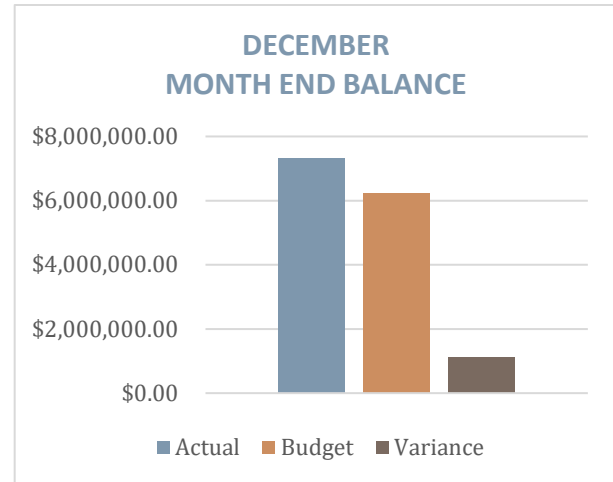
December Beginning Balance	\$ 6,774,567
December Revenues	\$ 16,317,233
December Transfers	\$ (378,985)
December Expenditures	\$ 15,384,895
December Ending Balance Without Reserve Funds	\$ 7,327,920.22
Supplemental Reserve Fund	\$ 7,876,994
City Center Bond Reserve	\$ 326,046
Midtown Bond Reserve	\$ 597,526
Midtown West Bond Reserve	\$ 356,216
December Balance With Reserve Funds	\$ 16,484,702

FINANCIAL STATEMENT

Financial Statement

DECEMBER MONTH-END FINANCIAL BALANCE

Ending Balance without Restricted Funds	\$ 7,327,920
Ending Balance with Restricted Funds	\$ 16,484,702



SUMMARY OF CASH

For the Month Ending December 2022

DESCRIPTION	ACTUAL	MONTHLY PROJECTION	VARIANCE
Cash Balance 12/1/22			
1101 Cash	\$ 4,506,292.39	\$ 4,506,292.39	\$ -
1110 TIF	\$ 2,268,274.65	\$ 2,268,274.65	\$ -
Total Cash	\$ 6,774,567.04	\$ 6,774,567.04	\$ -
Receipts			
1101 Cash	\$ 629,937.93	\$ 664,121.77	\$ (34,183.84)
1110 TIF	\$ 17,612,959.52	\$ 17,479,239.58	\$ 133,719.94
Developer Payments	\$ (1,925,664.12)	\$ (2,292,998.44)	\$ 367,334.32
Transfers to Reserves (TIF)	\$ (95,951.15)	\$ (45,899.44)	\$ (50,051.71)
Transfers to Reserves (non-TIF)	\$ (126,479.71)	\$ (134,345.00)	\$ 7,865.29
Transfer to SRF	\$ (156,554.31)	\$ (556,554.32)	\$ 400,000.01
Total Receipts	\$ 15,938,248.16	\$ 15,113,564.15	\$ 824,684.01
Disbursements			
1101 Cash	\$ 656,059.57	\$ 690,583.80	\$ 34,524.23
1110 TIF	\$ 14,728,835.41	\$ 14,980,344.91	\$ 251,509.50
Total Disbursements	\$ 15,384,894.98	\$ 15,670,928.71	\$ 286,033.73
1101 Cash	\$ 4,353,691.04	\$ 4,345,485.36	\$ 8,205.68
1110 TIF	\$ 2,974,229.18	\$ 1,871,717.12	\$ 1,102,512.06
Cash Balance 12/31/22	\$ 7,327,920.22	\$ 6,217,202.48	\$ 1,110,717.74
Total Usable Funds	\$ 7,327,920.22	\$ 6,217,202.48	\$ 1,110,717.74

FINANCIAL STATEMENT

FUND BALANCES AND OUTSTANDING RECEIVABLES

As of month-end December 2022

RESTRICTED FUNDS

Supplemental Reserve Fund	\$7,876,994
City Center Bond Reserve	\$326,046
Midtown Bond Reserve	\$597,526
Midtown West Bond Reserve	\$356,216
Sub-total:	<u>\$9,156,782</u>

UNRESTRICTED FUNDS

TIF	\$2,974,229
Non TIF	\$4,353,691
Sub-total:	<u>\$7,327,920</u>
Total Funds	<u>\$16,484,702</u>

OUTSTANDING RECEIVABLES

Initial Energy Consumption Fee for The Mezz	<u>\$692,822</u>
TOTAL OUTSTANDING RECEIVABLES	<u>\$692,822</u>

STATEMENT OF CHANGES IN EQUITY

MONTH END: DECEMBER 2022

DESCRIPTION	REVENUE	EXPENSES
Total Receipts (TIF)	\$ 15,434,789.94	
Total Receipts (Non-TIF)	\$ 503,458.22	
Expenditures (TIF)		\$ 14,728,835.14
Expenditures (Non-TIF)		\$ 656,059.57

FINANCIAL UPDATE

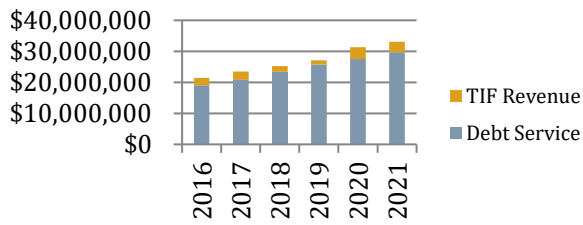
Financial Update

TIF REVENUE AND DEBT

Estimated 2022 TIF revenue and PIATT payments available for CRC use is \$33,147,281.

DEBT PAYMENTS

Month	Payment
June 2022	\$15,522,157
December 2022	\$15,527,861



PROJECT UPDATES

Project Updates

CITY CENTER

Developer Partner: Pedcor Companies

Allocation Area: City Center

Use: Mixed-Use

Project Summary: Mixed Use development, multiple buildings

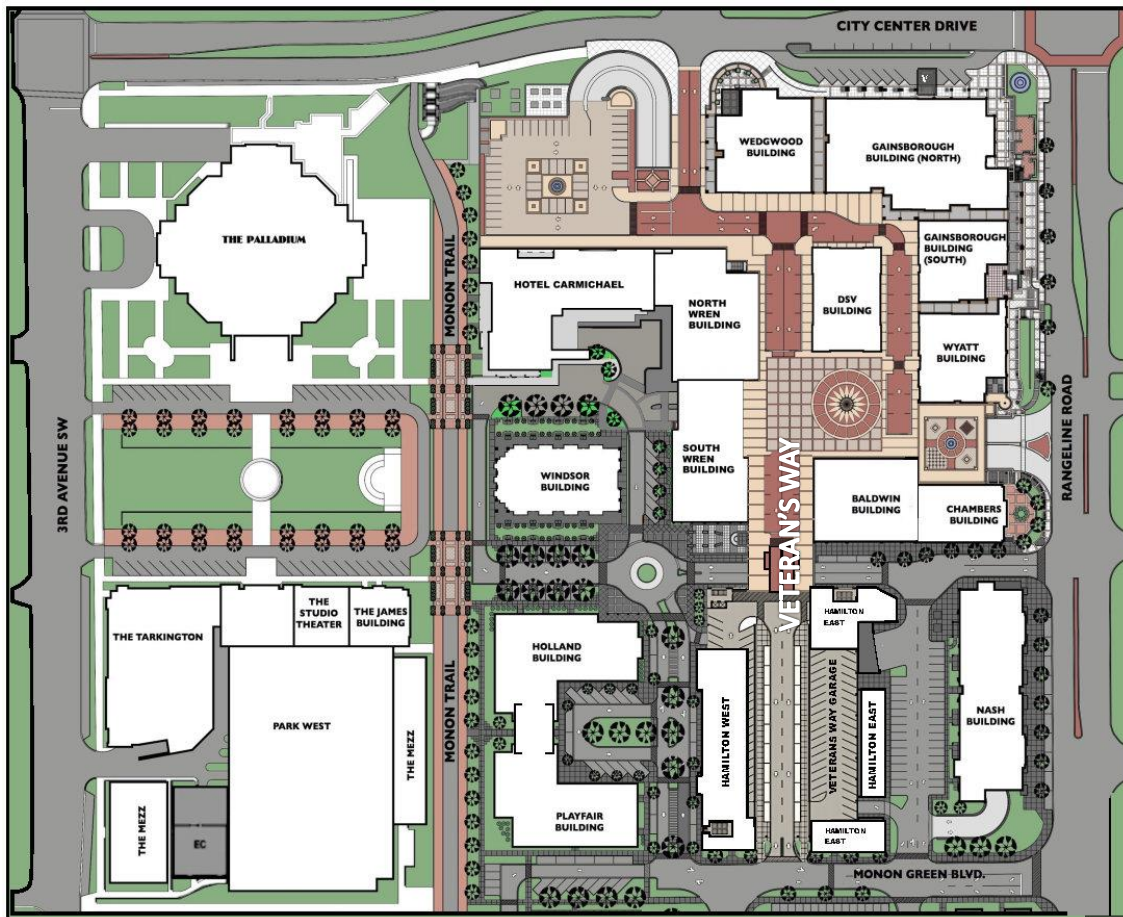


Figure 1 City Center Master Plan, provided by Pedcor City Center Development Company

PROJECT UPDATES

1) Project Status – *(changes noted below.)*

CRC Contract Amounts:

City Center Bond: \$ 16,214,875.00

2016 TIF Bond: \$ 2,598,314.00 (5th Floor of Park East garage)

Site Construction Contract Amounts: \$1,442,962 – Smock Fansler, contractor - Complete

Veterans Way Extension Project Amounts: \$3,403,000 – Hagerman, contractor – Complete

Parcel 73 Site work: \$149,600 – Smock Fansler, contractor

PROJECT	USE	PROJECT DATES	DESIGN RENDERINGS PROVIDED BY PEDCOR
Veterans Way Garage	<p>A five-story parking structure with 735 parking spaces</p> <p>Open to the public on 9/22/17</p>	<p>Completed in May 2017</p> <p>Contract Amt. \$13,954,683</p>	
Baldwin/Chambers	<p>A four-story building, of approximately 64,000 square feet, which will include luxury apartments and commercial retail/office space.</p> <p>Approx. 26 Apartments</p> <p>Hagerman is the contractor.</p>	<p>Completed in June 2018</p>	
Pedcor Office 5	<p>A two-story building, of approximately 20,000 square feet, which will include office space.</p>	<p>Start: Fall 2015</p> <p>Completed Q4 2017</p>	<p>Tenants have moved into the new building</p>

PROJECT UPDATES

<p>Kent</p>	<p>A three-story building, of approximately 111,000 square feet of luxury apartments.</p> <p>Site drawings were approved by the CRC Architectural Committee.</p>	<p>Start: Summer 2018</p> <p>Complete: June 2021</p>	<p>Site Construction – Start: Spring 2018 Site Work Awarded – Spring 2018 Building Construction – Start: Summer 2018 Building Complete June 2021 - Pool and Site work is still under construction</p> 
<p>Hamilton (Park East commercial/residential buildings)</p>	<p>Hamilton East: 5 ground floor residential two-story townhomes; 7,954 SF of ground floor commercial space Hamilton West: 13,992 SF of ground floor commercial space</p>	<p>Start: Summer 2018</p>	<p>Hamilton East - Construction commenced: Summer 2018, completed Summer 2019 Hamilton West – Construction commenced: Summer 2020, currently under construction</p>
<p>Playfair and Holland</p>	<p>A five-story building, of approximately 178,000 square feet, which will include 112 luxury apartments and commercial retail/office space.</p>	<p>Start: September 2019</p> <p>Approx. 112 Apartments</p>	<p>Currently under construction.</p> 
<p>Windsor</p>	<p>A four-story building, of approximately 64,000 square feet.</p>	<p>Start: Summer 2022</p>	
<p>Wren</p>	<p>A six-story building of approximately 157,000 square feet, which will include luxury apartments and commercial office/retail space.</p>	<p>Start: Summer 2020</p>	 <p>Construction started Summer 2020</p>

PROJECT UPDATES

Note: All completion dates indicated above are per the Completion Guaranties executed between the CRC and Pedcor. Should Pedcor miss these dates they are obligated to cover the debt obligations.

2) Council and/or CRC Action Items

ACTION ITEM	CITY COUNCIL	CRC
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3) CRC Commitments

An overview of commitments has been uploaded to the CRC website.

Most significantly, the CRC committed to publicly bid a four-story parking garage with not less than 620 parking spaces which has been completed and is available for public use. The CRC also commits to coordinate any significant site plan changes requested by Pedcor with City Council.

PROJECT UPDATES



PROSCENIUM

- 1) Developer Partner(s): Novo Development Group
- 2) Economic Development Area: 126th Street
- 3) Project Summary: Mixed-use development, multiple buildings.
 - 1) 197 Apartments; 22 for-sale condos
 - 2) Approx. 140,000 SF of office and retail space
 - 3) Approx. 450 parking spaces (public and private)

Total project budget: \$60,000,000

4) Anticipated Project Schedule

Design Start	2016
Construction Start	2018
Construction Complete (tentative)	2022

- 5) Construction Milestones: Construction is ongoing.
- 6) Council and/or CRC Action Items

ACTION ITEM	CITY COUNCIL	CRC
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7) CRC Commitments

No commitments by the CRC have been made.
 The City will be relocating and burying Duke Energy’s transmission line and completing road improvements adjacent to the development.



PROJECT UPDATES

December 2022



December 2022

MELANGE

- 1) Developer Partner(s): Onyx + East
- 2) Economic Development Area: Firehouse
- 3) Project Summary: 45 for-sale townhomes and approximately 12 for-sale flats
- 4) Total project budget: \$30,000,000
- 5) Anticipated Project Schedule

TIF Request	2020
Construction Start	May 2021

- 6) Construction Milestones: Construction is underway.
- 7) CRC Commitments

CRC contributed land to the development of this project, relocated the CFD generator, and is funding infrastructure, road work, and utility relocations with TIF.

- 8) Council and/or CRC Action Items

ACTION ITEM	CITY COUNCIL	CRC
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Rendering



PROJECT UPDATES

Rendering



September 2022



CIVIC SQUARE GARAGE

- 1) CRC Design-Build Project
- 2) Economic Development Area: Carmel City Center/Carmel City Center Amendment
- 3) Project Summary:
 - 303-space parking garage
 - 255 spaces will be open to the public
 - 48 spaces are reserved for owner-occupied condos that will line the west and north sides of the garage (to be developed as part of a future CRC project)
- 4) Total project budget: \$9,700,000
- 5) Anticipated Project Schedule

Construction Start	January 2022
Construction End	Mid 2022

- 6) Construction Milestones: Garage is now open for public use.
- 7) CRC Commitments
The CRC will be involved with development and construction of the parking garage
- 8) Council and/or CRC Action Items

September 2022



ACTION ITEM

CITY COUNCIL

CRC

PROJECT UPDATES



Rendering

FIRST ON MAIN

- 1) Developer Partner(s): Lauth Group, Inc.
- 2) Economic Development Area: Lot One
- 3) Project Summary:

- 310-space public parking garage
- Four-story, 73,000 SF Class-A office building with first floor restaurant space and a private rooftop terrace
- 8 condominiums
- 35 apartments
- Community gathering plaza featuring the City’s Rotary Clock

4) Total project budget: \$35,000,000

5) Anticipated Project Schedule

Construction Start	Fall 2021
Construction End	Late summer 2023

6) Construction Milestones: Construction is underway.

7) CRC Commitments

CRC contributed the land for this development. Future commercial taxes from the project (TIF) are being used to fund infrastructure improvements that may include the garage, utility relocations, and roadway improvements.

8) Council and/or CRC Action Items

ACTION ITEM

CITY COUNCIL

CRC



December 2022

PROJECT UPDATES

Rendering



December 2022

THE SIGNATURE

- 1) Developer Partner(s): Tegethoff Development and Great Lakes Capital
- 2) Economic Development Area: Main and Old Meridian
- 3) Project Summary:
 - 8 owner-occupied flats/condos
 - 295 luxury apartments
 - 15k sf of office/retail
 - 374 structured parking spaces
 - Dedication of land for future street
- 4) Total project budget: \$78,000,000
- 5) Anticipated Project Schedule

Construction Start	November 2021
Construction End	

- 6) Construction Milestones: Construction is underway.
- 7) CRC Commitments:

Future commercial taxes from the project (TIF) are being used to fund infrastructure improvements that may include the garage, utility relocations, and roadway improvements.
- 8) Council and/or CRC Action Items

ACTION ITEM	CITY COUNCIL	CRC
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PROJECT UPDATES



Rendering



December 2022

MAGNOLIA

- 1) Developer Partner(s): Old Town Companies
- 2) Economic Development Area: Magnolia
- 3) Project Summary: Multi-phase development that will include six condominium buildings with five units per building, for a total of 30 for-sale condos, and future multi-family residential on the corner of City Center Drive and Rangeline Road.
- 4) Total project budget:
- 5) Anticipated Project Schedule

Construction Start	Fall 2021
Construction End	

- 6) Construction Milestones: Construction is underway.
- 7) CRC Commitments: CRC contributed the land for the development of this project.
- 8) Council and/or CRC Action Items



December 2022

ACTION ITEM

CITY COUNCIL

CRC

PROJECT UPDATES



Rendering



December 2022

HAMILTON CROSSING

- 1) Developer Partner(s): Kite Reality Group and Pure Development, Inc.
- 2) Economic Development Area: Amended 126th Street
- 3) Project Summary: New home of Republic Airways. 105,000 square-foot training facility with 20 classrooms, 94 workstations, two cabin trainers, and eight flight simulators. The hotel adjacent to the training center will be expanded to 274 rooms. 1,900 jobs brought/created with Republic alone.
- 4) Total project budget: \$200,000,000 investment for Phase 1 and II
- 5) Anticipated Project Schedule

Construction Start	Fall 2021
Construction End	Early 2023

- 6) Construction Milestones: Construction is underway.
- 7) CRC Commitments

Future commercial taxes from the project (TIF) are being used to fund infrastructure improvements that may include the garage, utility relocations, and roadway improvements.

- 8) Council and/or CRC Action Items

ACTION ITEM

CITY COUNCIL

CRC



December 2022

PROJECT UPDATES



Rendering



December 2022

PROSCENIUM II

- 1) Developer Partner(s): Novo Development Group
- 2) Economic Development Area: Amended 126th Street
- 3) Project Summary: Mixed-use development
 - i. 120 parking spaces
 - ii. 48 Apartments; 7 for-sale condos
 - iii. Approx. 15,000 SF of office and retail space
 - iv. Approx. Total project budget: \$18,000,000

4) Anticipated Project Schedule

Design Start	2021
Construction Start	2022
Construction Complete (tentative)	

- 5) Construction Milestones: Site work is underway.
- 6) Council and/or CRC Action Items

ACTION ITEM	CITY COUNCIL	CRC
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- 7) CRC Commitments
No commitments by the CRC have been made.

Respectfully submitted,

Henry Mestetsky
 Executive Director
 Carmel Redevelopment Commission/Department
 January 27, 2023

Prepared for City Council and the Redevelopment Commission
 -End Report-

Sponsor: Councilor Rider

ORDINANCE Z-679-22

**AN ORDINANCE OF THE COMMON COUNCIL OF THE
CITY OF CARMEL, INDIANA
AMENDING THE LEGACY
PLANNED UNIT DEVELOPMENT DISTRICT (Z-501-07)**

Synopsis:

Ordinance establishes an Amendment to the Legacy Planned Unit Development District Ordinance, Ordinance Number Z-501-07 which Amendment shall be referred to as the 2022 Legacy PUD Amendment Ordinance (the “2022 Legacy PUD Amendment Ordinance”). The 2022 Legacy PUD Amendment Ordinance amends certain provisions of the original Legacy PUD Ordinance Number Z-501-07 (as amended), pertaining to the Use Blocks, Maximum Unit Limitations, and removing units from the future use of the existing Amenity Area within the Legacy.

WHEREAS, the Carmel Unified Development Ordinance, Ordinance Z-625-17, as amended (the “Unified Development Ordinance”), provides for the establishment of a Planned Unit Development District in accordance with the requirements of I.C. § 36-7-4-1500 et seq.; and

WHEREAS, the Common Council adopted the Legacy Planned Unit Development Ordinance, Ordinance Number Z-501-07, on January 22, 2007, which established the Legacy PUD District, and

WHEREAS, the Common Council amended the Legacy Planned Unit Development ordinance, Ordinance Z-501-07 by the enactment of Ordinance Z-637-18, on December 17, 2018, (collectively, the “Legacy PUD”); and

WHEREAS, Advenir Oakley Development, LLC (“Advenir Oakley”) submitted an application to the Carmel Plan Commission (the “Plan Commission”) to amend the Legacy PUD District Ordinance (the “2022 Legacy PUD Amendment”) for certain real estate in the City of Carmel, Hamilton County, Indiana, as legally described in **Exhibit A** attached hereto (the “Real Estate”); and

WHEREAS, the application is consistent with the provisions of the UDO and PUD Statute; and

WHEREAS, after proper notice, and pursuant to the provisions of the PUD Statute and UDO, the Plan Commission conducted a public hearing on September 20, 2022 regarding the 2022 Legacy PUD Amendment, which application was docketed as PZ-2022-00147 OA, and

WHEREAS, the Plan Commission has given a **FAVORABLE** recommendation to this Legacy 2022 PUD Amendment Ordinance, which Legacy 2022 PUD Amendment Ordinance amends certain provisions of the Legacy PUD with respect to the Real Estate.

NOW, THEREFORE, BE IT ORDAINED by the Council, that: (i) pursuant to IC §36-7-4-1500 *et seq.*, the Council adopts this 2022 Legacy PUD Amendment Ordinance, as an amendment to the Zone Map; (ii) all prior ordinances or parts thereof inconsistent with any provision of this 2022 Legacy PUD Amendment Ordinance and its exhibits are hereby made inapplicable to the use and development of the Real Estate; (iii) all prior commitments and restrictions applicable to the Real Estate or parts thereof inconsistent with any provision of this 2022 Legacy PUD Amendment Ordinance shall be null and void and replaced and superseded by this 2022 Legacy PUD Amendment Ordinance; and, (iv) this 2022 Legacy PUD Amendment Ordinance shall be in full force and effect from and after its passage and signing.

Section 1. Applicability of Ordinance:

- A. Development of the Real Estate shall be governed entirely by (i) the provisions of this 2022 Legacy PUD Amendment Ordinance and its exhibits, and (ii) those provisions of the Legacy PUD, as amended by this 2022 Legacy PUD Amendment Ordinance.
- B. All provisions of the Legacy PUD not affected by this 2022 Legacy PUD Amendment Ordinance shall continue, unchanged, and the Legacy PUD Ordinance, as amended, shall remain in full force and effect.

Section 2. Definitions and Rules of Construction:

- A. General Rules of Construction. The following general rules of construction and definitions shall apply to the 2022 Legacy PUD Amendment Ordinance:
 - 1. The singular number includes the plural and the plural the singular, unless the context clearly indicates the contrary.
 - 2. Words used in the present tense include the past and future tenses, and the future the present.
 - 3. The word “shall” indicates a mandatory requirement. The word “may” indicates a permissive requirement.
- B. Definitions. The definitions (i) of the capitalized terms set forth below in this Section 2, as they appear throughout this 2022 Legacy PUD Amendment Ordinance, shall have the meanings set forth below in this Section 2.2 and (ii) of all other capitalized terms included in this 2022 Legacy PUD Amendment Ordinance and not defined below in this Section 2, shall be the same as set forth in the Legacy PUD and UDO.

Architectural Character Imagery: These comprise the elevations and perspectives, attached hereto **Exhibit D** (Architectural Character Imagery). The Architectural Character Imagery shall be the basis for the development of final residential building designs provided all applicable Development Requirements are met, including ADLS Approval. All Structures including residential Uses on the Real Estate shall be developed in substantial compliance with the Architectural Character Imagery subject to ADLS Approval by the Plan Commission.

Concept Plan: The general plan for the development of the Real Estate, including but not limited to lots, streets and common areas attached hereto as **Exhibit C** (Concept Plan).

Controlling Developer: Shall mean Advenir Oakley Development, LLC or the owner of the Real Estate at the time of adoption of the 2022 Legacy PUD Amendment Ordinance, until such time as Advenir Oakley Development, LLC or the owner transfers or assigns, in writing, its rights as Controlling Developer.

Development Requirements: Written development standards and any written requirements specified in this 2022 Legacy Amendment PUD Ordinance, which must be satisfied in connection with the approval of a Development Plan and Building Permits.

Real Estate: The Real Estate legally described in **Exhibit A** (Legal Description).

Unified Development Ordinance (or “UDO”): The Unified Development Ordinance, Ordinance Z-625-17, of the City of Carmel, Hamilton County, Indiana, as amended.

Zone Map: The City’s official Zone Map corresponding to the UDO.

Section 3: **Concept Plan:**

- A. The Concept Plan, attached hereto as **Exhibit C**, is hereby incorporated by reference (the “Concept Plan”).

- B. The Residential Uses on the Real Estate shall be developed in substantial compliance with the Concept Plan subject to Development Plan Approval by the Plan Commission. Substantial compliance shall be regulated in the same manner as the “substantially or materially altered” provisions of the UDO as it applies to Development Plans.

Section 4: **Use Blocks:**

- A. Attached hereto as **Exhibit B**, is a copy of the Legacy PUD Use Block Map illustrating the Use Blocks within the Legacy PUD, as proposed with modifications identified below in this Section, and also identifying the Real Estate which is outlined in yellow, is hereby incorporated by reference (the “Use Block Map”).
- B. Section 7. (Primary Office Use Block) of the Original Legacy PUD is deleted.
- C. The Use Block Map shall be amended by incorporating, in total, the area identified as Primary Office (PO) into the Urban Residential (UR) Use Block area.
- D. Development of the Real Estate shall be subject to the Permitted Uses, Landscaping, Lighting, Parking and Signage as applicable within the Urban Residential (UR) Use Block and Village Core (VC) Use Block of the Legacy PUD.
- E. Detached Dwellings: Exhibit 8 Development Standards and Architectural Standards of the Legacy PUD, shall not apply as the following standards shall apply to Detached Dwellings.
 - 1. The Architectural Design Requirements of Section 6 of this 2022 Legacy PUD Amendment Ordinance shall apply.
 - 2. The Minimum Square footage shall be 1,000 square feet.
 - 3. Minimum Front Yard Setback:
 - a. Eight (8) feet measured from covered porch or stoop to the sidewalk which runs parallel to a street, alley or parking area (space).
 - b. A minimum of five (5) feet is permitted between the side of a Dwelling and a sidewalk which runs parallel to a street, or parking area (space).
 - 4. Minimum Distance between buildings: Ten (10) feet.
 - 5. Minimum Rear Yard Setback: Eight (8) feet except adjacent to alleys where the minimum setback shall not apply.
- F. Attached Dwellings: Attached Dwellings shall be subject to (i) the Architectural Design Requirements of Section 6 of this 2022 Legacy PUD

Amendment Ordinance, and (ii) the Development Standards of Exhibit 9 of the Legacy PUD as amended below:

1. Minimum Front Yard Setback:
 - a. Eight (8) feet measured from covered porch or stoop to the sidewalk which runs parallel to a street, alley or parking area (space).
 - b. Zero (0) setback shall be permitted from an alley where a garage door abuts the alley (see Concept Plan).
 - c. A minimum of five (5) feet is permitted between the side of a Dwelling and a sidewalk which runs parallel to a street, or parking area (space).
2. Minimum Distance between buildings: Ten (10) feet.
3. Minimum Rear Yard Setback: Eight (8) feet except adjacent to alleys where the minimum setback shall not apply.

G. Apartment Buildings shall not be subject to Section 6 of the Legacy PUD, however Apartment Buildings shall be subject to (i) the Architectural Design Requirements of Section 6 of this 2022 Legacy PUD Amendment Ordinance and (ii) the Development Standards of Exhibit 9 of the Legacy PUD.

H. A maximum of forty (40) dwellings (flats, Lofts, apartments) are permitted per multi-story building along Community Drive and Equality Boulevard as illustrated on the Concept Plan.

I. Primary Uses on the first floor of the northern-most multi-story building along Community Drive shall (i) include but not be limited to leasing, gym, resident café (or similar), co-working space and other permitted commercial uses, (ii) and occupy a minimum of 6,000 square feet.

Section 5. Maximum Unit Limitations:

A. Section 17.1 (Primary Residential Density) of the Legacy PUD is replaced and superseded in its entirety by the following:

Application of this Section 5, regarding maximum unit limitations, shall regulate all dwellings on the Real Estate as Apartments as all are for rent dwelling units, even though they take the form of an Attached or Detached Dwelling and are regulated per Section 6 – Architectural Design of this Ordinance.

The total number of Detached Dwellings, Attached Dwellings, Apartments, and CCRC Cottages shall not exceed one thousand four hundred and forty-seven (1,447), may occur in any combination subject only to the limitation of Section 5 of this Ordinance, are referred in the Chart in Section 17.3 of the Original Legacy PUD as “Base Units”, and may occur in any combination subject only to the limitations below:

1. Maximum Attached Dwellings. Without the approval of the Plan Commission, there shall be no more than four hundred and seventy-six (476) Attached Dwellings.
 2. Maximum Apartments. Without the approval of the Plan Commission, there shall be no more than six hundred nineteen (619) Apartments.
- B. Section 17.2 (Ancillary Use Limitations) of the Original Legacy PUD is amended to replace “one thousand two hundred fifty (1,250)” with the limitation amended above, “one thousand four hundred and forty-seven (1,447)”. The regulation of Ancillary Units is otherwise unchanged and remains regulated per Section 17.2 and Section 17.3 of the Legacy PUD. However, no CCRC Dwellings shall be permitted on the Real Estate.
- C. The maximum number of Dwellings permitted on the Real Estate shall not exceed three hundred and fifty (350).
- D. There shall be no more than one-hundred and twenty (120) Apartments located within in the three (3), multi-story, buildings located along Community Drive and Equality Boulevard.

Section 6. Architectural Design:

- A. All Residential Structures on the Real Estate shall be in substantial compliance with the Architectural Character Imagery hereby incorporated and attached as **Exhibit D** subject to ADLS Approval by the Plan Commission. Substantial compliance shall be regulated in the same manner as the “substantially or materially altered” provisions of the UDO as it applies to Architectural Design.
- B. Use of Masonry:
1. A minimum of thirty (30) percent of all cottage units will have 18”-36” masonry wainscot. In satisfaction of this standard, masonry shall not be required on a façade enclosed by a fence within a private courtyard space.
 2. On the multi-story, with the exception of the area allocated for retail usage, which will receive more appropriate retail storefront

glazing, the first floor of the multi-story building will receive a masonry component.

3. Only one (1) type and color of masonry shall be used on a Dwelling (no stone / brick combinations shall be used on a Dwelling by way of example).
- C. The number of windows shall be provided as illustrated on the Dwelling elevations provided on **Exhibit D**.
- D. Anti-monotony:
1. No Dwelling design shall repeat across a 6-unit run along the same side of a street.
 2. No Dwelling design shall repeat directly across the street.
 3. The “Carriage House - 2 Bedroom Int. Stair” Dwelling type included on **Exhibit D** shall be exempt from the Anti-monotony standards of this Section 6.

Section 7. Signage:

- A. **Section 15.1** (Residential Signs) of the Legacy PUD shall not apply to the residential uses on the Real Estate, rather the following shall apply:
1. Signs shall be consistent with the type and style of Signs depicted in **Exhibit F** subject to (i) ADLS Approval by the Plan Commission and (ii) compliance with the UDO standards regarding number, type, location, size and height. Monument sign(s) shall not require a cap design element as specified in the UDO.
 2. Modifications to Permitted Signs may be approved by the Plan Commission as part of the review of an ADLS or ADLS Amendment Application.
 3. All signs for non-residential uses shall be subject to the standards of UDO as amended only by the Legacy PUD.

Section 8. Amenity Area:

- A. The Controlling Developer shall construct an amenity area (the “Amenity Area”) on the Real Estate.
- B. The Amenity Area shall contain, at a minimum, the following improvements:

1. One (1) outdoor pool of a minimum size of one thousand nine hundred fifty (1,950) square feet;
 2. Outdoor seating and grilling stations.
 3. A clubhouse with a minimum size of one thousand five hundred (1,500) square feet including changing rooms, fitness center and storage;
- C. In addition to the clubhouse an additional 1,500 square foot building / area(s) will be constructed as part of the Amenity Area or within one of the multi-story buildings along Community Drive which will include a leasing center and centralized mail delivery.
- D. The Controlling Developer shall complete construction of the Amenity Area, clubhouse and leasing office buildings prior to occupancy of the dwellings on the Real Estate by residents.
- E. The Amenity Area shall serve residents of the Real Estate. The Real Estate shall not be part of the association entitled to the use of the other amenity areas which serve the other neighborhoods within the Legacy PUD.
- F. Dog DNA testing will be included as part of all lease agreements in order to control animal waste collection.

Section 9. Additional Standards.

A. Landscaping:

1. The western perimeter sidewalk as illustrated on the Concept Plan shall be planted with new trees and shrubs providing enhanced buffering between the Real Estate and the adjacent common (preserve) area.
2. All landscaping on the Real Estate shall be maintained in substantial compliance with the approved landscaping plan; however, alternative planting materials may be permitted subject to the approval by the Urban Forester.

B. ADA:

1. The design and layout for ADA access will include a ramp entrance to the main entrance of the amenity space.
2. All sidewalks/crosswalks/paths will be designed per ADA requirements.

- C. There shall be a minimum of three (3) raised pedestrian crosswalks included on the Real Estate as traffic calming measures.
- D. Fence Design along 146th Street: The fence that runs generally parallel with 146th Street along the north side of the residential use shall be in substantial compliance with the Fence Character Example hereby incorporated and attached as **Exhibit E** subject to ADLS Approval by the Plan Commission.
- E. Trash collection from each dwelling unit will be collected by Owner, picked up, and transported offsite by a commercial waste management company. Managing owner shall arrange for trash collection from each dwelling unit. No permanent individual outdoor trash bins shall be permitted at each dwelling unit. Any central trash collection locations within the community will be fully screened and Owner will arrange for pick up. Private trash receptacles, recycling containers, and grease trap containers shall be enclosed on all four (4) sides and be screened with landscaping to a minimum height of dumpster and/or compactor plus two (2) feet.

