



## July City Council Updates

A newsletter updating you on what's happening in Noblesville

### Contact Information

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### City Council Update

This has been (and will be) an action-packed month for the Council.

At last night's meeting, we voted on a proposed project allowing a

senior housing development near 146th Street and SR-37. While I believe that the product is needed in Noblesville, the street running through the development is private and lacks adequate parking for visitors (in my opinion). The owners said that they were not planning on allowing on-street parking, but the City does not have enforcement capabilities (since the street is private) should a parking problem arise. In my view, this poses a potential risk to adequate access to public safety vehicles, which is why I voted against it.

The development passed 7-2 and you can read more on the details [here](#).

**Since the last update, the Council is also on track to consider:**

- A the last phase of mandated wastewater project, in addition to other wastewater infrastructure projects
- Trash contract renewal
- The Villages at Federal Hill

**We've also spent considerable time talking about:**

- The current climate around public safety
- And financial modeling in the wake of COVID-19

Let's dive in...

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## **Wastewater Projects & Trash Contract Renewal**

At this week's Council meeting, Deputy Mayor Matt Light shared upcoming projects for the wastewater department.

**What these projects bring to Old Town:**

- Phase Five of the Long Term Control Plan constructs storm sewers in the Southwest Quad to reduce combined sewage from reaching waterways.
- Phase Five will also will also increase the drainage capacity

on Conner, Logan, and Clinton Streets.

### **How much will it cost?**

- To offset the final phase of the federal mandates, the City has used \$10M out of the utilities cash reserves to lower rates.

**While this puts a dent in the total, a shortfall remains.**

- That's why starting in September the City is proposing a \$4.35/month increase on wastewater bills for a total of \$46.13/month to pay for these projects.

### **What if I've been adversely affected because of COVID and can't afford an increase?**

Great question! This is a sticking factor for me as I was in between jobs last time an increase passed. That's why I support the hardship provision included in this proposal that will take \$15 off of the new wastewater rate and 50% off of the new trash rate.

This provision is in addition to the discounts for those 65+, Blind/Disabled, Disabled Veteran/Surviving Spouse. I've detailed more on this below.

### **Why are we doing it now?**

- The Long Term Control Plan is an unfunded mandate. This means that it is an order passed onto smaller municipalities by the state or federal government without a way to pay for it and with a time cap for completion.
- The federal government mandated communities like ours with Combined Sewer Overflow (CSO) pipes create plans to curb the overflow of raw sewage from combined sewers into waterways.

### **What are the other planned projects?**

The two projects below have also been identified as necessary to maintain Noblesville's wastewater infrastructure, effectively handle current flows, and prepare for additional growth.

- Reconstruction of Stoney Creek Lift Station

- Renovations to Little Chicago Road Lift Station

### **While we're talking about future growth...**

I agree with the other members on the Council asking for the Administration to increase tap on fees (rates that new developments pay to tie into our infrastructure), so that current residents aren't bearing the load of new development.

### **What's next?**

The Council will vote on this at the next Council meeting on Tuesday, July 28th.

### **Where can I learn more?**

Details on the projects, discounts, and hardship provisions can be found here:

<https://www.cityofnoblesville.org/departments/division.php?structureid=309>

## **Hardship Assistance**

As we consider these infrastructure needs, I think it's incredibly important that we weigh the need with the financial burden placed on taxpayers.

**To me, it's personal. I was in between jobs last time an increase passed.**

I know all too well how difficult it is to balance bills on a limited income. That's why I'm proud to support the **hardship provision** to assist those with limited incomes because of COVID.

**COVID Hardship Discount (Reduction of \$21.92/month)**

The hardship credit takes \$15 off of the new wastewater rate and 50%

off of the new trash rate. The total bill (wastewater & trash) for those who qualify for hardship would be \$38.06.

To be granted a hardship credit, an owner-occupant must provide documentation to the Noblesville Utilities Department that they have filed for any of the following:

- Unemployment with the state Department of Workforce Development
- Hardship accommodation with the Indiana Department of Revenue
- Financial assistance with the township trustee
- Or, energy assistance through the Low Income Home Energy Assistance Program

They must also affirm under penalties of perjury that the filing related to economic conditions caused in part by the public health emergency.

## **Discounts (65+, Blind/Disabled, Disabled Veteran/Surviving Spouse)**

Noblesville residents may also be eligible for discounts on their property taxes and city utility bills.

### Who is eligible? Those who are:

- Over the age of 65
- Blind and disabled
- Disabled veteran or surviving spouse

### What is the deduction?

- For Wastewater: \$12 credit per month is available to owner/occupants.
- For Trash Contract: 50% discount on their trash fee.

### How do you get the deduction?

1. **File a property tax deduction claim with the Hamilton County Auditor's Office.** Once a deduction has been filed with the county auditor's office, you do not need to refile

unless there is a new mortgage, a deed change on the home, or the property has been put into a trust.

