

AGENDA OF THE COMMON COUNCIL
City of Angola, Indiana
210 N. Public Square

Monday, November 3, 2025 – 7:00 p.m.

CALL TO ORDER BY MAYOR MARTIN

1. Council Member roll call by Clerk-Treasurer Herbert.

Coffey _____ Olson _____ Sharkey _____ Dowe _____ McDermid _____

2. Remarks by Mayor Martin
3. Request approval of the October 20 minutes. (attachment)

UNFINISHED BUSINESS

1. Ordinance No. 1791-2025. APPROPRIATION REDUCTION ORDINANCE FOR CUMULATIVE CAPITAL DEVELOPMENT FUND. (third reading) (attachment)
2. Ordinance No. 1792-2025. AN ORDINANCE PROHIBITING SEX OFFENDERS FROM BEING ON CITY PARK PROPERTY. (third reading) (attachment)
3. Other unfinished business.

NEW BUSINESS

1. Ordinance No. 1793-2025. AN ORDINANCE AMENDING THE ANGOLA MUNICIPAL CODE, TITLE 10 VEHICLES AND TRAFFIC, CHAPTER 10.25 PARKING. (Joe Wheeler St) (first reading) (attachment)
2. Jeff Rowe of Baker Tilly Advisors presents the 2024 Financial Management Reports for the Water and Wastewater Utilities.
3. Request approval of Change Order No. 1 for Pokagon Utility Project Division 4. (increase of \$6,200 and change of completion date) (attachment)
4. Request approval of the 2026 Fire Protection Agreement with Scott Township in the amount of \$9,166. (7% increase) (attachment)
5. Statement Disclosing the Impact of Amending the I-69 & West Maumee Street Economic Development Area and Allocation Area is presented for Council information. (attachment)

6. Reports:

- Clerk-Treasurer
- Department head

7. Request approval of the Allowance of Accounts Payable Vouchers 76910 through 77095 totaling \$597,033.17.

8. Other new business.

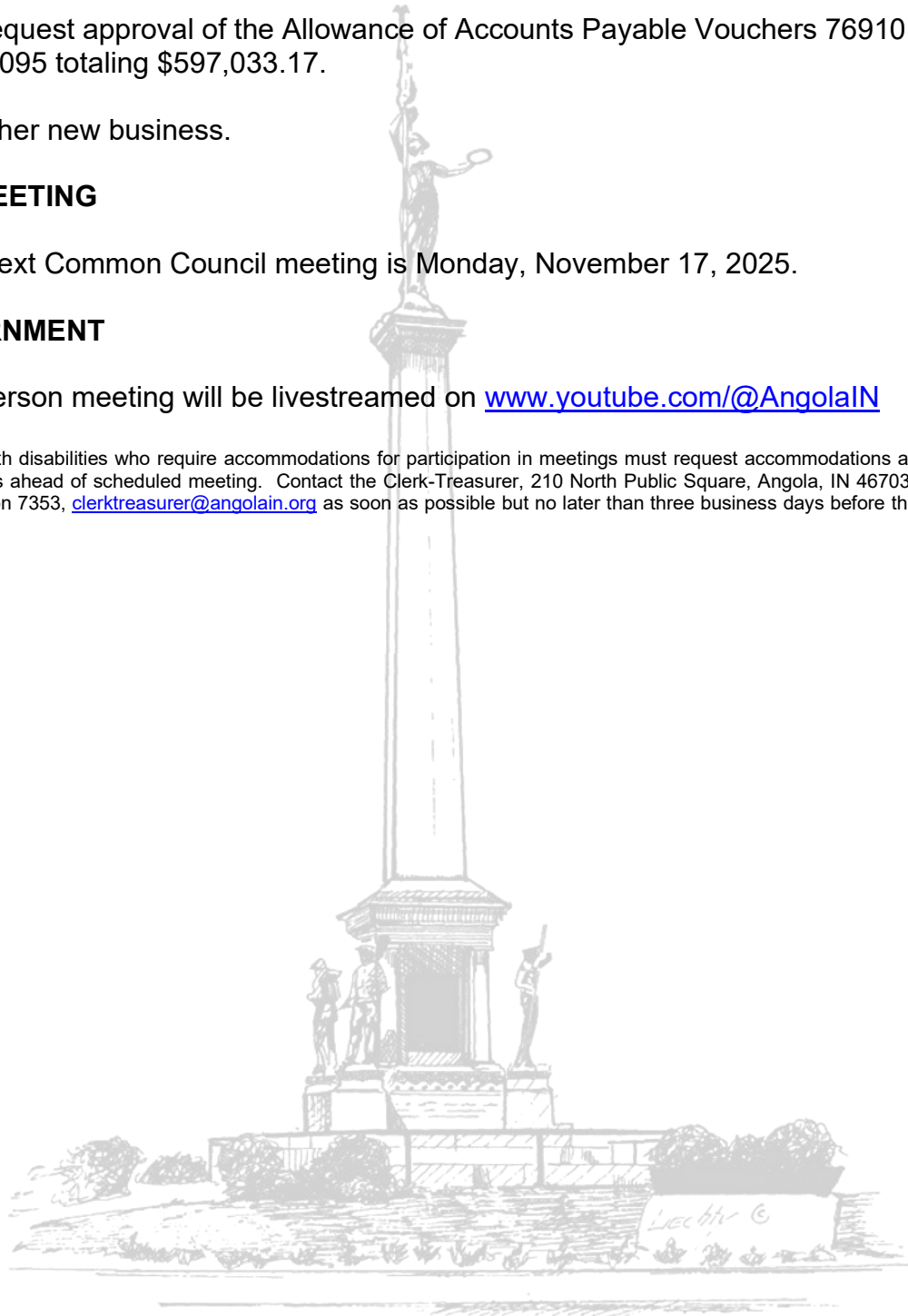
NEXT MEETING

The next Common Council meeting is Monday, November 17, 2025.

ADJOURNMENT

This in-person meeting will be livestreamed on www.youtube.com/@AngolaIN

Individuals with disabilities who require accommodations for participation in meetings must request accommodations at least three business days ahead of scheduled meeting. Contact the Clerk-Treasurer, 210 North Public Square, Angola, IN 46703, (260) 665-2514 extension 7353, clerktreasurer@angolain.org as soon as possible but no later than three business days before the scheduled event.



