



Delphi Common Council Agenda

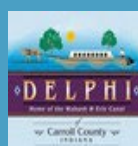
Date/Time: Monday October 5, 2026 @ 6:00 P.M.
Location: Delphi City Building 201 S. Union St. Delphi, IN

Live Streamed on Delphi Indiana YouTube Channel
<http://www.youtube.com/@delphiindiana491>

- 1. Calling to Order**
- 2. Pledge of Allegiance**
- 3. Roll Call Clerk Price**
- 4. Meeting Minutes**
 - a. Tuesday September 8, 2026***
- 5. Department Head Reports**
- 6. Other Business**
- 7. New Business**
 - a. CCEDC 2024-2027 Service Contract – Johnathan Blake***
 - b. Proposed Resolution 2026-08 Approving Transfer of Additional Funds***
 - c. Proposed Resolution 2026-10 Authorizing The Purchase and Rental of PFAS Treatment Equipment for Pilot Study***
- 8. Unfinished Business**
 - a. Proposed Ordinance 2026-13 Amending Zoning Maps***
 - b. Proposed Resolution 2026-09 Additional Appropriation Resolution - Public Hearing***
 - c. 2027 Public Budget Hearing***
 - d. Proposed Ordinance 2026-14 Establishing Wages for Certain Employees***
 - e. Proposed Ordinance 2026-15 Establishing Salaries for Elected Officials and Appointees***
- 9. Future Business & Announcements**
- 10. Miscellaneous Business**
 - a. Board Comments***
 - b. Clerk Treasurer Price***
 - c. Public Comments***
 - d. Adjournment***

The City of Delphi acknowledges its responsibility to comply with the Americans with Disabilities Act of 1990. To assist individuals with disabilities who require special services (i.e. sign interpretive service, alternative audio/visual devices, and amanuenses) for participation in or access to City-sponsored public programs, services, and/or meetings, the City ask that individuals make requests for these services at least forty-eight (48) hours ahead of the scheduled program, service, and/or meeting. To make arrangements, please contact the City at (765) 564-2097

Agenda Subject to Change



Common Council Meeting— September 8, 2026
2nd floor City Building 6:00 pm
201 S. Union St. Delphi

Council was called to order at 6:00 pm on the second floor of the city building. Live streamed on Youtube and opened with the Pledge of Allegiance.

Roll call was given by clerk/treasurer-Julie Price. Members present: Kamron Yates, Spencer Kingery, Denny Myers, Erin Jubril, Doyle Moore, and Dale Seward.

The minutes from August 3, 2026, council meeting were presented for approval. There were no additions, subtractions, or amendments to the minutes. Motion to accept the minutes was made by Spencer Kingery, second by Erin Jubril. Motion carried and passed. (5-0)

The minutes from August 31, 2026, budget workshop were presented for approval. There were no additions, subtractions, or amendments to the minutes. Motion to approve the minutes was made by Spencer Kingery, seconded by Denny Myers. Motion carried and passed. (5-0)

Without objection, the department head reports were approved into meeting minutes as presented to council. Dale Seward asked if all 17 of the grass violations were over 10 inches tall. Chief Mullin confirmed they were.

New Business:

Zoning approval petition request was presented for the Oracle Acres. The project involves a duplex community for 36 duplexes in approximately 13 acres with an additional option later to acquire extra acreage equal to 20 acres from the landowner. Dale Seward asked what the additional acreage would be for. Scott Wagoner stated that it would cover lot lines/differences written within the draft ordinance. Motion to approve the petition request made by Spencer Kingery, seconded by Dale Seward. Motion carried and passed. (5-0)

Proposed Ordinance 2026-13 Amending zoning maps was presented for approval on the first reading. The amendment is needed for finalizing the zoning petition. Motion to approve the ordinance on the first reading made by Erin Jubril, seconded by Denny Myers. Motion carried and passed. (5-0)

Other Business:

None

Unfinished Business:

Items for the 2027 budget were discussed for finalizing the budget process to submit to Gateway for public hearing/adoption. Code enforcement was discussed and by consensus, the board decided to leave the full-time amount of pay in the budget and potentially try to hire someone part-time for the

position. If they do not have anyone interested in part-time, they would still have the funding in place to put it back to full-time.

Future Business:

None

Miscellaneous Business:

None

Board Comments:

Dale Seward asked if there would be a town hall discussion with the public about flock cameras to answer any questions or concerns, they may have. Denny Myers asked about the management of the flock cameras. Chief Mullin gave a brief statement about how flock cameras are used within the city and county.

Dale Seward asked if there would be a special meeting for citizens to ask or address any audit findings from the recent SBOA audit. Clerk-Treasurer Price stated that the information on all findings was put out on Gateway for any citizen that would like to see the audit. She also stated that the city is not legally obliged to have a special meeting to do so since it was made publicly accessible on the government website.

Clerk/Treasurer Comments:

None

Public Comments:

None

Adjournment

Without objection and no other business or comments, the motion to adjourn Common council was made by Spencer Kingery, seconded by Erin Jubril. Motion carried and passed (5-0) and meeting adjourned at 6:52pm.

Mayor Kamron Yates

Julie Price, Attest

Community Development Report SEPTEMBER 2026 – Julia Leahy

PERMITS/PLANNING

Residential:

- *1 fence
- *Oracle Acres – infrastructure planning
- *Inquires: 30x30 addition; shed; duplex

Commercial:

Excavation: 1

DELPHI MAIN STREET

The September 19th Do It In Delphi Market on Market was in operation for 2 hours before a total rainout. We have added a Holiday Market for November 14.

Next Promotions Committee Meeting – October 12 at 6:30 (Board Meeting @5:30)

Trunk or Treat is October 31 (Saturday) downtown on Washington Street between Main & Franklin. Activities are being coordinated with the Delphi Opera House to include a movie and pumpkin/gourd painting. A costume contest is being discussed. Registration for ‘trunks’ begins 10/4.

The Delphi Arts Council – Community Mural project is still negotiating a location as well as negotiating a location for the “Delphi Arts Garden” project (originally planned between the city building and the library).

State and National Main Street accreditation visit will be November 16. This is a full day of focus groups, meetings with State and National MS staff as well as board and director evaluations

Preserving Historic Places conference was held in Franklin September 29-October 2.

Holiday events were planned at the September Promotions Committee meeting

Downtown holiday open house weekend – November 13 & 14 (HOLIDAY MARKET DAY)

Monument Tree Lighting – Saturday, November 21 at 7PM

Twilight Shopping & Christmas Tree Walk – November 24 and December 8

Shop Small Saturday – November 28

Letters to Santa mailbox at the Gazebo

Polar Express Train Ticket holiday event + Nutcracker Scavenger Hunt

GRANT APPLICATIONS: (Results)

Community Foundation/Impact Grant – SensAbility Playground (City Park) request \$100,000

(RECEIVED)

NCHS Capital Grant Request (portable stage+) request: \$21,000 (RECEIVED)

Police Report for September 2026

Monday, October 5, 2026

Mayor Kamron Yates and Members of the Board of Works and Common Council.