Section 10. General Maintenance and Maintenance Enforcement:

- A. All landscaping and all vertical improvements (including but not limited to, buildings, fencing, light poles, common area amenities, pool facilities, etc.) that are installed on the Real Estate by the Controlling Developer shall be properly maintained by either the Controlling Developer or the Controlling Developer's successors, transferees and/or assigns in interest. This includes but is not limited to the repair, removal and timely replacement of missing, damaged or dilapidated materials.
- B. The maintenance obligations set forth above shall be subject to the Article 10 Enforcement provisions of the City of Carmel's Unified Development Ordinance, as may be amended from time to time.

Section 11. This 2022 Legacy Amendment Ordinance Number Z-679-22 shall be in full force and effect from and after its passage by the Common Council and signing by the Mayor.

Section 12. **Exhibits.** All of the Exhibits (A-F) on the following pages are attached to this 2022 Legacy PUD Amendment Ordinance, are incorporated by reference into this 2022 Legacy PUD Amendment Ordinance and are part of this 2022 Legacy PUD Amendment Ordinance.

The remainder of this page is left blank intentionally.

Exhibit A

Real Estate

A PART OF THE NORTHWEST QUARTER OF SECTION 23, TOWNSHIP 18 NORTH, RANGE 4 EAST, HAMILTON COUNTY, INDIANA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF COMMON AREA #2 IN THE RIDGE AT THE LEGACY SECTION 1 (AKA THE RESIDENTIAL PHASE ONE, SECTION ONE), AS RECORDED IN INSTRUMENT NUMBER 2013002737 IN THE OFFICE OF THE RECORDER OF HAMILTON COUNTY, INDIANA; THE FOLLOWING 4 COURSES FALL ON AND ALONG THE SOUTH RIGHT-OF-WAY OF 146TH STREET AS DESCRIBED IN INSTRUMENT NUMBER 2001065741 IN SAID RECORDER'S OFFICE; (1) SOUTH 84 DEGREES 03 MINUTES 06 SECONDS EAST, 15.14 FEET; (2) NORTH 87 DEGREES 46 MINUTES 14 SECONDS EAST, 197.10 FEET; (3) SOUTH 89 DEGREES 22 MINUTES 02 SECONDS EAST, 1246.72 FEET; (4) SOUTH 88 DEGREES 09 MINUTES 51 SECONDS EAST, 328.47 FEET TO THE WEST RIGHT-OF-WAY OF COMMUNITY DRIVE AS DESCRIBED IN INSTRUMENT NUMBER 2008043636 IN SAID RECORDER'S OFFICE; THE FOLLOWING 7 COURSES FALL ON AND ALONG SAID WEST RIGHT-OF-WAY OF COMMUNITY DRIVE; (1) SOUTH 00 DEGREES 00 MINUTES 14 SECONDS EAST, 224.10 FEET; (2) ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 435.43 AND AN ARC LENGTH OF 34.61 AND HAVING A LONG CHORD BEARING OF S02°07'37"W AND A DISTANCE OF 34.60'; (3) SOUTH 04 DEGREES 21 MINUTES 13 SECONDS WEST, 242.38 FEET; (4) ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 544.50' AND AN ARC LENGTH OF 41.41 AND HAVING A LONG CHORD BEARING OF S02°10'29"W AND A DISTANCE OF 41.40; (5) SOUTH 00 DEGREES 00 MINUTES 14 SECONDS EAST, 88.34 FEET; (6) ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 544.50' AND AN ARC LENGTH OF 29.30 AND HAVING A LONG CHORD BEARING OF S01°32'44"E AND A DISTANCE OF 29.30'; (7) SOUTH 03 DEGREES 05 MINUTES 13 SECONDS EAST, 135.88 FEET TO THE NORTH RIGHT-OF-WAY LINE OF EQUALITY BOULEVARD AS DESCRIBED IN INSTRUMENT NUMBER 2015002813 IN SAID RECORDERS OFFICE; THE FOLLOWING 2 COURSES FALL ON AND ALONG SAID NORTH RIGHT-OF-WAY OF EQUALITY BOULEVARD; (1) SOUTH 86 DEGREES 54 MINUTES 36 SECONDS WEST, 146.59 FEET; (2) SOUTH 89 DEGREES 59 MINUTES 46 SECONDS WEST, 212.88 FEET TO THE SOUTHEAST CORNER OF COMMON AREA #7 IN THE WINDWARD AT LEGACY TOWNHOMES, AS RECORDED IN INSTRUMENT NUMBER 2021066606 IN SAID RECORDER'S OFFICE; THE FOLLOWING 7 COURSES FALL ON AND ALONG THE NORTH AND EAST LINES OF SAID COMMON AREA #7; (1) NORTH 00 DEGREES 00 MINUTES 37 SECONDS WEST, 3.16 FEET; (2) ALONG A NON TANGENT CURVE TO THE LEFT HAVING A RADIUS OF 232.00' AND AN ARC LENGTH OF 43.95' AND HAVING A LONG CHORD BEARING OF S84°33'51"W AND A DISTANCE OF 43.89'; (3) SOUTH 79 DEGREES 08 MINUTES 11 SECONDS WEST, 167.81 FEET; (4) ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 768.00' AND AN ARC LENGTH OF 145.48' AND HAVING A LONG CHORD BEARING OF S84°33'47"W AND A DISTANCE OF 145.26'; (5) SOUTH 89 DEGREES 59 MINUTES 23 SECONDS WEST, 140.35 FEET; (6) ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 15.00' AND AN ARC LENGTH OF 23.56' AND HAVING A LONG CHORD BEARING OF N45°00'37"W AND A DISTANCE OF 21.21'; (7) NORTH 00 DEGREES 00 MINUTES 37 SECONDS WEST, 174.27 FEET TO THE NORTH LINE OF SAID WINDWARD AT LEGACY TOWNHOMES; THENCE SOUTH 89 DEGREES 59 MINUTES 23 SECONDS WEST ON AND ALONG SAID NORTH LINE 891.32 FEET TO THE EAST LINE OF COMMON AREA #8 IN THE RIDGE AT THE LEGACY SECTION 3 AS DESCRIBED IN INSTRUMENT NUMBER 2014054239 IN SAID RECORDER'S OFFICE; THE FOLLOWING 3 COURSES FALL ON AND ALONG SAID EASTERN LOT LINE OF COMMON AREA #8; (1) NORTH 00 DEGREES 29 MINUTES 16 SECONDS WEST, 83.68 FEET; (2) NORTH 89 DEGREES 59 MINUTES 18 SECONDS WEST, 14.15 FEET; (3) NORTH 00 DEGREES 00 MINUTES 42 SECONDS EAST, 484.95 FEET TO THE SOUTHEAST CORNER OF SAID COMMON AREA #2 IN THE RIDGE AT THE LEGACY SECTION 1 (AKA THE RESIDENTIAL PHASE ONE, SECTION ONE); THENCE NORTH 00 DEGREES 00 MINUTES 40 SECONDS EAST, 109.86 FEET ON AND ALONG SAID EAST COMMON AREA LINE TO THE POINT OF BEGINNING. CONTAINING 30.70 ACRES OF LAND, MORE OR LESS.

Exhibit A

Real Estate



Exhibit B

Use Block Map



Exhibit C

Concept Plan

See Following Page



SKETCH PLAN 1:100
LEO AT CARMEL - A MIXED-USE COMMUNITY

- | | | | |
|---|-----------------------------|---|-------------------------|
|  | CLUBHOUSE & AMENITIES |  | 2 BEDROOM COTTAGE UNITS |
|  | 2 BEDROOM CARRIAGE HOUSE |  | 3 BEDROOM TOWNHOUSE |
|  | 2/3 BR COTTAGES WITH GARAGE |  | MULTIFAMILY |
| | | | COMMERCIAL |



11.07.22

Exhibit D

Architectural Character Imagery

See Following 26 Pages

COTTAGE - 2 BEDROOM



Elevation



Main Level

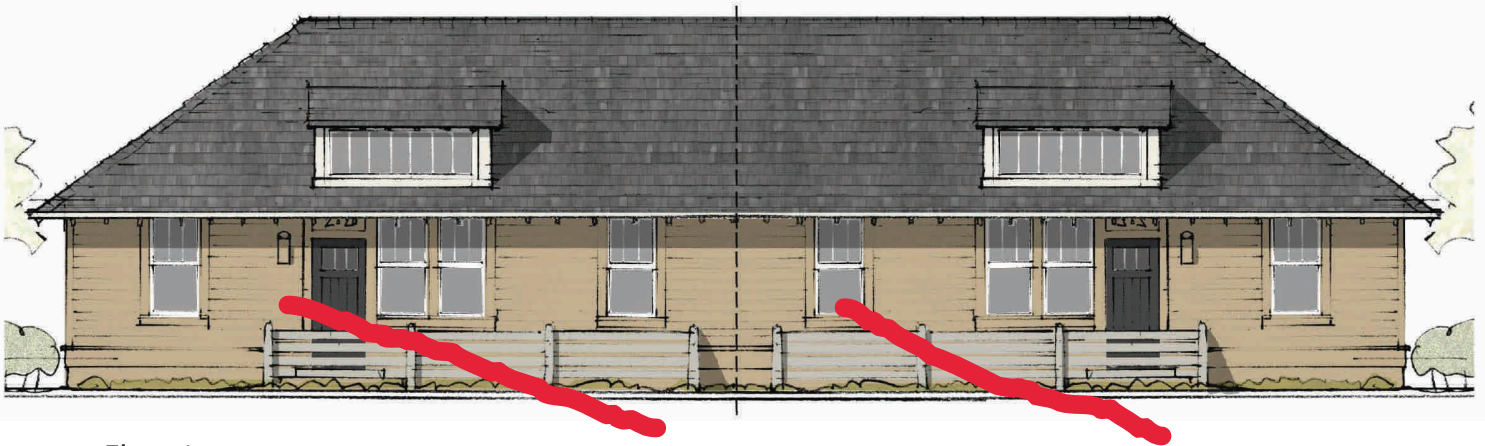
B201

1064 SQ FT

LEO

NEED NOT BE BUILT

DUPLEX - 2 BEDROOM



Elevation

No Fence Included in front yard



Lower Floor Plan

1064 SQ FT

LEO

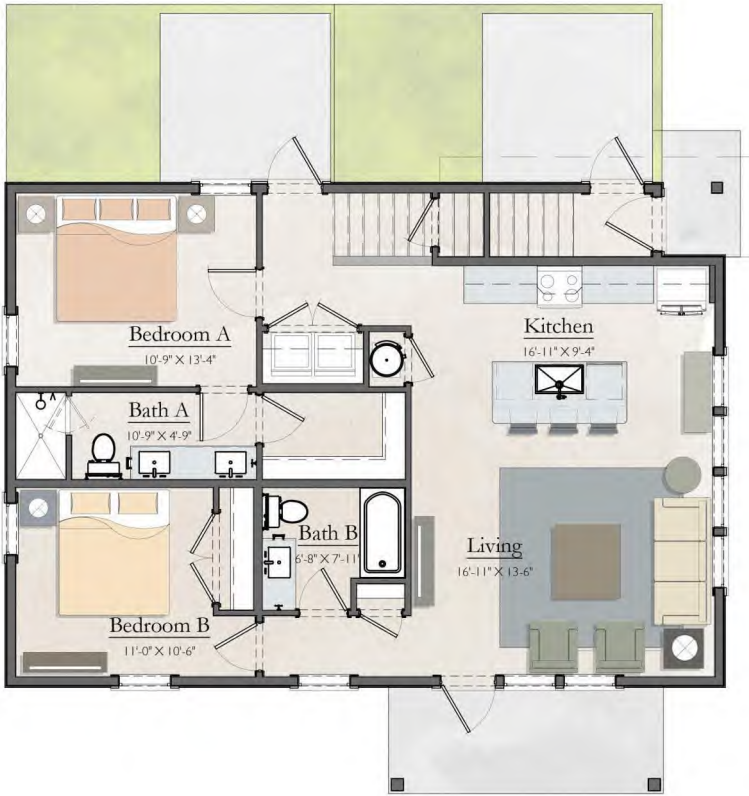
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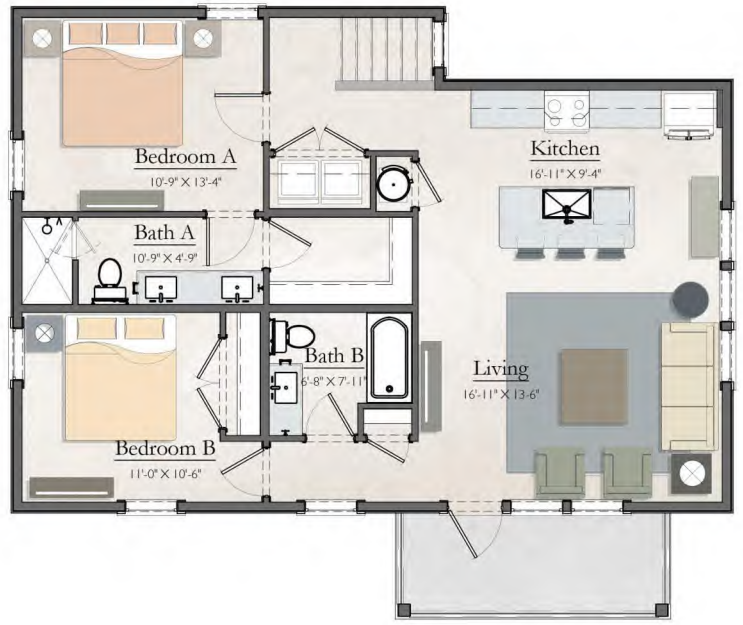
STACKED DUPLEX - 2 BEDROOM



Elevation



Lower Floor Plan



Upper Floor Plan

2173 SQ FT

LEO

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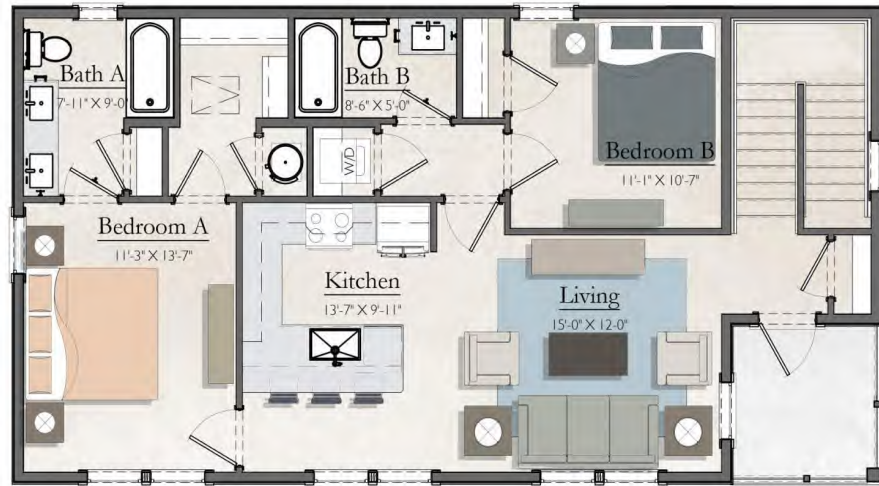
CARRIAGE HOUSE - 2 BEDROOM INT. STAIR



Elevation



Upper Floor Plan



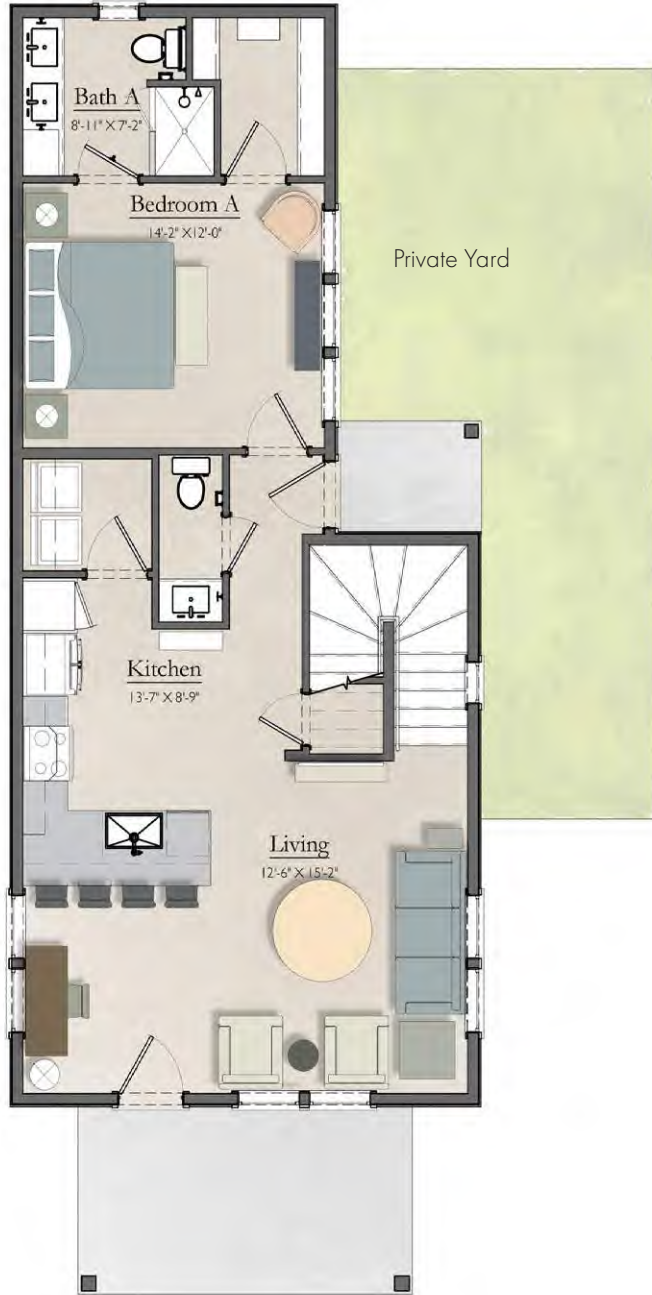
Lower Floor Plan



2020 SQ FT



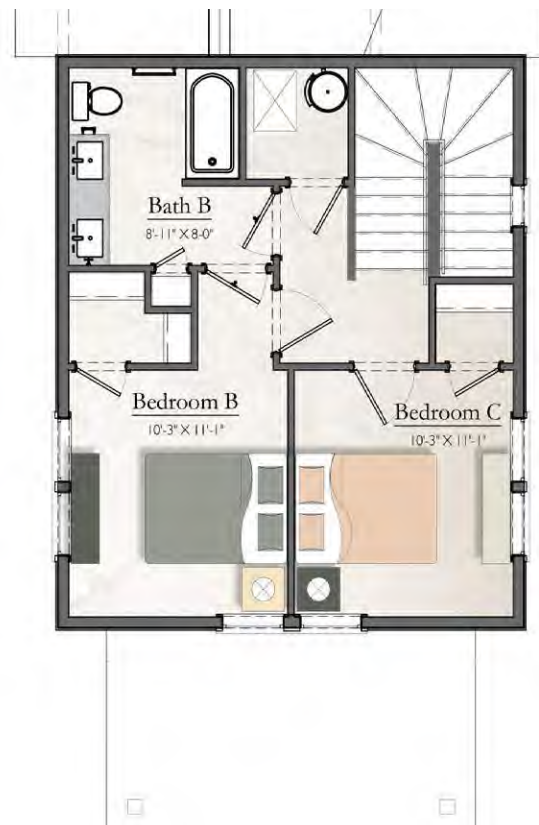
TOWNHOUSE - 3 BEDROOM



Lower Level



Elevation



Upper Level

C400

1372 SQ FT

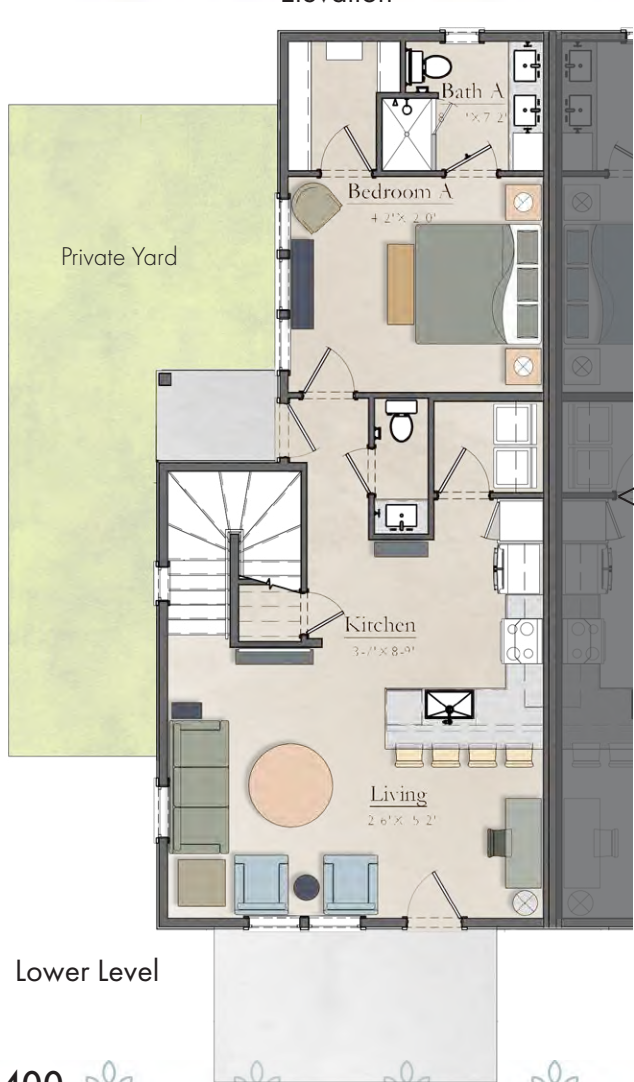
LEO

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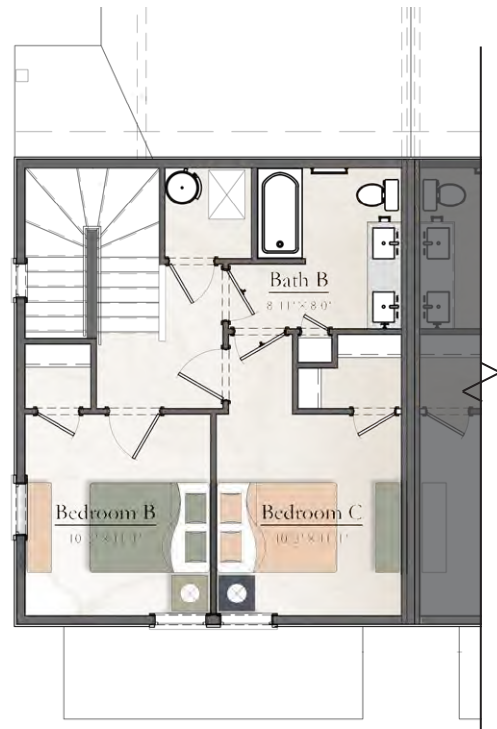
TOWNHOUSE TWIN - 3 BEDROOM



Elevation



Lower Level



Upper Level

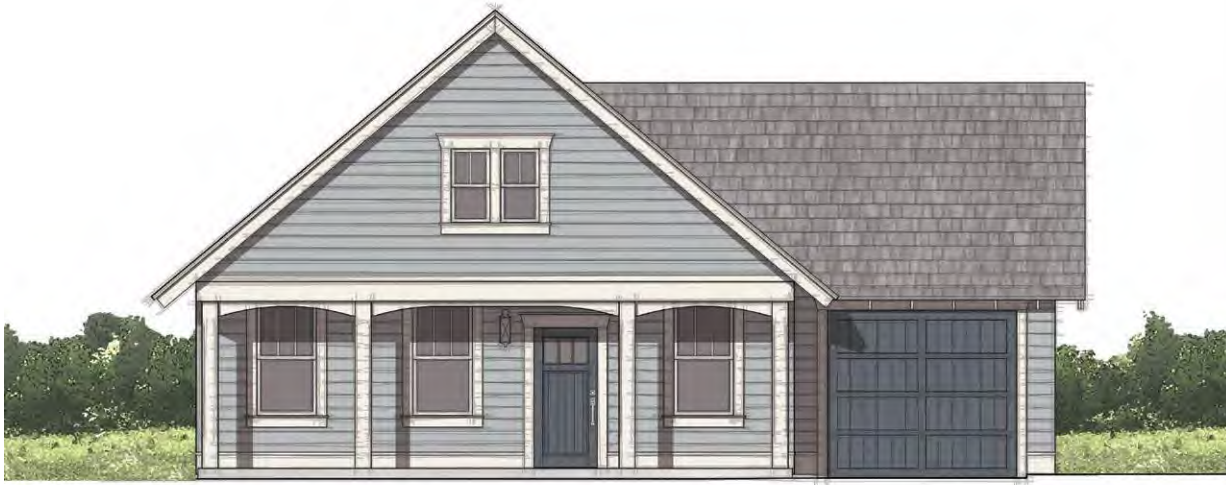
C400/C400

1372/ 1372 SQ FT

LEO

NEED NOT BE BUILT

2 BEDROOM COTTAGE ATTACHED GARAGE



Elevation



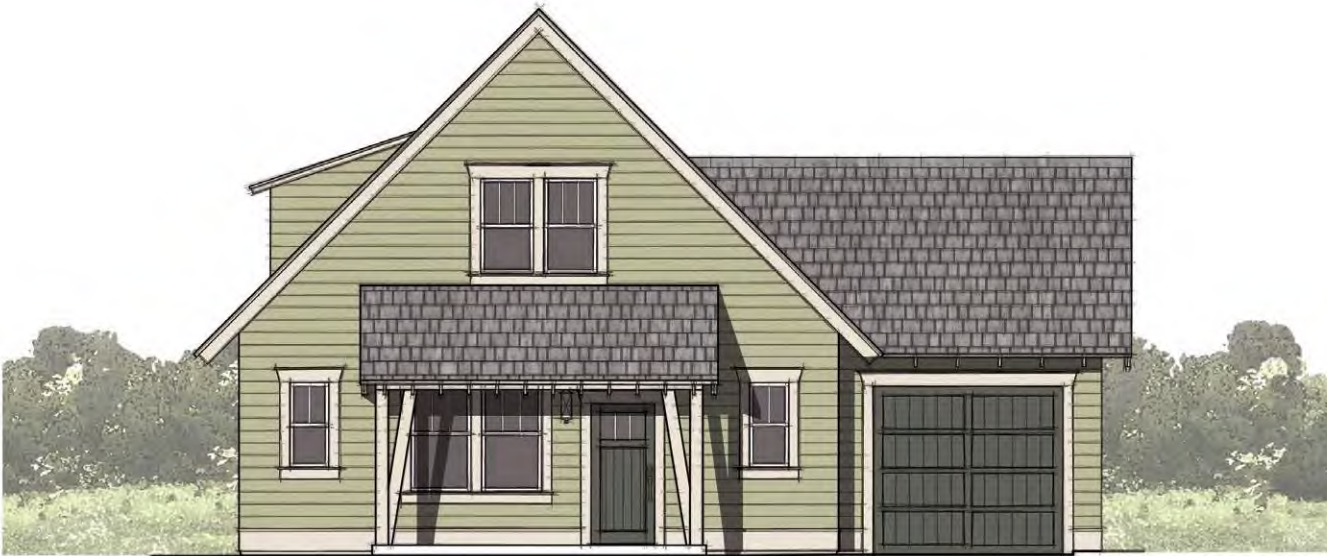
Floor Plan

1456 SQ FT



NEED NOT BE BUILT

3 BEDROOM COTTAGE ATTACHED GARAGE



Elevation



First Floor Plan



Second Floor Plan

1456 SQ FT



4 - STORY LOFTS - 1 & 2 BEDROOM



1 BR Loft - 754 SF



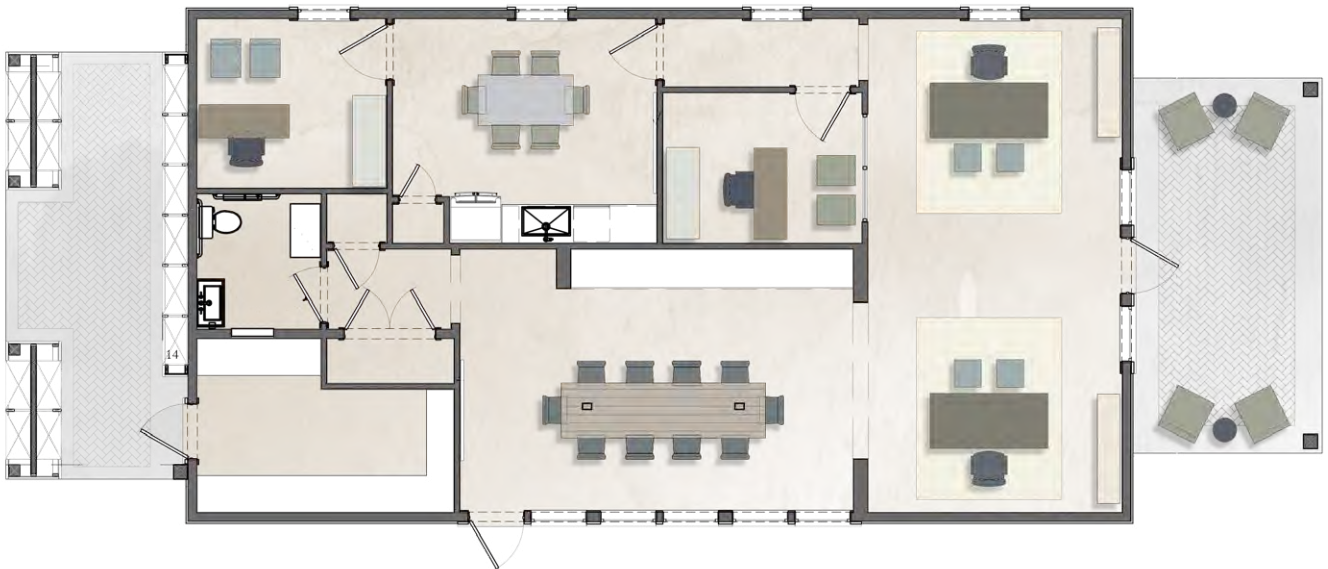
2 BR Loft - 1,102 SF



CLUBHOUSE LEASING



Elevation



Floor Plan

1456 SQ FT

LEO

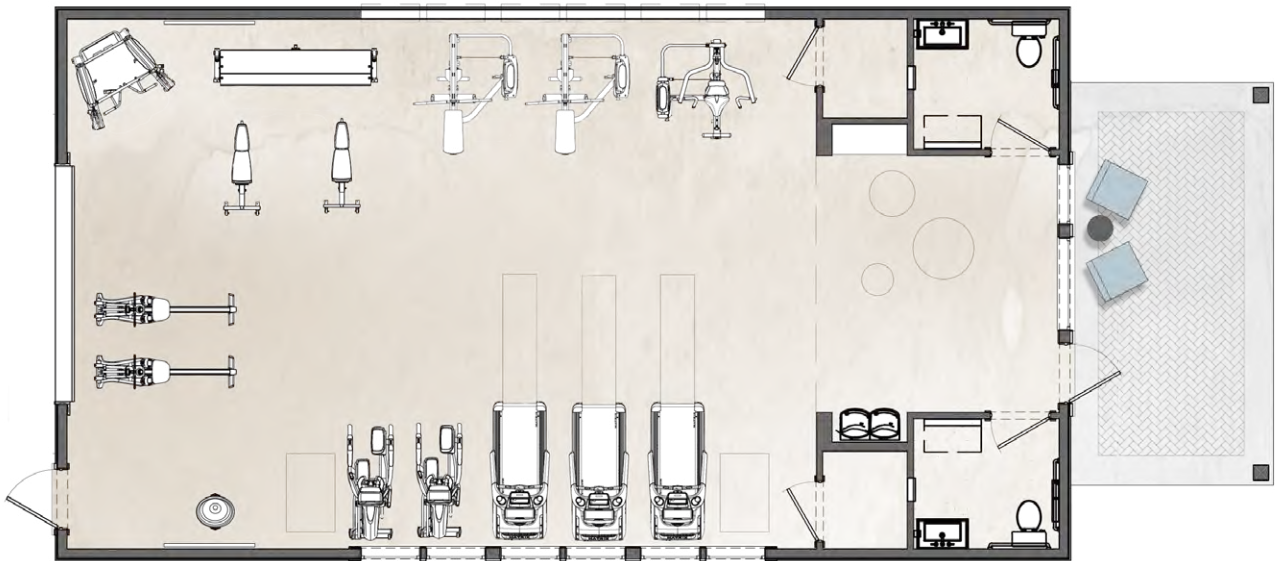
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CLUBHOUSE FITNESS