October 20, 2025

The regular meeting of the Common Council of the City of Angola, Indiana was called to order at 7:00 p.m. at City Hall, 210 North Public Square, with Mayor David B. Martin presiding. Council Members Randy Coffey, David A. Olson, Charles P. Dowe, Jennifer L. Sharkey, and Jerold D. McDermid answered roll. No Council Member was absent. Clerk-Treasurer Ryan P. Herbert recorded the minutes.

Among those present were City Attorney Kim Shoup, City Engineer Amanda Cope, Economic Development and Planning Director Retha Hicks, Police Chief Ken Whitmire, Fire Chief Bill Harter, Park Superintendent Matt Hanna, and Street Commissioner Chad Ritter.

Also present were Jordan Trippe, Chris Emerick, and Eric Yoder.

APPROVAL OF THE MINUTES

Council Member Coffey moved to approve October 6, 2025 minutes. Council Member McDermid seconded the motion. The motion carried 5-0.

Minutes of the August 4, 2025, Board of Public Works and Safety meeting were presented for Council information.

UNFINISHED BUSINESS

Ordinance No. 1787-2025, AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF ANGOLA, INDIANA, was read by title and presented to Council on third and final reading. Council Member Olson moved to approve. Council Member Sharkey seconded the motion. The motion to approve on third and final reading carried 5-0.

Ordinance No. 1788-2025, AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF ANGOLA, INDIANA, was read by title and presented to Council on third and final reading. Council Member Olson moved to approve. Council Member McDermid seconded the motion. The motion to approve on third and final reading carried 5-0.

Ordinance No. 1789-2025, AN ORDINANCE AMENDING THE ANGOLA MUNICIPAL CODE, TITLE 10 VEHICLES AND TRAFFIC, CHAPTER 10.15 TRAFFIC, STOP INTERSECTIONS, was read by title and presented to Council on third and final reading. Council Member McDermid moved to approve. Council Member Sharkey seconded the motion. The motion to approve on third and final reading carried 5-0.

Ordinance No. 1790-2025, ORDINANCE FOR APPROPRIATIONS AND TAX RATES (2026), was read by title and presented to Council on second reading. Council Member Olson moved to approve. Council Member Coffey seconded the motion. The motion

carried 5-0. Ordinance No. 1790-2025, ORDINANCE FOR APPROPRIATIONS AND TAX RATES (2026), was then read by title and presented to Council on third and final reading. Council Member Olson moved to approve. Council Member Coffey seconded the motion. The motion carried 5-0.

A public hearing regarding the proposed appropriation reduction to the Cumulative Capital Development Fund was opened by Mayor Martin at 7:03 p.m. There being no public comment, the public hearing was considered closed at 7:04 p.m.

Ordinance No. 1791-2025, APPROPRIATION REDUCTION ORDINANCE FOR CUMULATIVE CAPITAL DEVELOPMENT FUND, was read by title and presented to Council on second reading. Council Member Olson moved to approve. Council Member Sharkey seconded the motion. The motion carried 5-0.

Ordinance No. 1792-2025, AN ORDINANCE PROHIBITING SEX OFFENDERS FROM BEING ON CITY PARK PROPERTY, was read by title and presented to Council on second reading. Council Member McDermid moved to approve. Council Member Coffey seconded the motion. The motion carried 5-0.

Discussion was held regarding the bids for the Williams Street Trail Project opened and taken into consideration at the October 6 meeting. Bids were as follows:

Crosby Excavating	\$262,054.00
T-E Incorporated	\$299,983.00
Fleming Excavating	\$361,963.84
Brooks Construction	\$267,262.00
A P I	\$274,700.00
Malott Contracting Inc.	\$250,248.90

City Engineer Cope reported that the bids had been reviewed, and she was ready to proceed with awarding the contract. Council Member Olson moved to accept the lowest, most responsive, and responsible bid. Council Member Sharkey seconded the motion. The motion carried 5-0.

NEW BUSINESS

Resolution No. 2025-895, A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF ANGOLA, INDIANA, APPROVING CERTAIN AMENDMENTS TO A DECLARATORY RESOLUTION APPROVED AND ADOPTED BY THE ANGOLA REDEVELOPMENT COMMISSION, was read by title and presented to Council for approval. Council Member Olson moved to approve. Council Member McDermid seconded the motion. The motion to approve carried 5-0.

Council Member Sharkey moved to approve the Scope Appendix to Engagement Letter with Baker Tilly Advisory Group, LP for Fire Territory Impact Analysis. Council Member Olson seconded the motion. Discussion followed. The motion carried 5-0.

Clerk-Treasurer's Depository Statement and Cash Reconciliation for the month ending September 2025 was presented for Council information.

DEPARTMENT HEAD REPORTS

Economic Development and Planning Director Hicks reported that the Historic Preservation Commission, in conjunction with Angola Main Street, would be hosting their haunted cemetery tours this weekend.

Park Superintendent Hanna reported that Halloween in the Park would be at the Selman Timber Frame on Thursday night.

City Engineer Cope reported that the Traffic Commission had convened to investigate concerns about danger related to cars parked on Joe Wheeler Street. The Commission will be issuing a recommendation along with ordinance restricting parking on one side of the street.

APPROVAL OF ACCOUNTS PAYABLE VOUCHERS

Council Member Dowe moved to approve the Allowance of Accounts Payable Vouchers 76677 through 76909 totaling \$1,348,121.64 which includes interfund transfers of \$180,299.00. Council Member McDermid seconded the motion. The motion carried 5-0.

ADJOURNMENT

There being no further business, the meeting was considered adjourned at 7:30 p.m.

David B. Martin, Mayor
Presiding Officer

Attest:

Ryan P. Herbert, Clerk-Treasurer

ORDINANCE NO. 1791-2025

**APPROPRIATION REDUCTION ORDINANCE FOR CUMULATIVE CAPITAL
DEVELOPMENT FUND**

WHEREAS, the Common Council has determined that it is now necessary to reduce appropriations in certain budgets than was appropriated in the 2025 annual budget;

NOW, THEREFORE, be it hereby ordained by the Common Council of the City of Angola, Steuben County, Indiana:

Section 1. Certain existing appropriations now have unobligated balances that will not be needed for the purposes for which appropriated, it is hereby ordained that the following existing appropriations be reduced in the following amounts:

	Reduction Amount <u>Requested</u>	Reduction Amount <u>Approved</u>
Cumulative Capital Development Fund		
Capital Outlays	<u>\$925,000</u>	<u> </u>
Total	<u>\$925,000</u>	

Section 2. This Ordinance shall be in full force and effect from and after its passage and adoption by the Common Council, approval by the Mayor, and approval of the Department of Local Government Finance, if applicable, and publication according to law.