Police report:

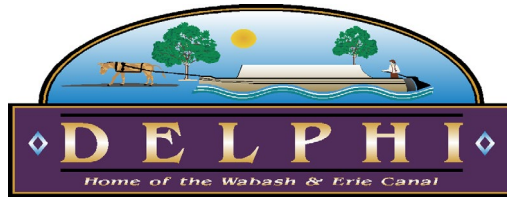
- Calls for service: 278
- Vehicle stops: 58
- Warnings: 48
- Infractions: 19
- Misdemeanor arrests: 2
- Incident reports 38
- Crash investigations 12

Code Enforcement Report:

- Code enforcement contacts 20
- Tall grass & weeds- 10
- Abandon vehicle 2
- Soliciting 1

Best Regards,

Stephen L Mullin, Chief of Police



Street & Parks Department September Highlights

- Started making repairs to the Trailhead suspension Bridge
- We brought a Vac truck in to try and find the collapsed storm line on North St. It appears to be in the bridge, and I am soliciting INDOT's help.
- Vehicle maintenance
- Storm clean-up
- Trail maintenance on Ox Hill
- We removed the old concrete apron at the City Building for the asphalt work
- Rieth Riley has just about completed with the CCMG 2026-1 project.

City of Delphi Water Works

BOW and Council Meeting

9/8/26

- Read meters.
- Sent out 4 each Fluoride and Bacti Samples
- Total Gallons pumped TBD
- 55 Locate Requests
- 37 Daily Service Calls
- Daily checking of High and continuous consumption users (52 total for the month)
- Daily checking of meter communication alarms (41 total for the month)
- Filled IPC tank and took samples
- Repaired VFD at aeration plant
- Transfer Pump #2 at aeration plant is in the shop getting repaired
- E & L Contractors pressured washed Booster station tank and Deer Creek Tank for preventative maintenance.
- Vehicle Maintenance
- Repaired Service line 917 E. Monroe
- IPC Tank Rehab : The tank is back online. Contractor has some minor punch list items left to do. They must install the electrical on the tank for the mixer and aviation lights and clean-up work site.

Thank you,

Craig A. Myers

Water Superintendent

DELPHI WASTEWATER PLANT
PROTECTING THE ENVIRONMENT
2251 N. State Road #25
DELPHI, IN 46923

PLANT SUPERINTENDENT
RICHARD W. VANSICKLE
Phone 765 564-2313
Email delphiwwtp@gmail.com

October, 2026

Fuel Consumption (Gallons)

January - 68.9
February - 52.4
March - 78.9
April - 47.7
May - 46.1
June - 69.5
July - 83.9
August - 115.8
September - 69.7

YEAR - 632.9

Wastewater Treated (Gallons)

January - 28,836,000
February - 25,733,000
March - 29,350,000
April - 31,950,000
May - 26,557,000
June - 30,094,000
July - 26,297,000
August - 35,248,000
September - 28,878,000

YEAR - 262,943,000

Bio – Solids Pressed and Land Applied (Merrell Bros.)
YEAR – 570 Cubic Yards

Chlorine Usage (Pounds)
YEAR – 8,008

Sulfur Dioxide Usage (Pounds)
YEAR – 7,799

Sodium Aluminate Usage (Gallons)
YEAR – 24,185

HIGHLIGHTS

- 1, Merrell Bros. hauled approximately 36,000 gallons of bio-solids, from the plant, during September.
2. On September 8, 2026, B.L. Anderson installed a new raw sewage flowmeter.
3. New aerators, for both oxidation ditches are scheduled to arrive November 2, 2026. We presently are utilizing 20 and 25 hp Triton floating, directional aerators in both ditches. The 20 hp unit is being rented from Newterra. The unit was assembled and installed, on September 24, by plant personnel.

**CONTRACT FOR PROFESSIONAL COMMUNITY AND ECONOMIC DEVELOPMENT
SERVICES
BY AND BETWEEN
DELPHI, INDIANA
AND
CARROLL COUNTY ECONOMIC DEVELOPMENT CORPORATION**

THIS CONTRACT, entered into, as of 4th day of December 2023, by and between Delphi, Indiana (hereinafter referred to as the City) and the Carroll County Economic Development Corporation, (hereinafter referred to as the Corporation).

WHEREAS, the City has a need for professional services as related to community and economic development activities in Carroll County, Indiana; and

WHEREAS, the City desires to engage in certain activities necessary for development of the community and economic base of City and Carroll County, Indiana and

WHEREAS, the City desires to engage the Corporation to render certain assistance in connection with such undertakings of the Carroll County.

NOW, THEREFORE, the parties hereto do mutually agree as follows:

A. Scope of Services. The Corporation shall perform all necessary services under this contract in conjunction with and respecting the City; and shall do, perform, and carry out, in a satisfactory and proper manner, as determined by the City, the following:

1. Business and Industrial Recruiting and Plant Expansions: The Corporation shall work with, and act as, the coordinator of industrial recruiting and plant expansion activities for the City. These activities shall include actively seeking new industry to locate in the City and Carroll County and assisting local industry with plant expansion.

The primary objective of this activity is:

- (a) to retain the jobs currently located in the City and Carroll County;
- (b) provide expansion opportunities to local industry which will result in more jobs; and
- (c) recruit new business to locate in the City and Carroll County resulting in an expanded tax base and increase in job opportunities for county residents.

2. Infrastructure Development: The Corporation shall work, with the City in developing road systems, develop county-wide water and/or sewer projects, develop options for any other project deemed necessary by the City as related to the overall community and economic development of the City and Carroll County.

B. Time of Performance. The services of the Corporation commence on January 1, 2024 and to extend to December 31, 2027.

C. Compensation. The City and the Corporation agree that fees paid by the City to the Corporation shall be calculated and paid as follows:

1. The Corporation will be funded by compensation paid by participating incorporated cities and towns located in Carroll County and by Carroll County.
2. The Corporation shall establish an annual budget for its operations for a fiscal year and shall notify the City of the amount of said budget sufficiently in advance of the effective date of said budget so that the City may give consideration of said amount in establishing its own budget for the ensuing fiscal year. The Corporation shall supply the City with its annual budget.
3. The population figure used for contract amount is based on the 2020 population for budget planning purposes. Delphi population was **2961**; multiplied by \$12.00, the 2024 contract amount is **\$35,532.00**. In 2025 the contract is based on \$12.50 per person, the contract amount is **\$37,012.50**. In 2026 the contract is based on \$13.00 per person, the contract amount is **\$38,493.00**. In 2027 the contract is based on \$13.50 per person, the contract amount is **\$39,973.50**.
4. The population of the City and of Carroll County shall be derived from the official census most recent to the date of fee computation.

D. Changes. The City may, from time to time, request changes in the Scope of Services, Section A of this Contract, of the Corporation to be performed hereunder. Such changes, including any increase or decrease in the amount of the Corporation's compensation, which are mutually agreed upon by and between the City and the Corporation shall be incorporated in written addenda to this Contract. The Corporation may request a change in the maximum amount payable by the City in the event that said maximum amount does not provide just compensation for services provided hereunder. Such changes which are mutually agreed upon by and between the City and the Corporation shall be incorporated in written addenda to this Contract.