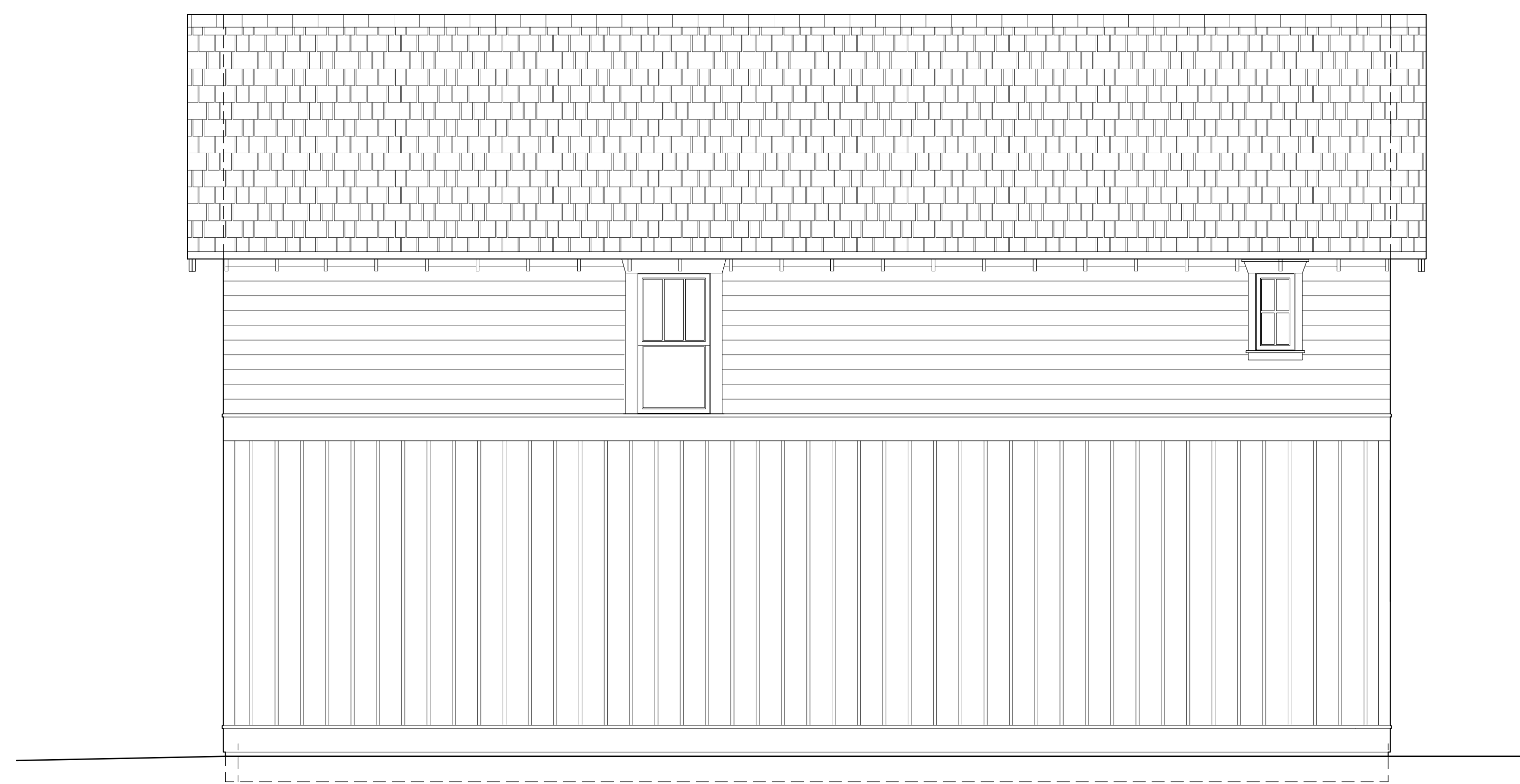
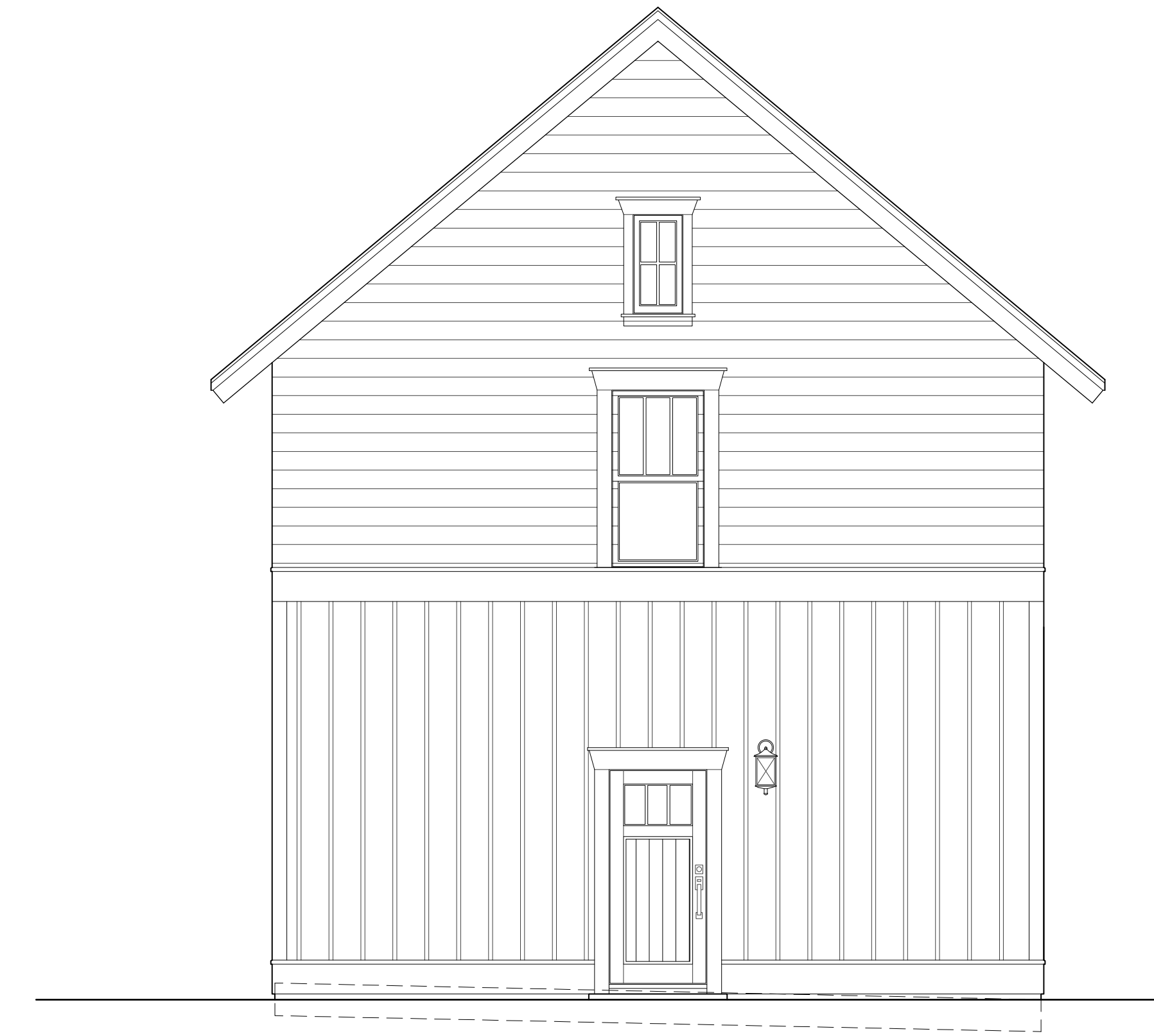


Elevation

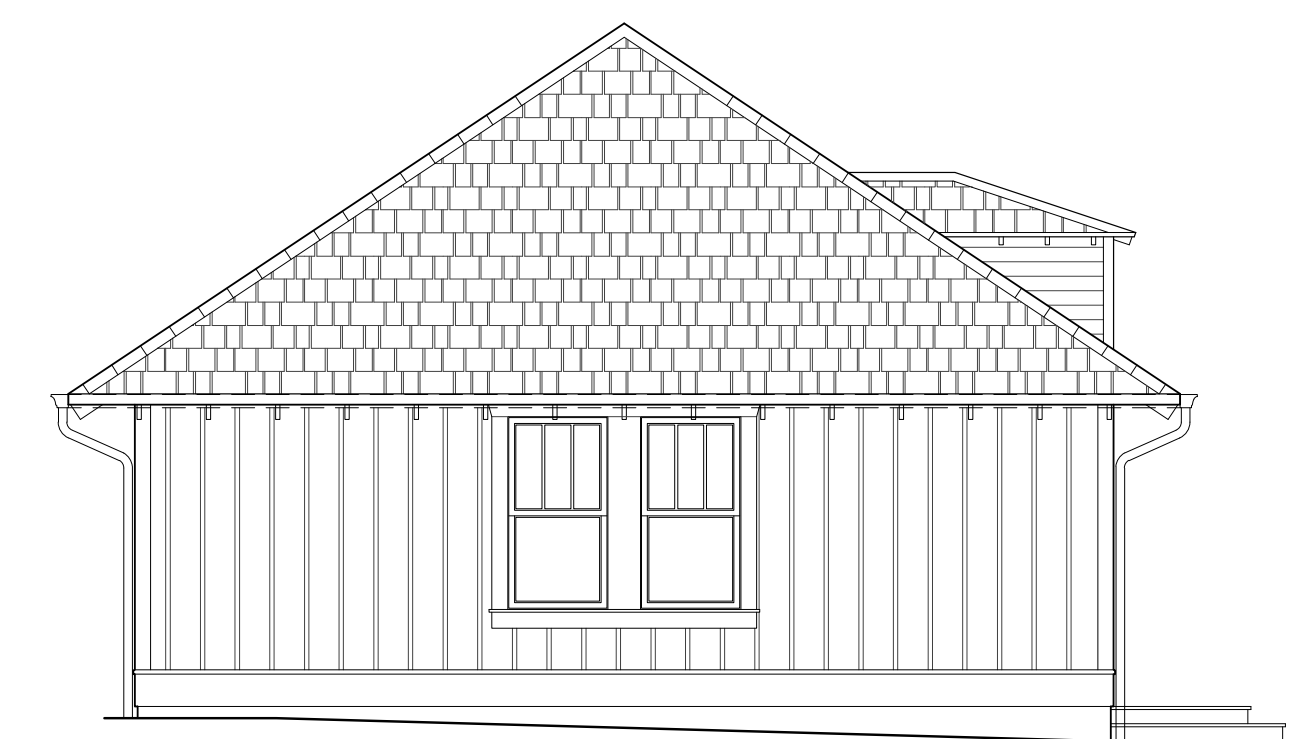
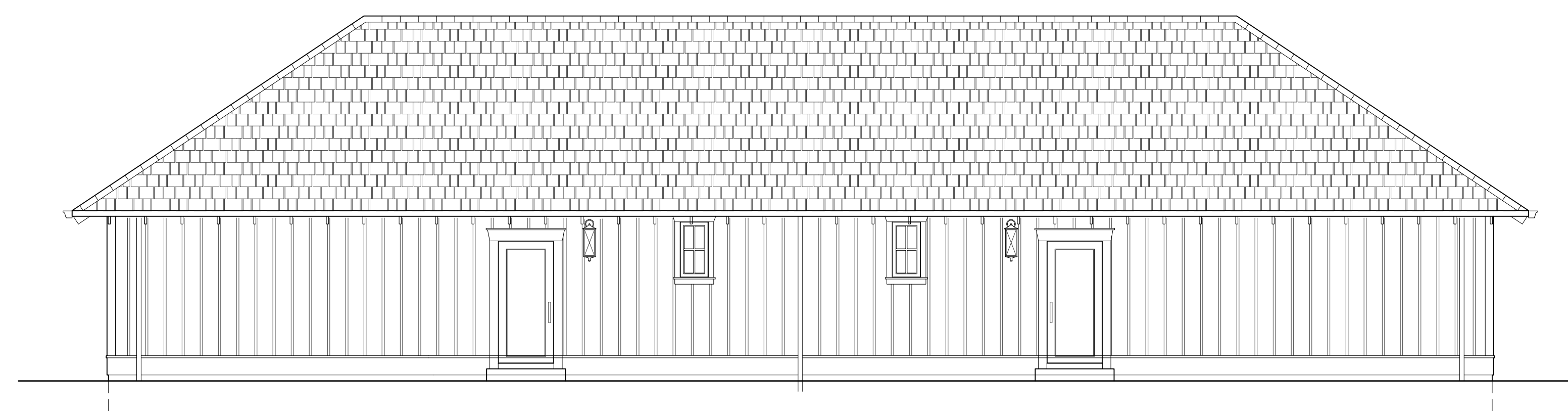
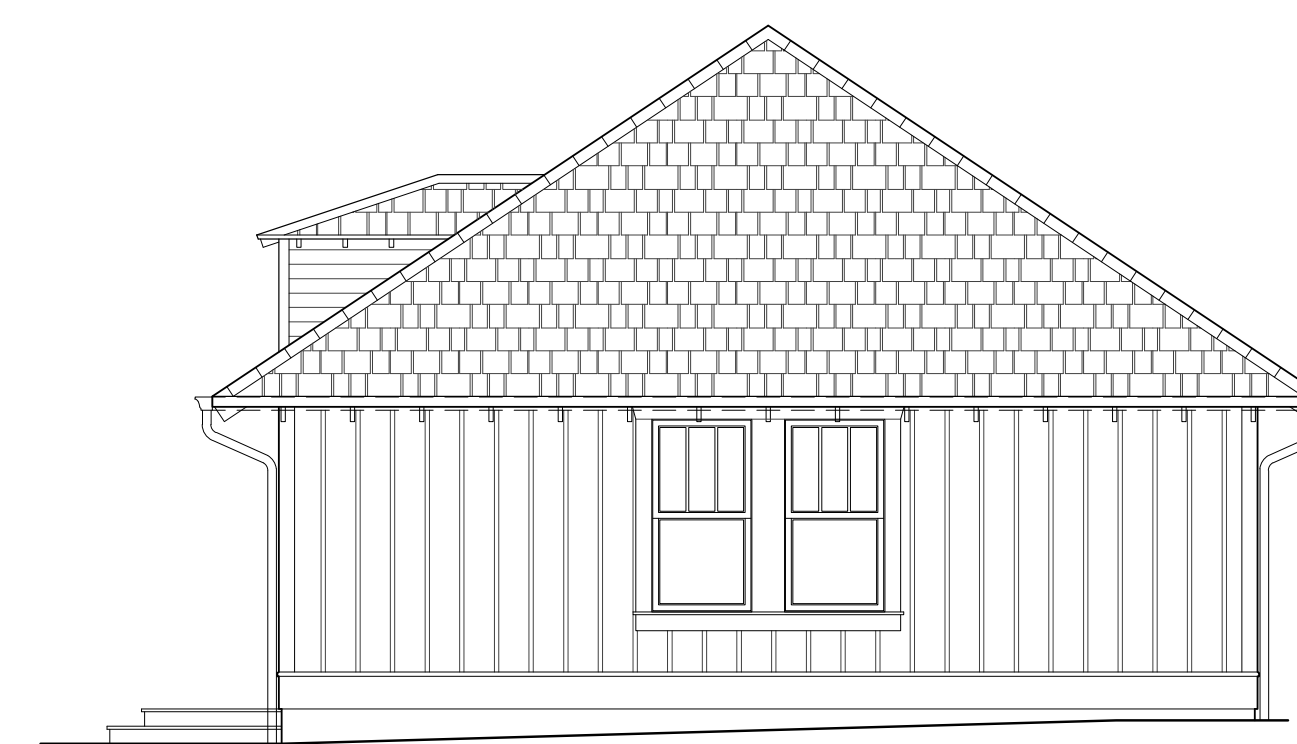
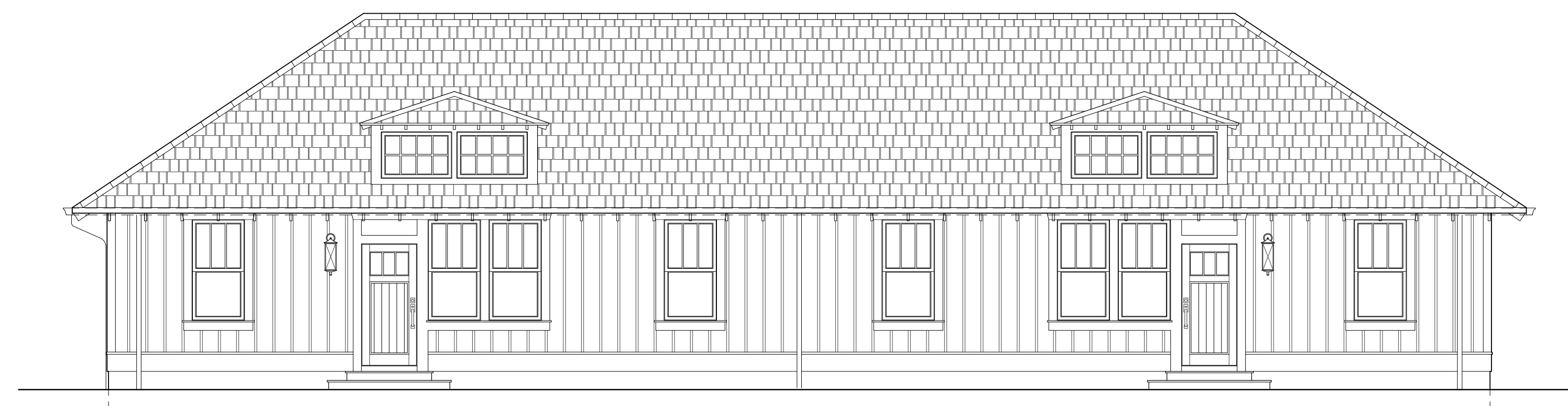


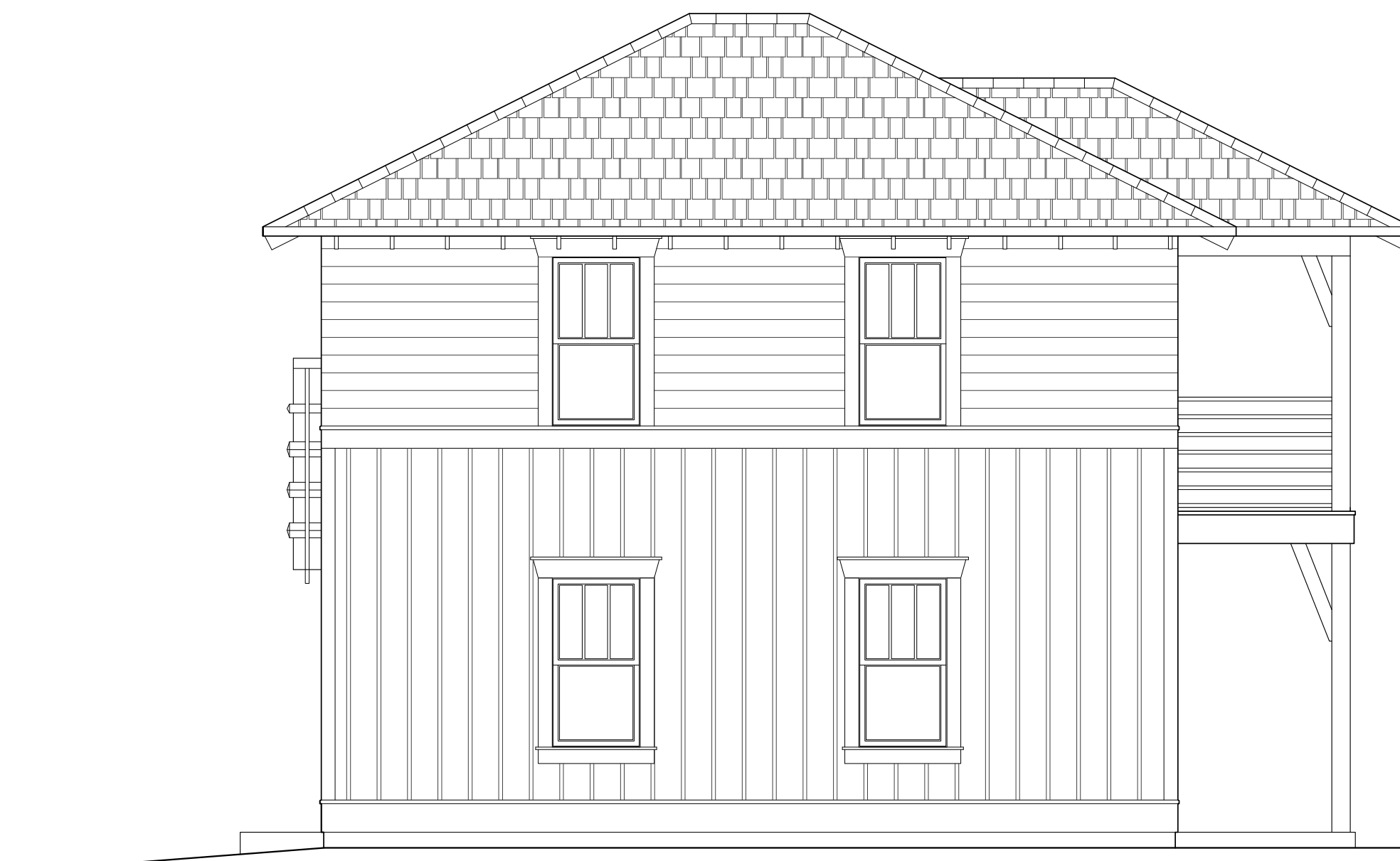
Floor Plan

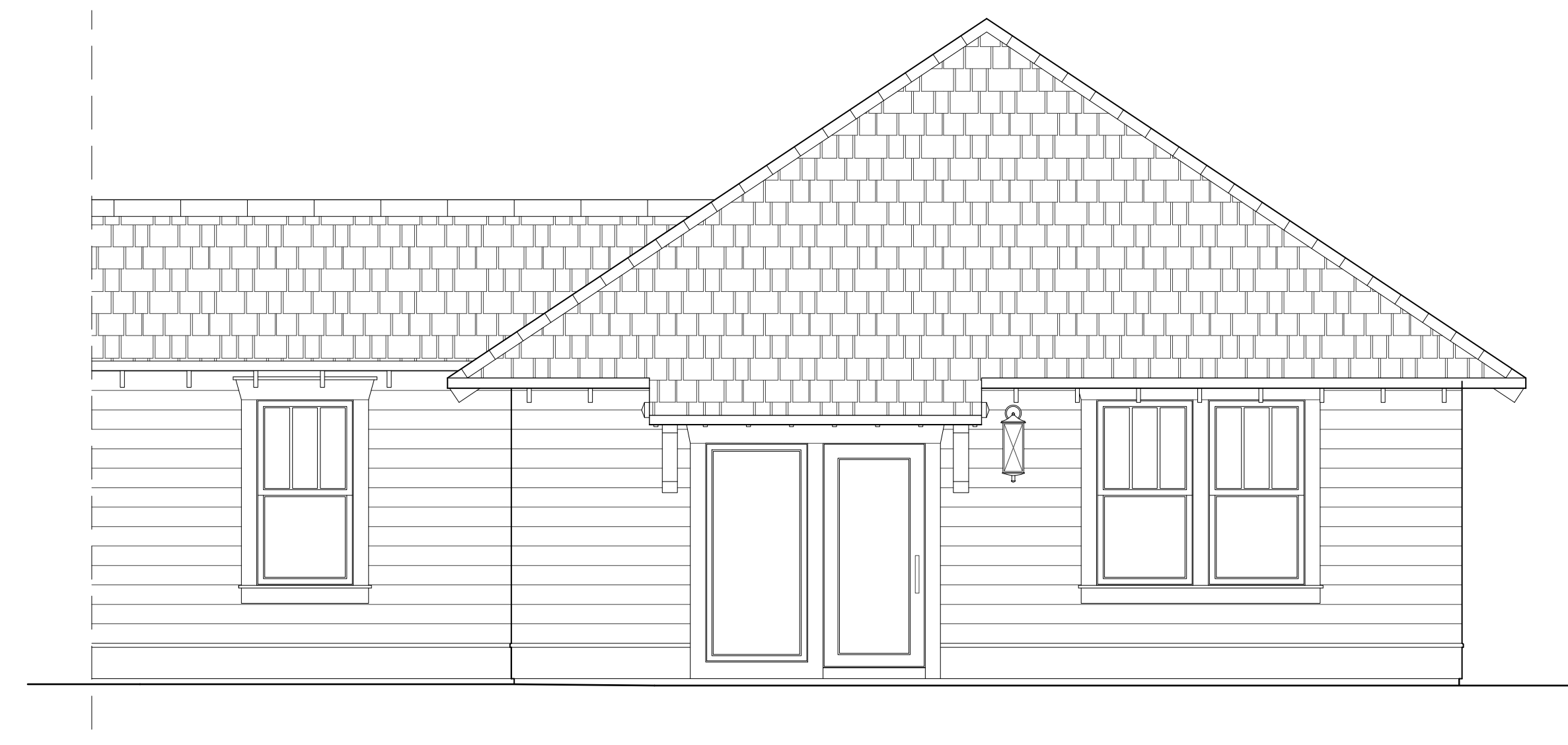
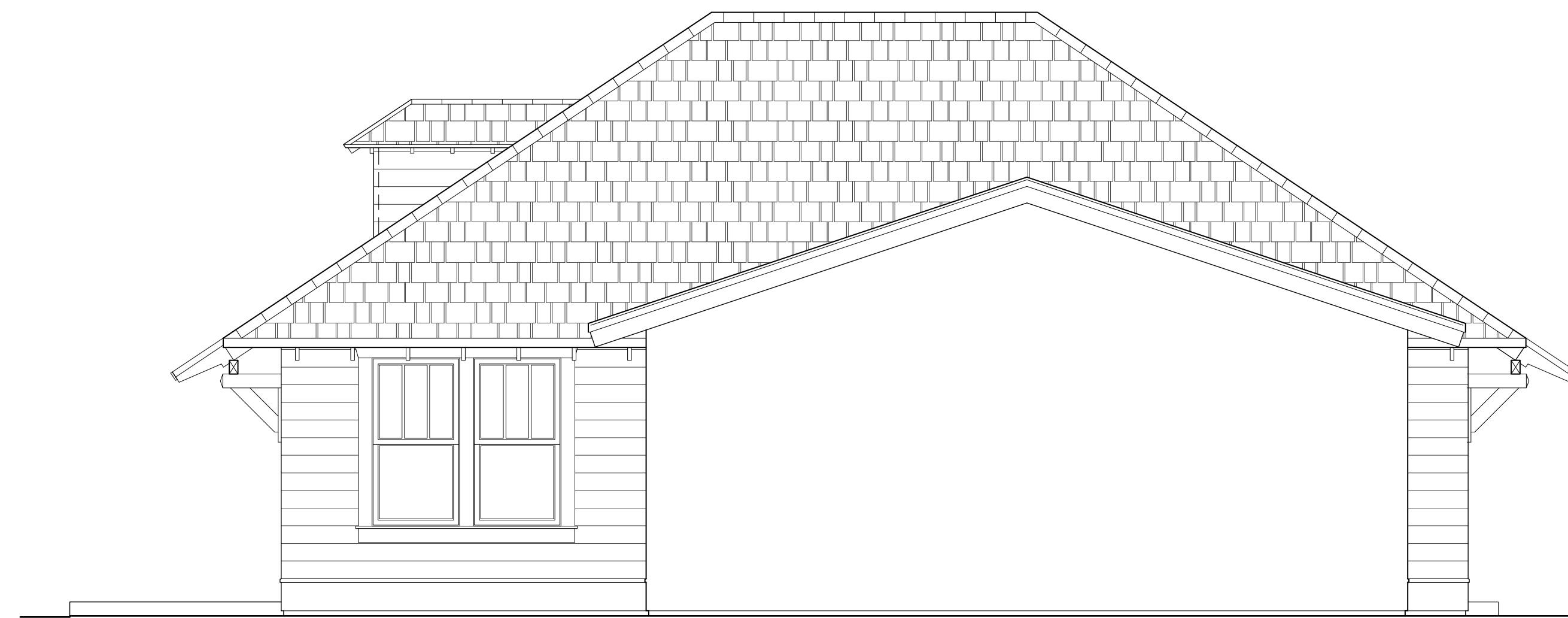


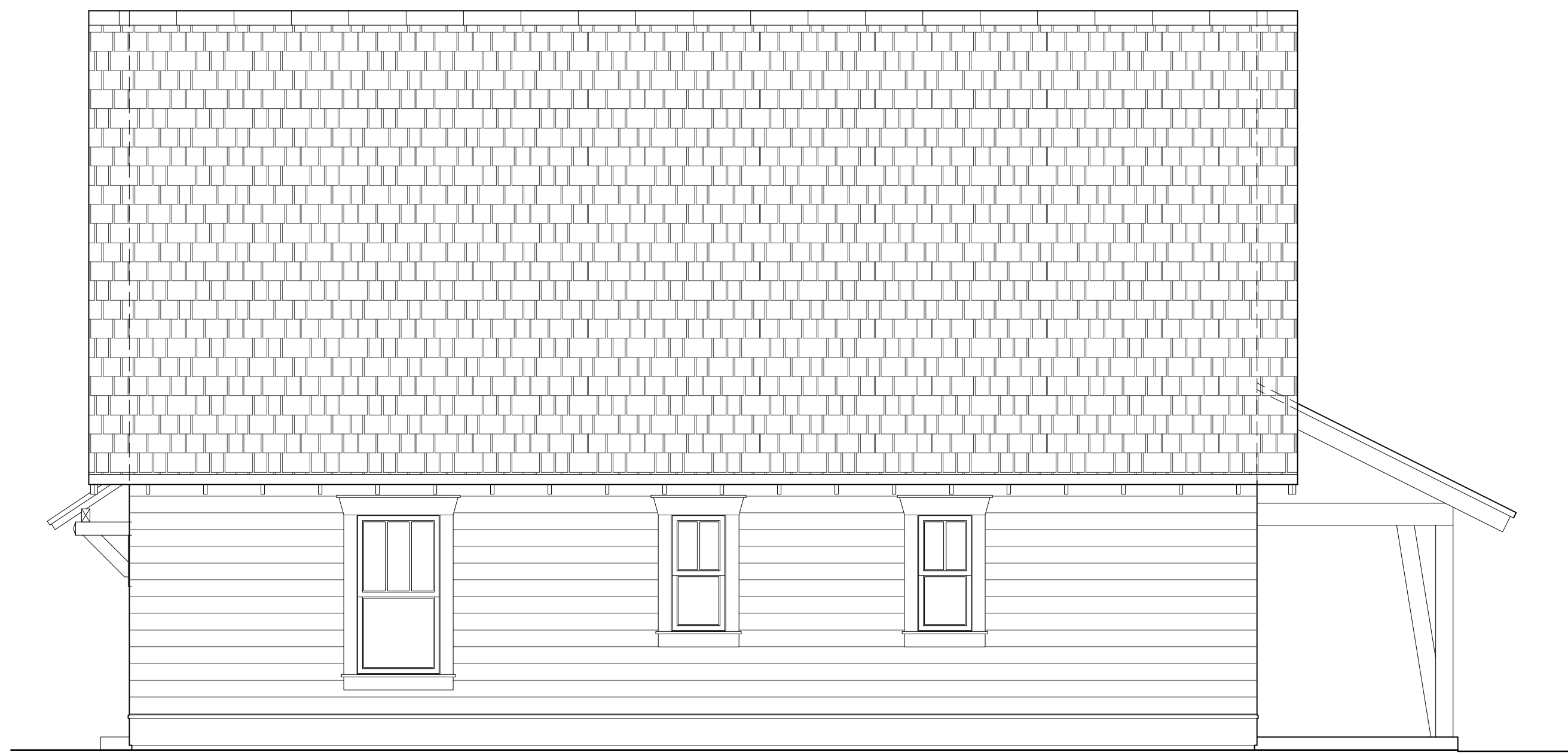
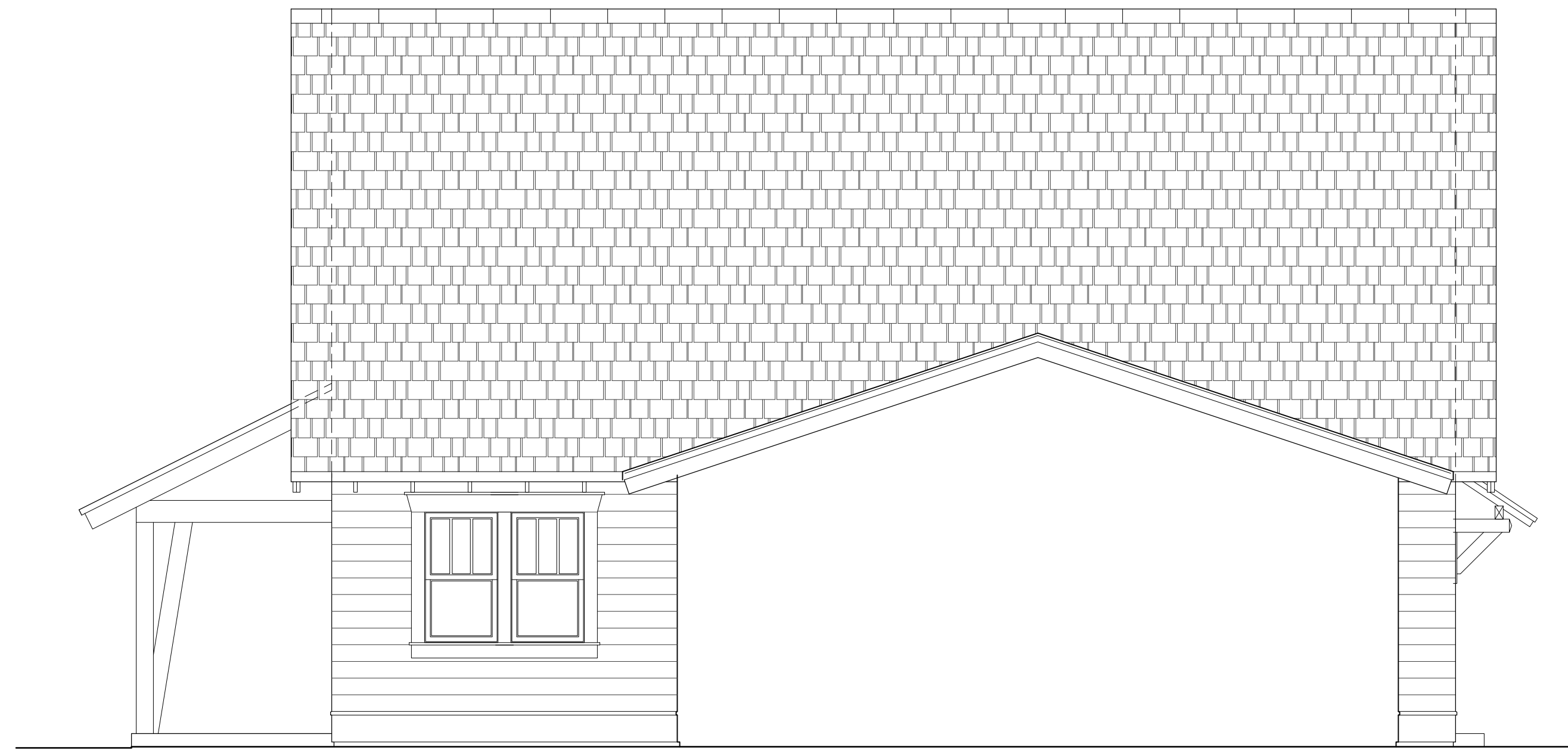