PASSED AND ADOPTED by the Common Council of the City of Angola, Indiana, on the ____ day of November 2025 by the vote of ____ ayes and ____ nays.

David B. Martin, Mayor

Attest:

Ryan P. Herbert, Clerk-Treasurer

This ordinance presented by me, the Clerk-Treasurer of the City of Angola, Indiana to the Mayor at the hour of _____ a.m./p.m. this ____ day of November 2025.

ORDINANCE NO. 1791-2025

Ryan P. Herbert, Clerk-Treasurer

This ordinance signed and approved by me, the Mayor of the City of Angola, Indiana this _____ day of November 2025.

David B. Martin, Mayor

ORDINANCE NO. 1792-2025

**AN ORDINANCE PROHIBITING SEX OFFENDERS
FROM BEING ON CITY PARK PROPERTY**

BE IT ORDAINED by the Common Council of the City of Angola, Indiana, that Angola Municipal Code of Ordinances Title 12, Streets, Sidewalks, and Public Places, Chapter 12.25 Public Parks, Article II Prohibited Conduct is hereby amended by the addition of Chapter 12.25.135 as follows:

1. Chapter 12.25.135 Sex Offenders:

Individuals listed on National Sex Offender Public Website <https://www.nsopw.gov/> published and disseminated by the United States Department of Justice are prohibited from being on City Park property including but not limited to Commons Park, Firemens Park, Nature Park, and Sheets Family Park.

This Ordinance shall be in full force and effect from and after its adoption by the Common Council, approval by the Mayor, and publication according to law.

PASSED AND ADOPTED by the Common Council of the City of Angola, Indiana, on the _____ day of November 2025

David B. Martin, Mayor
Presiding Officer

Attest:

Ryan P. Herbert, Clerk-Treasurer

This ordinance presented by me, the Clerk-Treasurer of the City of Angola, Indiana to the Mayor at the hour of _____ a.m./p.m. this _____ day of November 2025.

Ryan P. Herbert, Clerk-Treasurer

This ordinance signed and approved by me, the Mayor of the City of Angola, Indiana this _____ day of November 2025.

ORDINANCE NO. 1792-2025

David B. Martin, Mayor

ORDINANCE NO. 1793-2025

AN ORDINANCE AMENDING THE ANGOLA MUNICIPAL CODE, TITLE 10 VEHICLES AND TRAFFIC, CHAPTER 10.25 PARKING

BE IT HEREBY ORDAINED by the Common Council of the City of Angola, Indiana that Title 10 Vehicles and Traffic, Chapter 10.25 Parking is being amended by the text of existing provisions in this style type, additions will appear in **this style type**, and deletions will appear in ~~this style type~~:

Section 1. Section 10.25.130 Parking prohibited at all times is amended to read as follows:

When signs are erected giving notice, no person shall park a vehicle at any time upon any of the streets or parts of streets described in this schedule:

<i>Street</i>	<i>Side</i>	<i>Location</i>
Broad Street	North	Between North Wayne Street and Elizabeth Street
Broad Street	South	From Jackson Street to North Superior Street
Broad Street	South	From McKinley Street to North Kinney Street
Circle Hill Drive	Both	From East Maumee Street south to the entrance of Circle Hill Cemetery for a distance of 1,220 feet
College Street	West	South property line of Thunder Drive, south to the north property line of Pleasant Street
Darling Street	Both	Between West Maumee Street and Park Avenue
Darling Street	West	Between Park Avenue and Prospect Street
Darling Street	West	Between West Maumee Street and West Gilmore Street
Elizabeth Street	East	Between Broad Street and Mill Street
Elizabeth Street	East	From north line of West Gilmore Street to the south line of West Broad Street
Elizabeth Street	West	A point 128 feet 4 inches south of the south property line of West Gilmore Street to a point 150 feet south of the south property line of West Gilmore Street
Elizabeth Street	West	Between Green Street and West Broad Street; when signs are erected giving notice thereof, no person shall at any time park a vehicle
Elizabeth Street	West	Between West Gilmore Street and Broad Street
Elizabeth Street	West	From south curb line of West South Street to north curb line of Park Avenue

ORDINANCE NO. 1793-2025

<i>Street</i>	<i>Side</i>	<i>Location</i>
Euclid Avenue	East	From south curb line of East Prospect Street to the south curb line of Water Street
Felicity Street	North	From west curb line of Washington Street to the east curb line of South Wayne Street
Fox Lake Road	Both	Between South Wayne Street and Butler Street
Gale Street	North	Between east curb line of South Martha Street to the east curb line of South Washington Street
Gale Street	North	Between east curb line of South Wayne Street and west curb line of South Martha Street
Gale Street	North	Between South West and South Superior streets
Gale Street	North	West property line of Superior Street, west to Darling Street
Gale Street	South	Between west line of South Martha Street and a point 140 feet west of the west line of South Martha Street
Gale Street	South	From west curb line of South Wayne Street to the east curb line of South West Street
Gilmore Street	North	Between Wayne Street and Elizabeth Street
Gilmore Street	South	Between North Superior Street and Jackson Street
Gilmore Street	South	From east curb line of North Wayne Street to the west curb line or street extension of Victoria Street, at all times
Gilmore Street	South	From west line of North West Street to the east line of North Superior Street
Henney Street	South	From east curb line of Williams Street east 183 feet
Hetzler Court	Both	From West Maumee Street (US Highway 20) north to include the cul-de-sac
Jackson Street	Both	From north curb line of West Maumee Street, north to the south curb line of West Gilmore Street
Joe Wheeler Street	West	Between West Maumee Street and West Broad Street
Kinney Street	Both	Between Moss Street and Saginaw Street
Manahan Drive	Both	Between West Mill and McKinley Streets
Martha Street	West	Between Broad Street and Gilmore Street