E. Personnel. The Corporation represents that it will be responsible for execution of services under this Contract. All services required hereunder will be performed by the Corporation or its agent and all individuals engaged in the work shall be fully qualified and shall be authorized or permitted under State and local law to perform such services.

F. Corporation Records Maintenance. The Corporation shall maintain accounts and records, including personnel and financial records, adequate to identify and account for all costs pertaining to this contract and such other records as may be deemed necessary to assure proper accounting for all project funds. These records will be made available for audit purposes and will be retained for seven (7) years after the expiration of this Contract unless permission to destroy them is granted.

G. Findings Confidential. All of the reports, information, data, etc., prepared or assembled by the Corporation under this Contract are confidential and the Corporation agrees that they shall not be made available to any individual or organization without prior written approval of the City.

H. Copyright. No report, maps, or other documents produced in whole or in part under this Contract shall be the subject of an application for copyright by or on behalf of the Corporation.

I. Compliance with Local Law. The Corporation shall comply with all applicable laws, ordinances and codes of the State and Local governments.

J. Term and Termination. This contract shall expire December 31, 2027, provided; however either party hereto may withdraw from this agreement upon giving the other party one-year written notice.

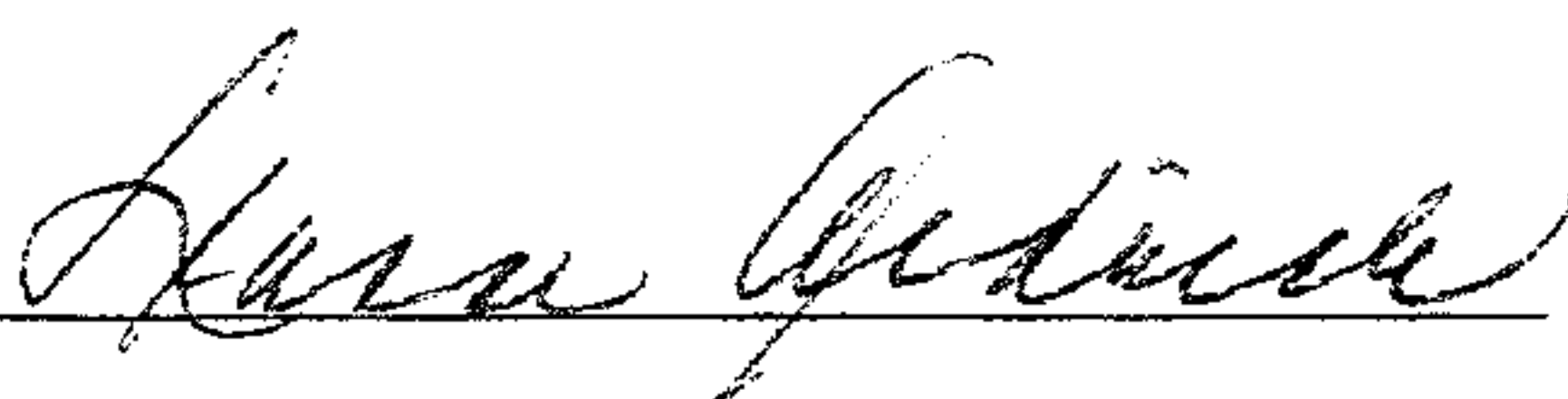
No cause for withdrawal need be stated in such notice and upon the passage of one year from the delivery of said notice; this agreement shall terminate and be of no further force or effect.

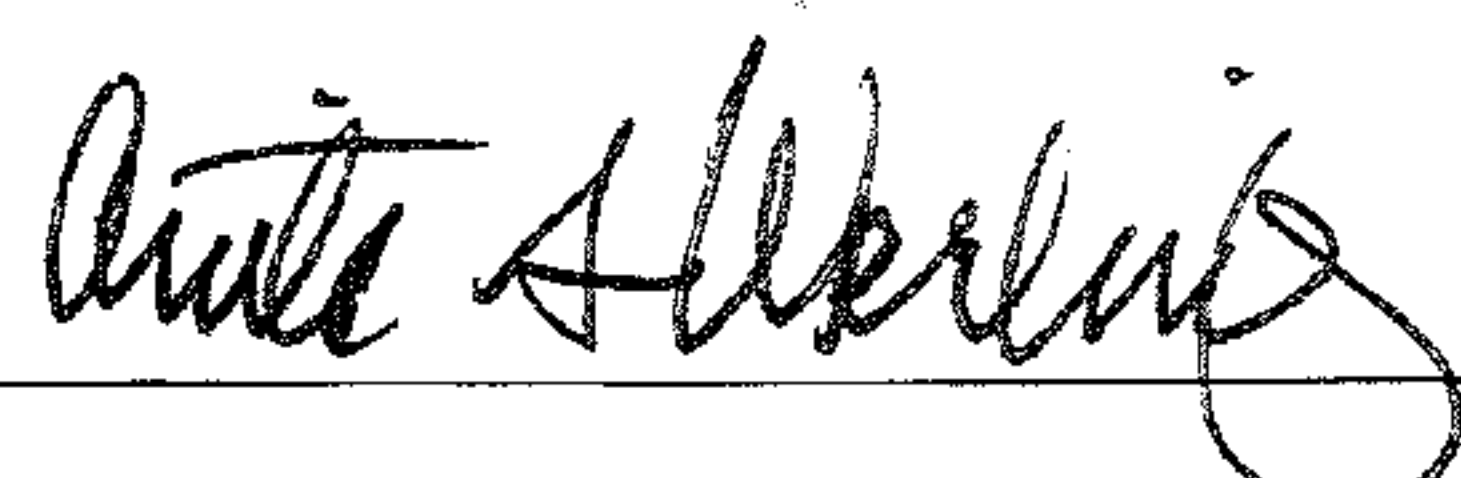
K. Participation. The parties hereto agree the success of this agreement in meeting and fulfilling the objectives and scope of service as above mentioned depends upon the participation of and payment of appropriate compensation to the Corporation by the incorporated municipalities of Flora, Burlington, and Camden. In the event a majority of said municipalities or Carroll County fail to enter into an agreement with the Corporation on the same terms as compensation as provided in Paragraph C above, then this agreement shall be null and void and of no effect. In a like manner, should a majority of said municipalities or Carroll County withdraw from a similar agreement with the Corporation as to compensation, then on the effective date of that majority withdrawal, this agreement shall become null and void and of no further effect.

L. Representation. The Delphi City Council shall have the right to appoint three Delphi residents to the Board of Directors. The appointees shall be appointed to three-year staggered terms. Additionally, the Delphi City Council may designate one of their members to serve as an ex-officio Director.

IN WITNESS WHEREOF, the City and Corporation have executed this Contract as of the date first above written.

