

TOWN OF DAYTON, INDIANA

ORIGINAL

Town Council Meeting

SETTLED 1827

CORPORATED 1970

Minutes of

July 21, 2026

7:00pm

APPROVED

These minutes are not intended to be a verbatim transcript.
Audio of this meeting is on file in the Town Clerk's Office.

TOWN COUNCIL:

Clerk Treasurer

Marc Buhrmester, Town Board President
Rocky Richards, Utility Board President
Steve Schuhle, Town Board Vice President
Carla Snodgrass, Utility Board Vice President
Mike Harris, Board Member, Streets & Roads

Steve Parks

Marc Buhrmester, Town Council President, called the meeting to order. Present were Rocky Richards, Marc Buhrmester, Mike Harris and Steve Schuhle, and Carla Snodgrass. Also present were Steve Parks, Clerk Treasurer, Patrick Jones, Town Attorney, Robert Taylor, Town Marshal and Kurt Delzer, Town Manager.

Guest Presentations: Brian Wenzel addressed the council requesting permission to hold an event called "Music Under the Gazebo" to be held on September 19, 2026. They would have musicians providing free entertainment to the public. They will also have a food truck available at the event. Marc said he spoke with the town insurance agent and since we can call this a town sponsored event the agent said this would not be an issue and the event would be covered. Marc made a motion to approve the event "Music Under the Gazebo". Steve S. seconded the motion. Roll Call Vote: Steve-Yes, Marc-Yes, Carla-Yes, Rocky-Yes, Mike-Yes. Motion carried 5-0

Attorney - Patrick reported to the council that he had no update for the council in regard to the transfer of the County's right of way on Dayton Road South for Dayton's portion of E

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375 S. The County is still working on the legal agreement and drawings, but he would follow up with the county's attorney.

Allowance Docket – Marc made a motion to accept the June 2026 Allowance Docket for \$26,775.08. Steve seconded the motion. Roll Call Vote: Mike-Yes, Steve-Yes, Marc-Yes, Rocky-Yes, Carla-Yes. Motion carried 4-0

Claims Docket – Marc made a motion to approve 10.5 addition hours for Mark Harlow for the hours he worked while Kurt was on vacation. Mike seconded the motion. Roll Call Vote: Mike-Yes, Marc-Yes, Rocky-Yes, Steve-Yes, Carla-Yes. Motion carried 5-0

Marc, President of Council, requested that the invoice for INTAC Management Group in the amount of \$4,170.00 included on the 7/21/26 Claims Docket be removed and approved at the next council meeting. He stated that the invoice was not itemized and the contract with INTAC needed to be reviewed to determine if these charges were included in the contract amount of \$15,000.00

Marc made a motion to hold payment of INTAC invoice and to approve the Claims Docket for the revised amount of \$183,702.52. Steve Schuhle seconded the motion. Roll Call Vote: Carla-No, Rock-Abstained, Marc-Yes, Steve-Abstained, Mike-No. Motion Failed

After further discussion, the council agreed to withhold payment of the invoice until they could review the contract and obtain an itemized bill from INTAC. If it is determined that these additional charges should be paid, the payment for this invoice could be made before the next council meeting.

Steve made a motion to table this discussion until next month's meeting so the council can discuss an ongoing relationship with the consultant and get his pay expedited right after period. Seconded by Mike. Roll Call Vote: Mike-Yes, Steve-Yes, Carla-No, Rocky-Abstained, Marc-Yes. Motion carried 3-2

Marc made a motion to approve the Claims Docket 7/21/26 for the revised amount of \$183,702.52. Steve Schuhle seconded the motion. Roll Call Vote: Mike-Yes, Steve-Yes, Marc-Yes, Rocky-Yes, Carla-Yes Motion carried 5-0.