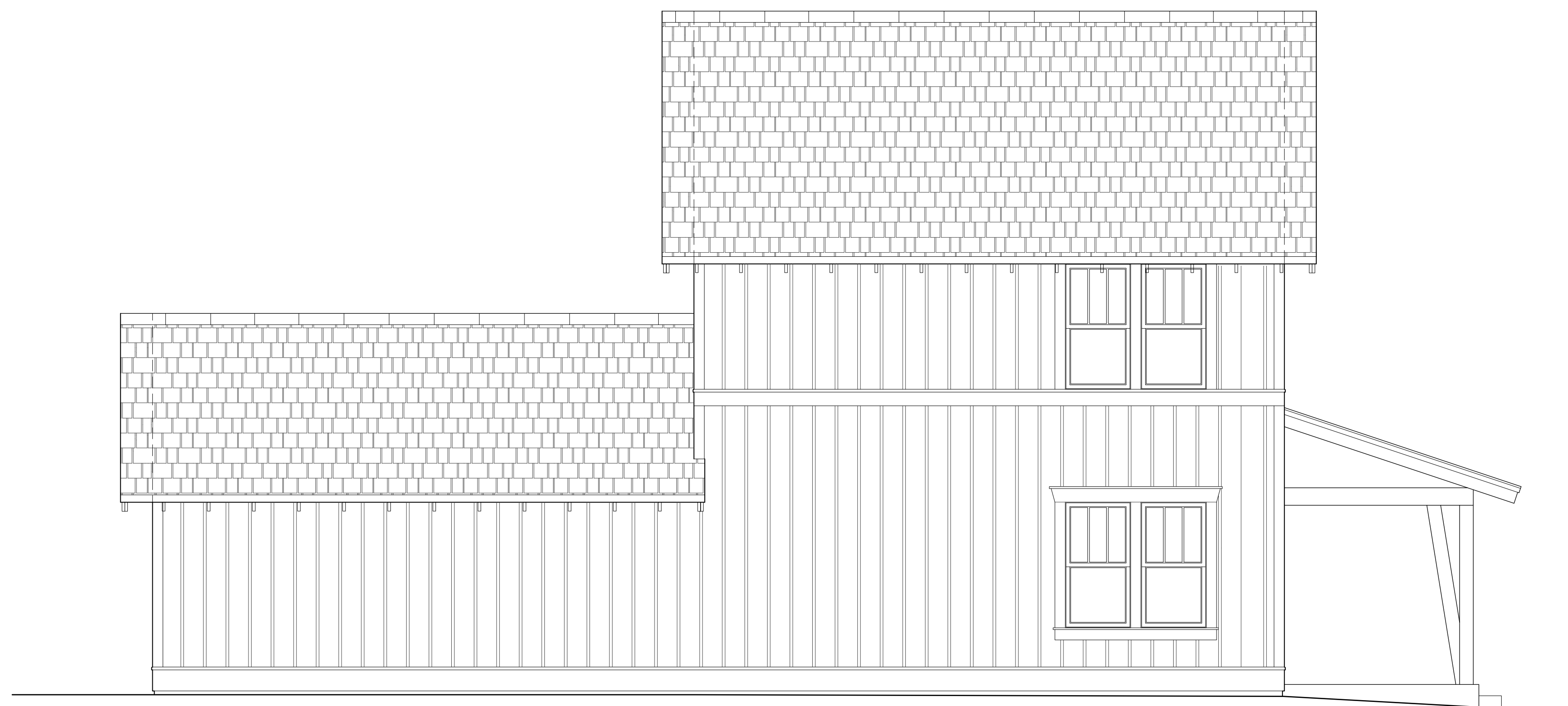


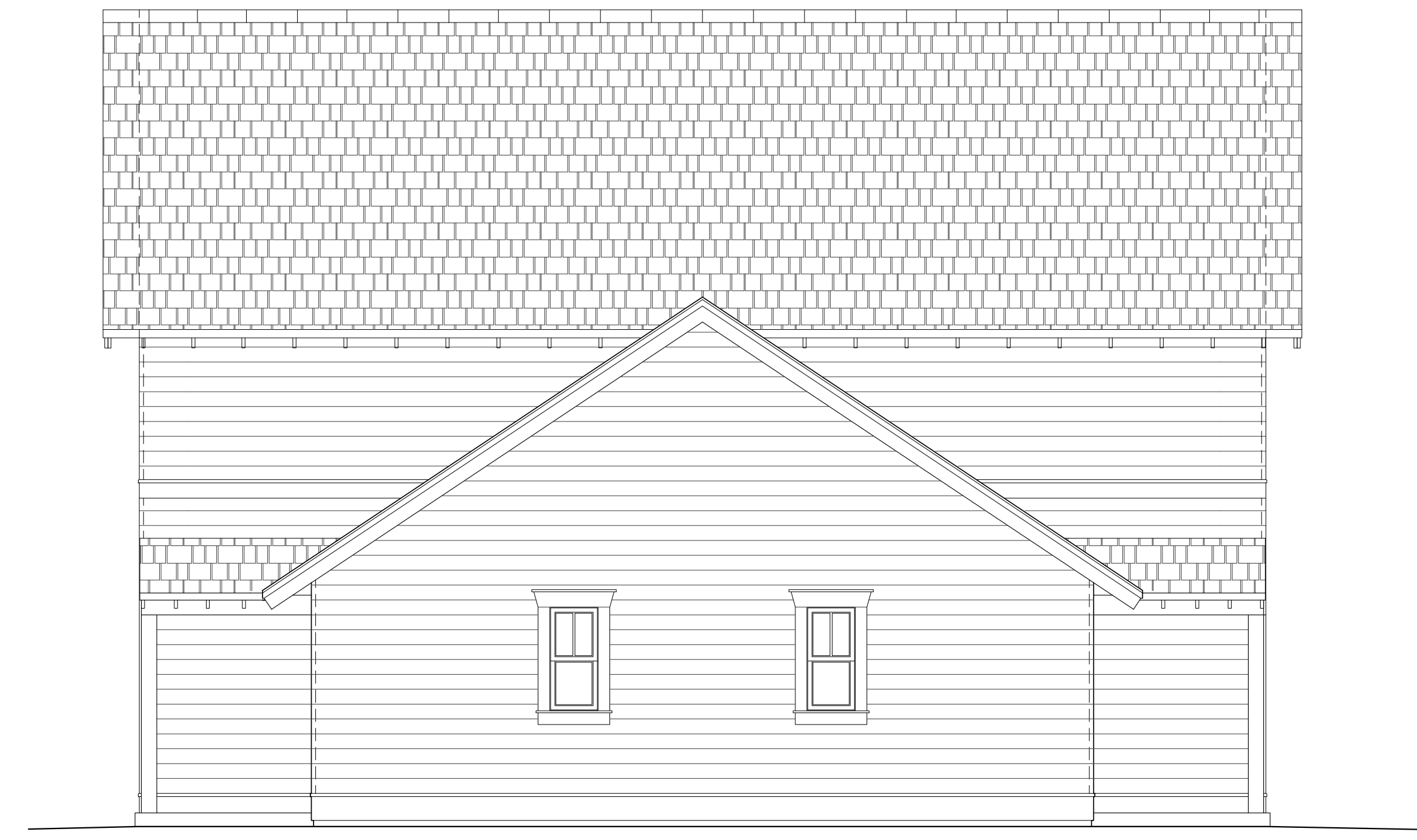


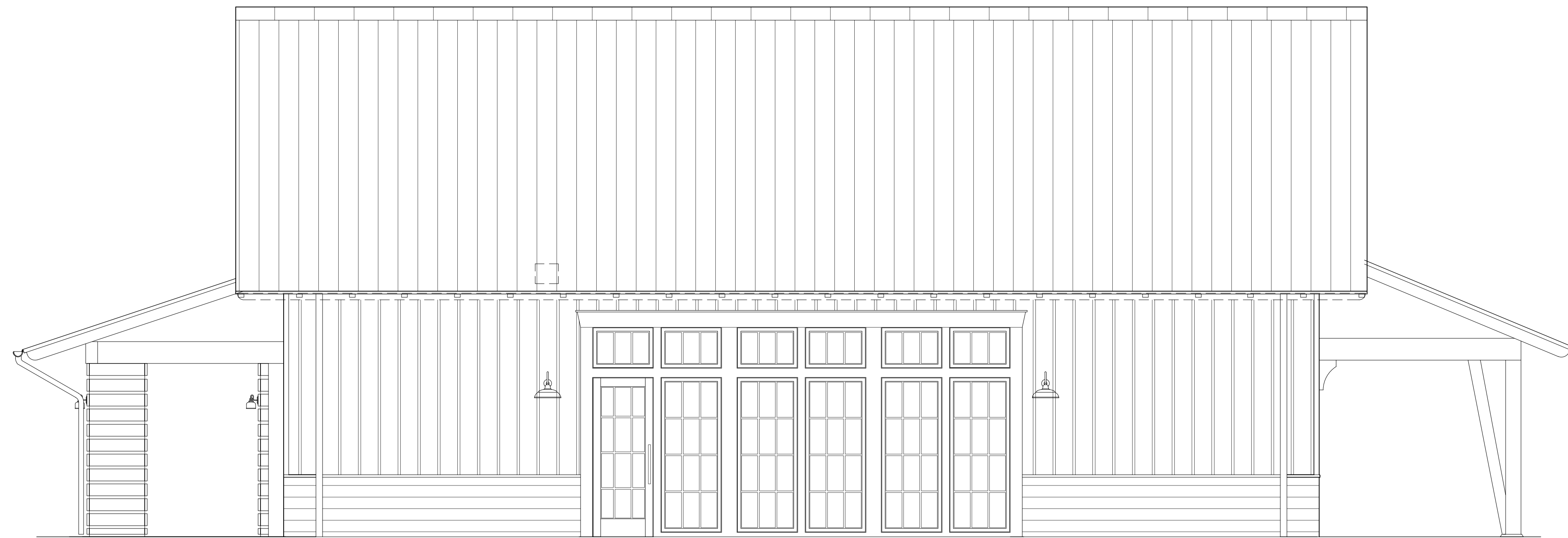
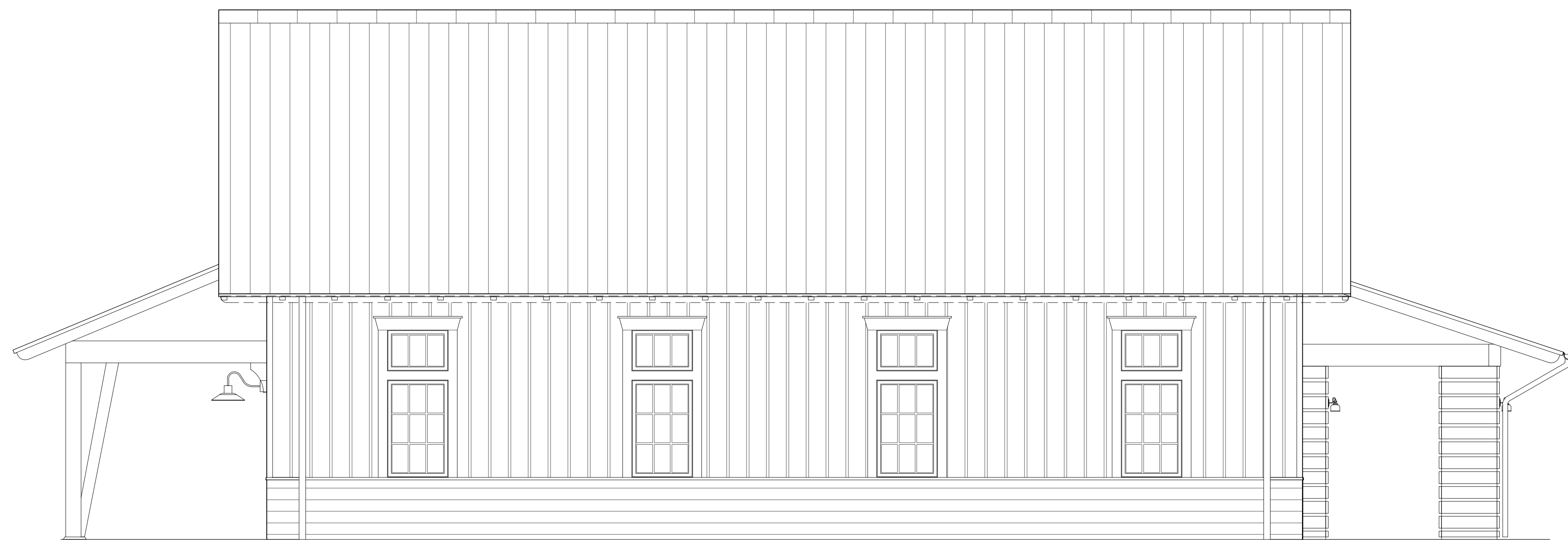


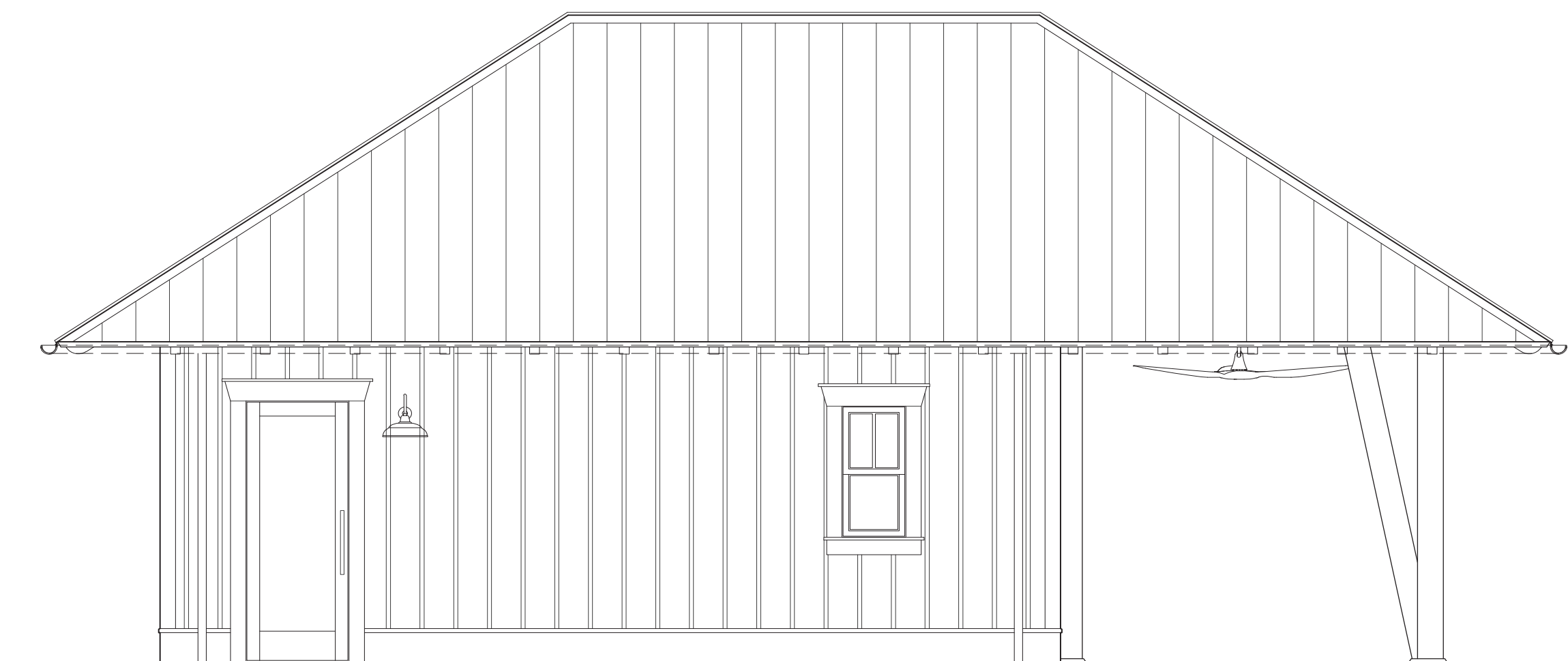
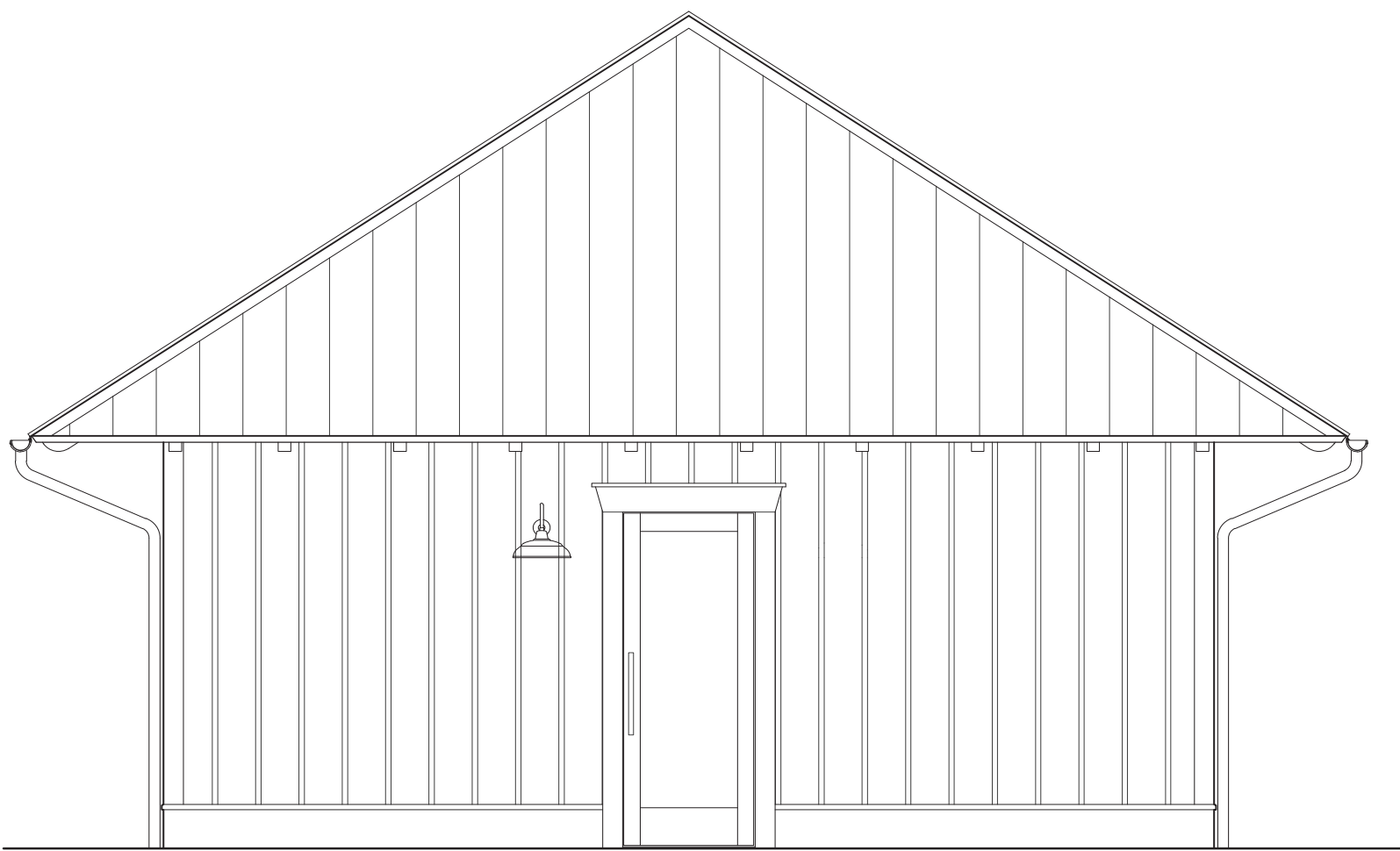
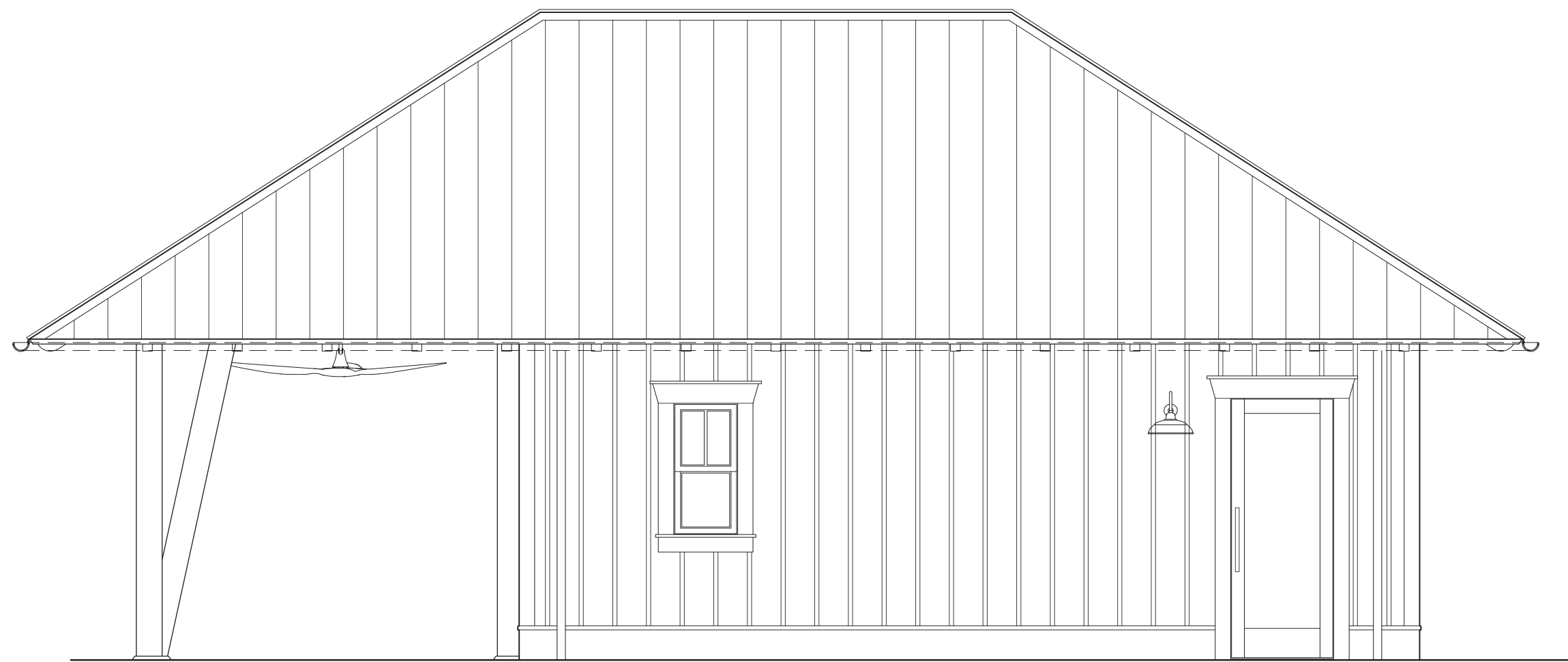


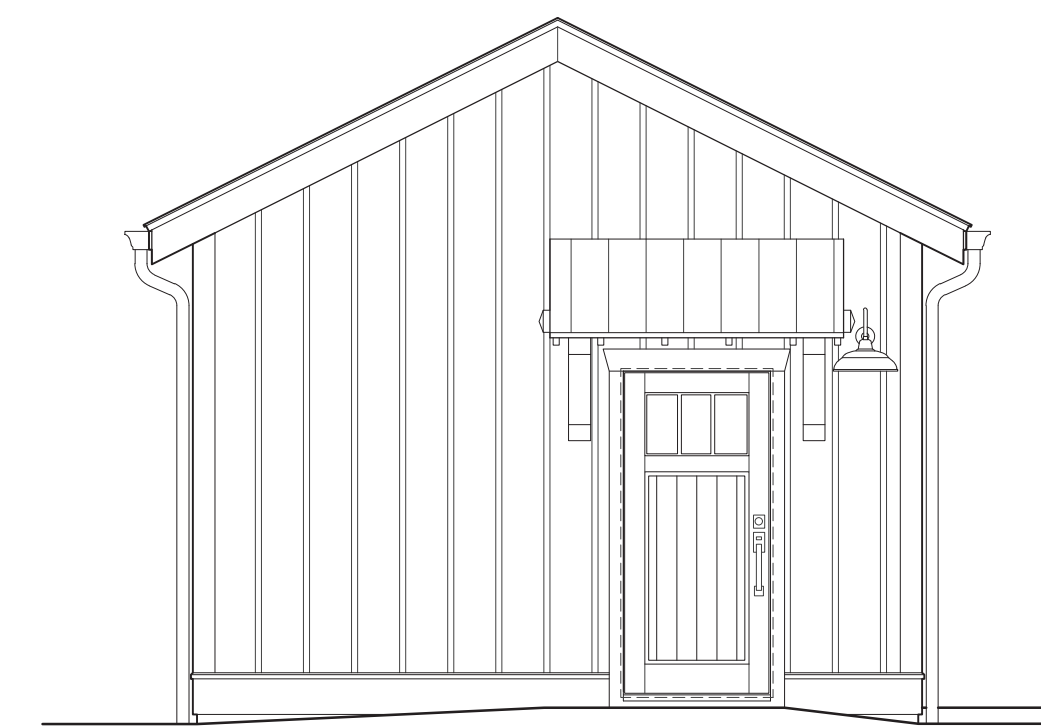
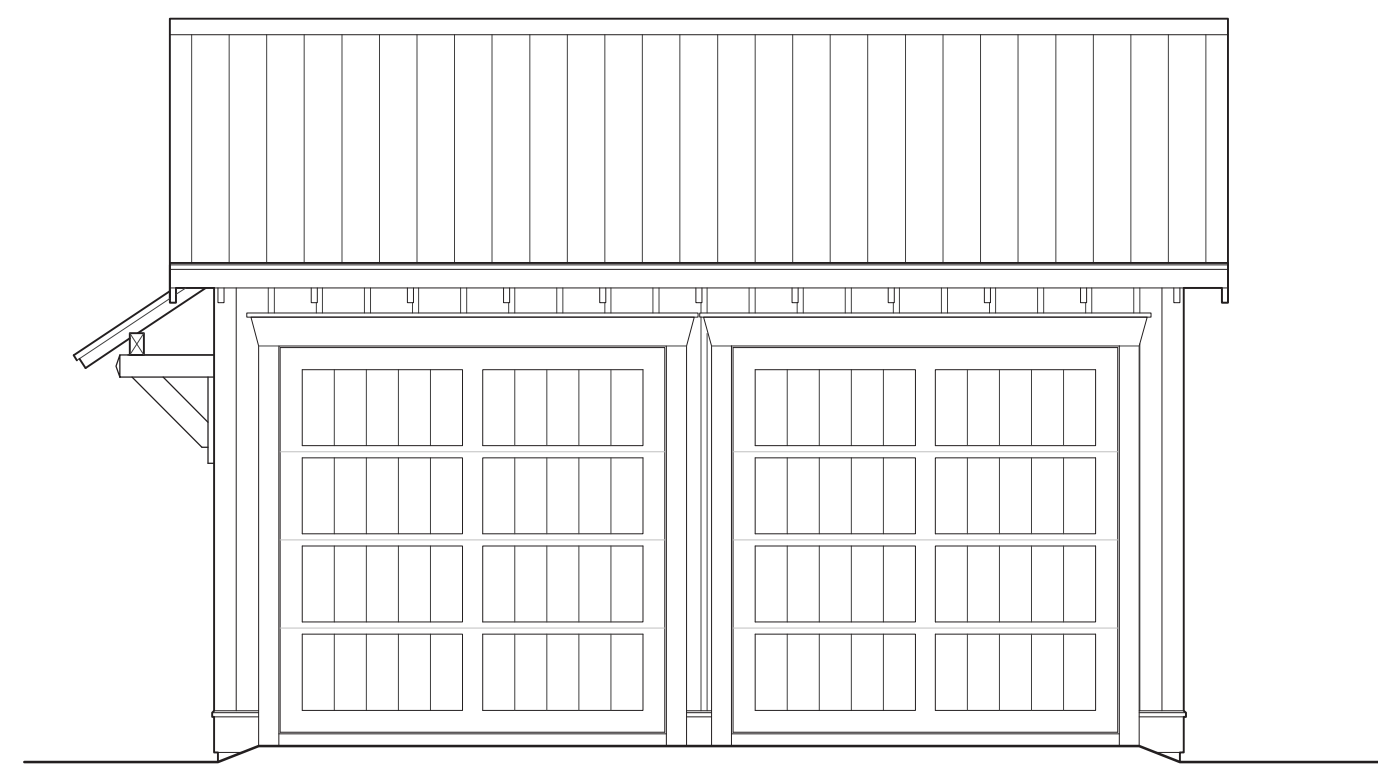
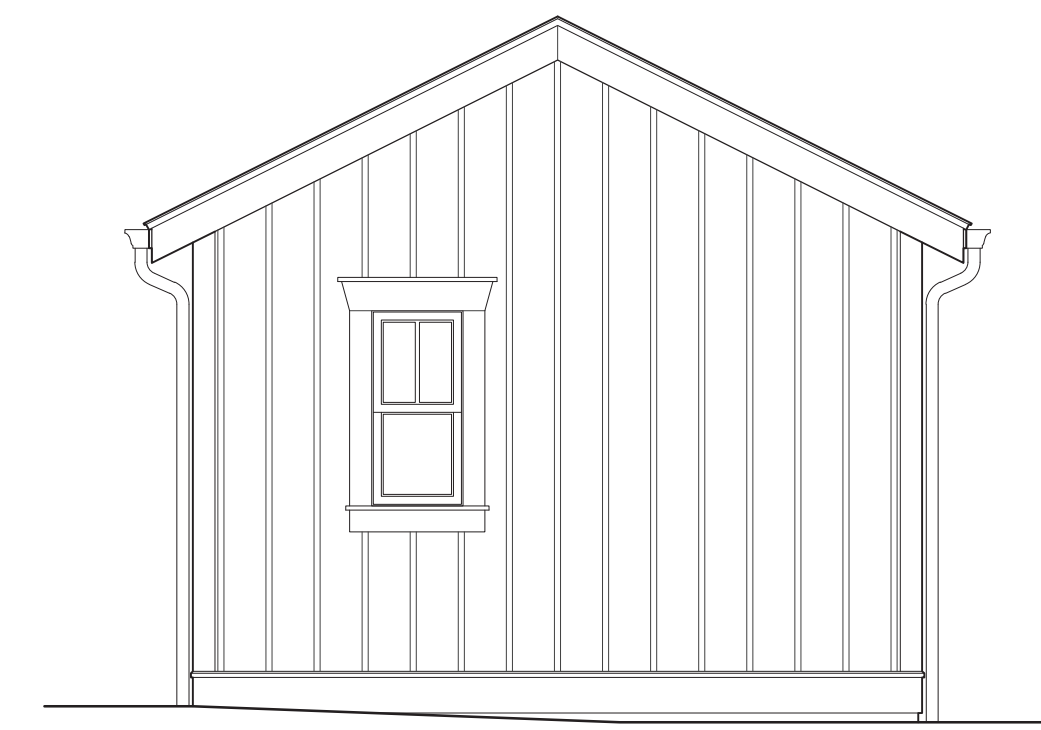
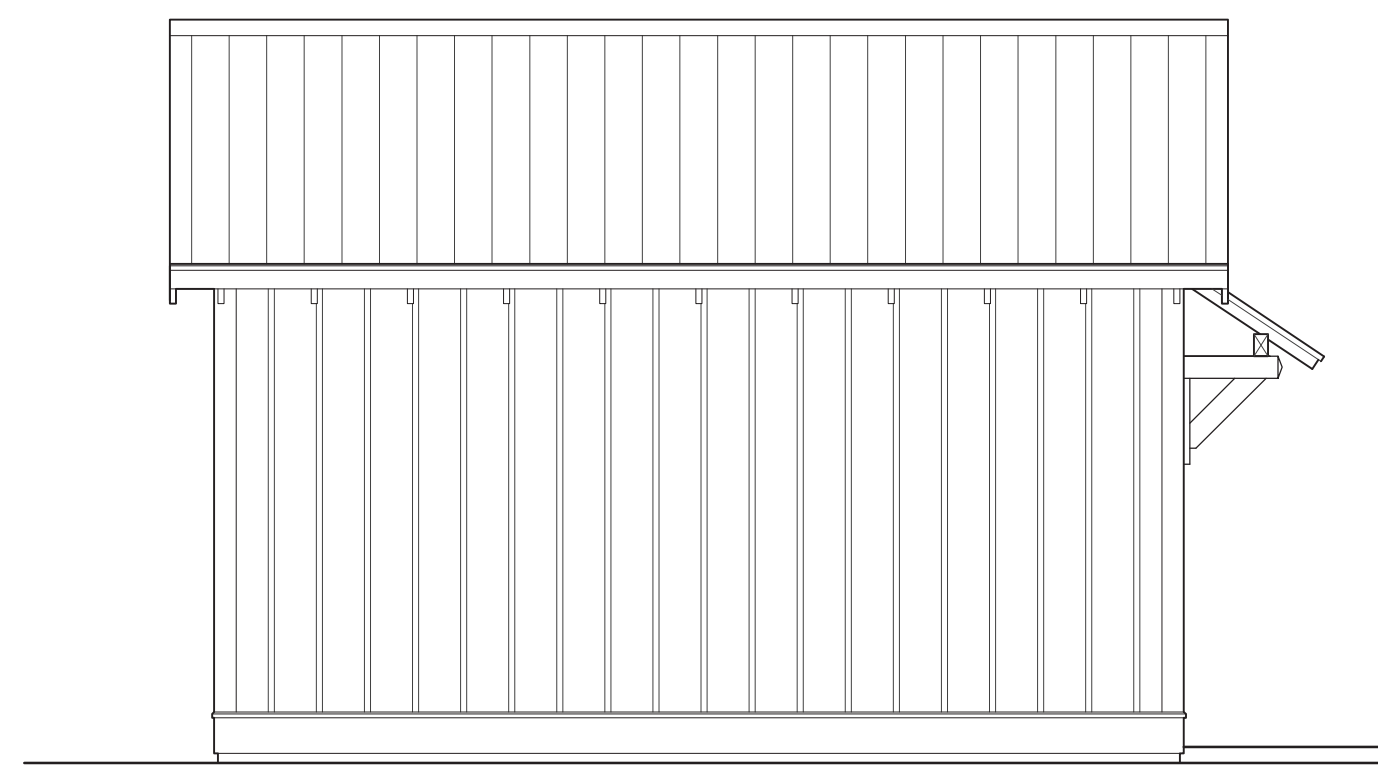