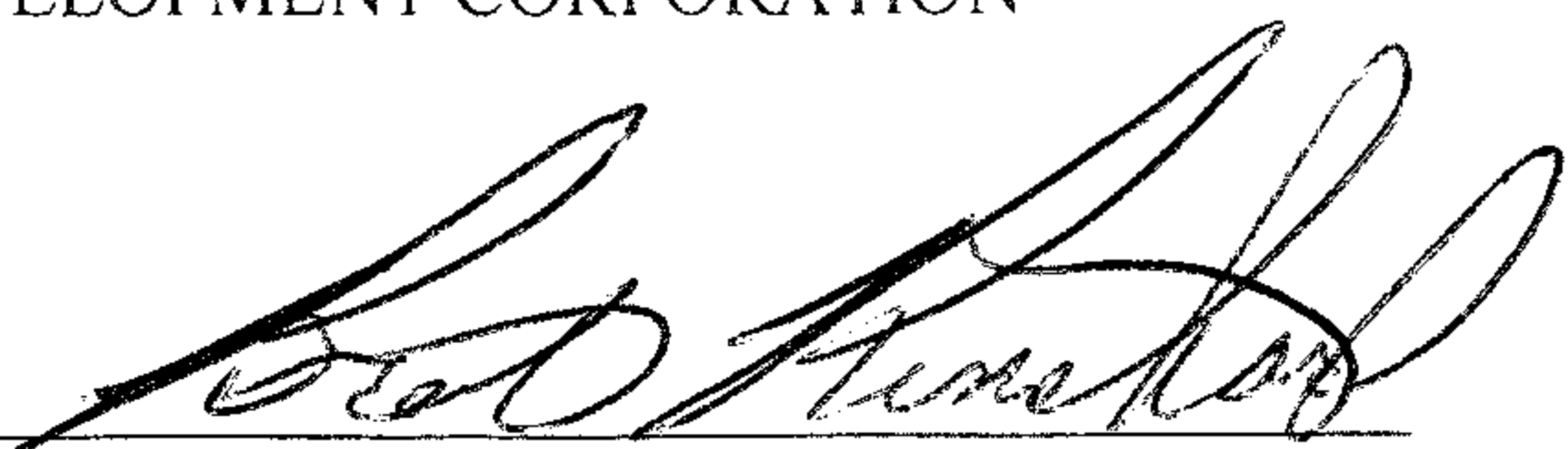
CITY OF DELPHI, INDIANA

ATTEST: 
Delphi Clerk-Treasurer

By: 
Mayor, City of Delphi

CARROLL COUNTY ECONOMIC
DEVELOPMENT CORPORATION

ATTEST: 
CCEDC Secretary

By: 
CCEDC President

CCEDC 2025–2026 STAKEHOLDER UPDATE



Carroll County Economic Development Corporation | Growing Together

CARROLL COUNTY BY THE NUMBERS

20,655	+1.7%	3.1%
2025 Population	Growth Since 2020	Unemployment
10,821	\$72.9M+	\$49,734
Labor Force	Local Investment	Average Wage

**BLS covered employment, Dec. 2025. Sources: U.S. Census Bureau; U.S. Bureau of Labor Statistics. Investment reflects major projects highlighted in this update.*

BUSINESS GROWTH & SITE READINESS

- **BR&E:** Continued outreach to existing employers, including **U.S. Aggregates, Poppin' Cobs** and other local businesses, to identify needs, connect resources and support retention and expansion.
- **Delphi Body Works / Governor Braun:** Governor Mike Braun visited Delphi Body Works in April for a tour and community forum. CCEDC joined Mayor Kamron Yates and Dr. Pamela Moore in discussions focused on workforce, education, business and community partnerships.
- **Business & Agriculture Surveys:** Nearly 50 businesses participated. Feedback is helping guide CCEDC's work on hiring, workforce, training and business needs.
- **Industrial Marketing:** The 49,496 SF shell building and HHIP sites are listed and marketed with JLL. CCEDC also promotes rail-served Project 218 and the JNT Farms Industrial Site, as well as Sycamore Industrial Park in Flora.

AGRICULTURE & KIRAG

- **KIRAG:** More than a year of regional agriculture strategy work has focused on food and agriculture growth, supply chains, infrastructure, workforce, market access and value-added opportunities.

REGIONAL GROWTH: SK HYNIX

- **Regional Opportunities:** CCEDC is working with partners to prepare Carroll County for housing, workforce, infrastructure and development opportunities tied to SK hynix and regional semiconductor growth.
- **Groundbreaking:** SK hynix broke ground in West Lafayette in August 2026, marking a major step in the region's growing semiconductor industry.

HOUSING, INFRASTRUCTURE & GROWTH

• Carriage Estates & Wastewater Improvements – Flora:

A major milestone for Flora, the lifting of long-standing sewer connection restrictions opened the door for new housing and future development. Groundbreaking for the 28-home Carriage Estates development was held Aug. 14, 2026. The \$28.9 million housing and infrastructure investment is supported by \$2.5 million in READI 2.0 funding.

- **Oracle Acres – READI 2.0:** Planned 36-duplex residential development designed to expand affordable housing options for first-time homebuyers, young professionals, and retirees. The project received a \$300,000 READI 2.0 award dedicated to sanitary sewer infrastructure
- **Bowen Estates – Delphi: READI 1.0** New housing continues to expand local options and supports employers' ability to recruit and retain talent.
- **Broadband:** Countywide broadband construction is nearing completion, with final splicing, drops, customer connections and activation moving forward.

CHILD CARE, HEALTH CARE & QUALITY OF LIFE

- **Little Oracles – Delphi:** Opened in August 2026 at Delphi Community Elementary School, providing 52 new childcare spots across five classrooms for children from birth through age three. The center expands local childcare access while supporting working families, early learning, and workforce needs.
- **Childrens Garden – Flora:** Opened in 2025, the Children's Garden Early Learning Center can serve up to 85 children, from infancy through pre-K.
- **Healthcare:** CCEDC continues conversations with regional healthcare providers to strengthen local access to healthcare services.
- **Quality of Place:** Housing, childcare, healthcare, recreation, tourism, arts and culture, community amenities and strong local services all contribute to talent attraction, workforce retention and long-term economic growth.

ECONOMIC DEVELOPMENT IS COMMUNITY DEVELOPMENT

CCEDC's role is countywide: creating strong communities where people want to live, work, invest, visit and raise a family. CCEDC connects public, private, education and regional partners; supports businesses and entrepreneurs; attracts investment; prepares sites and infrastructure; strengthens workforce and education; and advances housing, childcare, healthcare, tourism, quality of place and other initiatives that keep Carroll County competitive and ready for growth.

CCEDC 2025–2026 STAKEHOLDER UPDATE

Countywide initiatives supporting Carroll County, Delphi, Flora, Burlington and Camden

WORKFORCE & EDUCATION

- **School & Work-Based Learning:** CCEDC, local schools and employers are working together to expand internships and work-based learning while aligning CTE and new diploma requirements with local career opportunities.
- **Employer & School Partnerships:** CCEDC is bringing schools, employers and workforce partners together to identify shared priorities and strengthen the local talent pipeline.
- **Leadership Carroll County:** The 2026–2027 class began on Sept. 9 with 19 participants, developing informed and engaged community leaders.
- **Childcare & Workforce Support:** New childcare capacity at Little Oracles in Delphi and Childrens Garden in Flora is helping address an important need for working families and employers.