Reports – Marc made a motion to accept the Appropriation Report (June 2026), the Bank Reconciliation (May 2026), the Fund Report (May 2026), and the Revenue Report (May 2026). Rocky seconded the motion. Roll Call Vote: Mike-Yes, Steve-Yes, Marc-Yes, Rocky-Yes, Carla-Yes Motion carried 5-0

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Approval of Minutes Marc explained to the council that since Steve, the Clerk Treasurer, was out of the office most of last week attending a SBA mandatory conference, the Utility Board Meeting 6/16/26 & Town Council Meeting 6/16/26 Minutes were not available for the council to approve at this time. They will be approved at the next council meeting.

Clerk-Treasurer Report –Steve presented the question to the council: Is the Hold Harmless Agreement still an open item? Marc explained the Hold Harmless Agreement is just a form made available to someone who wants to rent town property for a personal event. They would just have to complete this form. Steve stated that there is still the question about the level of insurance coverage. Steve Schule suggested that we table this until the next council meeting for further discussion.

Update on Heartland Estates Service Utility Agreement – Steve Parks reported that Milakis Homes has the agreement and that we are still waiting on them to return it.

Steve informed the council that he is currently working on various accounts to get them changed to his name from the previous treasurer's name. For example, the town credit card. He has the form to make this change and is asking for the council's signature so that he can take it to the bank. The credit card will be for the Town of Dayton with his name on it. The account will have his email and password.

Marc made a motion to allow him to sign for that form for the Town. Steve Schule seconded the motion. Roll Call Vote: Marc-Yes, Steve-Yes, Rocky-Yes, Carla-Yes, Mike-Yes. Motion carried 5-0

Steve shared his experiences while attending the SBA Conference with the council. He found it to be both helpful and educational and thanked the council for giving him the opportunity to attend.

Area Plan Representative Report: Steve Schuhle stated that there was nothing specific to the Town of Dayton to report. Patrick, the attorney shared with the Council that the State Legislature adopted House Bill 101 during their last session that imposes certain housing reporting requirements on local units of government, counties, towns and cities. There are three reports and a public hearing that everybody must hold including the Town of Dayton. He had sent an email regarding this bill. The reports are going to be a compilation of housing data, a lot of which is going to come from the Area Plan Commission. These will have to be on the agenda before the end of the year and there is going to have to be a public hearing scheduled. This bill is to help make housing more available. The Area Planning Commission will be assisting cities and towns with getting these requirements before end of the year.

RLH
m
MB

Police Report: None

ADA & Title VI Coordinator Report: None

New Business:

2027 Fire Contract discussion - Pam Crum and Shawn of the Sheffield Voluntary Fire Department were in attendance to answer questions regarding the 2027 Fire Contract that was presented to the Town of Dayton council members. Marc, the president of the council, stated that the contract was adjusted to include items that our attorney felt needed to be added. Marc forwarded the adjusted contract to Sean and Pam then opened the floor for discussion.

Pam reported that the Township Board does not meet until next Tuesday, 7-28-26, so they have not signed that contract. They did, however, forward it on to the township's attorney to review it.

Mike made a motion to table the 2027 Fire Contract discussion for next month's meeting. Marc seconded it. Roll Call Vote: Marc-Yes, Rocky-Yes, Carla-Yes, Mike-Yes, Steve-Yes Motion carried 5-0

Dayton Road access and other easement excavation done without local permit discussion - Ron Kohler was invited to be part of the conversation since this pertained to his property. It was determined that Ron had installed a driveway that entered Dayton Road but had not obtained a local Right of Way Permit from the town before installing the driveway.

He said he did obtain a permit from Tippecanoe County two years ago but did not realize that he also needed a permit from the town. He said his property is in the county and he has always gone through the county for all his permits, and, until the swap on Dayton Road with the county is complete the road is still the county's land and he does not need to ask the Town of Dayton for permission to put a cut in on the Dayton Road. Ron provided a copy of the permit he obtained from Tippecanoe County in 2024. However, the permit had expired. Ron was not aware and had not been notified that it had expired.