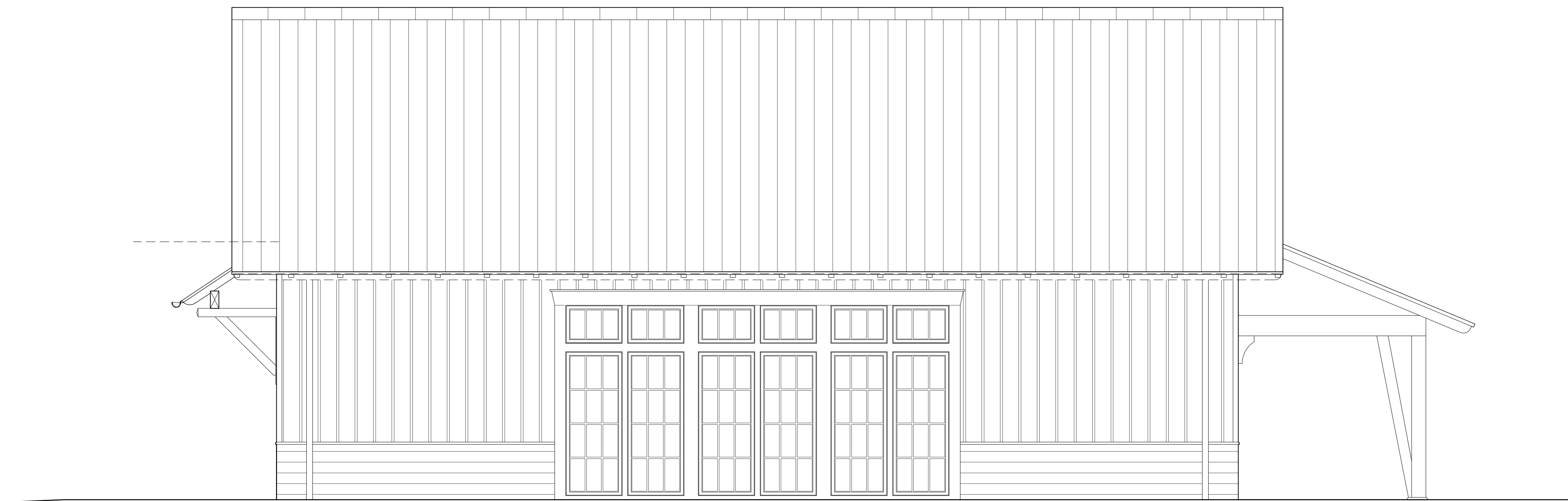
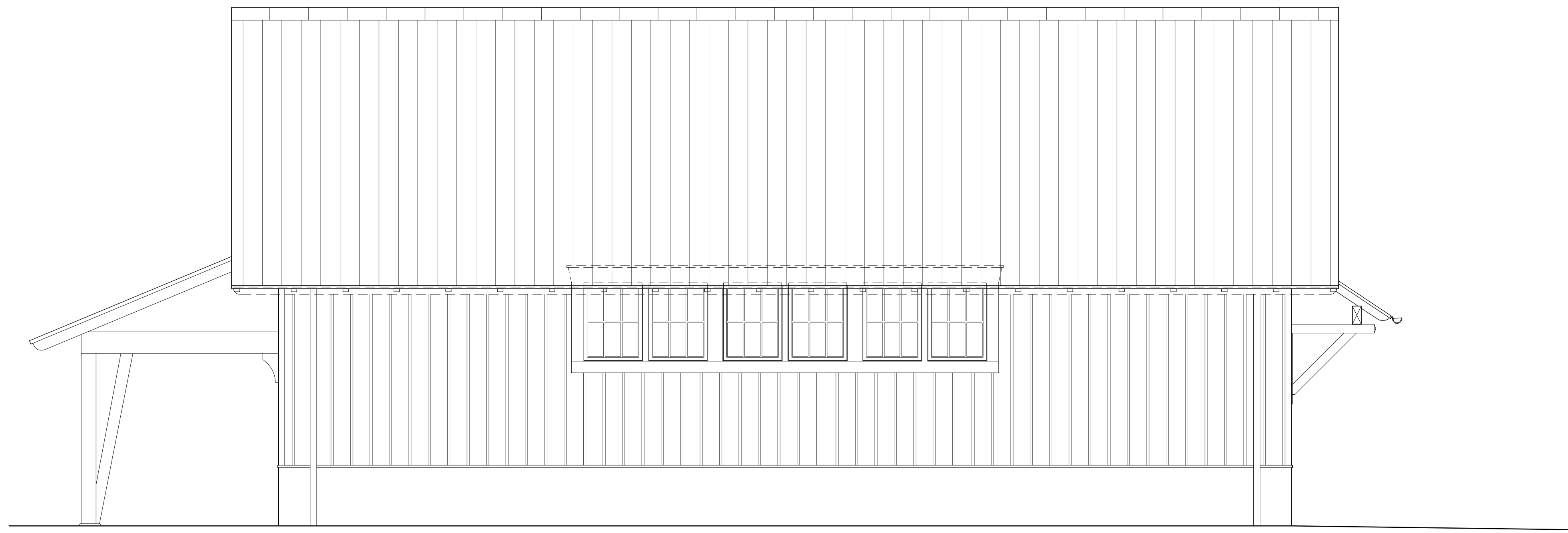






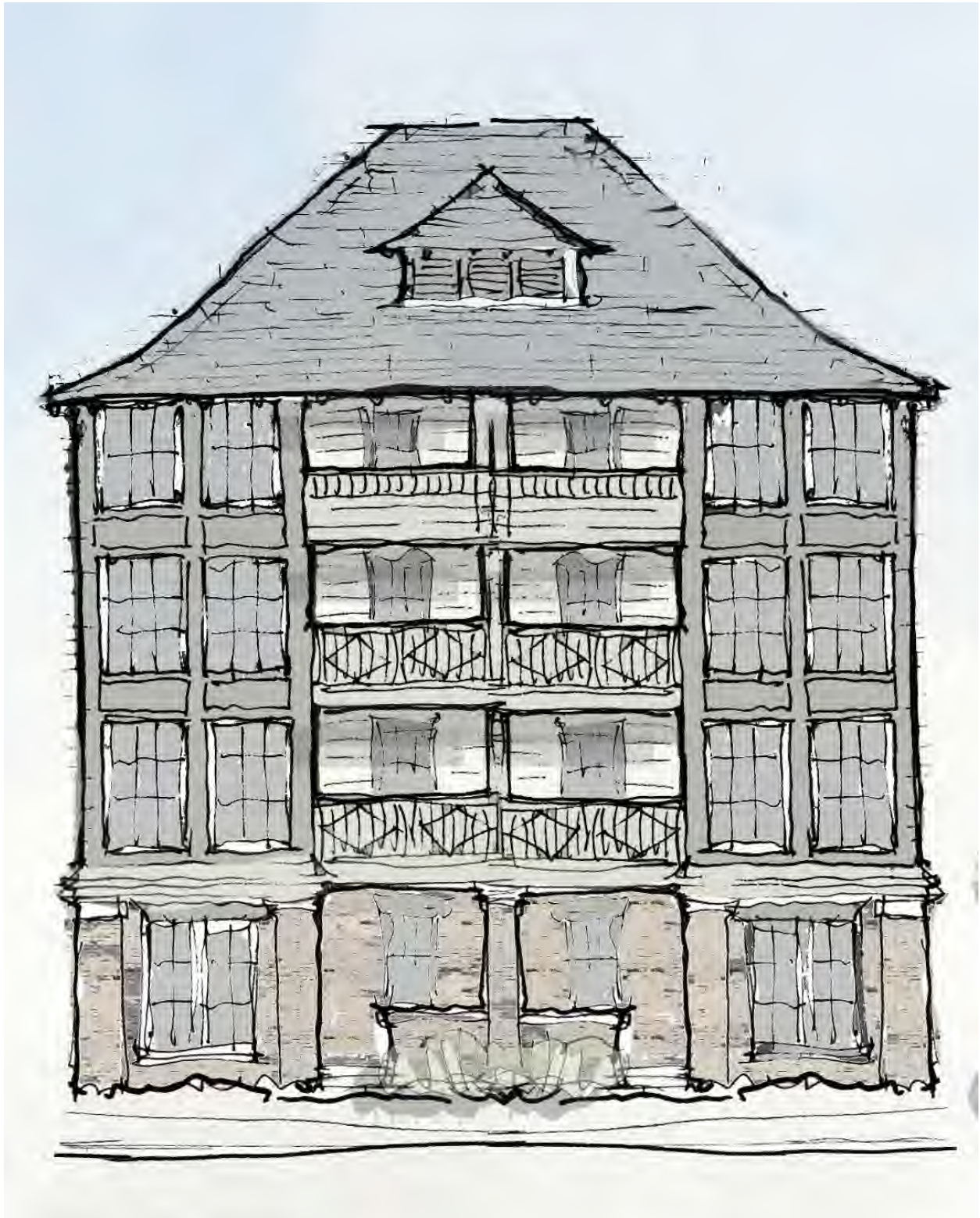








LOFTS AT CARMEL CONCEPTUAL ELEVATION



LOFTS AT CARMEL CONCEPTUAL ELEVATION



Advenir Oakley Capital, LLC



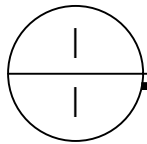
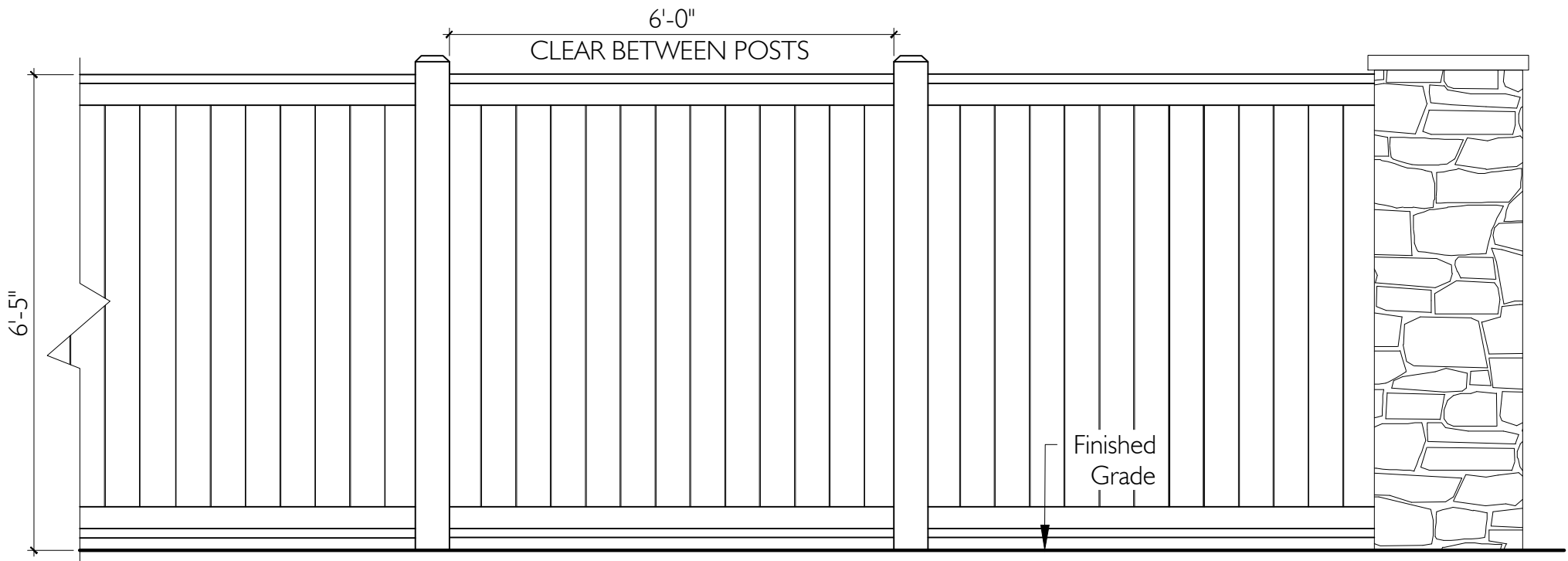
NEQUETTE
ARCHITECTURE & DESIGN

Exhibit E

Fence Character Example

See Following Page





CONCEPT ELEVATION of BOUNDARY FENCE

Scale: 1/2" = 1'

Exhibit F

Signage

See Following 23 Pages



At Flint Crossing

Monument - Sign A

Scale: 1/2" = 1'

- SW 7069 Iron Ore
- SW 6229 Tempe Star
- SW 2813 Downing Straw
- SW 6399 Chamomile
- White
- Faux Wood Texture

A) ILLUMINATED MONUMENT - DOUBLE SIDED

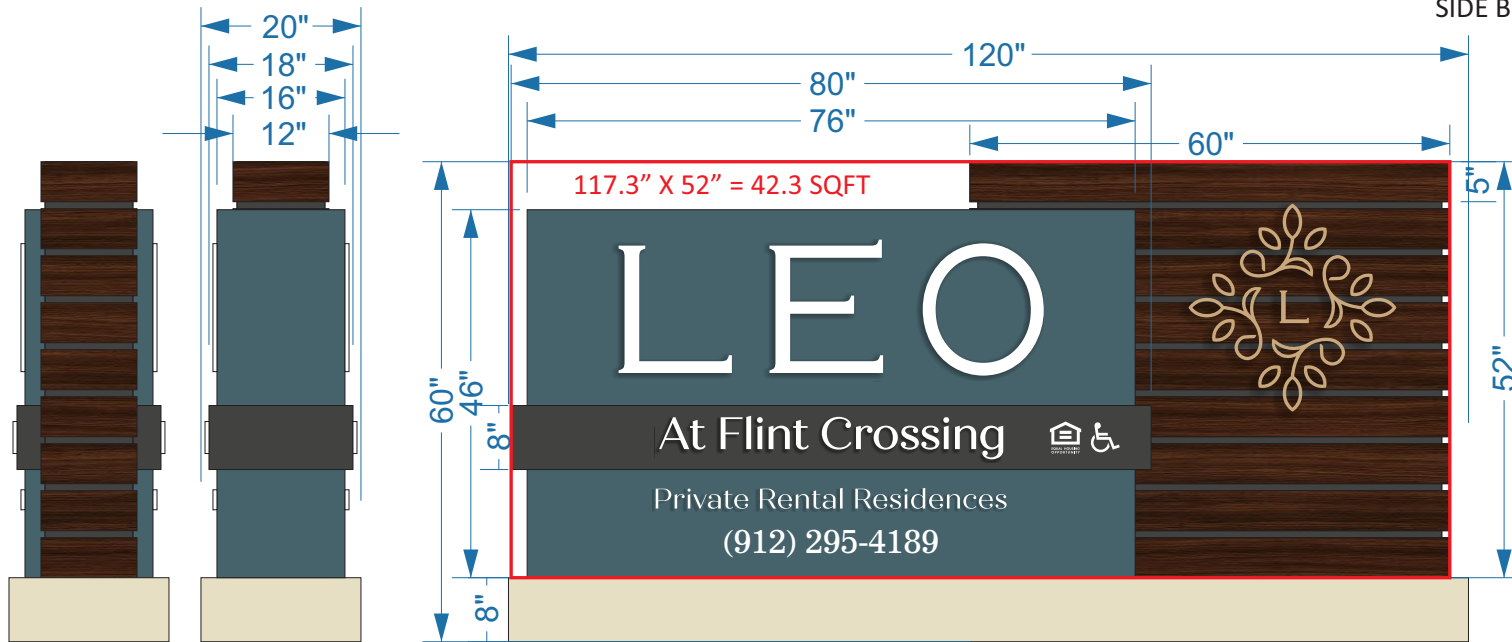
120" x 60" x 20" - Qty: 2

Aluminum structure w/ push-thru acrylic lettering;
Day/night vinyl in between wood planks (front and back)
(Mount w/ 2 post footers per engineering)

CLIENT TO CONFIRM PHONE #



SIDE B



SIDE A

PROPERTY NAME	DESCRIPTION	DESIGN DATE	INSTALL DT	DESIGN/AM	JOB NUMBER	PAGE
LEO AT FLINT CROSSING	SIGN PACKAGE	06-08-22	TBD	AA/CS	TBD	1

Client Approval - Print Name: _____

Signature: _____ Date: _____

These designs are the sole property of SignJive and may not be used for bidding purposes. Ownership of these designs will be transferred to the client upon purchase of these signs.

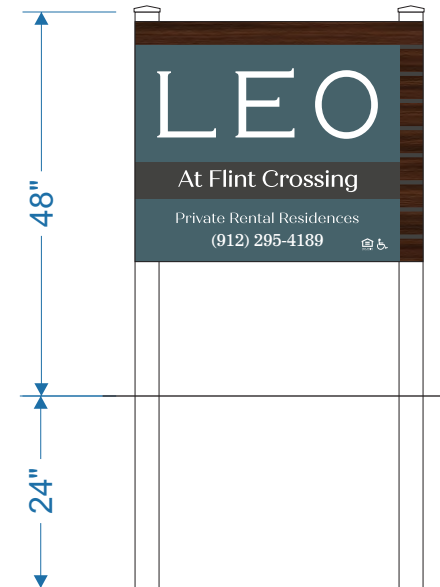
Thank You For Choosing Sign Jive!



SW 7069 Iron Ore
 SW 6229 Tempe Star
 White
 Faux Wood Texture

Cap 153 Midnight Blue
 Cap 134 Brown Bronze

Scale: 1" = 1'



Ab) NON-ILLUMINATED SECONDARY ENTRANCE (WHITSON AVE)

36" x 30" - Single sided - Qty: 1
 .080 aluminum w/ direct print, ACC
 (Mount to 2-6' posts - 4 caps)

PROPERTY NAME	DESCRIPTION	DESIGN DATE	INSTALL DT	DESIGN/AM	JOB NUMBER	PAGE
LEO AT FLINT CROSSING	SIGN PACKAGE	06-08-22	TBD	AA/CS	TBD	2

Client Approval - Print Name: _____

Signature: _____ Date: _____

These designs are the sole property of SignJive and may not be used for bidding purposes. Ownership of these designs will be transferred to the client upon purchase of these signs.

Thank You For Choosing Sign Jive!



SW 6529 Scanda PMS 2150 C
 SW 6797 Jay Blue PMS 2152 C
 WHITE

Cap 150 California Blue

Scale: 1" = 1'



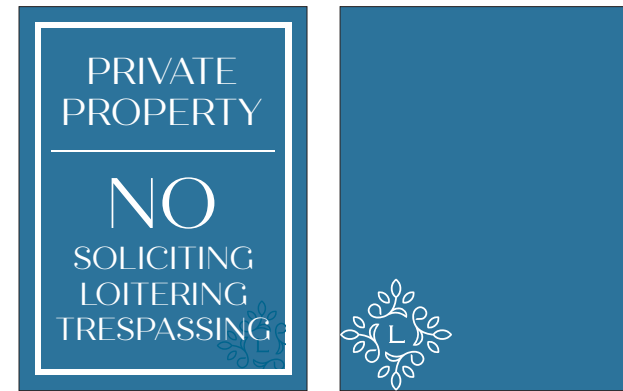
FRONT BACK

B) SPEED LIMIT 10 MPH

12" x 18" - Single sided - Qty: 9
 .080 aluminum w/ direct print, ACC
 and painted w/ logo backside
 (Mount to 8' post - 2 caps)



Front Back



FRONT BACK

C) PRIVATE PROPERTY

18" x 24" - Single sided - Qty: 3
 .080 aluminum w/ direct print, ACC
 and painted w/ logo backside
 (Mount to same post as B - 2 caps)

PROPERTY NAME	DESCRIPTION	DESIGN DATE	INSTALL DT	DESIGN/AM	JOB NUMBER	PAGE
LEO AT FLINT CROSSING	SIGN PACKAGE	06-08-22	TBD	AA/CS	TBD	3

Client Approval - Print Name: _____

Signature: _____ Date: _____

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Thank You For Choosing Sign Jive!



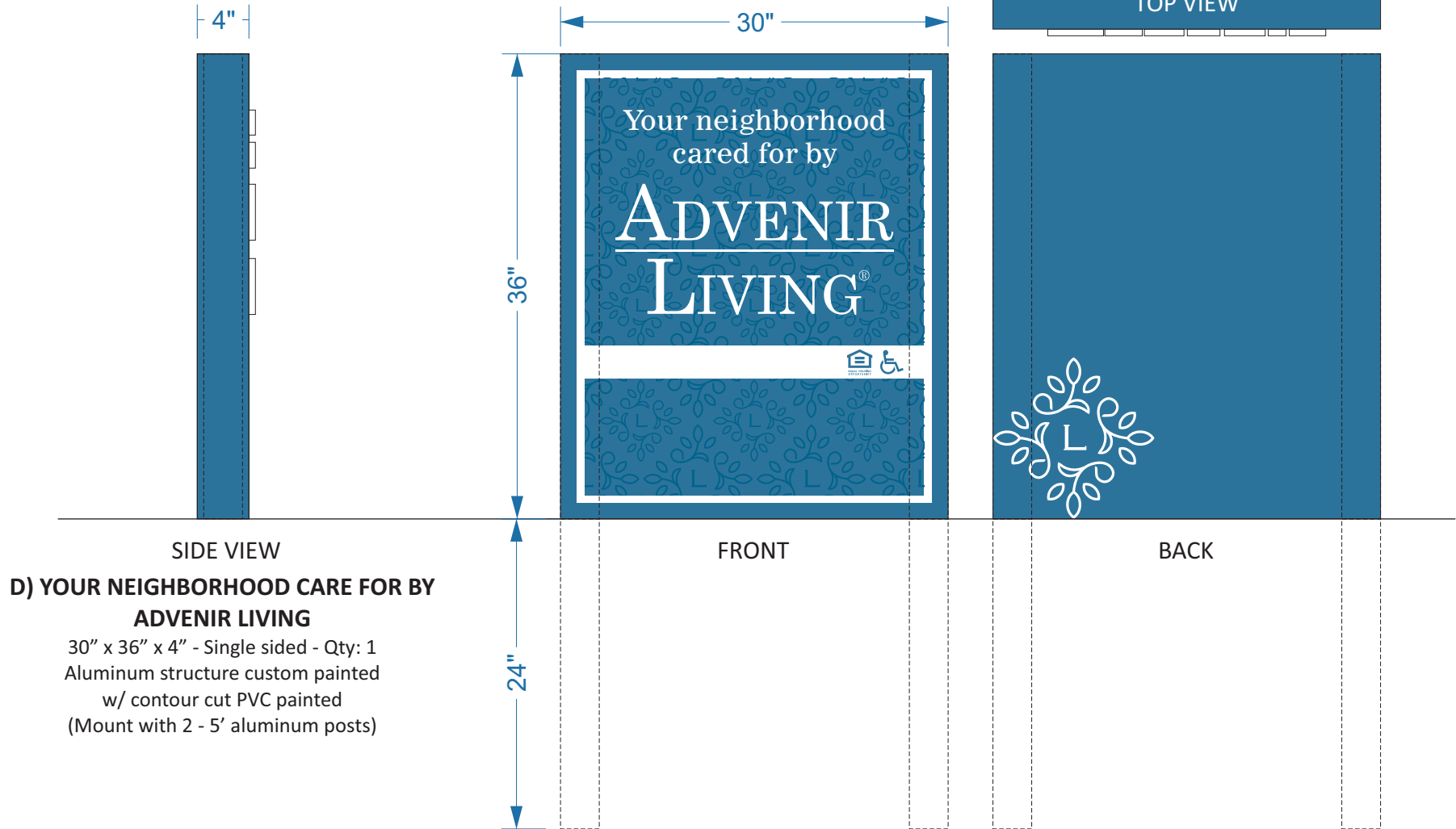


LEO

Sign Package

At Flint Crossing

Scale: 1" = 1'



D) YOUR NEIGHBORHOOD CARE FOR BY ADVENIR LIVING

30" x 36" x 4" - Single sided - Qty: 1
Aluminum structure custom painted
w/ contour cut PVC painted
(Mount with 2 - 5' aluminum posts)

PROPERTY NAME	DESCRIPTION	DESIGN DATE	INSTALL DT	DESIGN/AM	JOB NUMBER	PAGE
LEO AT FLINT CROSSING	SIGN PACKAGE	06-08-22	TBD	AA/CS	TBD	4

Client Approval - Print Name: _____

Signature: _____ Date: _____

These designs are the sole property of SignJive and may not be used for bidding purposes. Ownership of these designs will be transferred to the client upon purchase of these signs.

Thank You For Choosing Sign Jive!





At Flint Crossing

Sign Package

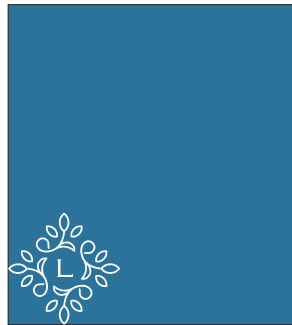
SW 6529 Scanda PMS 2150 C
 SW 6797 Jay Blue PMS 2152 C
 WHITE

Cap 150 California Blue

Scale: 1" = 1'



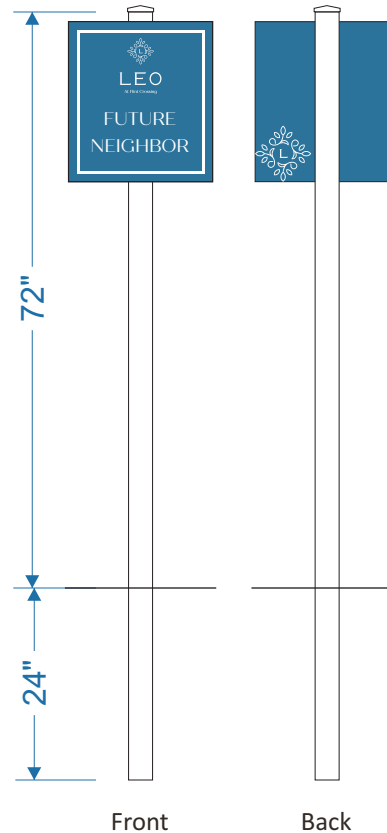
FRONT



BACK

E) FUTURE NEIGHBOR PARKING

18" x 20" - Double sided - Qty: 4
 .75" PVC w/ direct print, ACC and painted sides and back (L-bracket mount to 8' post)



Front

Back



F) VINYL LOGO GRAPHIC

15" x 15" - Single sided - Qty: 4
 2nd surface vinyl (Mount to entry glass doors)

PROPERTY NAME	DESCRIPTION	DESIGN DATE	INSTALL DT	DESIGN/AM	JOB NUMBER	PAGE
LEO AT FLINT CROSSING	SIGN PACKAGE	06-08-22	TBD	AA/CS	TBD	5

Client Approval - Print Name: _____

Signature: _____ Date: _____

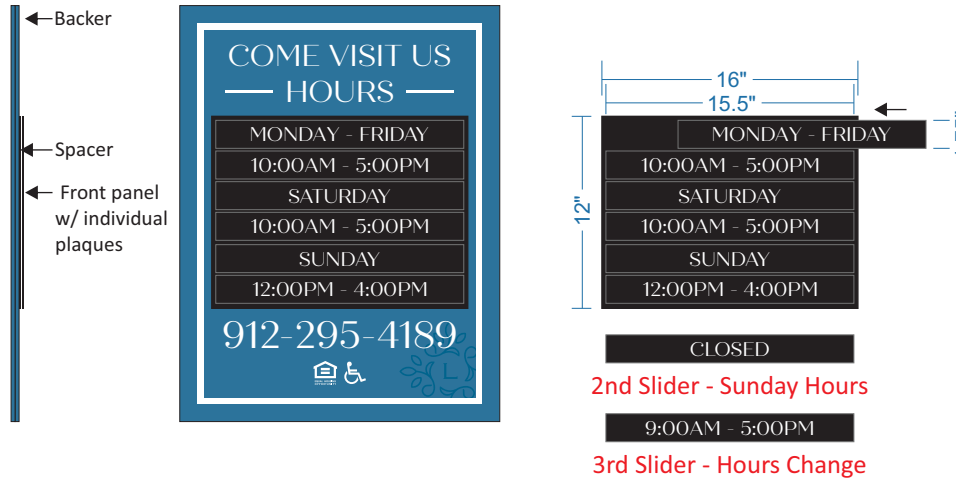
These designs are the sole property of SignJive and may not be used for bidding purposes. Ownership of these designs will be transferred to the client upon purchase of these signs.

Thank You For Choosing Sign Jive!



SW 6529 Scanda PMS 2150 C
 SW 6797 Jay Blue PMS 2152 C
 WHITE
 Cap 150 California Blue

Scale: 1" = 1'



G) HOURS SIGN

20" x 26" - Single sided - Qty: 1
 1st layer: Spacer & front panel - 1/8" acrylic,
 Sliders - 1/8" acrylic w/ print (white),
 2nd layer: 1/4" acrylic w/ direct print
 and 1/4" PVC backer (SW 6529)
 (Mount to wall - 4 caps)

PROPERTY NAME	DESCRIPTION	DESIGN DATE	INSTALL DT	DESIGN/AM	JOB NUMBER	PAGE
LEO AT FLINT CROSSING	SIGN PACKAGE	06-08-22	TBD	AA/CS	TBD	6

Client Approval - Print Name: _____

Signature: _____ Date: _____

These designs are the sole property of SignJive and may not be used for bidding purposes. Ownership of these designs will be transferred to the client upon purchase of these signs.

Thank You For Choosing Sign Jive!





Sign Package

At Flint Crossing



SW 6529 Scanda
PMS 2150 C



SW 6797 Jay Blue
PMS 2152 C



WHITE



Cap 150
California Blue

Scale: 1" = 1'



H) LEASING OFFICE DIRECTIONAL

30" x 30" - Double sided - Qty: 2

1" PVC w/ direct print, ACC

(Mount to 2 - 3" x 6' posts - custom brackets)



SIDE A

SIDE B

PROPERTY NAME	DESCRIPTION	DESIGN DATE	INSTALL DT	DESIGN/AM	JOB NUMBER	PAGE
LEO AT FLINT CROSSING	SIGN PACKAGE	06-08-22	TBD	AA/CS	TBD	7

Client Approval - Print Name: _____

Signature: _____ Date: _____

These designs are the sole property of SignJive and may not be used for bidding purposes. Ownership of these designs will be transferred to the client upon purchase of these signs.

Thank You For Choosing Sign Jive!





At Flint Crossing

Sign Package

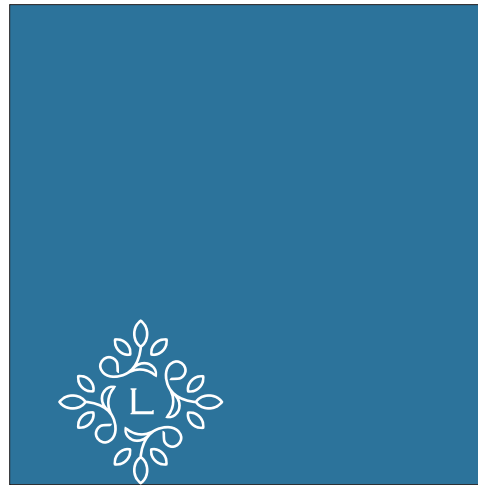
SW 6529 Scanda PMS 2150 C
 SW 6797 Jay Blue PMS 2152 C
 WHITE

Cap 150 California Blue

Scale: 1" = 1'



FRONT



BACK

Hb) LEASING OFFICE DIRECTIONAL

30" x 30" - Single sided - Qty: 1
 1" PVC w/ direct print, ACC
 (Mount to 2 - 3" x 6' posts - 4 caps)



FRONT

BACK

PROPERTY NAME	DESCRIPTION	DESIGN DATE	INSTALL DT	DESIGN/AM	JOB NUMBER	PAGE
LEO AT FLINT CROSSING	SIGN PACKAGE	06-08-22	TBD	AA/CS	TBD	8

Client Approval - Print Name: _____

Signature: _____ Date: _____

These designs are the sole property of SignJive and may not be used for bidding purposes. Ownership of these designs will be transferred to the client upon purchase of these signs.

Thank You For Choosing Sign Jive!





LEO

At Flint Crossing



SW 6529 Scanda
PMS 2150 C



SW 6797 Jay Blue
PMS 2152 C



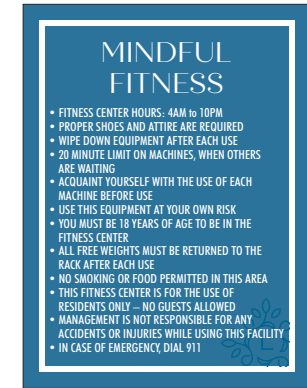
WHITE



Cap 150
California Blue

Sign Package

Scale: 1" = 1'



I) MAIL CENTER ID

9" Tall - Single sided - Qty: 1
.25" aluminum contour cut painted, ACC
(Pin mount to wall)
SCALE: 1/2" = 1'

J) OFFICE ID

8" x 5" - Single sided - Qty: 2
.125" non-glare acrylic w/ direct print,
white flood, tactile and braille;
.125" acrylic backer w/ direct print, white flood
(Mount to wall - dst/sil)



N) MINDFUL FITNESS RULES

18" x 24" - Single sided - Qty: 1
.125" acrylic w/ direct print, white flood;
.125" acrylic backer w/ direct print, white flood
(Mount to wall - dst/sil)

K) WORK/BREAK ROOM ID

8" x 5" - Single sided - Qty: 1
.125" non-glare acrylic w/ direct print,
white flood, tactile and braille;
.125" acrylic backer w/ direct print, white flood
(Mount to wall - dst/sil)

L) PACKAGE ROOM ID

8" x 5" - Single sided - Qty: 1
.125" non-glare acrylic w/ direct print,
white flood, tactile and braille;
.125" acrylic backer w/ direct print, white flood
(Mount to wall - dst/sil)

M) MINDFUL FITNESS ID

8" x 5" - Single sided - Qty: 2
.125" non-glare acrylic w/ direct print,
white flood, tactile and braille;
.125" acrylic backer w/ direct print, white flood
(Mount to wall - dst/sil)

PROPERTY NAME	DESCRIPTION	DESIGN DATE	INSTALL DT	DESIGN/AM	JOB NUMBER	PAGE
LEO AT FLINT CROSSING	SIGN PACKAGE	06-08-22	TBD	AA/CS	TBD	9

Client Approval - Print Name: _____

Signature: _____

Date: _____

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Thank You For Choosing Sign Jive!