Childrens Garden – Regional Impact Since Opening		
Community	Students	Staff
Flora	20	7
Delphi	14	8
Camden	11	5
Bringinghurst	6	—
Burlington	3	2
Cutler	2	1
Logansport	2	2
Lafayette	2	—
Russellville	1	1
Buck Creek	1	—
Monticello	1	—
Peru	1	—
Rossville	—	1
Kokomo	—	1
Frankfort	—	1
Crawfordsville	—	1
Idaville	—	1
TOTAL	64	31

Representing communities across Carroll County and the surrounding region.

COMMUNITY PROGRESS

- **County:** Nearly 100 building permits issued in 2025–2026, reflecting continued investment across Carroll County.
- **Burlington:** Countywide partnerships supporting broadband, childcare, healthcare, workforce and quality of life.
- **Camden:** Broadband, childcare, healthcare and workforce efforts, plus promotion of the rail-served JNT Farms Industrial Site.
- **Delphi:** Continued growth in housing, childcare, workforce partnerships, HHIP marketing and business development.
- **Flora:** Progress in housing, wastewater, childcare, industrial development and business growth.

STRATEGIC DIRECTION & PARTNERSHIPS

- **2026 Strategic Plan:** CCEDC released its 2026 Strategic Plan Update with priorities to strengthen the local economy, support workforce development and enhance quality of life. Committees are now translating priorities into goals and action steps.
- **Annual Luncheon:** CCEDC's Annual Luncheon brought together community leaders and partners. Eric Sheiss, President of Indiana Packers Corporation, served as guest speaker, and Jake Adams was recognized for his service and contributions to Carroll County.
- **Regional Initiatives:** CCEDC continues participating in efforts supporting quality of place, housing, talent attraction, arts and culture, tourism and long-term regional competitiveness.

ENTREPRENEURSHIP & BUSINESS SUPPORT

- **BizExcel & Chamber Partnership:** Resources for local entrepreneurs and small businesses include BizExcel courses, low-interest loan opportunities, training grants and free one-on-one business counseling.
- **Excel Carroll Business Growth Challenge:** A Shark Tank-style pitch competition scheduled for Nov. 19, giving local entrepreneurs an opportunity to showcase business ideas and compete for support to help grow their businesses.
- **Indiana Packers Corporation:** Celebrated the opening of its new \$44 million Freezer Distribution Center in Delphi, adding nearly 100,000 square feet of freezer capacity and 30 new jobs. CCEDC assisted with the tax abatement process and participated in the ribbon cutting, with Board member Kendal Ross representing CCEDC and the Carroll County Agricultural Association.



WHAT CCEDC IS WORKING ON NEXT

- Market available industrial buildings and sites and respond to business prospects.
- Follow up with employers on survey needs and expand work-based learning connections.
- Continue healthcare-provider discussions and support improved access to care.
- Advance KIRAG agriculture, food-processing and value-added opportunities.
- Support housing, childcare, broadband, tourism, quality-of-place and infrastructure projects that strengthen population and workforce growth.
- Position Carroll County to benefit from regional investment and the SK hynix semiconductor ecosystem.
- Implement strategic-plan priorities and committee goals with county, municipal and regional partners.

**Partnerships • Business • Workforce • Housing •
Infrastructure • Childcare • Healthcare • Quality of Place**

RESOLUTION 2026-08

A Resolution Approving Transfer of Additional Funds

WHEREAS, the Department of Local Government and Finance allows that any taxing unit can transfer unobligated cash balances from any fiscal year (excluding debt service and other dedicated funds) to the Rainy-Day Fund pursuant to an ordinance or resolution that authorizes and identifies the amount, which cannot exceed 10% of the taxing unit's total annual budget for that fiscal year;

WHEREAS 10% of the City of Delphi's total annual budget for 2026 is \$398,313.00;

NOW, WHEREFORE, be it resolved by the Common Council of the City of Delphi, Carroll County, Indiana that the Clerk-Treasurer is authorized to transfer funds as follows:

FROM: GENERAL FUND TO: RAINY DAY FUND \$292,852.00

Section 1. This Resolution supersedes any other inconsistent rules, regulations, or resolutions of the City, and shall be in full force and effect after its adoption and approval by the Mayor.

Resolved by the Common Council of the City of Delphi, Indiana this 5th day of October, 2026.

Passage by a Majority of the Common Council:

Kamron Yates, Presiding Officer

Attest: Julie Price, Clerk-Treasurer

Approved/Vetoed by me, the Mayor this 5th day of October, 2026.

Kamron Yates, Mayor

Attest: Julie Price, Clerk-Treasurer

RESOLUTION NO. 2026-10

A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF DELPHI, INDIANA, AUTHORIZING THE PURCHASE AND RENTAL OF PFAS TREATMENT EQUIPMENT FOR PILOT STUDY

WHEREAS, the drinking water for the City of Delphi (the "City") is safe to drink and per- and polyfluoroalkyl substances ("PFAS") levels are below the maximum containment levels (MCLs) set by EPA and the Indiana Department of Environmental Management (IDEM);

WHEREAS, the City has an opportunity to participate in a pilot study being conducted to determine what it would take to further treat water to the point of non-detect or zero PFAS levels;

WHEREAS, the study includes the purchase and rental of pilot PFAS treatment equipment, quoted at Fourteen Thousand Nine Hundred Twenty-Three Dollars (\$14,923.00);

WHEREAS, the work and equipment are to be fully financed through an Indiana Finance Authority (IFA) grant; and

WHEREAS, the City will take title to, plate, and insure the trailer associated with the pilot equipment, which will be acquired on a tax-exempt basis.

NOW, THEREFORE, BE IT RESOLVED, by the Common Council of the City of Delphi, Indiana that:

Section 1. The Common Council acknowledges and approves the City's participation in the grant-funded pilot PFAS treatment study described in this Resolution.

Section 2. The Common Council acknowledges the purchase and rental of the pilot PFAS treatment equipment, quoted at \$14,923.00, as part of the study.

Section 3. The Common Council acknowledges that the equipment and work are expected to be fully financed through the IFA grant.

Section 4. The Mayor, Clerk-Treasurer, and other appropriate City officials are authorized to execute documents and take actions reasonably necessary to carry out this Resolution, including actions necessary for the City to take title to, plate, and insure the associated trailer.

Section 5. This Resolution shall be in full force and effect after its adoption and approval by the Mayor.

Adopted by the Common Council of the City of Delphi, Indiana on this 5th day of October, 2026.

Passage by a Majority of the Common Council:

Kamron Yates, Presiding Officer

Attest: Julie Price, Clerk-Treasurer

Approved / Vetoed by me, the Mayor, on this 5th day of October, 2026.