ORDINANCE NO. 1793-2025

<i>Street</i>	<i>Side</i>	<i>Location</i>
Martha Street	West	From north curb line of East Gale Street to the north curb line of East Pleasant Street
Maumee Street	Both	Between Martha Street and the east limits of the city
Maumee Street	Both	Between West Street and the west limits of the city
Mechanic Street	Both	From Williams Street to Shawnee Drive
Mill Street	North	Between east curb line of North Wayne Street and the west curb line of North Martha Street
Mill Street	North	From west curb line of North Williams Street to the east curb line of North Washington Street
Mill Street	North	West property line of North Wayne Street to the west right-of-way line of the railway
Mill Street	Both	All of East Mill Street east of Williams Street
Mill Street	South	West property line of North Wayne Street to the west right-of-way line of the railway
Moss Street	Both	Between Summit Street and Kinney Street
Nolan Meadows Run	Both	Between Sully Court and East Harcourt Road
Oakwood Street	West	South property line of Thunder Drive, south to the north property line of Prospect Street
Park Avenue	South	Between South Wayne Street and South West Street
Park Avenue	South	West property line of West Street west to the east property line of South Darling Street
Pleasant Street	North	From west curb line of College Street to the east curb line of Oakwood Street
Pleasant Street	South	From a distance of fifty (50) feet west of College St curb line to Darling Street.
Prospect Street	South	South Martha to South Washington Street
Prospect Street	South	Between Oakwood Street and College Street
Prospect Street	North	Between College Street and Darling Street
Sarah Drive	Both	S curve area in 100 block
South Street	North	From east curb line of South Wayne Street to west curb line of South Martha Street
South Street	North	West property line of West Street, west to the end of West South Street

ORDINANCE NO. 1793-2025

<i>Street</i>	<i>Side</i>	<i>Location</i>
South Street	South	East property line of South Wayne Street, east to the west property line of Martha Street
South Street	South	From east curb line of South Martha Street to the west curb line of South Washington Street
South Street	South	From west curb line of South Wayne Street, west to the east curb line of South Elizabeth Street
Stevens Street	East	Between Mechanic Street and Henry Street
Stocker Street	North	Between North Wayne Street and North Martha Street
Summit Street	Both	From Thunder Drive to Saginaw Street, excepting existing and established off-street parking areas
Summit Street	West	From south curb line of West Maumee Street to the north curb line of Saginaw Street
Superior Street	East	From north line of West Maumee Street to the north line of West Gale Street
Superior Street	West	Between West Prospect Street and West South Street
Thunder Drive	Both	From South Darling Street west to the east property line of the railway
Wall Street	North	From east curb line of South Martha Street to the west curb line of Euclid Avenue
Washington Street	East	Between East Maumee Street and East Gilmore Street
Washington Street	East	Between Gale Street and South Street
Washington Street	East	From north curb line of East Prospect Street to the south curb line of Water Street
Washington Street	East	From the south curb line of East Maumee Street to the south curb line of East Gale Street
Washington Street	West	Between Broad Street and Randolph Street
Washington Street	West	Between East Maumee Street and East Gilmore Street
Washington Street	West	Between East Maumee Street and East Prospect Street
Water Street	North	From west curb line of South Martha Street to the east curb line of South Wayne Street
Water Street	South	Between Euclid Street and John Street
Water Street	South	Intersection of South Wayne Street to the west curb line of Euclid Avenue

ORDINANCE NO. 1793-2025

<i>Street</i>	<i>Side</i>	<i>Location</i>
Wayne Street	Both	Between Gale Street and the south boundary of the city
Wayne Street	Both	Between Gilmore Street and the north limits of the city
Westwood Drive	North	Between West Maumee Street and North Gerald Lett Avenue
Williams Street	East	Between Sarah Drive and the school crosswalk
Williams Street	East	From centerline of East Mill Street 259 feet north of centerline of East Mill Street
Williams Street	East	From north curb line of East Maumee Street to the south curb line of East Broad Street
Williams Street	Both	From south curb line of East Mill Street to the north curb line of Randolph Street
Williams Street	West	From the north curb line of East Mill Street to the south curb line of East Stocker Street
Williams Street	West	From south curb line of Broad Street to the north curb line of East Maumee Street
Wohlert Street	East	From north curb line of West Stocker Street, north to the south curb line of Weatherhead Street

PASSED AND ADOPTED by the Common Council of the City of Angola, Indiana,
on the _____ day of December 2025 by the vote of _____ ayes and _____ nays.

David B. Martin, Mayor
Presiding Officer

Attest:

Ryan P. Herbert, Clerk-Treasurer

ORDINANCE NO. 1793-2025

This ordinance presented by me, the Clerk-Treasurer of the City of Angola, Indiana to the Mayor at the hour of _____ a.m./p.m. this _____ day of December 2025.

Ryan P. Herbert, Clerk-Treasurer

This ordinance signed and approved by me, the Mayor of the City of Angola, Indiana this _____ day of December 2025.

David B. Martin, Mayor



CITY OF ANGOLA

210 N Public Square
Angola, IN 46703

Phone: 260.665.2514
www.angolain.org

DATE: October 14, 2025
FROM: City of Angola Traffic Commission
TO: City of Angola Common Council
SUBJECT: Joe Wheeler Street Parking Restriction

On Monday October 6th, the Engineering department received a complaint from a residence on Joe Wheeler Street regarding on-street parking. The resident indicated that when cars are parked on both sides of the street it is nearly impossible to safely navigate down the street and emergency vehicles cannot navigate through the congested area. The resident has also had to call the police department before because cars were parked so close that they were unable to access their driveway.

The GIS data indicates that Joe Wheeler Street is approximately 23 feet in width. Current city standards require newly constructed streets to be 28 feet in width with a 2-foot curb and gutter section. The requirement for this pavement section is to require on-street parking on at least one side of the street.

In examining the street section the commission noted that the street is narrow and difficult to maneuver with vehicles parked on the street. The commission also sees the need to accommodate residents and visitors with allowing some on-street parking.

Based on the examination of the subject area the Traffic Commission's recommendation is to restrict parking on the west side of Joe Wheeler from West Maumee Street to West Broad Street. This will still allow residents and visitors to park on the east side of the street.

The Traffic Commission believes these changes will increase safety and accessibility for all users and public safety officials alike. Please consider this letter as the Traffic Commission's official recommendation.