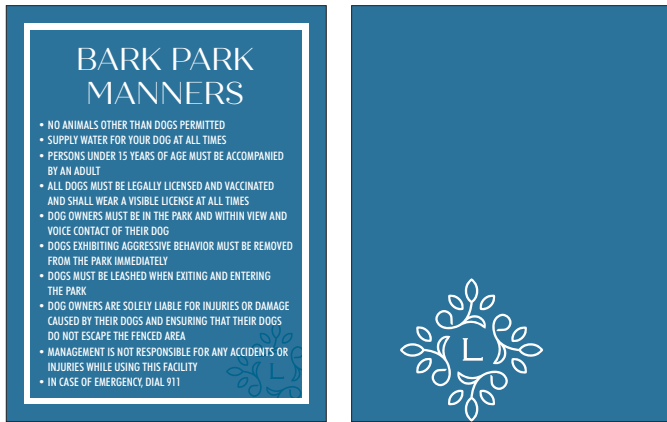
At Flint Crossing

Sign Package

SW 6529 Scanda PMS 2150 C
 SW 6797 Jay Blue PMS 2152 C
 WHITE

Cap 150 California Blue

Scale: 1" = 1'

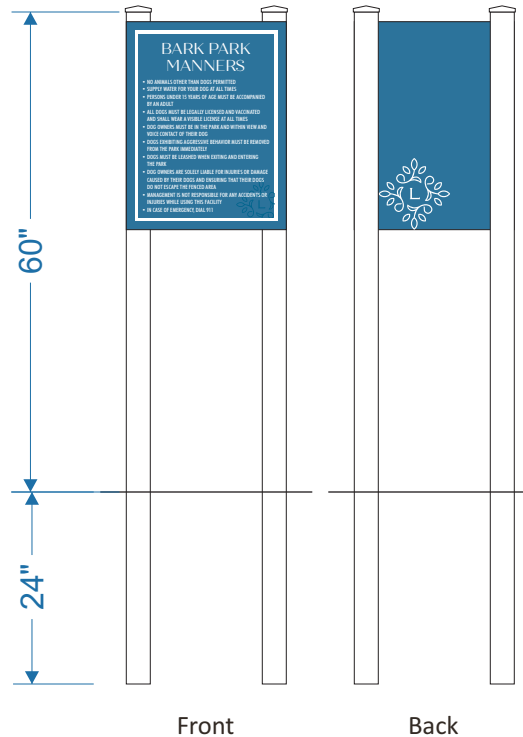


FRONT

BACK

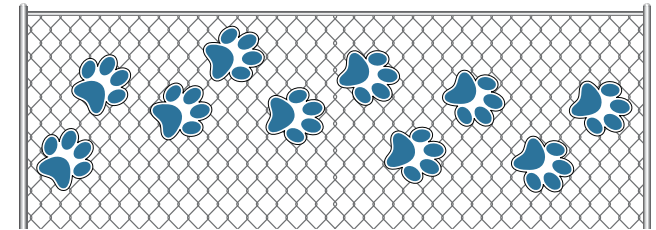
O) BARK PARK MANNERS

20" x 26" - Double sided - Qty: 1
 .080 aluminum w/ direct print, ACC
 (Mount to 2 - 7' posts - 6 caps)



Front

Back



P) BARK PARK PAWS

12" x 12" - Single sided - Qty: 10
 .080 aluminum w/ direct print, ACC
 and painted backside
 (Mount to fence)

PROPERTY NAME	DESCRIPTION	DESIGN DATE	INSTALL DT	DESIGN/AM	JOB NUMBER	PAGE
LEO AT FLINT CROSSING	SIGN PACKAGE	06-08-22	TBD	AA/CS	TBD	10

Client Approval - Print Name: _____

Signature: _____ Date: _____

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Thank You For Choosing Sign Jive!



SW 6529 Scanda PMS 2150 C
 SW 6797 Jay Blue PMS 2152 C
 WHITE

Cap 150 California Blue

Scale: 1" = 1'

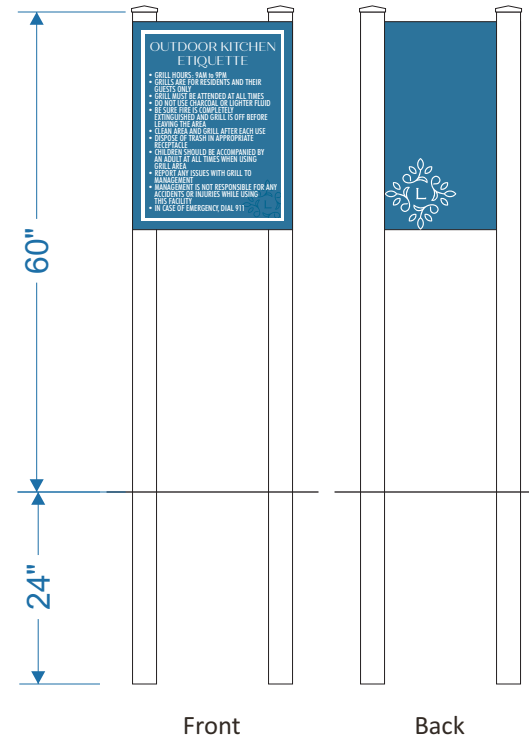


FRONT

BACK

Q) OUTDOOR KITCHEN ETIQUETTE

20" x 26" - Double sided - Qty: 1
 .080 aluminum w/ direct print, ACC
 (Mount to 2 - 7' posts - 6 caps)



Front

Back

PROPERTY NAME	DESCRIPTION	DESIGN DATE	INSTALL DT	DESIGN/AM	JOB NUMBER	PAGE
LEO AT FLINT CROSSING	SIGN PACKAGE	06-08-22	TBD	AA/CS	TBD	11

Client Approval - Print Name: _____

Signature: _____ Date: _____

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Thank You For Choosing Sign Jive!





At Flint Crossing

Sign Package

■ SW 6529 Scanda PMS 2150 C ■ SW 6797 Jay Blue PMS 2152 C □ WHITE

● Cap 150 California Blue

Scale: 1" = 1'

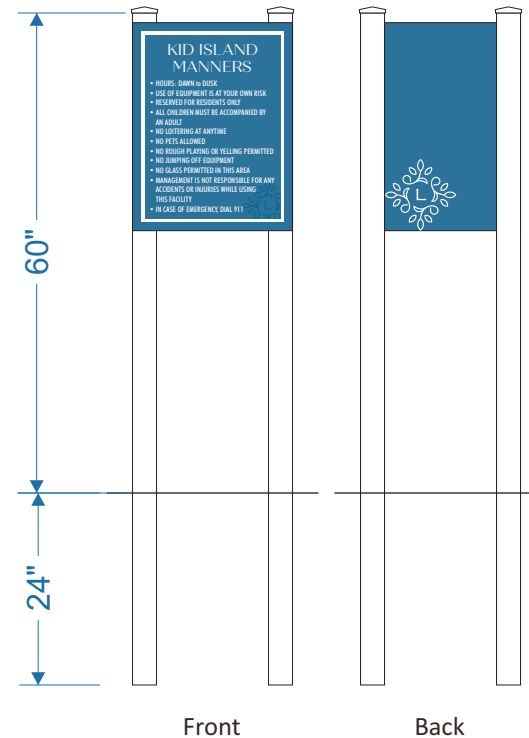


FRONT

BACK

R) KID ISLAND - PLAYGROUND RULES

20" x 26" - Double sided - Qty: 1
.080 aluminum w/ direct print, ACC
(Mount to 2 - 7' posts - 6 caps)



Front

Back

PROPERTY NAME	DESCRIPTION	DESIGN DATE	INSTALL DT	DESIGN/AM	JOB NUMBER	PAGE
LEO AT FLINT CROSSING	SIGN PACKAGE	06-08-22	TBD	AA/CS	TBD	12

Client Approval - Print Name: _____

Signature: _____ Date: _____

These designs are the sole property of SignJive and may not be used for bidding purposes. Ownership of these designs will be transferred to the client upon purchase of these signs.

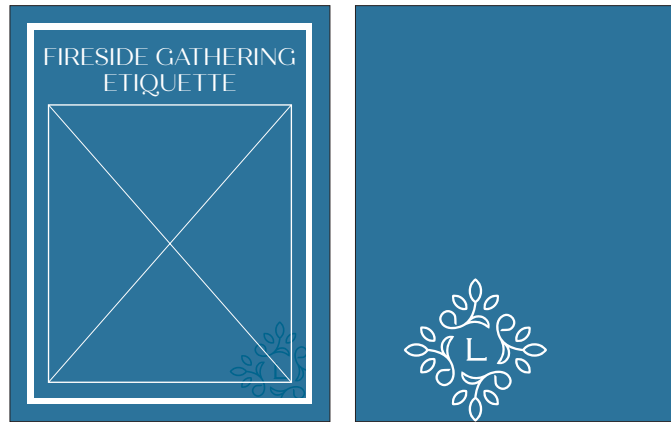
Thank You For Choosing Sign Jive!



SW 6529 Scanda PMS 2150 C
 SW 6797 Jay Blue PMS 2152 C
 WHITE

Cap 150 California Blue

Scale: 1" = 1'



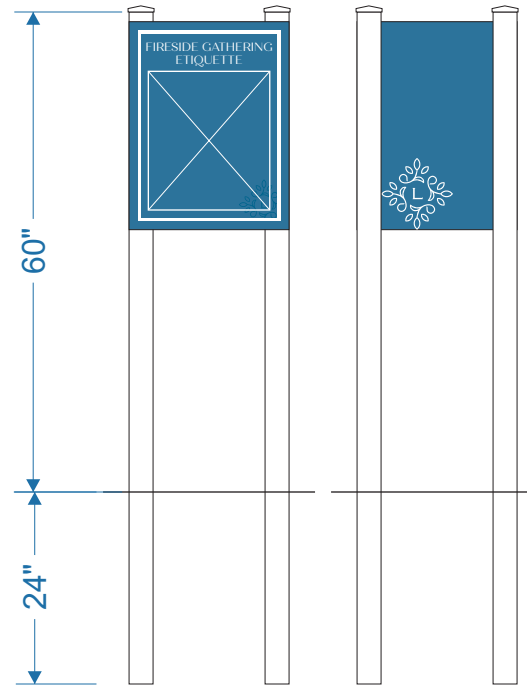
FRONT

BACK

S) FIRESIDE GATHERING ETIQUETTE

20" x 26" - Double sided - Qty: 2
 .080 aluminum w/ direct print, ACC
 (Mount to 2 - 7' posts - 6 caps)

CLIENT TO PROVIDE COPY



Front

Back



T) POOL GATE - KEEP GATE CLOSED AT ALL TIMES

18" x 12" - Single sided - Qty: 4
 .080 aluminum w/ direct print, ACC
 and painted backside
 (Mount to gate - 4 caps)

PROPERTY NAME	DESCRIPTION	DESIGN DATE	INSTALL DT	DESIGN/AM	JOB NUMBER	PAGE
LEO AT FLINT CROSSING	SIGN PACKAGE	06-08-22	TBD	AA/CS	TBD	13

Client Approval - Print Name: _____

Signature: _____ Date: _____

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Thank You For Choosing Sign Jive!





LEO

At Flint Crossing



SW 6529 Scanda
PMS 2150 C



SW 6797 Jay Blue
PMS 2152 C



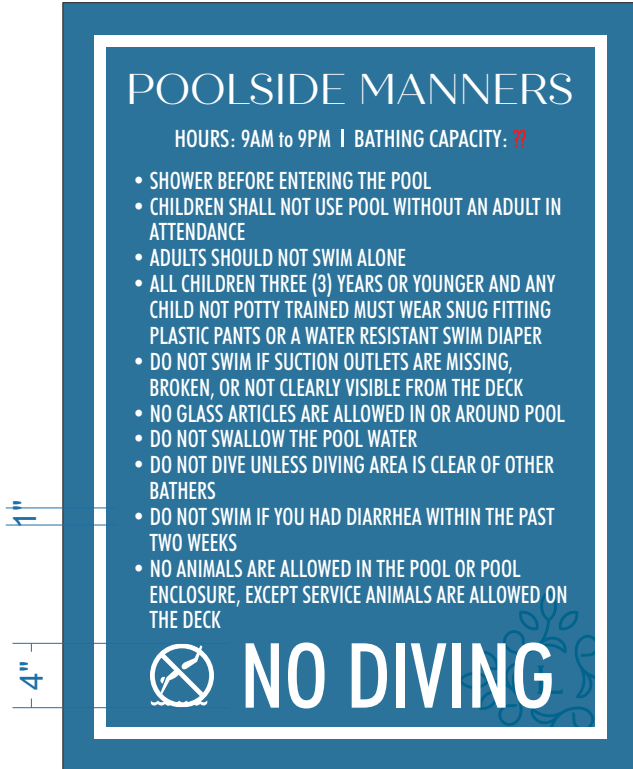
WHITE



Cap 150
California Blue

Sign Package

Scale: 1" = 1'



U) POOLSIDE MANNERS

36" x 48" - Single sided - Qty: 1
.080 aluminum w/ direct print, ACC
and painted backside
(Mount to fence - 8 caps)

CLIENT TO CONFIRM HOURS & BATHER LOAD



V) WARNING - NO LIFEGUARD ON DUTY

36" x 24" - Single sided - Qty: 2
.080 aluminum w/ direct print, ACC
and painted backside
(Mount to fence - 8 caps)



W) SHALLOW WATER - NO DIVING

36" x 24" - Single sided - Qty: 2
.080 aluminum w/ direct print, ACC
and painted backside
(Mount to fence - 8 caps)

PROPERTY NAME	DESCRIPTION	DESIGN DATE	INSTALL DT	DESIGN/AM	JOB NUMBER	PAGE
LEO AT FLINT CROSSING	SIGN PACKAGE	06-08-22	TBD	AA/CS	TBD	14

Client Approval - Print Name: _____

Signature: _____ Date: _____

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Thank You For Choosing Sign Jive!





LEO

At Flint Crossing

Sign Package



SW 6529 Scanda
PMS 2150 C



SW 6797 Jay Blue
PMS 2152 C



WHITE



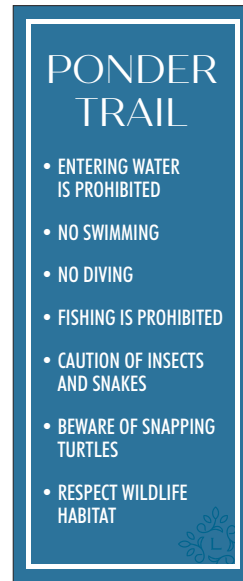
Cap 150
California Blue

Scale: 1" = 1'

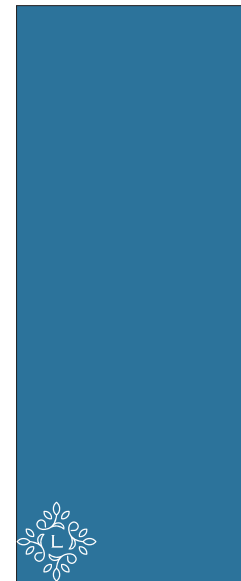


X) RISK OF DROWNING

36" x 24" - Single sided - Qty: 2
.080 aluminum w/ direct print, ACC
and painted backside
(Mount to fence - 8 caps)



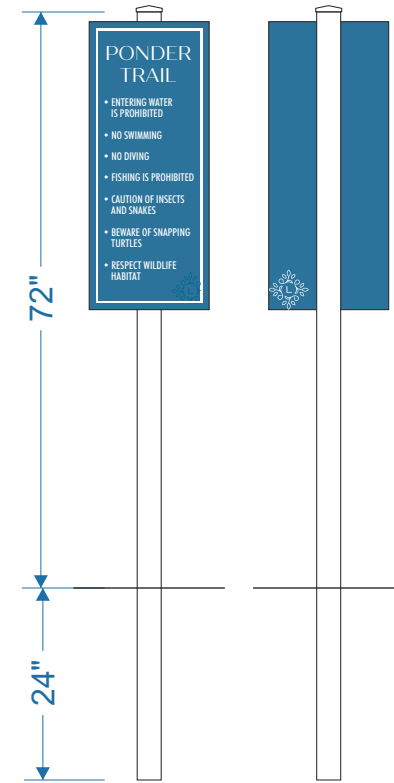
FRONT



BACK

Y) PONDER TRAIL - WATER SAFETY

15" x 36" - Double sided - Qty: 4
.080 aluminum w/ direct print, ACC
(Mount to 8' post - 2 caps)



Front

Back

PROPERTY NAME	DESCRIPTION	DESIGN DATE	INSTALL DT	DESIGN/AM	JOB NUMBER	PAGE
LEO AT FLINT CROSSING	SIGN PACKAGE	06-08-22	TBD	AA/CS	TBD	15

Client Approval - Print Name: _____

Signature: _____ Date: _____

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Thank You For Choosing Sign Jive!





LEO

At Flint Crossing

Sign Package



SW 6529 Scanda
PMS 2150 C



SW 6797 Jay Blue
PMS 2152 C



WHITE



Cap 150
California Blue

Scale: 1" = 1'



Z) QTY: 1



A1) QTY: 1



B1) QTY: 3

CLUBHOUSE - RESTROOM ID

7" x 10" - Single sided - Qty: 5
.125" non-glare acrylic w/ direct print,
white flood, tactile and braille;
.125" acrylic backer w/ direct print, white flood
(Mount to wall - dst/sil)



C1) AV ROOM ID

7" x 4" - Single sided - Qty: 1
.125" non-glare acrylic w/ direct print,
white flood, tactile and braille
(Mount to wall - dst/sil)



D1) ELECTRICAL/MECHANICAL ROOM ID

7" x 4" - Single sided - Qty: 1
.125" non-glare acrylic w/ direct print,
white flood, tactile and braille
(Mount to wall - dst/sil)



E1) MECHANICAL ROOM ID

7" x 4" - Single sided - Qty: 1
.125" non-glare acrylic w/ direct print,
white flood, tactile and braille
(Mount to wall - dst/sil)



F1) POOL PUMP ROOM ID

7" x 4" - Single sided - Qty: 1
.125" non-glare acrylic w/ direct print,
white flood, tactile and braille
(Mount to wall - dst/sil)



G1) STORAGE ROOM ID

7" x 4" - Single sided - Qty: 2
.125" non-glare acrylic w/ direct print,
white flood, tactile and braille
(Mount to wall - dst/sil)

PROPERTY NAME

DESCRIPTION

DESIGN DATE

INSTALL DT

DESIGN/AM

JOB NUMBER

PAGE

LEO AT FLINT CROSSING

SIGN PACKAGE

06-08-22

TBD

AA/CS

TBD

16

Client Approval - Print Name: _____

Signature: _____ Date: _____

These designs are the sole property of SignJive and may not be used for bidding purposes. Ownership of these designs will be transferred to the client upon purchase of these signs.

Thank You For Choosing Sign Jive!





At Flint Crossing

Sign Package

SW 6529 Scanda PMS 2150 C
 SW 6797 Jay Blue PMS 2152 C
 WHITE

Cap 150 California Blue

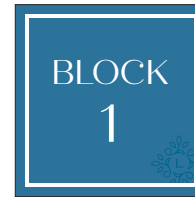
Scale: 1" = 1'



H1) GARAGE UNIT NUMBER
 6" x 4" - Single sided - Qty: 108
 .060 aluminum w/ direct print, ACC
 (Mount to wall - dst/sil)



I1) UNIT NUMBER
 8" x 5" - Single sided - Qty: 266
 .25" non-glare acrylic w/ direct print,
 white flood, tactile and braille
 (Mount to wall - dst/sil)

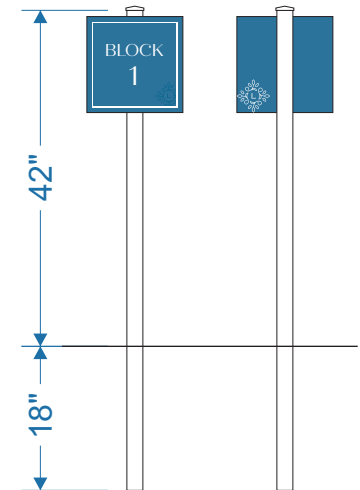


FRONT



BACK

J1) BLOCK NUMBER ID
 12" x 12" - Single sided - Qty: **TBD**
 .060 aluminum w/ direct print, ACC
 (Mount to 2" x 2" x 5' post - 2 caps)



Front

Back

PROPERTY NAME	DESCRIPTION	DESIGN DATE	INSTALL DT	DESIGN/AM	JOB NUMBER	PAGE
LEO AT FLINT CROSSING	SIGN PACKAGE	06-08-22	TBD	AA/CS	TBD	17

Client Approval - Print Name: _____

Signature: _____ Date: _____

These designs are the sole property of SignJive and may not be used for bidding purposes. Ownership of these designs will be transferred to the client upon purchase of these signs.

Thank You For Choosing Sign Jive!





LEO

At Flint Crossing

Sign Package

Scale: 3/4" = 1'



SW 6529 Scanda
PMS 2150 C



SW 6797 Jay Blue
PMS 2152 C



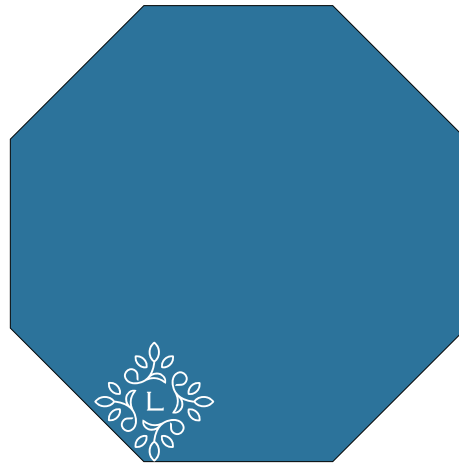
WHITE



Cap 150
California Blue



FRONT



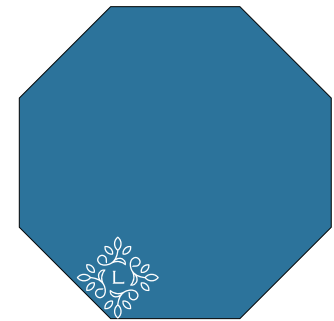
BACK

L1) STOP

36" x 36" - Single sided - Qty: 3
.080 aluminum w/ DOT certified copy
and painted 38" x 38" .080 aluminum backer
(Mount to 10' post - 2 caps)



FRONT



BACK

M1) STOP

24" x 24" - Single sided - Qty: 8
.080 aluminum w/ DOT certified copy
and painted 26" x 26" .080 aluminum backer
(Mount to 10' post - 2 caps)

PROPERTY NAME

DESCRIPTION

DESIGN DATE

INSTALL DT

DESIGN/AM

JOB NUMBER

PAGE

LEO AT FLINT CROSSING

SIGN PACKAGE

06-08-22

TBD

AA/CS

TBD

19

Client Approval - Print Name: _____

Signature: _____ Date: _____

These designs are the sole property of SignJive and may not be used for bidding purposes. Ownership of these designs will be transferred to the client upon purchase of these signs.

Thank You For Choosing Sign Jive!

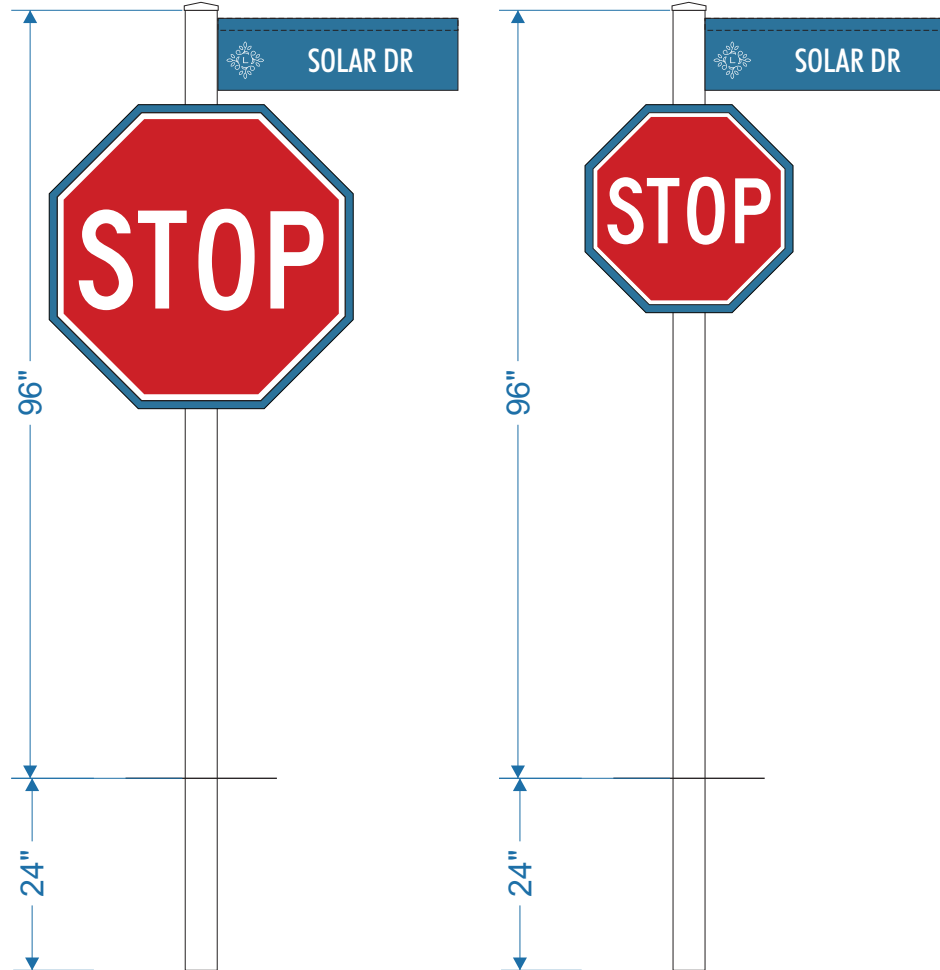


SW 6529 Scanda PMS 2150 C
 SW 6797 Jay Blue PMS 2152 C
 WHITE
 Cap 150 California Blue



N1) STREET BLADES

30" x 9" - Double sided - Qty: 20
 .080 aluminum w/ direct print, ACC
 (Mount to same post as L1 & M1 - custom brackets)



PROPERTY NAME	DESCRIPTION	DESIGN DATE	INSTALL DT	DESIGN/AM	JOB NUMBER	PAGE
LEO AT FLINT CROSSING	SIGN PACKAGE	06-08-22	TBD	AA/CS	TBD	20

Client Approval - Print Name: _____

Signature: _____ Date: _____

These designs are the sole property of SignJive and may not be used for bidding purposes. Ownership of these designs will be transferred to the client upon purchase of these signs.

Thank You For Choosing Sign Jive!



SW 6529 Scanda PMS 2150 C
 SW 6797 Jay Blue PMS 2152 C
 WHITE

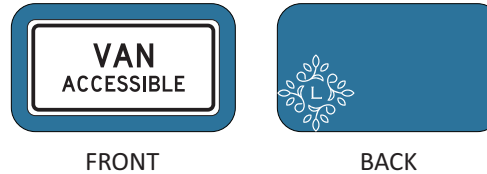
Cap 150 California Blue

Scale: 1" = 1'



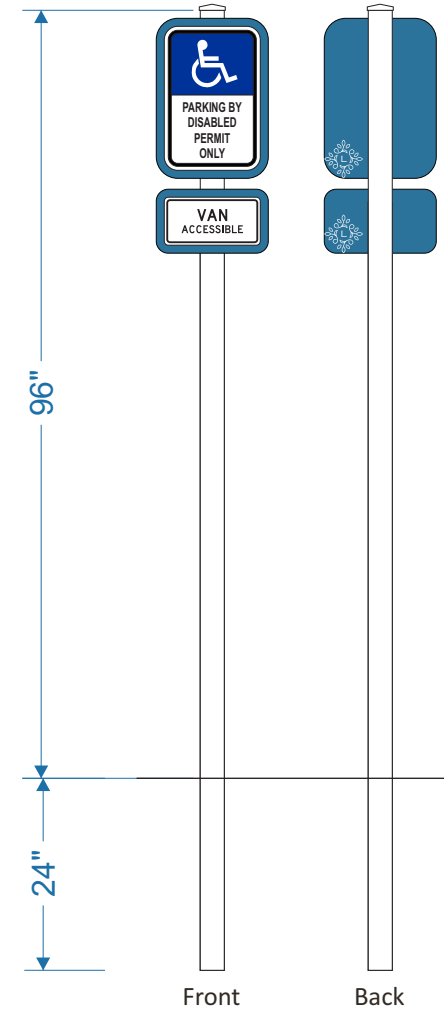
O1) CUSTOM HANDICAP

12" x 18" - Single sided - Qty: 3
 .080 aluminum w/ DOT certified copy and painted 14" x 20" .080 aluminum backer (Mount to 10' post - 2 caps)



P1) CUSTOM HANDICAP RIDER

12" x 6" - Single sided - Qty: 2
 .080 aluminum w/ DOT certified copy and painted 14" x 8" .080 aluminum backer (Mount to 10' post - 2 caps)



PROPERTY NAME	DESCRIPTION	DESIGN DATE	INSTALL DT	DESIGN/AM	JOB NUMBER	PAGE
LEO AT FLINT CROSSING	SIGN PACKAGE	06-08-22	TBD	AA/CS	TBD	21

Client Approval - Print Name: _____

Signature: _____ Date: _____

These designs are the sole property of SignJive and may not be used for bidding purposes. Ownership of these designs will be transferred to the client upon purchase of these signs.

Thank You For Choosing Sign Jive!





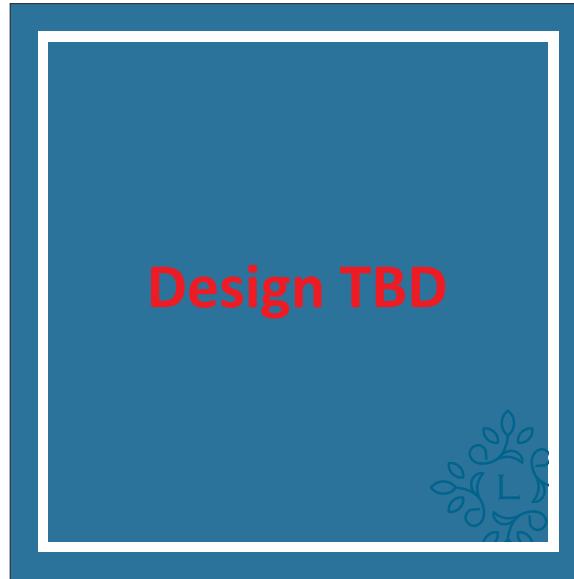
At Flint Crossing

Sign Package

SW 6529 Scanda PMS 2150 C
 SW 6797 Jay Blue PMS 2152 C
 WHITE

Cap 150 California Blue

Scale: 1" = 1'



Q1) LEASING OFFICE CUSTOM WALL DESIGN

36" x 36" - Single sided - Qty: 1
 .080 aluminum w/ direct print, ACC
 (Mount to wall - 4 caps)

PROPERTY NAME	DESCRIPTION	DESIGN DATE	INSTALL DT	DESIGN/AM	JOB NUMBER	PAGE
LEO AT FLINT CROSSING	SIGN PACKAGE	06-08-22	TBD	AA/CS	TBD	22

Client Approval - Print Name: _____

Signature: _____ Date: _____

These designs are the sole property of SignJive and may not be used for bidding purposes. Ownership of these designs will be transferred to the client upon purchase of these signs.

Thank You For Choosing Sign Jive!





2" x 2" x 5' Aluminum post
 Qty: **TBD**
 Painted with peak cap
 Mount 2' below grade



3" x 3" x 6' Aluminum post
 Qty: 8
 Painted with peak cap
 Mount 2' below grade



3" x 3" x 7' Aluminum post
 Qty: 6
 Painted with peak cap
 Mount 2' below grade



3" x 3" x 8' Aluminum post
 Qty: 10
 Painted with peak cap
 Mount 2' below grade



4" x 4" x 10' Aluminum post
 Qty: 12
 Painted with peak cap
 Mount 2' below grade



Caps

PROPERTY NAME	DESCRIPTION	DESIGN DATE	INSTALL DT	DESIGN/AM	JOB NUMBER	PAGE
LEO AT FLINT CROSSING	SIGN PACKAGE	06-08-22	TBD	AA/CS	TBD	23

Client Approval - Print Name: _____

Signature: _____ **Date:** _____

These designs are the sole property of SignJive and may not be used for bidding purposes. Ownership of these designs will be transferred to the client upon purchase of these signs.

Thank You For Choosing Sign Jive!



PASSED, by the Common Council of the City of Carmel, Indiana, this ____ day of _____, 2023, by a vote of ____ ayes and ____ nays.

COMMON COUNCIL FOR THE CITY OF CARMEL

Jeff Worrell, President

Laura Campbell, Vice-President

Sue Finkam

Kevin D. Rider

Anthony Green

Adam Aasen

Tim Hannon

Miles Nelson

Teresa Ayers

ATTEST:

Sue Wolfgang, Clerk

Presented by me to the Mayor of the City of Carmel, Indiana this ____ day of _____ 2023, at _____ .M.

Sue Wolfgang, Clerk

Approved by me, Mayor of the City of Carmel, Indiana, this ____ day of _____ 2023, at _____ .M.

James Brainard, Mayor

ATTEST:

Sue Wolfgang, Clerk

This Instrument prepared by: James E. Shinaver, attorney at law, NELSON & FRANKENBERGER and Jon C. Dobosiewicz, land use professional, NELSON & FRANKENBERGER. 550 Congressional Blvd, Carmel, IN 46032.