Marc stated that there is a town ordinance for Right-of-Way which was enacted back in February of 2025. The Town of Dayton has an easement on the west side of Dayton Road. A

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Rth
MB

Right-of-Way Permit should have been obtained by Mr. Kohler before the driveway was put in place in April this year. Marc said he spoke with Stuart Klein, and he said he did not have any record of a driveway application in their files. He said that the road frontage is along the section on Dayton Road that is under the jurisdiction of the Town of Dayton. This jurisdictional change occurred following the annexation of the Dayton church property across the roadway. Marc said that nothing should have been done without the proper permits.

Ron agreed to go to the APC and re-apply for a permit and will also obtain the Right-of-Way permit from the Town of Dayton. He will be discussing this with his wife and lawyer.

Marc made a motion that if we must pursue legal counsel, he is asking approval from the town counsel to contact our attorneys out of Evansville. Motion Seconded by Mike. Roll Call Vote: Marc-Yes, Mike-Yes, Carla-No, Rocky-No, Steve S.-No. Motion failed

Executive Session- Marc informed the council that he is calling an Executive Session on August 12, 2026, at 6:00pm.

Special Session - Marc informed the council that he is calling a Special Meeting on August 12, 2026, at 8:00pm.

Old Business:

Marc informed the council that we need to sign the contract agreement with the architects for the study they will be providing on the second floor of town hall. There is also the withdrawal for the Town of Dayton from the Public Employees' Retirement Fund (PERF) for the clerk's treasurer position. We contacted them and were told that they would have to do a study to see if we were going to owe any extra money if we withdrew. After the study was complete, they determined that we would have to pay them \$7,838.00 to withdraw from PERF. The council was provided with a copy of this study to review.

After council discussion, Marc made a motion to pay the \$7,383.00 plus any accumulated interest. Seconded by Mike. Roll Call Vote: Marc-Yes, Mike-yes, Rocky-Yes, Steve P.-Yes, Carla-Yes. Motion passed 5-0

Ron
MB

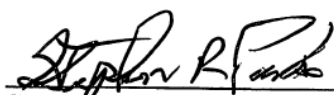
Public Comment: Vicky Beavers at 758 Main St. addressed the council. She asked if the ADA Contract was a negotiated contract or was it just presented. Marc said it was just a proposal that was presented to the council and accepted. So, it is \$15,000.00 until done. Vicky then asked, what is INTAC's definition of being done? Carla stated the terms that he had in the contract and they were completed at the end of December 2025. Vicky stated that at most of the meetings when it's been asked of the ADA coordinator if there is any progress to report the response has always been none. So how do we know as a community what those stipulations are and how they've been met and why aren't they on the website if they are supposed to be? Carla responded that it hasn't always been none, last month and this month. Vickie then asked, what are some of the updates? What items have been completed? Carla said that she did not have her notes and could not provide a complete response. However, much of her time has been spent reading through the manuals and trying to understand what she is supposed to be doing. Tim Clark has helped her get through the immediate deadlines, namely the most immediate deadline for the CCMG that Marc was intent on getting done. That was to be completed by the end of December 2025, and it was met. Tim from INTAC came in and gave that report in January. The rest has become a living document. Carla stated that she is trying to sort through it and figure out the things we need to do and put the things that we were already deficient in in some sort of order before she can bring it to the council. It will be accessible to the public.

Council Comment: Marc informed the council that the SIA Grant is coming up this fall. The grants are offered twice a year, once in the spring and once in the fall. The grant is for a maximum of \$15,000.00. He is requesting approval to apply on behalf of the Town of Dayton for the fall grant to purchase 3 drop-down monitors and 5 laptops so the council members as well as the town people have visuals at our meetings. Marc received a quote of \$15,000.00 last year from Mike Huffer, who installed our current audio-visual system, but that quote is no longer valid. The current quote is \$16,048.00. Marc asked if he applies for this grant money, is the town willing to approve the additional \$1,048.00?

After council discussion, Marc will take this to Mike Huffer to figure out what can be eliminated so that we get to the \$15,000.00, the exact amount of the SIA Grant and submit the application.

Meeting was adjourned

Attest:



Steven Parks, Clerk Treasurers

Minutes prepared by Susie Sheffer, Utility Clerk