Jennifer Sharkey
District C Council

David Martin
Mayor

Chief Ken Whitmore
Police Chief

Amanda Cope, PE
City Engineer

Chad Ritter
Street Commissioner

Section 00 63 63 - CHANGE ORDER NO. 1

Owner: **City of Angola, Indiana** Owner's Project No.:
 Engineer: **Dixon Engineering, Inc.** Engineer's Project No.: **14-76-02-02,07-24**
 Contractor: **Clearcreek Coatings, Ltd.** Contractor's Project No.:
 Project: **250,000 Gallon Double Ellipse & 800,000 Gallon Concrete Standpipe**
 Contract Name: **250,000 Gallon Double Ellipse Exterior Repaint with Containment, Wet Interior Repaint, and Miscellaneous Repairs 800,000 Gallon Concrete Standpipe Decorative Arch Replacement, Exterior Coating, and Miscellaneous Repairs**
 Date Issued: **October 22, 2025** Effective Date of Change Order: **October 22, 2025**

The Contract is modified as follows upon execution of this Change Order:

Description: **Replace overflow pipe supports on the Double Ellipse Tank per Bulletin 1 (\$2,300). Repair holes in the roof on the Double Ellipse Tank per Bulletin 1 (\$1,500). Repair the exterior stiffener on the Double Ellipse Tank per Bulletin 1 (\$2,400).**

Attachments: **Bulletin 1**

Change in Contract Price

Change in Contract Times

Original Contract Price: \$ 753,400	Original Contract Times: Substantial Completion: October 31, 2025 Ready for final payment: 30 days after Substantial Comp.
[Increase] [Decrease] from previously approved Change Orders No. 1 to No. [Number of previous Change Order]: \$ 0	[Increase] [Decrease] from previously approved Change Orders No.1 to No. [Number of previous Change Order]: Substantial Completion: N/A Ready for final payment: N/A
Contract Price prior to this Change Order: \$ 753,400	Contract Times prior to this Change Order: Substantial Completion: October 31, 2025 Ready for final payment: 30 days after Substantial Comp.
Increase this Change Order: \$ 6,200	Increase this Change Order: Substantial Completion: July 31, 2026 Ready for final payment: 30 days after Substantial Comp.
Contract Price incorporating this Change Order: \$ 759,600	Contract Times with all approved Change Orders: Substantial Completion: July 31, 2026 Ready for final payment: 30 days after Substantial Comp.

Recommended by Engineer (if required) By: <u><i>Paul Fitzley</i></u> Title: <u>Project Manager</u> Date: <u>October 22, 2025</u>	Authorized by Owner _____ _____
Authorized by Contractor By: <u><i>Paul Fitzley</i></u> Title: <u>President</u> Date: <u>10-22-25</u>	Approved by Funding Agency (if applicable) _____ _____

EJCDC® C-941, Change Order.

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Section 00 63 57 - Change Order Price Request Form

Angola, Indiana

250,000 Gallon Double Ellipse

Exterior Repaint with Containment

Wet Interior Repaint

and Miscellaneous Repairs

800,000 Gallon Concrete Standpipe

Decorative Arch Replacement

Exterior Coating

And Miscellaneous Repairs

Contract No. 14-76-02-02,04-24

October 20, 2025

Bulletin No. 1

Provide prices for the following:

- 1) Replace overflow pipe supports on the Double Ellipse Tank:
 - A. Replace the two damaged overflow supports with $\frac{1}{4}$ in. steel plate, and fillet weld all around on both ends of the new plate support. All welds are to be complete penetration, and free of defects.
 - B. Some realignment of the overflow pipe may be necessary.
 - C. Add a $\frac{1}{4}$ inch plate to form a "T" at the replaced supports. Plate to be 4 inches wide, field determine length. Weld to the existing support, overflow and sidewall using $\frac{1}{4}$ inch continuous fillet welds.

Two thousand three hundred dollars and zero cents \$ 2,300.00

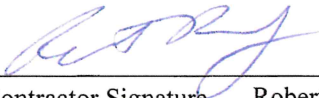
- 2) Repair holes in the roof on the Double Ellipse Tank:
 - A. Weld patch plates over the openings in the roof. There are three (3) holes to patch.
 - B. Enlarge the holes in the roof until there is a steel thickness of a minimum of $\frac{1}{8}$ inch on all sides.
 - C. Weld $\frac{1}{4}$ in. plates over all openings using $\frac{3}{16}$ in. continuous fillet weld on the exterior.
 - D. The plates shall overlap all holes by a minimum of 1 in. on all sides.
 - E. Caulk the underside of the cover for the roof plates.

One thousand five hundred dollars and zero cents \$ 1,500.00

3) Repair the exterior stiffener on the Double Ellipse Tank:

A. Repair broken welds/cracks on the exterior stiffener by double beveling both sides of the cracks and butt welding with a full penetration groove weld.

Two thousand four hundred dollars and zero cents \$ 2,400.00


Contractor Signature Robert Boling

10/20/25
Date

2026 FIRE PROTECTION AGREEMENT

This agreement is between **Scott Township**, Steuben County, Indiana, and the **City of Angola**, Indiana. For good and sufficient mutual and reciprocal consideration, the parties agree as follows:

1. The City of Angola shall provide firefighting services and other appropriate emergency services to the residents of the Township to the extent reasonably possible, taking into account the City of Angola's Fire Department manpower, equipment, and responsibilities to the residents of its home area.
2. The Township shall pay to the City of Angola the sum of \$9,166 payable as follows:
 - a. Prior to June 30, 2026 the sum of \$4,583.00; and
 - b. Prior to December 31, 2026 the sum of \$4,583.00.
3. That said payments are by the parties deemed to be in full settlement and discharge of the Township's share of all insurance costs, clothing, automobile, and other allowances required or permitted by law to be provided to members of the Angola Fire Department, it being agreed that such legally required insurance and allowances are furnished to the members of the Fire Department by the City of Angola, Indiana.
4. The term of this agreement shall be from January 1 through December 31 of the year 2026. The parties may renew it annually and any such renewal may contain modifications of the provisions herein.
5. This agreement is subject to approval by the State Board of Accounts, Department of Local Government Finance, and all other relevant government agencies.

City of Angola

Date: _____

By: _____

David B. Martin, Mayor
By authority of the Common Council

Attest:

Ryan P. Herbert
Clerk-Treasurer

City Mailing Address:
210 N. Public Sq.
Angola, IN 46703

Scott Township

Date: 10/11/25

By: _____

Thane Knox, Trustee
By authority of the Advisory Board

Township Mailing Address:

2358 E us Hwy 20
ANGOLA IN 46703

Telephone No.: 260-667-3735

Email: thane.knox@gmail.com

Federal ID No.: _____



MUNICIPAL ADVISORS

Baker Tilly Municipal Advisors, LLC
9229 Delegates Row, Ste 400
Indianapolis, IN 46240
United States of America

T: +1 (317) 465 1500
F: +1 (317) 465 1550
bakertilly.com

October 28, 2025

City of Angola Common Council
c/o Mr. Ryan Herbert, Clerk-Treasurer
210 North Public Square
Angola, Indiana 46703

Re: Amendment of the I-69 & West Maumee Street Allocation Area

Dear Mr. Herbert:

Enclosed please find a copy of the impact statement that was prepared by Baker Tilly Municipal Advisors on behalf of the City of Angola Redevelopment Commission (the "Commission"). The Commission is required to provide an impact statement to each of the taxing units which overlap the amendment of the I-69 & West Maumee Street Allocation Area (the "Existing Allocation Area"), including Steuben County, Pleasant Township, Angola Civil City, M.S.D. Steuben County School Corporation, Carnegie Public Library of Steuben County, and the Northeast Indiana Solid Waste Management District at least 10 days before the public hearing. The purpose of this statement is to disclose any potential impact of amending the Existing Allocation Area and capturing Tax Increment.