Kamron Yates, Mayor

Attest: Julie Price, Clerk-Treasurer

ORDINANCE NO. 2026- 13

AN ORDINANCE AMENDING ZONING MAPS FOR THE CITY OF DELPHI, INDIANA

Zoning Map Amendments

PC File: PC26-004-ZA

WHEREAS, the Petitioner, Ripam Singh, filed its Zoning Amendment Application before the City of Delphi Plan Commission seeking to rezone just under 2 acres, in the City of Delphi, Indiana, from Low-density Residential (R1) to Medium-density Residential (R2); and

WHEREAS, pursuant to Indiana Code § 36-7-4-608, the City of Delphi Plan Commission conducted the required public hearing and determined its favorable recommendation with the conditions identified below, by a 6 to 0 vote (1 membership position vacant) on August 17, 2026; and

1. Land Uses: A manufactured home park should not be allowed as a special exception land use on this site because it would not be in context with the existing surrounding land uses.
2. Concept Plan: The development shall significantly resemble the proposed layout and description provided with the application.

WHEREAS, the City of Delphi Plan Commission certified its recommendation with the following conditions to the Delphi City Council on August 17, 2026;

WHEREAS, pursuant to Indiana Code § 36-7-4-608, the Delphi City Council, having considered the application and the recommendation of the Plan Commission, now adopts the proposal and approves the requested rezoning with the stated commitments, all as hereinafter set out.

IT IS THEREFORE CONSIDERED, ORDAINED, AND ADOPTED as follows:

Section 1. That the Applicant is Ripam Singh.

Section 2. That the Applicant seeks to have the property described in the attached legal description, which is currently located in the R1 district rezoned to the R2 district:

Section 3. That the Delphi City Council has paid reasonable regard to the Comprehensive Plan; current conditions and the character of current structures

and uses in each district; the most desirable use for which the land in each district is adapted; the conservation of property values throughout the jurisdiction; and responsible development and growth.

Section 4. This Ordinance shall be in full force and effect from and after its passage and upon presentation of proof by Petitioner to the City of Delphi that this Ordinance and the Commitments have been recorded.

Passed and adopted by the majority of the Common Council of the City of Delphi, Indiana, this ____ day of _____, 2026.

Kamron Yates, Presiding Officer

Attest: Julie Price, Clerk-Treasurer

Approved / Vetoed by me, the Mayor, this ____ day of _____, 2026.

Kamron Yates, Mayor

Attest: Julie Price, Clerk-Treasurer

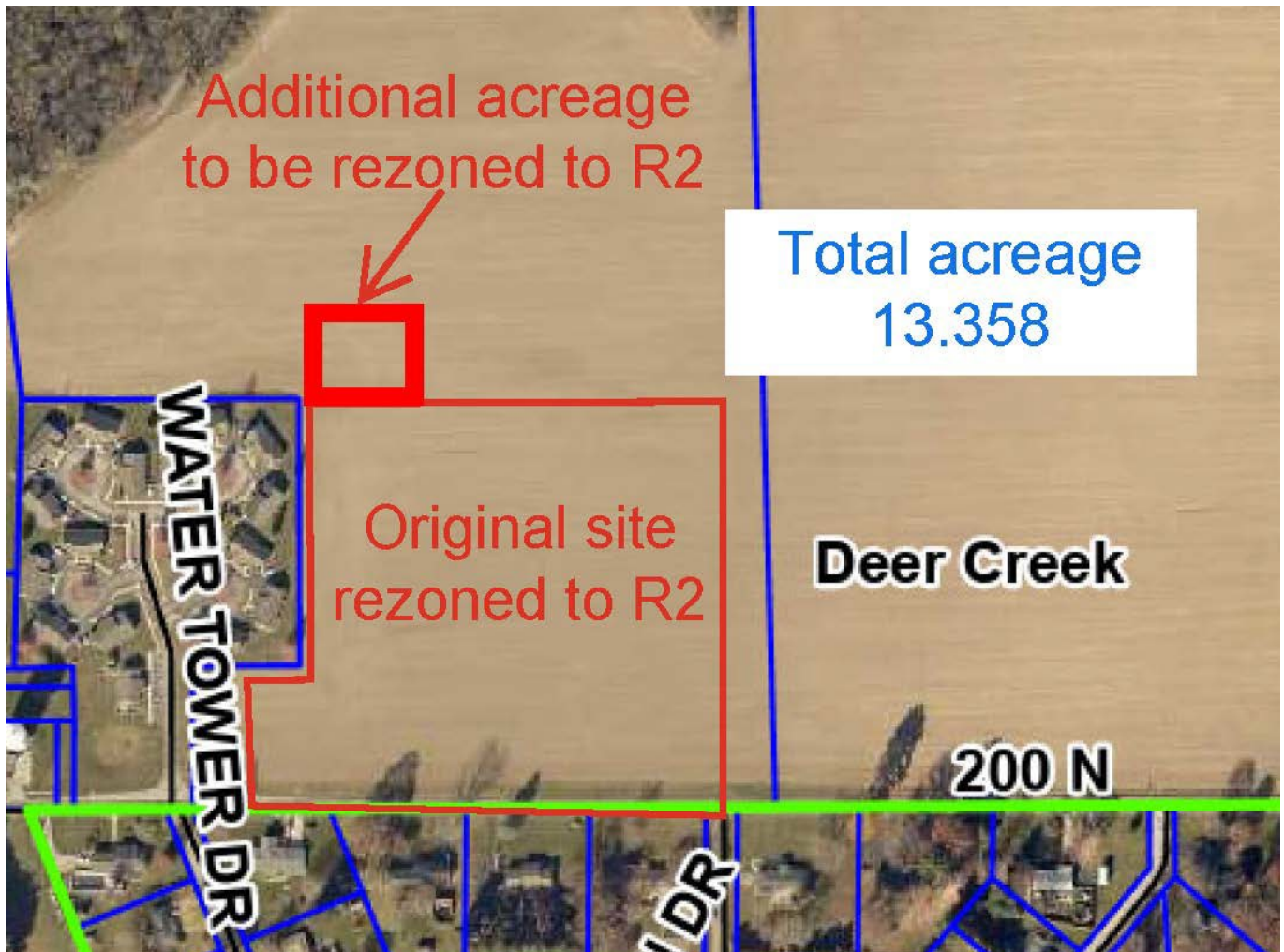
Prepared by: Deborah Luzier, AICP

Legal Description

Parcel Number: Part of 08-06-29-037-001.000-007 Legal Description and Survey Drawing:

A PARCEL OF LAND IN THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 25 NORTH, RANGE 2 WEST OF THE SECOND PRINCIPAL MERIDIAN, IN CARROLL COUNTY, INDIANA, PARTS OF WHICH ARE SHOWN ON AN ALTA/NSPS LAND TITLE SURVEY PREPARED BY SCHNEIDER GEOMATICS ON SEPTEMBER 29, 2022, AS PROJECT NUMBER 14574, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A BOAT SPIKE MARKING THE SOUTHEAST CORNER OF SAID SOUTHEAST QUARTER; THENCE SOUTH $89^{\circ} 57'07''$ WEST ALONG THE SOUTH LINE OF SAID SOUTHEAST QUARTER 875.54 FEET; THENCE NORTH $00^{\circ} 02'53''$ WEST 224.90 FEET; THENCE NORTH $89^{\circ} 57'07''$ EAST 168.50 FEET; THENCE NORTH $00^{\circ} 02'53''$ WEST 748.46 FEET; THENCE NORTH $89^{\circ} 57'07''$ EAST 312.52 FEET; THENCE SOUTH $00^{\circ} 02'53''$ EAST 95.54 FEET; THENCE SOUTH $34^{\circ} 21'33''$ WEST 95.02 FEET; THENCE SOUTH $00^{\circ} 17'19''$ WEST 156.80 FEET; THENCE NORTH $89^{\circ} 57'07''$ EAST 439.36 FEET TO THE EAST LINE OF SAID SOUTHEAST QUARTER OF SECTION 29; THENCE SOUTH $00^{\circ} 55'10''$ EAST ALONG SAID EAST LINE 642.69 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 13.358 ACRES, MORE OR LESS.



ADDITIONAL APPROPRIATION RESOLUTION 2026-9

WHEREAS the proper officers of the City of Delphi,
 (Adopting Body) (Taxing Unit)

Carroll County, Indiana have determined that it is now necessary to appropriate more
 (Name of County)

money for calendar year 2026 than the amount that was fixed by the City of Delphi
 (Year) (Adopting Body)

and finally determined in the annual budget under Indiana Code 6-1.1; and

WHEREAS notice was duly given to the public in accordance with Indiana Code 6-1.1-18-5(a) and
 Indiana Code 5-3-1-2(b) for a public hearing on a proposed additional appropriation and a public
 hearing was held on

October 5, 2026, by the City of Delphi regarding the same:
 (Date) (Year) (Adopting Body)

THEREFORE, BE IT ORDAINED (RESOLVED) by the City of
 (Adopting Body)

Delphi, Carroll County, Indiana that a need now exists for an additional
 (Taxing Unit) (Name of County)

appropriation out of the following fund or funds named, and for the purposes specified, subject to laws
 governing the same:

FUND INFORMATION				
Fund Name:				
Budget Classification	Account Name	Account Number	Additional Amount Requested	Additional Amount Approved
Fund # 9500	Code Enforcement property abatements		\$5000.00	\$
Fund # 1108	Municipal Fire Insurance billings		\$6500.00	\$
			\$	\$
			\$	\$
			\$	\$
			\$	\$
Total			\$11,500	\$

Duly adopted by the following vote of the members of said City of Delphi this _____
 (Adopting Body)
 day of October, 2026.

ADOPTION INFORMATION			
Official Vote		Name	Signature
Aye	Nay		
☐	☐	Spencer Kingery	
☐	☐	Doyle Moore	
☐	☐	Erin Jubril	
☐	☐	Denny Myers	
☐	☐	Dale Seward	
☐	☐	Kamron Yates-Mayor	
☐	☐		
☐	☐		
☐	☐		

Attestation by Secretary of Governing Body	
Date	

NOTICE TO TAXPAYERS

The **Notice to Taxpayers** is available online at www.budgetnotices.in.gov or by calling (888) 739-9826.

Complete details of budget estimates by fund and/or department may be seen by visiting the office of this unit of government at **201 S. Union St. .**

Notice is hereby given to taxpayers of **DELPHI CIVIL CITY, CARROLL COUNTY**, Indiana that the proper officers of **DELPHI CIVIL CITY** will conduct a public hearing on the year **2027** budget. Following this meeting, any ten or more taxpayers may object to a budget, tax rate, or tax levy by filing an objection petition with the proper officers of **DELPHI CIVIL CITY** not more than seven days after the hearing. The objection petition must identify the provisions of the budget, tax rate, or tax levy to which taxpayers object. If a petition is filed, **DELPHI CIVIL CITY** shall adopt with the budget a finding concerning the objections in the petition and testimony presented. Following the aforementioned hearing, the proper officers of **DELPHI CIVIL CITY** will meet to adopt the following budget:

Public Hearing Date	Monday, October 05, 2026
Public Hearing Time	6:30 PM
Public Hearing Location	201 S. Union St.

Adoption Meeting Date	Monday, October 19, 2026
Adoption Meeting Time	6:30 PM
Adoption Meeting Location	201 S. Union St.

Estimated Civil Max Levy	\$1,298,081
Est. Fire Territory Max Levy	\$170,478
Property Tax Cap Credit Estimate	\$130,260

1 Fund Name	2 Budget Estimate	3 Maximum Estimated Funds to be Raised (including appeals and levies exempt from maximum levy limitations)	4 Excessive Levy Appeals	5 Current Tax Levy	6 Levy Percentage Difference Column 3 /Column 5
0005 - CASINO/RIVERBOAT	\$15,000	\$0	\$0	\$0	
0061 - RAINY DAY	\$100,000	\$0	\$0	\$0	
0101 - GENERAL	\$4,040,878	\$1,298,081	\$0	\$998,129	30.05%

0342 - POLICE PENSION	\$17,469	\$0	\$0	\$0	
0706 - LOCAL ROAD & STREET	\$21,185	\$0	\$0	\$0	
0708 - MOTOR VEHICLE HIGHWAY	\$437,000	\$0	\$0	\$299,896	-100.00%
1108 - MUNICIPAL FIRE	\$10,000	\$10,000	\$0	\$0	
2379 - CUMULATIVE CAPITAL IMP (CIG TAX)	\$7,500	\$0	\$0	\$0	
2402 - ECONOMIC DEVELOPMENT	\$258,544	\$0	\$0	\$0	
6402 - TRASH / SANITATION -	\$170,500	\$0	\$0	\$0	
8604 - SPECIAL FIRE PROTECTION TERRITORY	\$317,250	\$170,478	\$0	\$118,766	43.54%
8692 - SPECIAL FIRE PROTECTION TERRITORY	\$75,000	\$191,058	\$0	\$191,058	0.00%
9500 - CODE ENFORCEMENT	\$7,500	\$0	\$0	\$0	
9501 - UNSAFE BUILDINGS	\$10,000	\$0	\$0	\$0	
Totals	\$5,487,826	\$1,669,617	\$0	\$1,607,849	

ORDINANCE 2026-14

**AN ORDINANCE ESTABLISHING WAGES FOR CERTAIN EMPLOYEES OF
THE CITY OF DELPHI FROM AND AFTER JANUARY 1, 2027**

Be it ordained by the Common Council of the City of Delphi, Indiana, that from and after the first day of January 2027 the employees of the City of Delphi shall receive the following wages per hour.