2. **Once approved, bring a copy of the approval to Noblesville Utilities.** Noblesville Utilities office is located at 197 Washington Street with operating hours Monday through Friday 8 a.m. to 4:30 p.m.

**Need help navigating? Give me a call or shoot me an email. I'll help!**

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## Trash Contract Renewal

The City's contract for trash pick up expired on May 31. The City put the proposal out to bid and Republic Waste Services was the lowest responsible bidder.

### **What this means for your portion of the trash contract:**

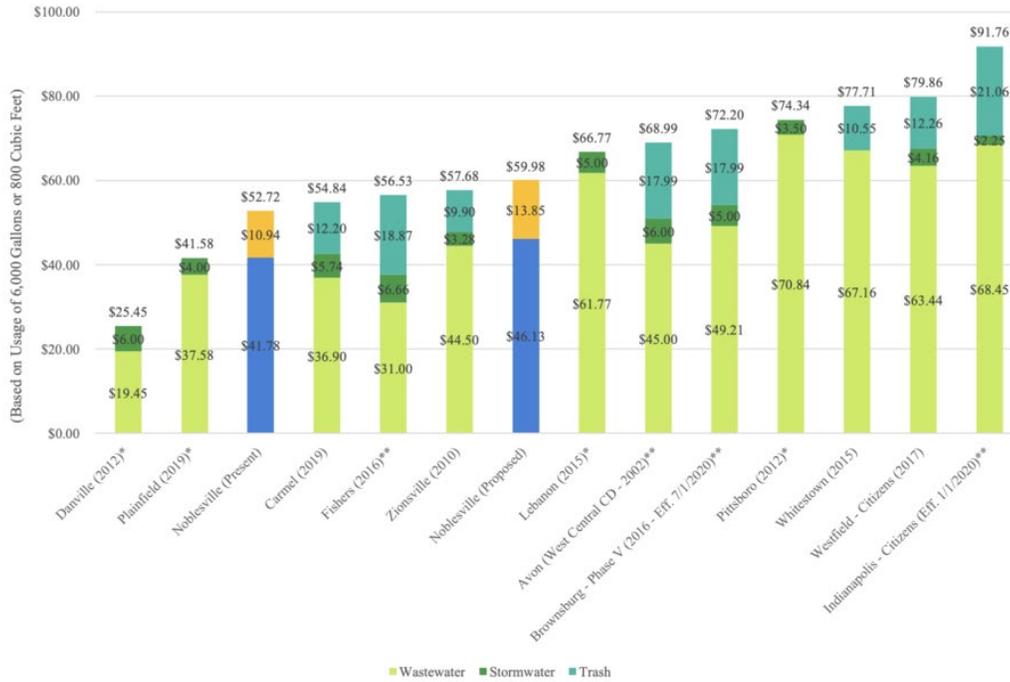
The lowest contract bid the City received was from Republic Services. Their flat proposed rate is \$13.85 through 2024.

I've included a chart below of where that falls in comparison to other cities and municipalities in the surrounding Indianapolis area.

### **Hardship provisions / discounts:**

If you know of someone that would qualify for a hardship provision or discount, please forward the information above to them.

COMPARISON OF LOCAL INDIANA COMMUNITY MONTHLY BILLINGS  
(Includes Storm Water User Fee and Trash Fee Where Applicable)



## Levinson Update

Work began last week on removing the sheeting installed early in the construction process. Please note that vibrations should be expected and will be monitored closely with multiple seismic monitors to assure they are within a safe level. While it is certainly inconvenient, keeping the sheeting in the ground would come at a cost of hundreds of thousands of dollars to the taxpayer. **To be good financial stewards of taxpayer resources, I agree that it is best to remove the sheeting.**

### Helpful information:

- Work will continue to be done between the hours of 7 a.m. to 7 p.m.
- The City approved a two-week time frame for each side (Maple and then 8th Street), but the contractors will do everything possible to expedite this work in a shorter time period.

## Villages at Federal Hill Update

Later this month, the Mayor is planning to formally present the Villages at Federal Hill for consideration by the Council.

### Helpful information:

- This project was first introduced to the public in January of this year.
- It will include 160 apartments, 30,000 square feet of retail, and a five-story parking garage.
- The project will produce approximately \$6.7 million AV per acre.
- Importantly, the deal includes a profit sharing provision which benefits taxpayers for the success of the project.
- The City will own the parking garage and the developer is willing to share maintenance costs for the parking garage when complete.

Overall, I believe that this project fits appropriately in the area it's planned for and will benefit the businesses downtown Noblesville. **I live within walking distance of the square and I see businesses on our square succeeding with more people living within walking distance.**

I've included a concept drawing below with descriptions to help give context to the proposal:

- A) SR 32/38
- B) BruBurger/BlueSky
- C) Current restrooms at Federal Hill Park
- D) Stage at Federal Hill



## Have feedback on any of the proposals above?

I'd love to hear from you.

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