Legacy PUD - 2022 Amendment - Draft 10 012623

CITY OF CARMEL
DOCS DEPARTMENT REPORT TO THE COUNCIL

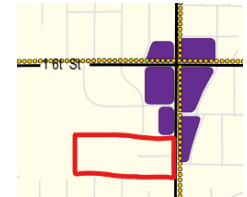
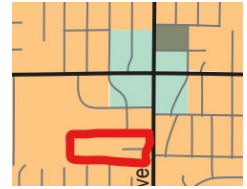
January 27, 2023

2023 Rosie’s Garden Rezone (Z-680-23):

- Plan Commission Docket No. PZ-2022-00191 Z; Petitioner has been in business on the site since 1982.
- Zoning change request from R1 and B1 to B3 and removing the HP Business District Sub-area designation.
- Surrounded primarily by residential uses and some small commercial offices.

Planning and Zoning Analysis:

- *Comprehensive Plan (C3 Plan) Analysis:*
 - The proposed rezone area is classified as Suburban Residential which only allows for single-family detached residential (Red outline in image to right).
 - The South-Central Policies and Objectives section states careful integration of neighborhood service nodes to the advancement of the commercial area is a priority.
 - Protecting single family homes through buffering and transitional design is key.
- *“Home Place Sub-area Plan” of the Comp Plan:*
 - The sub-area is to “encourage more mixed-use development that provides a more bicycle- and pedestrian-friendly environment that provides goods and services to the residential community within walking distance.”
 - Petitioner’s land is not included in the proposed “Mixed Use Center” (purple area in the image above).
- *Transportation Plan analysis:*
 - The Thoroughfare Plan identifies College Ave. as an Arterial Street and a Conservation Corridor.
 - This means protection of environmental features by having new facilities constructed with the lowest impact necessary to meet current and future demands.
 - The Carmel Engineering Dept. is currently working on improvements to College Avenue.
- *Home Place Overlay, Business Sub-Area District analysis:*
 - “To provide site design requirements that orient buildings to the street and are pedestrian in scale.”
 - The Petitioner proposes to remove the property from this sub area.
 - The Department supports this request, as the proposed site improvements will not alter the existing character significantly nor can they meet majority of the requirements listed, such as architectural requirements (of existing buildings), setbacks, and gross floor area.
- *B-3/Business District analysis:*
 - B3 chosen over B1 as **Plant Nursery** is allowed in B3 and requires Special Use (BZA) approval in B1.
 - Please note that the Petitioner did receive Special Use approval in 1988 under Docket No. 71-88 SU.
 - **Plant Nursery:** the growing of plants outside of a structure, intended for wholesale or retail sale.
 - General Retail and General Service are permitted primary uses in B3.
 - Outdoor storage and display occurs today in addition to growing of plants = **Storage and/or Warehousing, Outdoor**, which is **not** allowed in B3 as primary or accessory use.
 - **Storage and/or Warehousing, Indoor** is allowed as an accessory use in B3.
 - UDO Article 5.03.4 – Accessory Buildings cannot be more than 1/3 of the Gross Floor Area of all buildings.



Negotiations with Petitioner during Plan Commission process:

- Staff and PC members expressed concerns regarding complete removal from the Home Place Overlay.
- After discussions, the Petitioner has agreed to retract their request to be removed from the overall Home Place Overlay and only request to be removed from the Business District sub-area. Staff and PC supported this request.

Concerns discussed by the Plan Commission:

- Neighbors spoke regarding the Petitioner’s need for additional parking, better traffic flow, and lighting concerns
- Plan Commission members stated that Rosie’s has been a great neighbor and economic driver in the area, but they also need to consider limiting some B3 uses in case ownership or site usage changes hands in the future.
- The Petitioner understands variances will be needed to bring the site into compliance regarding existing outdoor storage/display, parking, and future renovations, which may not meet the Home Place Overlay requirements.

The Petitioner requested to rezone to B3 to codify the existing business use of the site and prepare for future improvements. The proposed plans should not have a negative impact on the surrounding area, intention is to improve site conditions. These plans/changes to the site must come back to the PC for DP/ADLS approval when the Petitioner is ready. The Commercial Committee voted 4-0 to send this to City Council with Fav. Recommendation.

Sponsor: Councilor Green

ORDINANCE Z-680-23

**AN ORDINANCE OF THE COMMON COUNCIL
OF THE CITY OF CARMEL, INDIANA**

Synopsis: An ordinance changing the zoning of approximately 14.63 acres of land located at 10402 North College Avenue from the R-1 district and the B-1 district to the B-3 district classification and removal of 2.47 acres from the Business District Sub-Area of the Home Place Overlay District

WHEREAS, pursuant to Indiana Code §36-7-4-600 *et seq.*, the Common Council of the City of Carmel, Indiana, has lawfully adopted a Unified Development Ordinance (the “UDO”), the terms of which are applicable to the geographic area consisting of the incorporated area of the City of Carmel, and the unincorporated area of Clay Township, Hamilton County, Indiana, which UDO has been codified in Chapter 10 of the Carmel City Code;

WHEREAS, pursuant to the Indiana Code §36-7-4-602, the Common Council is authorized to amend the map that is part of the UDO, and;

WHEREAS, the Carmel Plan Commission Commercial Committee under docket number PZ-2022-00191 Z has rendered a favorable recommendation regarding a request to rezone certain real property, the legal description of which is attached hereto and incorporated herein by reference as Exhibit A (hereafter the “Rezone Real Estate”), and;

WHEREAS, said request includes the removal of certain real property from the applicable overlay zone sub-area, the legal description of which is attached hereto and incorporated herein by reference as Exhibit B (hereafter the “Overlay Removal Real Estate”).

NOW, THEREFORE, BE IT ORDAINED by the Council, meeting in regular session, that the Carmel UDO and Zoning Map are hereby amended as follows:

Section I: The official Zoning Map accompanying and made part of the UDO is hereby amended to change the zoning classification of the Rezone Real Estate from the R-1/Residence and B-1/Business District to the B-3/Business District zoning classification.

Section II: The official Zoning Map accompanying and made part of the UDO is hereby amended to remove the Business District Sub-Area of the Home Place Overlay District from the Overlay Removal Real Estate.

Section III: Of the land uses deemed permitted in the Land Use Matrix of the UDO, this ordinance further restricts the Overlay Removal Real Estate by prohibiting other uses, attached hereto and incorporated herein by reference as Exhibit C.

Section IV: All prior ordinances or parts thereof inconsistent with any provision of this Ordinance are hereby repealed.

Section V: This Ordinance shall be in full force and effect from and after its passage and signing by the Mayor.

PASSED by the Common Council of the City of Cannel, Indiana, this ____ day of _____, 2023, by a vote of _____ ayes and _____ nays.

COMMON COUNCIL FOR THE CITY OF CARMEL

Sue Finkam, President

Kevin D. Rider, Vice-President

H. Bruce Kimball

Jeff Worrell

Anthony Green

Laura D. Campbell

Timothy J. Hannon

Miles Nelson

Adam Aasen

ATTEST:

Sue Wolfgang, Clerk

Presented by me to the Mayor of the City of Carmel, Indiana this ____ day of _____ 2023, at ____ .M.

Sue Wolfgang, Clerk

Approved by me, Mayor of the City of Carmel, Indiana, this ____ day of _____ 2023, at ____ .M.

James Brainard, Mayor

ATTEST:

Sue Wolfgang, Clerk

This instrument was prepared by Kathleen E. Boaz, Church Church Hittle + Antrim, Two North Ninth Street, Noblesville, Indiana 46074, (317) 773-2190.

I affirm, under the penalties for perjury, that I have taken reasonable care to redact each and every Social Security number from this document, unless it is required by law. Kathleen E. Boaz.

EXHIBIT A

Legal Description (Rezone Real Estate)

Part of the Northeast Quarter of Section 11, Township 17 North, Range 3 East, in Clay Township, Hamilton County, Indiana, described as follows:

Commencing at the Northeast corner of the Northeast Quarter of Section 11, Township 17 North, Range 3 East; thence South 00 degrees 01 minutes 16 seconds West (assumed bearing) on the East line of said Northeast Quarter [137.80 feet Deed (1137.87 feet measured); thence South 88 degrees 59 minutes 00 seconds West parallel with the North line of said Northeast Quarter 431.86 feet to the place of beginning of the real estate herein described; thence North 00 degrees 01 minutes 16 seconds East parallel with said East line 269.85 feet to an iron pin located 162.20 feet South 00 degrees 01 minutes 16 seconds West of the South line of College Plaza, as per plat thereof, recorded in Deed Record 135, pages 360-361, in the Office of the Recorder of Hamilton County, Indiana; thence South 88 degrees 56 minutes 24 seconds West parallel with the South line of said College Plaza 911.36 feet to the West line of the Northeast Quarter of said Northeast Quarter, thence South 00 degrees 00 minutes 30 seconds West on said West line 269.17 feet to a line, which bears South 88 degrees 59 minutes 00 seconds West from the place of beginning; thence North 88 degrees 59 minutes 00 seconds East on said line parallel with the North line of said Northeast Quarter 910.27 feet to the place of beginning. Together with Grantors Rights under an Easement dated July 31, 1978 recorded October 3, 1978 in Book 37, page 780 and assigned to Grantor by Warranty Deed dated April 21, 1989 and recorded as Instrument Number 8908254, in the Office of the Recorder of Hamilton County, Indiana.

EXCEPT:

Beginning at the Northeast corner of the Northeast Quarter of Section 11, Township 17 North, Range 3 East; thence West along the North line of a 5.635 acre tract owned by R. Borcharding, a distance of 455 feet; thence South a distance of 269.51 feet to the South line of said Borcharding Tract; thence East, along said South line a distance of 455 feet; thence North, parallel with the East line of the Northeast Quarter of Section 11, Township 17 North, Range 3 East, a distance of 269.51 feet to the point of beginning.

ALSO:

Part of the Northeast Quarter of Section 11, Township 17 North, Range 3 East in Hamilton County, more particularly described as follows:

Beginning a the Northeast corner of the Northeast Quarter of Section 11, Township 17 North, Range 3 East; thence West along the North line of a 5.635 acre tract owned by R. Borcharding, a distance of 455 feet; thence South a distance of 269.51 feet to the South line of said Borcharding Tract; thence East, along said South line a distance of 455 feet; thence North, parallel with the East line of the Northeast Quarter of Section 11, Township 17 North, Range 3 East, a distance of 269.51 feet to the point of beginning. Together with Grantor's rights under a Grant Of Access Easement dated July 30, 1986 and recorded September 3, 1986 in Book 4, page 421 as Instrument Number 8618782, in the Office of the Recorder of Hamilton County, Indiana.

ALSO:

A part of the Northeast Quarter of Section 11, Township 17 North, Range 3 East of the Second Principal Meridian in Clay Township, Hamilton County, Indiana, being more particularly described as follows:

Commencing at the Northeast corner of the Northeast Quarter of Section 11, Township 17 North, Range 3 East, Hamilton County, Indiana; thence South 00 degrees 00 minutes 28 seconds East (basis of bearings) on and along the East line of said Northeast Quarter 1235.1 feet; thence South 88 degrees 57 minutes 31 seconds West parallel with the North line of said Northeast Quarter 338 feet to the POINT OF BEGINNING of this description; thence continuing South 88 degrees 57 minutes 31 seconds West

parallel with the North line of said Northeast Quarter 639.02 feet to the East line of real estate described in Instrument #96-38053 on file in the Office of the Recorder of Hamilton County, Indiana, said East line being the Northerly prolongation of the East line of Ruckle Street; thence South 00 degrees 00 minutes 28 seconds East on and along the East line of said real estate and parallel with the East line of said Northeast Quarter 95.70 feet to the South line of the Northeast Quarter of said Northeast Quarter, said South line also being on the North line of Harry Bowser's North Ridge Addition as per plat thereof recorded in Deed Record 121, pages 400-401 on file in said Recorder's Office; thence North 89 degrees 01 minutes 57 seconds East on and along the South line of the Northeast Quarter of said Northeast Quarter and along the North line of said Harry Bowser's North Ridge Addition 639.01 feet to a point 338 feet West of the East line of said Northeast Quarter; thence North 00 degrees 00 minutes 28 seconds West parallel with the East line of said Northeast Quarter 96.52 feet to the point of beginning, containing 1.41 acres, more or less.

ALSO:

A part of the Northeast Quarter of Section 11, Township 17 North, Range 3 East of the Second Principal Meridian in Clay Township, Hamilton County, Indiana, being more particularly described as follows:

Commencing at the Northeast corner of the Northeast Quarter of Section 11, Township 17 North, Range 3 East, Hamilton County, Indiana; thence South 00 degrees 00 minutes 28 seconds East (basis of bearings) on and along the East line of said Northeast Quarter 1137.80 feet to the Northeast corner of the real estate described in Deed Record 283, page 387 on file in the Office of the Recorder of Hamilton County, Indiana; thence South 88 degrees 57 minutes 31 seconds West parallel with the North line of said Northeast Quarter and along the North line of said real estate 309.02 feet to a 5/8 inch diameter rebar at the POINT OF BEGINNING of this description; thence continuing South 88 degrees 57 minutes 31 seconds West parallel with the North line of said Northeast Quarter 668.00 feet to the East line of the real estate described in Instrument #96-38053 on file in said Recorder's Office, said East line being the Northerly prolongation of the East line of Ruckle Street; thence South 00 degrees 00 minutes 28 seconds East on and along the East line of said real estate and parallel with the East line of said Northeast Quarter 97.30 feet; thence North 88 degrees 57 minutes 31 seconds East parallel with the North line of said Northeast Quarter 668.00 feet to a 5/8 inch diameter rebar; thence North 00 degrees 00 minutes 28 seconds West parallel with the East line of said Northeast Quarter 97.30 feet to the point of beginning, containing 1.49 acres, more or less.

ALSO:

A part of the Northeast Quarter of Section 11, Township 17 North, Range 3 East, described as follows:

Begin at a point 1137.8 feet South of the Northeast corner of the Northeast Quarter of said Section; run West parallel with the North line of said Quarter Section 1342.8 feet; thence South 97.3 feet; thence East parallel with said North line 1342.8 feet to the East line of said Quarter Section; thence North on said East line 97.3 feet to the place of beginning, containing 3 acres, more or less in Hamilton County, Indiana.

EXCEPT:

Part of the Northeast Quarter of Section 11, Township 17 North, Range 3 East in Clay Township, Hamilton County, Indiana, described as follows:

Commencing at the Northeast corner of the Northeast Quarter of Section 11, Township 17 North, Range 3 East in Clay Township, Hamilton County, Indiana; thence South 00 degrees 00 minutes 28 seconds East (assumed bearing) on the East line of said Northeast Quarter 1137.80 feet to the Northeast corner of the real estate described in Deed Record 283, page 387 in the Office of the Recorder of Hamilton County, Indiana; thence (this and the following 3 courses follow the boundary of Deed Book 283, page 387) South 88 degrees 57 minutes 31 seconds West parallel with the North line of said Northeast Quarter 309.02 feet to a 5/8" rebar at the point of beginning of the real estate herein described; thence continuing South 88 degrees 57 minutes 31 seconds West parallel with said North line 1033.78 feet to a 5/8" rebar; thence

South 00 degrees 00 minutes 28 seconds East 97.30 feet to a 5/8" rebar; thence North 88 degrees 57 minutes 31 seconds East parallel with the North line of said Northeast Quarter 1033.78 feet to a 5/8" rebar which bears South 00 degrees 00 minutes 28 seconds East from the point of beginning; thence North 00 degrees 00 minutes 28 seconds West 97.30 feet to the Point of Beginning; containing 2.31 acres, more or less.

ALSO:

Beginning 867.67 feet measured (867.6 feet Deed) South of the Northeast corner of the Northeast Quarter of Section 11, Township 17 North, Range 3 East, and on the East line thereof; thence South on and along aforesaid East line 270.2 feet; thence West parallel with the North line of said Northeast Quarter 200 feet; thence North parallel with the East line of said Northeast Quarter 270.04 feet measured (270.2 feet Deed); thence Easterly 200 feet to the place of beginning.

EXCEPTING THEREFROM:

That part of the above-described property conveyed to the Board of Commissioners of Hamilton County, Indiana, by Warranty Deed recorded December 10, 2002, as Instrument Number 200200095519, in the Office of the Recorder of Hamilton County, Indiana, described as follows:

A part of the Northeast Quarter of Section 11, Township 17 North, Range 3 East, Hamilton County, Indiana, and being that part of the grantor's land lying within the right-of-way lines depicted on the Right-of-Way Parcel Plat, attached thereto and marked as Exhibit "B", described as follows:

Beginning at a point on the East line of said section South 0 degrees 12 minutes 56 seconds West 215.030 meters (705.48 feet) from the Northeast corner of said section, said Northeast corner being designated as point "5" on said parcel plat, which point of beginning is the Northeast corner of the grantor's land; thence South 0 degrees 12 minutes 56 seconds West 131.869 meters (432.64 feet) along said East line to the Southeast corner of the grantor's land; thence South 89 degrees 10 minutes 42 seconds West 7.621 meters (25.00 feet) along the South line of the grantor's land to point "472" designated on said parcel plat; thence North 0 degrees 12 minutes 56 seconds East 131.862 meters (432.62 feet) to the North line of the grantor's land at point "70" designated on said parcel plat; thence North 89 degrees 07 minutes 31 seconds East 7.621 meters (25.00 feet) along said North line to the point of beginning and containing 0.1005 hectares (0.248 acres), more or less, inclusive of the presently existing right-of-way which contains 0.0422 hectares (0.104 acres), more or less. The portion of the above described real estate which is not already embraced within the presently existing right-of-way contains 0.0583 hectares (0.144 acres), more or less.

ALSO:

That part of vacated 108th Street, North of Lots 97 and 98, as per Vacation order recorded November 16, 1965 in Book 87, page 100 as Instrument Number 10549, in the Office of the Recorder of Hamilton County, Indiana.

ALSO:

A portion of the vacated 104th Street, being a part of the south Half of the Northeast Quarter of Section 11, Township 17 North, Range 3 East in Hamilton County, Indiana, more particularly described as follows:

Beginning at the Northeast corner of Lot 32 in Northridge Addition, a subdivision in Hamilton County, Indiana, as per plat thereof; recorded in Deed Record 121, pages 400 and 401, in the Office of the Recorder of Hamilton County, Indiana; thence running West on and along the North line of Lots 32 and 33 in said Northridge Addition a distance of 270.0 feet to the Northwest corner of said Lot 33; running thence North parallel with the East line of the south Half of said Northeast Quarter Section a distance of 13.0 feet to a point; running thence East parallel with the North line of said Lots 32 and 33 a distance of 270.0 feet to the a point; thence running South on a line parallel with

the East line of the South Half of the said Northeast Quarter a distance of 13.0 feet to the place of beginning, containing 0.08 acre, more or less.

ALSO:

Lots numbered 29, 30, 31, 32, 33, 34, 35, 36, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 160 and 161 in Northridge Addition, a subdivision of Hamilton County, Indiana, as per plat thereof, recorded in Deed Record 121, page 400 and 401 in the Office of the Recorder of Hamilton County, Indiana.

EXHIBIT "A" – Depiction

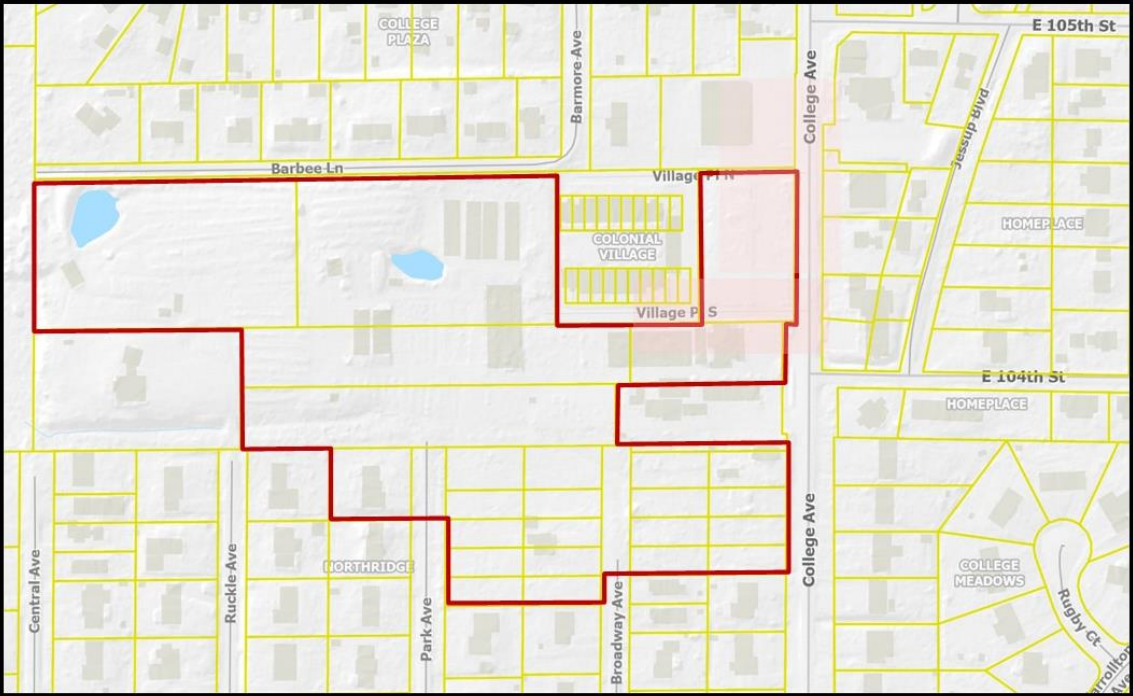


EXHIBIT B

Legal Description (Overlay Removal Real Estate)

A part of the Northeast Quarter of Section 11, Township 17 North, Range 3 East, described as follows:

Begin at a point 1137.8 feet South of the Northeast corner of the Northeast Quarter of said Section; run West parallel with the North line of said Quarter Section 1342.8 feet; thence South 97.3 feet; thence East parallel with said North line 1342.8 feet to the East line of said Quarter Section; thence North on said East line 97.3 feet to the place of beginning, containing 3 acres, more or less in Hamilton County, Indiana.

EXCEPT:

Part of the Northeast Quarter of Section 11, Township 17 North, Range 3 East in Clay Township, Hamilton County, Indiana, described as follows:

Commencing at the Northeast corner of the Northeast Quarter of Section 11, Township 17 North, Range 3 East in Clay Township, Hamilton County, Indiana; thence South 00 degrees 00 minutes 28 seconds East (assumed bearing) on the East line of said Northeast Quarter 1137.80 feet to the Northeast corner of the real estate described in Deed Record 283, page 387 in the Office of the Recorder of Hamilton County, Indiana; thence (this and the following 3 courses follow the boundary of Deed Book 283, page 387) South 88 degrees 57 minutes 31 seconds West parallel with the North line of said Northeast Quarter 309.02 feet to a 5/8" rebar at the point of beginning of the real estate herein described; thence continuing South 88 degrees 57 minutes 31 seconds West parallel with said North line 1033.78 feet to a 5/8" rebar; thence South 00 degrees 00 minutes 28 seconds East 97.30 feet to a 5/8" rebar; thence North 88 degrees 57 minutes 31 seconds East parallel with the North line of said Northeast Quarter 1033.78 feet to a 5/8" rebar which bears South 00 degrees 00 minutes 28 seconds East from the point of beginning; thence North 00 degrees 00 minutes 28 seconds West 97.30 feet to the Point of Beginning; containing 2.31 acres, more or less.

ALSO:

Beginning 867.67 feet measured (867.6 feet Deed) South of the Northeast corner of the Northeast Quarter of Section 11, Township 17 North, Range 3 East, and on the East line thereof; thence South on and along aforesaid East line 270.2 feet; thence West parallel with the North line of said Northeast Quarter 200 feet; thence North parallel with the East line of said Northeast Quarter 270.04 feet measured (270.2 feet Deed); thence Easterly 200 feet to the place of beginning.

EXCEPTING THEREFROM:

That part of the above-described property conveyed to the Board of Commissioners of Hamilton County, Indiana, by Warranty Deed recorded December 10, 2002, as Instrument Number 200200095519, in the Office of the Recorder of Hamilton County, Indiana, described as follows:

A part of the Northeast Quarter of Section 11, Township 17 North, Range 3 East, Hamilton County, Indiana, and being that part of the grantor's land lying within the right-of-way lines depicted on the Right-of-Way Parcel Plat, attached thereto and marked as Exhibit "B", described as follows:

Beginning at a point on the East line of said section South 0 degrees 12 minutes 56 seconds West 215.030 meters (705.48 feet) from the Northeast corner of said section, said Northeast corner being designated as point "5" on said parcel plat, which point of beginning is the Northeast corner of the grantor's land; thence South 0 degrees 12 minutes 56 seconds West 131.869 meters (432.64 feet) along said East line to the Southeast corner of the grantor's land; thence South 89 degrees 10 minutes 42 seconds West 7.621 meters (25.00 feet) along the South line of the grantor's land to point "472" designated on said parcel plat; thence North 0 degrees 12 minutes 56 seconds East 131.862 meters (432.62 feet) to the North line of the grantor's land at point "70" designated on said parcel plat;

thence North 89 degrees 07 minutes 31 seconds East 7.621 meters (25.00 feet) along said North line to the point of beginning and containing 0.1005 hectares (0.248 acres), more or less, inclusive of the presently existing right-of-way which contains 0.0422 hectares (0.104 acres), more or less. The portion of the above described real estate which is not already embraced within the presently existing right-of-way contains 0.0583 hectares (0.144 acres), more or less.

ALSO:

A part of the North Half of the Northeast Quarter of Section 11, Township 17 North, Range 3 East in Hamilton County, Indiana, more particularly described as follows:

Beginning 1235.10 feet South of the Northeast corner of the Northeast Quarter of Section 11, Township 17, Range 3 East and on the East line thereof, running thence West with the North line of said Northeast Quarter 338.0 feet to a point; running thence South parallel with the East line of said Northeast Quarter 97.3 feet to a point (97.14 feet measured to the South line of the North Half of said Northeast Quarter); running thence East on and along the aforesaid South line 338.0 feet to a point on the East line of said Northeast Quarter; running thence North on and along the aforesaid East line 97.3 feet (97.04 feet measured) to the place of beginning, containing 0.75 acre, more or less.

AND a portion of vacated 104th Street being a part of the South half of the Northeast Quarter of Section 11, Township 17 North, Range 3 East in Hamilton County, Indiana, more particularly described as follows:

Beginning at a point on the West right-of-way line of College Avenue 13.0 feet North of the Northeast corner of Lot 32 in Northridge Addition, a subdivision in Hamilton County, Indiana as per plat thereof, recorded in Deed Record 121, pages 400 and 401, in the Office of the Recorder of Hamilton County, Indiana; running thence North on and along said West right-of-way line a distance of 12.0 feet to a point on the North line of the South Half of said Northeast Quarter; running thence West on and along said North line a distance of 295.0 feet to a point; running thence South on a line parallel with the East line of the South Half of said Northeast Quarter a distance of 25.0 feet to a point; running thence East along a line parallel with the North line of said Northeast Quarter a distance of 25.0 feet to a point; running thence North along a line parallel with the East line of the South Half of the Northeast Quarter a distance of 13.0 feet to a point; thence East along a line parallel with the North line of Lots 32 and 33 of the aforesaid Northridge Addition 270.00 feet to the place of beginning, containing 0.09 acre more or less.

EXHIBIT "B" – Depiction

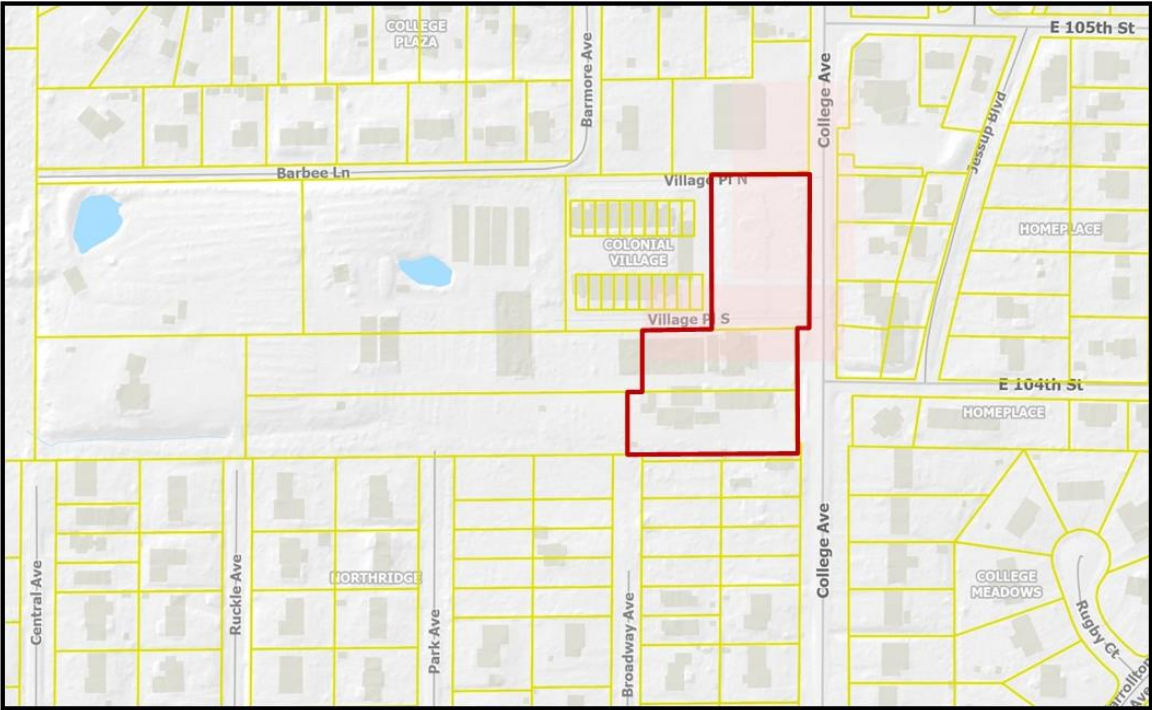


EXHIBIT C

List of Restricted Uses

- Carnivals/Fairs/Circuses
- Meeting/Party Hall
- Tavern/Night Club
- Storage or Sale of Petroleum Products
- Hospital
- Shooting Gallery
- Short Term Residential Rental
- Automobile Service Station
- Automobile/Truck Repair (indoor)
- Car Wash
- Dry Cleaning (with on-site plant)
- Recreational Vehicle/Mobile Home Sales
- Radio/ television studio
- Radio/television Transmission Tower
- Radio/television Transmission Antenna

ORDINANCE NO. D-2662-23

**AN ORDINANCE OF THE COMMON COUNCIL OF THE CITY OF CARMEL, INDIANA,
AUTHORIZING AND APPROVING AN ADDITIONAL APPROPRIATION OF FUNDS
FROM THE OPERATING BALANCE OF THE GENERAL FUND TO THE 2023
DEPARTMENT OF COMMUNITY SERVICES BUDGET**

Synopsis: Appropriates funds received from the Hamilton County Recorder’s Office for lien payments that were deposited into the General Fund into the 2023 Department of Community Services (“DOCS”) budget.

WHEREAS, throughout the last several months DOCS has received payments from the Hamilton County Recorder’s Office for lien payments totaling Five Thousand Forty-Seven Dollars (\$5,047.00) that were deposited into the City’s General Fund; and

WHEREAS, the funds received from the lien payments are needed by DOCS to pay expenses associated with recording new liens, as well as expenses the City has incurred in abating conditions on properties that do not comply with Carmel’s property maintenance code; and

WHEREAS, the operating balance of the General Fund currently has excess funds in the amount of Five Thousand Forty-Seven Dollars (\$5,047.00).

NOW, THEREFORE, BE IT ORDAINED by the Common Council of the City of Carmel, Indiana, that the following additional sum of money is hereby appropriated out of the General Fund Operating Balance and for the purposes specified, subject to applicable laws, as follows:

\$5,047.00 from the GENERAL FUND OPERATING Balances

To

**Department of Community Services (#1192): Line item 4340600 – Recording Fees \$476.00
Department of Community Services (#1192) Line item 4350900 – Other Cont. Services \$4,571.00**

This Ordinance shall be in full force and effect from and after the date of its passage, execution by the Mayor.

48
49 **PASSED**, by the Common Council of the City of Carmel, Indiana, this ____ day of _____,
50 2023, by a vote of ____ ayes and ____ nays.

51
52 **COMMON COUNCIL FOR THE CITY OF CARMEL**

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56 _____
57 Jeff Worrell, President

56 _____
57 Laura Campbell, Vice-President

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60 Kevin Rider

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60 Sue Finkam

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63 Anthony Green

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63 Adam Aasen

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66 Tim Hannon

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65 _____
66 Miles Nelson

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68 _____
69 Teresa Ayers

70 ATTEST:

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72 _____
73 Sue Wolfgang, Clerk

74
75 Presented by me to the Mayor of the City of Carmel, Indiana this ____ day of
76 _____ 2023, at _____ .M.

77
78 _____
79 Sue Wolfgang, Clerk

80
81 Approved by me, Mayor of the City of Carmel, Indiana, this ____ day of
82 _____ 2023, at _____ .M.

83
84 _____
85 James Brainard, Mayor

86 ATTEST:

87
88 _____
89 Sue Wolfgang, Clerk

90 Ordinance D-2662-23
91 Page Two of Two Pages
92

ORDINANCE NO. D-2663-23

**AN ORDINANCE OF THE COMMON COUNCIL OF THE CITY OF CARMEL, INDIANA,
AMENDING SECTION 8-37 OF THE CARMEL CITY CODE.**

Synopsis: Establishes a fifteen-minute loading zone on Veterans Way in front of the new Carmel Fire Department Headquarters.