Please let us know if you have any questions regarding the enclosed material.

Very truly yours,

BAKER TILLY MUNICIPAL ADVISORS, LLC

A handwritten signature in black ink, appearing to read "Jason G. Semler".

Jason G. Semler, Principal
Enclosures
JGS/glb

**NOTICE OF PUBLIC HEARING OF THE
CITY OF ANGOLA REDEVELOPMENT COMMISSION**

(Expansion of I-69 & West Maumee Street Economic Development Area)

Notice is hereby given that the City of Angola Redevelopment Commission (the "Redevelopment Commission"), being the governing body of the City of Angola Department of Redevelopment, on October 8, 2025, adopted a resolution (the "Declaratory Resolution") to (i) expand the I-69 & West Maumee Street Economic Development Area (the "Economic Development Area"), (ii) expand the I-69 & West Maumee Street Economic Development Area Allocation Area (the "Allocation Area"), (iii) remove certain parcels from the Allocation Area, and (iv) approve an amended economic development plan applicable to the expanded Economic Development Area (the "Amended Plan").

A detailed description of the expanded Economic Development Area and the Amended Plan can be inspected at the office of the Redevelopment Commission, located at Angola City Hall, 210 N Public Sq, Angola, IN 46703.

Notice is hereby given that the Redevelopment Commission will conduct a public hearing on Wednesday, November 12, 2025, at 3:30 p.m., local time, at Angola City Hall, 210 N Public Sq, Angola, IN 46703, to receive and hear remonstrances and objections from all persons interested in or affected by the proposed projects for the expanded Economic Development Area and the Amended Plan and the proceedings pertaining thereto.

The Redevelopment Commission will determine the public utility and the benefit of the proposed projects. Maps and plats have been prepared and, along with the Amended Plan, can be inspected at the office of the Redevelopment Commission at the address set forth above.

CITY OF ANGOLA REDEVELOPMENT
COMMISSION

[TO BE PUBLISHED ONE (1) TIME BY NOVEMBER 2, 2025]

ANGOLA (INDIANA) REDEVELOPMENT COMMISSION

STATEMENT DISCLOSING THE IMPACT OF AMENDING THE I-69 & WEST MAUMEE STREET ECONOMIC DEVELOPMENT AREA AND ALLOCATION AREA

The Angola Redevelopment Commission (the "Commission") is required by Indiana Code 36-7-14, as amended (the "Act"), to provide a statement disclosing the impact of establishing or amending tax allocation provisions on the overlapping taxing units. This impact statement discloses and explains the impact on the overlapping taxing units caused by amending the I-69 & West Maumee Street Allocation Area and capturing Tax Increment (each as hereinafter defined).

AMENDMENT OF THE I-69 & WEST MAUMEE STREET AREA, ALLOCATION AREA, AND THE PLAN

The Commission previously adopted the Declaratory Resolution, which established the I-69 & West Maumee Street Economic Development Area (the "Existing Economic Development Area"), coterminous Allocation Area (the "Existing Allocation Area"), and approved the Economic Development Plan (the "Existing Plan") for the Existing Economic Development Area.

On October 8, 2025, the Commission adopted an amending declaratory resolution (the "Declaratory Resolution", as amended) in order to: (i) expand the Existing Economic Development Area and Existing Allocation Area to include an area in the City of Angola (the "City") depicted in Exhibit A of the Declaratory Resolution, as amended (the "2025 Expansion Area"), (ii) remove certain parcels from the Existing Allocation Area, as detailed in Exhibit B of the Declaratory Resolution, as amended, and (iii) amend the Existing Plan (the "Amended Plan", and clauses (i) through (iii) collectively, the "Amendments").

The Commission hereby finds that the Amended Plan will promote significant opportunities for the gainful employment of the citizens of the City, assist in attracting major new business enterprises to the City, potentially result in the retention or expansion of significant business enterprises in the City, and meets other purposes of the Act, including without limitation benefiting the public health, safety, and welfare of the City. Additionally, the Commission finds that the Amended Plan will increase the economic well-being of the City and the State of Indiana (the "State") and serve to protect and increase property values in the City and the State.

The Declaratory Resolution, as amended, allows for the capture of real property taxes generated from incremental assessed value in the 2025 Expansion Area. Tax Increment consists of all property tax proceeds from the assessed valuation of real property in the 2025 Expansion Area as of the assessment date in excess of the base assessed valuation described in Section 39(b)(1) of the Act, multiplied by the current property tax rate, less any rate established for referendum (referred to throughout this Report as the "Tax Increment"). The base assessed value means the net assessed value of all the real property in the 2025 Expansion Area as finally determined for the assessment date immediately preceding the effective date of the Declaratory Resolution, as amended, establishing the 2025 Expansion Area pursuant to Section 39 of Indiana Code 36-7-14.

The base assessment date for the 2025 Expansion Area is January 1, 2025, and the 2025 Expansion Area shall expire 25 years after the date on which the first obligation is incurred to pay principal and interest on bonds or lease rentals on leases payable from Tax Increment revenues derived from the 2025 Expansion Area.

PROJECT SUMMARY

In order to accomplish the Amended Plan, the Commission intends to undertake utility, technology, and right-of-way projects located in or directly benefiting or serving the 2025 Expansion Area, including but not limited to, pedestrian trails improvements, transportation infrastructure improvements, roundabout installation at Harcourt Road and Wohler Street, full street and utility construction along Wohler Street from Mill Street to Harcourt Road, storm and wastewater improvements, gas and electric utility improvements, and telecommunications and broadband improvements (the "Projects"). The Projects will enable the future economic development of the City and beautification of the community (the "Future Development"). The Commission plans to utilize Tax Increment revenues generated from the 2025 Expansion Area to help finance

ANGOLA (INDIANA) REDEVELOPMENT COMMISSION

STATEMENT DISCLOSING THE IMPACT OF AMENDING THE I-69 & WEST MAUMEE STREET ECONOMIC DEVELOPMENT AREA AND ALLOCATION AREA

PROJECT SUMMARY (Cont'd)

portions of the Future Development and may issue bonds or enter into lease agreements to fund all or portion of the Projects.