WHEREAS, pursuant to Indiana Code 9-21-1-3(a)(1), the City of Carmel, Indiana (the “City”) within the reasonable exercise of its police power, may by ordinance regulate vehicular parking; and

WHEREAS, the City has previously regulated vehicular parking within its corporate limits, such regulations being codified, in part, in the City Code Sections 8-37; and

WHEREAS, the new Carmel Fire Department Headquarters, located at 210 Veterans Way, will also house a museum and Survive Alive Village, which is an interactive fire-safety educational experience for children; and

WHEREAS, in order to help ensure the safety of the children who will be taking field trips to the museum and Survive Alive Village, it is necessary to establish a fifteen-minute loading zone that will allow the buses transporting the children to park directly in front of the building; and

WHEREAS, the Common Council of the City of Carmel, Indiana, now finds that it is in the interests of the public safety and welfare to further regulate parking within the City.

NOW, THEREFORE, BE IT ORDAINED, by the Common Council of the City of Carmel, Indiana, as follows:

Section 1. The foregoing Recitals are fully incorporated herein by this reference.

Section 2. The following subsection of Carmel City Code Section 8-37(a) is hereby added and shall read as follows:

“(18) The west side of Veterans Way from a point 205 feet south of its intersection with 1st Street SW to a point 418 feet south of the intersection of Veterans Way and 1st Street SW.”

Section 3. The remaining provisions of Carmel City Code Sections 8-37 are not affected by this Ordinance and shall remain in full force and effect.

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Section 4. All prior ordinances or parts thereof inconsistent with any provision of this Ordinance are hereby repealed, to the extent of such inconsistency only, as of the effective date of this Ordinance, such repeal to have prospective effect only. However, the repeal or amendment by this Ordinance of any other ordinance does not affect any rights or liabilities accrued, penalties incurred or proceedings begun prior to the effective date of this Ordinance. Those rights, liabilities and proceedings are continued and penalties shall be imposed and enforced under such repealed or amended ordinance as if this Ordinance had not been adopted.

Section 5. If any portion of this Ordinance is for any reason declared to be invalid by a court of competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance so long as enforcement of same can be given the same effect.

Section 6. This Ordinance shall be in full force and effect from and after the date of its passage and signing by the Mayor and such publication as required by law.

Section 7. The Carmel Street Department is directed to promptly add the appropriate signage to fulfill the mandates contained in this Ordinance upon its passage.

92 **PASSED**, by the Common Council of the City of Carmel, Indiana, this ____ day of _____,
93 2023, by a vote of ____ ayes and ____ nays.

94
95 **COMMON COUNCIL FOR THE CITY OF CARMEL**

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100 Jeff Worrell, President Laura Campbell, Vice-President

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102 Kevin Rider Sue Finkam

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104 _____
105 Anthony Green Adam Aasen

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107 _____
108 Tim Hannon Miles Nelson

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110 _____
111 Teresa Ayers

112
113 ATTEST:

114
115 _____
116 Sue Wolfgang, Clerk

117
118 Presented by me to the Mayor of the City of Carmel, Indiana this ____ day of
119 _____ 2023, at _____ .M.

120
121 _____
122 Sue Wolfgang, Clerk

123
124 Approved by me, Mayor of the City of Carmel, Indiana, this ____ day of
125 _____ 2023, at _____ .M.

126
127 _____
128 James Brainard, Mayor

129 ATTEST:

130 _____
131 Sue Wolfgang, Clerk

132
133 Ordinance D-2663-23
134 Page Three of Three Pages

135

This Ordinance was prepared by Jon Oberlander, Corporation Counsel, on 1/26/23 at 2:46 PM. It may have been subsequently revised. However, no subsequent revision to this Ordinance has been reviewed by Mr. Oberlander for legal sufficiency or otherwise.

ORDINANCE D-2664-23

**AN ORDINANCE OF THE COMMON COUNCIL OF THE CITY OF CARMEL, INDIANA
APPROVING AN INCREASED COST OF LIVING ADJUSTMENT FOR 2023 CARMEL FIRE
DEPARTMENT EMERGENCY MEDICAL SERVICES FEES**

Synopsis:

**Approves an 8.75% cost-of-living adjustment for Emergency Medical Services Fees
charged by the Carmel Fire Department in 2023.**

WHEREAS, the Carmel Fire Department (“CFD”) provides emergency medical services for the City of Carmel, Indiana (the "City"); and

WHEREAS, in order to offset the costs incurred with providing these vital services, the Carmel Common Council (the “Council”) has authorized CFD to charge a reasonable fee for the provision of emergency medical services; and

WHEREAS, Carmel City Code §2-96 sets forth the fee schedule for emergency medical services provided by CFD, including an automatic annual cost-of-living adjustment (“COLA”) of 3% unless the Carmel Common Council amends or adjusts the percentage of the COLA; and

WHEREAS, due to the rate of inflation over the past year, the Centers for Medicare and Medicaid Services recently set the 2023 ambulance inflation factor at 8.75%, which would allow CFD to increase its fees by 8.75% in 2023 rather than the standard 3% increase; and

WHEREAS, due to the increased cost of providing emergency medical services brought about by the current rate of inflation, it is in the best interests of the City of Carmel to increase the COLA for emergency medical services fees in 2023 by 8.75%.

NOW, THEREFORE, IT IS AGREED AND ORDAINED by the Common Council of the City of Carmel, Indiana, that:

Section 1. The foregoing Recitals are incorporated herein by this reference.

Section 2. The cost-of-living adjustment for emergency medical services fees charged by the Carmel Fire Department in 2023 shall be 8.75%.

47 **PASSED**, by the Common Council of the City of Carmel, Indiana, this ____ day of _____,
48 2023, by a vote of ____ ayes and ____ nays.

49 **COMMON COUNCIL FOR THE CITY OF CARMEL**

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54 _____
55 Jeff Worrell, President

Laura Campbell, Vice-President

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57 _____
58 Kevin Rider

Sue Finkam

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61 Anthony Green

Adam Aasen

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63 _____
64 Tim Hannon

Miles Nelson

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66 _____
67 Teresa Ayers

68 ATTEST:

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70 _____
71 Sue Wolfgang, Clerk

72
73 Presented by me to the Mayor of the City of Carmel, Indiana this ____ day of
74 _____ 2023, at _____ .M.

75
76 _____
77 Sue Wolfgang, Clerk

78
79 Approved by me, Mayor of the City of Carmel, Indiana, this ____ day of
80 _____ 2023, at _____ .M.

81
82 _____
83 James Brainard, Mayor

84 ATTEST:

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86 _____
87 Sue Wolfgang, Clerk

88 Ordinance D-2664-23
89 Page Three of Three Pages
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91

RESOLUTION CC-02-06-23-01

A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF CARMEL, INDIANA
APPROVING CERTAIN MATTERS IN CONNECTION WITH THE ESTABLISHMENT OF
THE 111 PENN REDEVELOPMENT AREA (111th AND PENN)

Synopsis:

Resolution approves (1) a resolution of the Carmel Redevelopment Commission establishing the 111 Penn Redevelopment Area, including a redevelopment plan for the Redevelopment Area and (2) a related Carmel Plan Commission resolution.

WHEREAS, the City of Carmel Redevelopment Commission (the “Redevelopment Commission”), as the governing body for the City of Carmel Redevelopment Department, pursuant to Indiana Code 36-7-14, as amended (the “Act), adopted its Resolution No. 2022-36 on December 15, 2022 (the “CRC Resolution”), which (1) made certain amendments to the previously established Integrated 126th Street Economic Development Area (the “Original Area”) and the Amended 126th Street Allocation Area (the “Original Allocation Area”) by removing an area from the Original Area and the Original Allocation Area, (2) designated such area removed from the Original Area and Original Allocation Area, known as the 111 Penn Redevelopment Area (the “Redevelopment Area”) as a separate redevelopment area pursuant to Sections 11, 12.2, and 15 of the Act, and (3) approved a redevelopment plan for the Redevelopment Area (the “Plan”); and

WHEREAS, the City of Carmel Plan Commission, on January 17, 2023, approved and adopted its Resolution No. PC-01-17-23-c (the “Plan Commission Order”) determining that the CRC Resolution and the Plan conform to the plan of development for the City of Carmel, Indiana (the “City”), and approving the CRC Resolution and the Plan; and

WHEREAS, pursuant to Section 16(b) of the Act, the Redevelopment Commission has submitted the CRC Resolution, the Plan and the Plan Commission Order to the Common Council of the City (the “Common Council”).

NOW THEREFORE, BE IT RESOLVED by the Common Council of the City of Carmel, Indiana, as follows:

1. Pursuant to Section 16(b) of the Act, the Common Council determines that the CRC Resolution and the Plan conform to the plan of development for the City, and approves the CRC Resolution, the Plan, and the Plan Commission Order.

2. This Resolution shall be in full force and effect from and after its passage by the Common Council and approval by the Mayor as required by law.

43 **PASSED** by the Common Council of the City of Carmel, this _____ day of _____, 2023,
44 by a vote of _____ ayes and _____ nays.

45 **COMMON COUNCIL OF THE CITY OF CARMEL, INDIANA**

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Jeff Worrell, President

Laura Campbell, Vice-President

Kevin D. Rider

Sue Finkam

Tim Hannon

Miles Nelson

Tony Green

Adam Aasen

Teresa Ayers

ATTEST:

Sue Wolfgang, Clerk

Presented by me to the Mayor of the City of Carmel, Indiana this ____ day of
_____ 2023, at _____ .M.

Sue Wolfgang, Clerk

Approved by me, Mayor of the City of Carmel, Indiana, this ____ day of
_____ 2023, at _____ .M.

James Brainard, Mayor

ATTEST:

Sue Wolfgang, Clerk

Prepared by: Bradley J. Bingham
Barnes & Thornburg LLP
11 South Meridian Street
Indianapolis, IN 46204

2
3 **RESOLUTION CC-02-06-23-02**

4 A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF CARMEL, INDIANA
5 APPROVING CERTAIN MATTERS IN CONNECTION WITH THE OLD MERIDIAN
6 ECONOMIC DEVELOPMENT AREA (ERS OLD MERIDIAN AND MAIN ALLOCATION
7 AREA)
8

9 **Synopsis:**

10 *Resolution approves (1) a resolution of the Carmel Redevelopment Commission creating*
11 *a new ERS Old Meridian and Main Allocation Area within the Old Meridian Economic*
12 *Development Area, including an economic plan supplement, and (2) a related Carmel Plan*
13 *Commission resolution.*
14

15 WHEREAS, the City of Carmel Redevelopment Commission (the “Redevelopment
16 Commission”), as the governing body for the City of Carmel Redevelopment Department,
17 pursuant to Indiana Code 36-7-14, as amended (the “Act), adopted its Resolution No. 2022-6 on
18 March 16, 2022 (the “CRC Resolution”), which made certain amendments to the previously
19 declared Old Meridian Economic Development Area (the “Economic Development Area”), the
20 Old Meridian Expansion Allocation Area, and the Economic Development Plan (the “Plan”) for
21 the Economic Development Area (such Plan amendments, the “Plan Supplement”) and designated
22 a separate allocation area within the Economic Development Area known as the ERS Old Meridian
23 and Main Allocation Area; and
24

25 WHEREAS, the City of Carmel Plan Commission, on April 19, 2022, approved and
26 adopted its Resolution No. PC-04-19-22-d (the “Plan Commission Order”) determining that the
27 CRC Resolution and Plan Supplement conform to the plan of development for the City of Carmel,
28 Indiana (the “City”), and approving the CRC Resolution and the Plan Supplement; and
29

30 WHEREAS, pursuant to Section 16(b) of the Act, the Redevelopment Commission has
31 submitted the CRC Resolution, the Plan Supplement and the Plan Commission Order to the
32 Common Council of the City.
33

34 NOW THEREFORE, BE IT RESOLVED by the Common Council of the City of
35 Carmel, Indiana, as follows:
36

- 37 1. Pursuant to Section 16(b) of the Act, the Common Council of the City determines
38 that the CRC Resolution and the Plan Supplement conform to the plan of development for the City,
39 and approves the CRC Resolution, the Plan Supplement and the Plan Commission Order.
40
41 2. This Resolution shall be in full force and effect from and after its passage by the
42 Council and approval by the Mayor as required by law.
43
44

45 **PASSED** by the Common Council of the City of Carmel, this _____ day of _____, 2023,
46 by a vote of _____ ayes and _____ nays.

47
48 **COMMON COUNCIL OF THE CITY OF CARMEL, INDIANA**

49
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51 _____
52 Jeff Worrell, President Laura Campbell, Vice-President

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54 _____
55 Kevin D. Rider Sue Finkam

56
57 _____
58 Tim Hannon Miles Nelson

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60 _____
61 Tony Green Adam Aasen

62
63 _____
64 Teresa Ayers

65 **ATTEST:**

66
67 _____
68 Sue Wolfgang, Clerk

69
70 Presented by me to the Mayor of the City of Carmel, Indiana this _____ day of
71 _____ 2023, at _____ .M.

72
73
74 _____
75 Sue Wolfgang, Clerk

76 Approved by me, Mayor of the City of Carmel, Indiana, this _____ day of
77 _____ 2023, at _____ .M.

78
79
80 _____
81 James Brainard, Mayor

82 **ATTEST:**

83
84 _____
85 Sue Wolfgang, Clerk

86 Prepared by: Bradley J. Bingham
87 Barnes & Thornburg LLP
88 11 South Meridian Street
89 Indianapolis, IN 46204
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2
3 **RESOLUTION CC-02-06-23-03**

4 A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF CARMEL, INDIANA
5 APPROVING CERTAIN MATTERS IN CONNECTION WITH THE OLD TOWN
6 ECONOMIC DEVELOPMENT AREA (3rd AVENUE ATT ALLOCATION AREA)
7

8 **Synopsis:**

9 *Resolution approves (1) a resolution of the Carmel Redevelopment Commission approving*
10 *an expansion to the Old Town Economic Development Area and creating a new 3rd Avenue ATT*
11 *Allocation Area within the expansion area, including an economic development plan supplement,*
12 *and (2) a related Carmel Plan Commission resolution.*
13

14 WHEREAS, the City of Carmel Redevelopment Commission (the “Redevelopment
15 Commission”), as the governing body for the City of Carmel Redevelopment Department,
16 pursuant to Indiana Code 36-7-14, as amended (the “Act), adopted its Resolution No. 2022-34 on
17 December 15, 2022 (the “CRC Resolution”), which (i) expanded the previously declared Old
18 Town Economic Development Area (the “Original Area”) to include certain additional area (such
19 new area, the “Expansion Area” and, together with the Original Area, the “Economic Development
20 Area”), (ii) amended the Economic Development Plan (the “Plan”) for the Economic
21 Development Area (such Plan amendments, the “Plan Supplement”), and (iii) designated all of the
22 Expansion Area as a separate allocation area within the Economic Development Area known as
23 the 3rd Avenue ATT Allocation Area; and
24

25 WHEREAS, the City of Carmel Plan Commission, on January 17, 2023, approved and
26 adopted its Resolution No. PC-01-17-23-a (the “Plan Commission Order”) determining that the
27 CRC Resolution and Plan Supplement conform to the plan of development for the City of Carmel,
28 Indiana (the “City”), and approving the CRC Resolution and the Plan Supplement; and
29

30 WHEREAS, pursuant to Section 16(b) of the Act, the Redevelopment Commission has
31 submitted the CRC Resolution, the Plan Supplement and the Plan Commission Order to the
32 Common Council of the City.
33

34 NOW THEREFORE, BE IT RESOLVED by the Common Council of the City of
35 Carmel, Indiana, as follows:
36

37 1. Pursuant to Section 16(b) of the Act, the Common Council of the City determines
38 that the CRC Resolution and the Plan Supplement conform to the plan of development for the City,
39 and approves the CRC Resolution, the Plan Supplement and the Plan Commission Order.
40

41 2. Pursuant to Section 41(c) of the Act, the Common Council hereby approves the
42 determination that the Expansion Area is an economic development area pursuant to the Act.
43

44 3. This Resolution shall be in full force and effect from and after its passage by the
45 Council and approval by the Mayor as required by law.
46

47 **PASSED** by the Common Council of the City of Carmel, this _____ day of _____, 2023,
48 by a vote of _____ ayes and _____ nays.

49
50 **COMMON COUNCIL OF THE CITY OF CARMEL, INDIANA**
51

52 _____
53 Jeff Worrell, President

Laura Campbell, Vice-President

54 _____
55 _____
56 Kevin D. Rider

Sue Finkam

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58 _____
59 Tim Hannon

Miles Nelson

60 _____
61 _____
62 Tony Green

Adam Aasen

63 _____
64 _____
65 Teresa Ayers

66
67 **ATTEST:**
68

69 _____
70 Sue Wolfgang, Clerk

71
72 Presented by me to the Mayor of the City of Carmel, Indiana this ____ day of
73 _____ 2023, at _____ .M.

74
75 _____
76 Sue Wolfgang, Clerk

77
78 Approved by me, Mayor of the City of Carmel, Indiana, this ____ day of
79 _____ 2023, at _____ .M.

80
81 _____
82 James Brainard, Mayor

83
84 **ATTEST:**

85 _____
86 Sue Wolfgang, Clerk

87 Prepared by: Bradley J. Bingham
88 Barnes & Thornburg LLP
89 11 South Meridian Street
90 Indianapolis, IN 46204
91

92
93 DMS 24799735v3

2
3 **RESOLUTION CC-02-06-23-04**

4 A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF CARMEL, INDIANA
5 APPROVING CERTAIN MATTERS IN CONNECTION WITH THE INTEGRATED 126th
6 STREET CORRIDOR ECONOMIC DEVELOPMENT AREA (CROSSING 1 ALLOCATION
7 AREA AND CROSSING 2 ALLOCATION AREA)
8

9 **Synopsis:**

10 *Resolution approves (1) a resolution of the Carmel Redevelopment Commission creating*
11 *a new Crossing 1 Allocation Area and a new Crossing 2 Allocation Area within the Integrated*
12 *126th Street Corridor Economic Development Area, including an economic development plan*
13 *supplement, and (2) a related Carmel Plan Commission resolution.*
14

15 WHEREAS, the City of Carmel Redevelopment Commission (the “Redevelopment
16 Commission”), as the governing body for the City of Carmel Redevelopment Department,
17 pursuant to Indiana Code 36-7-14, as amended (the “Act), adopted its Resolution No. 2022-35 on
18 December 15, 2022 (the “CRC Resolution”), which made certain amendments to the previously
19 declared Integrated 126th Street Corridor Economic Development Area (the “Economic
20 Development Area”), the Amended 126th Street Allocation Area, and the Economic Development
21 Plan (the “Plan”) for the Economic Development Area (such Plan amendments, the “Plan
22 Supplement”) and designated two separate allocation areas within the Economic Development
23 Area known as Crossing 1 Allocation Area and Crossing 2 Allocation Area; and
24

25 WHEREAS, the City of Carmel Plan Commission, on January 17, 2023, approved and
26 adopted its Resolution No. PC-01-17-23-b (the “Plan Commission Order”) determining that the
27 CRC Resolution and Plan Supplement conform to the plan of development for the City of Carmel,
28 Indiana (the “City”), and approving the CRC Resolution and the Plan Supplement; and
29

30 WHEREAS, pursuant to Section 16(b) of the Act, the Redevelopment Commission has
31 submitted the CRC Resolution, the Plan Supplement and the Plan Commission Order to the
32 Common Council of the City.
33

34 NOW THEREFORE, BE IT RESOLVED by the Common Council of the City of
35 Carmel, Indiana, as follows:
36

37 1. Pursuant to Section 16(b) of the Act, the Common Council of the City determines
38 that the CRC Resolution and the Plan Supplement conform to the plan of development for the City,
39 and approves the CRC Resolution, the Plan Supplement and the Plan Commission Order.
40

41 2. This Resolution shall be in full force and effect from and after its passage by the
42 Council and approval by the Mayor as required by law.
43
44

45 **PASSED** by the Common Council of the City of Carmel, this _____ day of _____, 2023,
46 by a vote of _____ ayes and _____ nays.

47
48 **COMMON COUNCIL OF THE CITY OF CARMEL, INDIANA**

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51 _____
52 Jeff Worrell, President Laura Campbell, Vice-President

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54 _____
55 Sue Finkam Kevin D. Rider

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57 _____
58 Tim Hannon Miles Nelson

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60 _____
61 Tony Green Adam Aasen

62
63 _____
64 Teresa Ayers

65 **ATTEST:**

66
67 _____
68 Sue Wolfgang, Clerk

69
70 Presented by me to the Mayor of the City of Carmel, Indiana this _____ day of
71 _____ 2023, at _____ .M.

72
73
74 _____
75 Sue Wolfgang, Clerk

76 Approved by me, Mayor of the City of Carmel, Indiana, this _____ day of
77 _____ 2023, at _____ .M.

78
79
80 _____
81 James Brainard, Mayor

82 **ATTEST:**

83
84 _____
85 Sue Wolfgang, Clerk

86 Prepared by: Bradley J. Bingham
87 Barnes & Thornburg LLP
88 11 South Meridian Street
89 Indianapolis, IN 46204

2
3 **RESOLUTION CC-02-06-23-05**

4 A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF CARMEL, INDIANA
5 APPROVING CERTAIN MATTERS IN CONNECTION WITH THE NORTH ILLINOIS
6 STREET ECONOMIC DEVELOPMENT AREA (BRIDGES II ALLOCATION AREA)
7

8 **Synopsis:**

9 *Resolution approves (1) a resolution of the Carmel Redevelopment Commission creating*
10 *a new Bridges II Allocation Area within the North Illinois Street Economic Development Area,*
11 *including an economic development plan supplement, and (2) a related Carmel Plan Commission*
12 *resolution.*

13
14 WHEREAS, the City of Carmel Redevelopment Commission (the “Redevelopment
15 Commission”), as the governing body for the City of Carmel Redevelopment Department,
16 pursuant to Indiana Code 36-7-14, as amended (the “Act”), adopted its Resolution No. 2022-31 on
17 November 16, 2022 (the “CRC Resolution”), which made certain amendments to the previously
18 declared North Illinois Street Economic Development Area (the “Economic Development Area”),
19 the North Illinois Street Expansion Allocation Area, and the Economic Development Plan (the
20 “Plan”) for the Economic Development Area (such Plan amendments, the “Plan Supplement”) and
21 designated a separate allocation area within the Economic Development Area known as the
22 Bridges II Allocation Area; and

23
24 WHEREAS, the City of Carmel Plan Commission, on December 13, 2022, approved and
25 adopted its Resolution No. PC-12-13-22-b (the “Plan Commission Order”) determining that the
26 CRC Resolution and Plan Supplement conform to the plan of development for the City of Carmel,
27 Indiana (the “City”), and approving the CRC Resolution and the Plan Supplement; and

28
29 WHEREAS, pursuant to Section 16(b) of the Act, the Redevelopment Commission has
30 submitted the CRC Resolution, the Plan Supplement and the Plan Commission Order to the
31 Common Council of the City.

32
33 NOW THEREFORE, BE IT RESOLVED by the Common Council of the City of
34 Carmel, Indiana, as follows:

35
36 1. Pursuant to Section 16(b) of the Act, the Common Council of the City determines
37 that the CRC Resolution and the Plan Supplement conform to the plan of development for the City,
38 and approves the CRC Resolution, the Plan Supplement and the Plan Commission Order.

39
40 2. This Resolution shall be in full force and effect from and after its passage by the
41 Council and approval by the Mayor as required by law.
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43

44 **PASSED** by the Common Council of the City of Carmel, this _____ day of _____, 2023,
45 by a vote of _____ ayes and _____ nays.

46
47 **COMMON COUNCIL OF THE CITY OF CARMEL, INDIANA**

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50 Jeff Worrell, President Laura Campbell, Vice-President

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52 _____
53 Sue Finkam Kevin D. Rider

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55 _____
56 Tim Hannon Miles Nelson

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59 Tony Green Adam Aasen

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61 _____
62 Teresa Ayers

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64 **ATTEST:**

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66 _____
67 Sue Wolfgang, Clerk

68
69 Presented by me to the Mayor of the City of Carmel, Indiana this _____ day of
70 _____ 2023, at _____ .M.

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72 _____
73 Sue Wolfgang, Clerk

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75 Approved by me, Mayor of the City of Carmel, Indiana, this _____ day of
76 _____ 2023, at _____ .M.

77
78 _____
79 James Brainard, Mayor

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81 **ATTEST:**

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83 _____
84 Sue Wolfgang, Clerk

85 Prepared by: Bradley J. Bingham
86 Barnes & Thornburg LLP
87 11 South Meridian Street
88 Indianapolis, IN 46204
89

2
3 **RESOLUTION CC-02-06-23-06**

4 A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF CARMEL, INDIANA
5 APPROVING CERTAIN MATTERS IN CONNECTION WITH THE NORTH ILLINOIS
6 STREET ECONOMIC DEVELOPMENT AREA (FRANCISCAN NORTH ALLOCATION
7 AREA)
8

9 **Synopsis:**

10 *Resolution approves (1) a resolution of the Carmel Redevelopment Commission approving*
11 *an expansion to the North Illinois Street Economic Development Area and creating a new*
12 *Franciscan North Allocation Area., including an economic development plan supplement, and (2)*
13 *a related Carmel Plan Commission resolution.*
14

15 WHEREAS, the City of Carmel Redevelopment Commission (the “Redevelopment
16 Commission”), as the governing body for the City of Carmel Redevelopment Department,
17 pursuant to Indiana Code 36-7-14, as amended (the “Act), adopted its Resolution No. 2022-30 on
18 November 16, 2022 (the “CRC Resolution”), which (i) expanded the previously declared North
19 Illinois Street Economic Development Area (the “Original Area”) to include certain additional
20 area (such new area, the “Expansion Area” and, together with the Original Area, the “Economic
21 Development Area”), (ii) amended the Economic Development Plan (the “Plan”) for the Economic
22 Development Area (such Plan amendments, the “Plan Supplement”), and (iii) removed an area
23 from the previously designated North Illinois Street Expansion Allocation Area, and designated
24 such removed area, together with all of the Expansion Area, as a separate allocation area within
25 the Economic Development Area known as the Franciscan North Allocation Area; and
26

27 WHEREAS, the City of Carmel Plan Commission, on December 13, 2022, approved and
28 adopted its Resolution No. PC-12-13-22-a (the “Plan Commission Order”) determining that the
29 CRC Resolution and Plan Supplement conform to the plan of development for the City of Carmel,
30 Indiana (the “City”), and approving the CRC Resolution and the Plan Supplement; and
31

32 WHEREAS, pursuant to Section 16(b) of the Act, the Redevelopment Commission has
33 submitted the CRC Resolution, the Plan Supplement and the Plan Commission Order to the
34 Common Council of the City.
35

36 NOW THEREFORE, BE IT RESOLVED by the Common Council of the City of
37 Carmel, Indiana, as follows:
38

39 1. Pursuant to Section 16(b) of the Act, the Common Council of the City determines
40 that the CRC Resolution and the Plan Supplement conform to the plan of development for the City,
41 and approves the CRC Resolution, the Plan Supplement and the Plan Commission Order.
42

43 2. Pursuant to Section 41(c) of the Act, the Common Council hereby approves the
44 determination that the Expansion Area is an economic development area pursuant to the Act.
45

46 3. This Resolution shall be in full force and effect from and after its passage by the
47 Council and approval by the Mayor as required by law.
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49

50 **PASSED** by the Common Council of the City of Carmel, this _____ day of _____, 2023,
51 by a vote of _____ ayes and _____ nays.

52 **COMMON COUNCIL OF THE CITY OF CARMEL, INDIANA**

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Jeff Worrell, President

Laura Campbell, Vice-President

Sue Finkam

Kevin D. Rider

Tim Hannon

Miles Nelson

Tony Green

Adam Aasen

Teresa Ayers

ATTEST:

Sue Wolfgang, Clerk

Presented by me to the Mayor of the City of Carmel, Indiana this _____ day of
_____ 2023, at _____ .M.

Sue Wolfgang, Clerk

Approved by me, Mayor of the City of Carmel, Indiana, this _____ day of
_____ 2023, at _____ .M.

James Brainard, Mayor

ATTEST:

Sue Wolfgang, Clerk

Prepared by: Bradley J. Bingham
Barnes & Thornburg LLP
11 South Meridian Street
Indianapolis, IN 46204

RESOLUTION CC 02-06-23-07

**A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF CARMEL,
INDIANA, TRANSFERRING FUNDS FROM THE GENERAL FUND #101 TO THE
RAINY DAY FUND**

Synopsis: Transfers \$1,034,292 from the General Fund to the Rainy Day Fund, pursuant to Carmel City Code Section 2-110(d), which requires that the Rainy Day Fund balance on January 1, 2023, must equal or exceed ten percent (10%) of the 2023 General Fund budget adopted by the Council in 2022.

WHEREAS, pursuant to Indiana Code, the Common Council of the City of Carmel, Indiana, is the fiscal body of the City of Carmel, Indiana;

WHEREAS, Carmel City Code Section 2-110(d) requires that the Rainy Day Fund balance on January 1, 2023, must equal or exceed ten percent (10%) of the 2023 General Fund budget adopted by the Council in 2022;

WHEREAS, the Rainy Day Fund balance as of January 1, 2023 is \$11,828,768; and

WHEREAS, the 2023 General Fund budget equals \$128,630,060.

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of Carmel, Indiana, as follows:

Section 1: That the foregoing Recitals are incorporated herein by this reference.

Section 2: That the Controller is hereby authorized and directed to transfer the following sums of money from the General Fund operating balance, subject to applicable laws:

FROM

\$1,034,292 from General Fund (Fund #101) unappropriated, unencumbered operating balance

TO

Rainy Day Fund (Fund #912) operating balance.

This Resolution shall become effective upon its passage and execution by the Common Council and the Mayor as required by law.

This Resolution was prepared by Jon Oberlander, Corporation Counsel, on January 25, 2023, at 2:01 p.m. No subsequent revision to this Resolution has been reviewed by Mr. Oberlander for legal sufficiency.

47 **SO RESOLVED**, by the Common Council of the City of Carmel, Indiana, this ____ day
48 of _____, 2023, by a vote of ____ ayes and ____ nays.

49
50 **COMMON COUNCIL FOR THE CITY OF CARMEL**

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52 _____
53 Jeff Worrell, President

Laura Campbell, Vice-President

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55 _____
56 Kevin Rider

Sue Finkam

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59 Anthony Green

Adam Aasen

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61 _____
62 Tim Hannon

Miles Nelson

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64 _____
65 Teresa Ayers

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67 ATTEST:

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69 _____
70 Sue Wolfgang, Clerk

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72 Presented by me to the Mayor of the City of Carmel, Indiana this ____ day of
73 _____ 2023, at _____ .M.

74
75 _____
76 Sue Wolfgang, Clerk

77
78 Approved by me, Mayor of the City of Carmel, Indiana, this ____ day of
79 _____ 2023, at _____ .M.

80
81 _____
82 James Brainard, Mayor

83 ATTEST:

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85 _____
86 Sue Wolfgang, Clerk

87 Resolution CC 02-06-23-07
88 Page Two of Two Pages

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This Resolution was prepared by Jon Oberlander, Corporation Counsel, on January 25, 2023, at 2:01 p.m.
No subsequent revision to this Resolution has been reviewed by Mr. Oberlander for legal sufficiency.

RESOLUTION CC 02-06-23-08

**A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF CARMEL,
INDIANA, APPROVING THE SUSPENSION OF THE SHORT TERM RESIDENTIAL
RENTAL ORDINANCE DURING CERTAIN PERIODS OF THE YEAR**

**Synopsis: Approves dates submitted by the Mayor for the suspension of Unified
Development Ordinance Section 5.72, Short Term Residential Rentals in 2023.**

WHEREAS, Ordinance Z-629-17 of the Common Council of the City of Carmel,
Indiana adds review and approval procedures, definitions and fees for the establishment of Short
Term Residential Rentals in the Unified Development Ordinance; and

WHEREAS, pursuant to Section 5.72(E), the Mayor may, subject to approval by
resolution of the Council, suspend operation of Section 5.72 for not more than thirty (30) days
per calendar year, during periods of time when major sporting activities or other special events,
including, but not limited to the Carmel Marathon, Indianapolis 500, Songbook Academy Week,
and the Big Ten Football Championship are scheduled in the Central Indiana community; and

WHEREAS, during these periods, as well certain holiday weekends, a Permanent
Resident may use his or her Dwelling as a Short Term Residential Rental Unit without obtaining
a Special Exception permit as required by Section 5.72; and

WHEREAS, the Mayor submits the following dates for which Section 5.72 will be
suspended in 2023: April 8-9, May 26-30, July 1-4, July 14-22, August 11-13, September 2-4
and December 1-2.

**NOW, THEREFORE, BE IT HEREBY RESOLVED AND AGREED BY THE
COMMON COUNCIL OF THE CITY OF CARMEL, INDIANA, AS FOLLOWS:**

1. The foregoing Recitals are fully incorporated herein by this reference.
2. During the following periods in 2023 the Mayor may suspend the requirements of Unified
Development Ordinance Section 5.72: April 8-9, May 26-30, July 1-4, July 14-22, August
11-13, September 2-4 and December 1-2.

This Resolution was prepared by Jon A. Oberlander, Corporation Counsel, on January 12, 2023 at 10:46 a.m.
No subsequent revision to the Resolution has been reviewed by Mr. Oberlander for legal sufficiency or otherwise.

47 **SO RESOLVED**, by the Common Council of the City of Carmel, Indiana, this ____ day
48 of _____, 2023, by a vote of ____ ayes and ____ nays.

49 **COMMON COUNCIL FOR THE CITY OF CARMEL**

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52	_____	_____
53	Jeff Worrell, President	Laura Campbell, Vice-President
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55	_____	_____
56	Kevin Rider	Sue Finkam
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58	_____	_____
59	Anthony Green	Adam Aasen
60		
61	_____	_____
62	Tim Hannon	Miles Nelson
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64	_____	
65	Teresa Ayers	

66 ATTEST:
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69 _____
70 Sue Wolfgang, Clerk

71
72 Presented by me to the Mayor of the City of Carmel, Indiana this ____ day of
73 _____ 2023, at _____ .M.
74
75 _____
76 Sue Wolfgang, Clerk

77
78 Approved by me, Mayor of the City of Carmel, Indiana, this ____ day of
79 _____ 2023, at _____ .M.
80
81 _____
82 James Brainard, Mayor

83 ATTEST:
84 _____
85 Sue Wolfgang, Clerk

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87 Resolution CC 02-06-23-08
88 Page Two of Two Pages

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