ESTIMATED TAX INCREMENT

The Commission intends to capture the real property Tax Increment from the Future Development in the 2025 Expansion Area. In this analysis, the Tax Increment from the Future Development in the 2025 Expansion Area is based on an illustrative incremental assessed value of \$1,000,000 in the City of Angola taxing district. The illustrative incremental assessed value from the Future Development is multiplied by the tax rate (per \$100 of assessed value) of \$1.9589 to generate an estimated annual real property Tax Increment of \$19,590. Additionally, the Commission intends to continue capturing the real property Tax Increment from the prior development in the Existing Allocation Area. The Tax Increment from the prior development in the Existing Allocation Area is based on an illustrative incremental assessed value of \$12,561,982 in the City of Angola taxing district, following the removal of certain parcels as detailed in Exhibit B, which is multiplied by the tax rate (per \$100 of assessed value) of \$1.9589 to generate an estimated annual real property Tax Increment of \$246,080. The actual property assessed value of the Future Development will be determined by the Steuben County Assessor upon completion. There has been no adjustment for future statewide assessments or trending in this analysis, and the differences could have a material impact on the actual Tax Increment. See sections below for additional information about the Circuit Breaker Tax Credit as it relates to property tax changes and Tax Increment.

The calculation of Tax Increment may not include a tax rate that is imposed as a result of a referendum passed after 2009, nor may it include a tax rate associated with a fire territory if the fire territory is established after December 31, 2022. Assuming no change in law, any future referendum-approved tax rates will not be included in the calculation of Tax Increment in the 2025 Expansion Area. The incremental assessed value that will result from the Future Development, or any additional development, will be included in the tax base of the applicable taxing unit for the purposes of calculating the property tax levy associated with a referendum-approved tax rate.

Circuit Breaker Tax Credits (Property Tax Caps)

Article 10, Section 1 of the Constitution of the State of Indiana (the "Constitutional Provision") provides that, for property taxes first due and payable in 2012 and thereafter, the Indiana General Assembly shall, by law, limit a taxpayer's property tax liability to a specified percentage of the gross assessed value of the taxpayer's real and personal property. Indiana Code § 6-1.1-20.6 (the "Statute") authorizes such limits in the form of a tax credit for all property taxes in an amount that exceeds the gross assessed value of real and personal property eligible for the credit (the "Circuit Breaker Tax Credit").

For property assessed as a homestead (as defined in Indiana Code § 6-1.1-12-37), the Circuit Breaker Tax Credit is equal to the amount by which the property taxes attributable to the homestead exceed 1% of the gross assessed value of the homestead. Property taxes attributable to the gross assessed value of other residential property, agricultural property, and long-term care facilities are limited to 2% of the gross assessed value. Property taxes attributable to other non-residential real property and personal property are limited to 3% of the gross assessed value. The Statute provides additional property tax limits for property taxes paid by certain senior citizens.

If applicable, the Circuit Breaker Tax Credit will result in a reduction of property tax collections for each political subdivision in which the Circuit Breaker Tax Credit is applied. Political subdivisions may not increase their property tax levy or borrow money to make up for any property tax revenue shortfall due to the application of the Circuit Breaker Tax Credit.

ANGOLA (INDIANA) REDEVELOPMENT COMMISSION

STATEMENT DISCLOSING THE IMPACT OF AMENDING THE I-69 & WEST MAUMEE STREET ECONOMIC DEVELOPMENT AREA AND ALLOCATION AREA

ESTIMATED TAX INCREMENT (Cont'd)

Circuit Breaker Tax Credits (Property Tax Caps) (Cont'd)

The Constitutional Provision excludes from the application of the Circuit Breaker Tax Credit property taxes first due and payable in 2012, and thereafter, that are imposed after being approved by the voters in a referendum. The Statute codifies this exception, providing that, with respect to property taxes first due and payable in 2012 and thereafter, property taxes imposed after being approved by the voters in a referendum will not be considered for purposes of calculating the limits to property tax liability under the provisions of the Statute.

In this analysis, the Circuit Breaker Tax Credit is assumed to not reduce the total Tax Increment in the 2025 Expansion Area or the Existing Allocation Area.

ESTIMATED IMPACT OF AMENDING THE EXISTING ALLOCATION AREA

The schedule entitled "Estimated Impact of Amending the I-69 & West Maumee Street Allocation Area on the Overlapping Taxing Units" provides an estimate of the effect on the tax rates of the overlapping taxing units (*holding all other factors constant*) of amending the Existing Allocation Area to capture incremental real property assessed value from the Future Development that is estimated to occur.

Scenario I: Present Situation

Scenario I represents the current situation (based on payable 2025 property tax information) prior to the amendment of the Existing Allocation Area. Scenario I presents the payable 2025 assessed value, property tax levies, and tax rates for the overlapping taxing units, and provides the real property incremental assessed value of \$12,693,838 that is captured from the prior development in the Existing Allocation Area located in the City of Angola taxing district. The captured incremental assessed value in the Existing Allocation Area is multiplied by the certified 2025 tax rate (per \$100 of assessed value) of \$1.9591 to generate \$248,680 of annual real property Tax Increment.

Scenario II: Assumes the Existing Allocation Area is Amended

Scenario II depicts the impact on the overlapping taxing units (*holding all other factors constant*) if the Existing Allocation Area is amended to capture Tax Increment from the Future Development. In the City of Angola taxing district, \$1,000,000 of illustrative incremental assessed value is captured from the Future Development in the 2025 Expansion Area and \$12,561,982 of illustrative incremental assessed value is captured from the prior development in the Existing Allocation Area (following the removal of certain parcels), generating an illustrative \$265,670 of total net Tax Increment. As a result of the removed parcels, the overlapping units assessed value increases by \$131,856 respectively, resulting in a reduction of the tax rate to \$1.9589 and an additional \$125 in tax levy captured by the County and City combined.

Scenario III: Assumes the Existing Allocation Area is Not Amended

Scenario III depicts the impact on the overlapping taxing units if the Existing Allocation Area is not amended, and the Future Development does not occur.

Impact Summary

The Commission finds that the Amended Plan conforms to other development and redevelopment plans for the City, and cannot be achieved by regulatory processes or by the ordinary operation of private enterprise without resort to the powers allowed under the Act because of the lack of local public improvements, existence of improvements or conditions that lower the value of the land below that of nearby land, or other similar conditions and the necessity for requiring the proper use of land so as to best serve the interests of the City

ANGOLA (INDIANA) REDEVELOPMENT COMMISSION

STATEMENT DISCLOSING THE IMPACT OF AMENDING THE I-69 & WEST MAUMEE STREET
ECONOMIC DEVELOPMENT AREA AND ALLOCATION AREA

Impact Summary (Cont'd)

and its citizens.

ANGOLA (INDIANA) REDEVELOPMENT COMMISSION

ESTIMATED IMPACT OF AMENDING THE I-69 & WEST MAUMEE ALLOCATION AREA ON THE OVERLAPPING TAXING UNITS (1)

SCENARIO I: PRESENT SITUATION

Represents 2024 taxes payable 2025 property tax levies, assessed valuation, and tax rates.

	Tax Rate	Net Assessed Value of Taxing Unit	Estimated Property Tax Levy
Steuben County	\$0.2104	\$5,111,749,458	\$10,755,120
Steuben County CCD Fund (2)	0.0278	5,111,749,458	1,421,066
Pleasant Township	0.0165	1,650,729,465	272,370
Angola Civil City	1.0147	629,545,132	6,387,994
Angola Civil City CCD Fund (2)	0.0500	629,545,132	314,773
Angola Civil City Cumulative Park & Rec. (2)	0.0167	629,545,132	105,134
M.S.D. Steuben County School Corporation	0.5632	2,009,940,695	11,319,986
Carnegie Public Library of Steuben County	0.0492	1,711,968,602	842,289
Northeast Indiana Solid Waste Management	0.0106	5,111,749,458	541,845
Total Tax Rate (per \$100 AV)	\$1.9591		

TIF Allocation Fund	Rate	Captured Assessed Value	Gross Tax Increment	Circuit Breaker	Net Tax Increment
Original I-69 & West Maumee Street EDA	\$1.9591	\$12,693,838 (3)	\$248,680	\$0	\$248,680

SCENARIO II: ASSUMES THE EXISTING ALLOCATION AREA IS AMENDED

				Rate Difference From Scenario I	Levy Difference From Scenario 1
Steuben County	\$0.2104	\$5,111,881,314	\$10,755,120	\$0.0000	\$0
Steuben County CCD Fund (2)	0.0278	5,111,881,314	1,421,103	0.0000	37
Pleasant Township	0.0165	1,650,861,321	272,370	0.0000	0
Angola Civil City	1.0145	629,676,988	6,387,994	(0.0002)	0
Angola Civil City CCD Fund (2)	0.0500	629,676,988	314,838	0.0000	65
Angola Civil City Cumulative Park & Rec. (2)	0.0167	629,676,988	105,156	0.0000	22
M.S.D. Steuben County School Corporation	0.5632	2,010,072,551	11,319,986	0.0000	0
Carnegie Public Library of Steuben County	0.0492	1,712,100,458	842,289	0.0000	0
Northeast Indiana Solid Waste Management	0.0106	5,111,881,314	541,845	0.0000	0
Total Tax Rate (per \$100 AV)	\$1.9589			(\$0.0002)	\$125

TIF Allocation Fund	Rate	Captured Assessed Value	Gross Tax Increment	Circuit Breaker	Net Tax Increment
Amended I-69 & West Maumee Street EDA	\$1.9589	\$12,561,982	\$246,080	\$0	\$246,080
Future Development - New Parcels	\$1.9589	1,000,000 (4)	19,590	0	19,590
Total		\$13,561,982	\$265,670	\$0	\$265,670

SCENARIO III: ASSUMES THE EXISTING ALLOCATION AREA IS NOT AMENDED

Assumes the Existing Allocation Area is not amended, Future Development does not occur, new parcels are not added, and certain parcels are not removed.

				Rate Difference From Scenario I	Levy Difference From Scenario 1
Steuben County	\$0.2104	\$5,111,749,458	\$10,755,120	\$0.0000	\$0
Steuben County CCD Fund (2)	0.0278	5,111,749,458	1,421,066	0.0000	0
Pleasant Township	0.0165	1,650,729,465	272,370	0.0000	0
Angola Civil City	1.0147	629,545,132	6,387,994	0.0000	0
Angola Civil City CCD Fund (2)	0.0500	629,545,132	314,773	0.0000	0
Angola Civil City Cumulative Park & Rec. (2)	0.0167	629,545,132	105,134	0.0000	0
M.S.D. Steuben County School Corporation	0.5632	2,009,940,695	11,319,986	0.0000	0
Carnegie Public Library of Steuben County	0.0492	1,711,968,602	842,289	0.0000	0
Northeast Indiana Solid Waste Management	0.0106	5,111,749,458	541,845	0.0000	0
Total Tax Rate (per \$100 AV)	\$1.9591			\$0.0000	\$0

TIF Allocation Fund	Rate	Captured Assessed Value	Gross Tax Increment	Circuit Breaker	Net Tax Increment
Original I-69 & West Maumee Street EDA	\$1.9591	\$12,693,838	\$248,680	\$0	\$248,680

(1) Based on information provided from the 2025 Budget Order.

(2) Tax rates are not adjusted for rate driven funds. Assumes the funds are at their maximum rates.

(3) Based on information provided by the Steuben County Auditor's office.

(4) The actual real property assessed value will be determined by the Steuben County Assessor upon completion. The actual assessed value of the real property and personal property may vary materially from the value assumed in this illustration.

Note: The reduction in tax rates could potentially reduce the Circuit Breaker losses incurred by taxing units located in the County.



CITY OF ANGOLA INDIANA

Department of Economic Development & Planning

210 North Public Square Angola, Indiana 46703 | 260.665.7465 | 260.665.9164 fax | planning@angolain.org

October 31, 2025

To Whom It May Concern:

The City of Angola, Indiana Redevelopment Commission invites all overlapping taxing units to attend a meeting of the City Angola Redevelopment Commission on:

November 12, 2025, at 3:30 pm

City of Angola City Hall

210 N Public Square Angola, IN 46703

The purpose for this meeting is for the City of Angola Redevelopment Commission and its representatives to deliver their annual presentation.

If you have any questions, please call 260-665-7165 or email Rhicks@angolain.org.

Sincerely,

Retha Hicks, Director

Economic Development and Planning Department