GENERAL FUND

Police Department:	
Police Sergeant	31.45 - 33.60
1 st Class Patrolman	30.05 - 32.23
Patrolman	28.30 - 29.79
Probationary Patrolman	29.14
Part-Time Patrolman	28.16
Code Enforcement Officer	22.28-22.95

City Building:	
Administrative Assistant	7.52 - 8.11

Clerk-Treasurer:	
Deputy Clerk	7.52 - 8.11
Utility Clerk	7.52 - 8.11
Bookkeeper	7.52 - 8.11
Part-time Bookkeeper	7.52 - 8.11

Street and Parks:	
Foreman	25.12 - 27.20
Full Time	21.52 - 24.18
Part-Time	18.16
Summer Help	13.95 - 15.95

On Call Pay Per Week	25.00
Holiday On Call Pay Per Holiday	50.00

UTILITIES

Wastewater:	
Foreman	25.12 – 27.20
Certified Operator	25.12 - 27.20
Laborer	21.52 - 24.18
Trainee, Part-Time	18.16
Summer Help	13.95 - 15.95
On Call Pay Per Week	25.00
Holiday On Call Pay Per Holiday	50.00
Deputy Clerk	7.52 - 8.11
Utility Clerk	7.52 - 8.11
Bookkeeper	7.52 - 8.11
Administrative Assistant	7.52 - 8.11

Water:	
Foreman	31.43
Certified Operator	25.12 - 27.20
Laborer	21.52 - 24.18
Trainee, Part-Time	18.16
Summer Help	13.95 - 15.95
On Call Pay Per Week	25.00
Holiday On Call Pay Per Holiday	50.00
Deputy Clerk	7.52 - 8.11
Utility Clerk	7.52 - 8.11
Bookkeeper	7.52 - 8.11
Administrative Assistant	7.52 - 8.11

AIRPORT

Airport Manager (Part-Time)	
Up to 30 hours per pay period	20.50

FIRE TERRITORY

Administrative Assistant	16.00 – 22.00
Firefighter fuel/clothing allowance	\$250.00 1X per year active/participating firefighter on roster
Run Pay	Determined by point system in section 13
Station Coverage Pay	16.00 – 22.00 + time and a half shift worked on city holidays

Section 2. For eligible employees, the percent of their salary/wages paid to the Public Employees Retirement Fund for the employees' benefit will be paid by the City of Delphi. This includes the mandatory rate as well as the employee contribution.

Section 3. In addition to the above-stated wages for Police Sergeant or First-Class Patrolman, an amount of three thousand dollars (\$3,000) will be paid annually, for the benefit of the officer, into an Individual Retirement Account. The benefit is applicable if the officer is ineligible to participate in the Police Pension Plan.

Section 4. The work period for police officers is 84 hours per 14-day period. Hours in excess of 84 will be paid at the Onormal overtime rate.

Section 5. The mileage allowance will be paid to City of Delphi employees for travel necessary and undertaken by private automobile in connection with the responsibility of their respective offices of employment. The mileage rate reimbursement will be the same as the federal rate in effect at that time.

Section 6. On-call personnel are authorized to keep a city owned vehicle at their home during their on-call shift.

Section 7. Police officers will receive up to two stipends of \$500 each for certifications in specific required training for actual service. Those fields could be field training officers, hostage negotiations, ILEA psycho-motor skills, instructors for firearms, defensive tactics, and emergency vehicle operations. Their ability to train others should be acknowledged and rewarded.

Section 8. Police Officers will receive Special Duty pay up to \$500 on an annualized basis for the following specialty positions: School Liaison, Events Liaison, Sports Liaison, and Parks and Trails Liaison. Special Duty pay will commence upon an Officer being in such a position and will end when the Officer ceases the position as determined by the Police Chief.

Section 9. Longevity will be paid to regular full-time employees on the basis of: \$500 payment upon completion of five (5) years of service to ten (10) years of service, \$750 payment after ten (10) years of service to fifteen (15) years of service, \$1,000 payment after fifteen (15) years of service to twenty (20) years of service, and \$1,500 payment after twenty (20) years of service. Longevity payments will be paid annually on the third Wednesday of November. Payments will be paid on a separate check that will be subject to the appropriate tax withholding requirements.

Section 10. The City of Delphi offers insurance coverage to the employees after a 90-day probationary period. The City of Delphi will pay 90% of the cost of the plan for the employee. The 10% participation of the employee will be withheld through payroll deductions,

Section 11. In order to promote wellness for employees, a membership to a local gym of choice will be paid by the City of Delphi for full time employees.

Section 12. Other policies and benefits as outlined in the official personnel policies of the City of Delphi are applicable under this ordinance.

Section 13. Firefighter run pay period begins on December 1st and runs through November 30th the following year. The number of run points are calculated by adding the total number of firefighters that attended each run during the period. Additionally, a firefighter earns $\frac{1}{4}$ of a point value for every run report they enter into the database. The dollar amount appropriated in the Firefighter Run Pay line item is divided by the total number of run points to determine the value of a single point. The determined value of a single point is then multiplied by the total number of run points earned by each firefighter to determine their earned compensation.

Section 14.

Firefighters are not eligible for run pay when on a shift performing station coverage duties.

This ordinance will be in full force and effect January 1, 2027, after passage by the Common Council and approval by the Mayor of the City of Delphi and revokes all previous ordinances in conflict herewith.

Passed by the Common Council of the City of Delphi, Indiana this ____ day of _____, 2027.

Kamron Yates, Presiding Officer

Attest: Julie Price Clerk-Treasurer

Approved/Vetoed by me, the mayor, this _____ day of _____, 2027.

Kamron Yates, Mayor

Attest: Julie Price, Clerk-Treasurer

ORDINANCE 2026-15

**AN ORDINANCE ESTABLISHING SALARIES FOR ELECTEC OFFICIALS AND APPOINTEES OF
THE CITY OF DELPHI, INDIANA FOR CALENDAR YEAR 2027**

Be it ordained by the Common Council of the City of Delphi, Indiana, that from and after the first day of January 2027 the elected officials and appointees shall receive the following salaries.

GENERAL FUND

Mayor	\$ 29,938.00
Clerk-Treasurer	\$ 26,223.00
Common Council President Pro Tempore	\$ 5,150.00
Common Council Member	\$ 4,635.00
BOW Member (each)	\$ 1010.00
Chief of Police	\$ 84,706.00
Street and Park Supervisor	\$ 84,706.00

EDIT FUND

Community Development Director	\$ 61,800
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WATER FUND

Mayor	\$ 29,938.00
Clerk-Treasurer	\$ 26,223.00
Water Superintendent	\$ 84,706.00

WASTEWATER FUND

Mayor	\$ 29,938.00
Clerk-Treasurer	\$ 26,223.00
Wastewater Superintendent	\$ 84,706.00

FIRE TERRITORY FUND

Executive Board Member	\$ 800.00
Chief	\$ 2,500.00
Deputy Chief	\$ 2,000.00
Assistant Chief	\$ 1,500.00
Captain	\$ 700.00
Secretary	\$ 1,500.00

Section 2. For eligible employees, the percent of their salary/wages paid to the Public Employees Retirement Fund for the employees' benefit will be paid by the City of Delphi. This includes the mandatory rate as well as the employee contribution.

Section 3. In addition to the above-stated salary for the Chief of Police, an amount of four thousand dollars (\$4,000) will be paid annually, for the benefit of the Chief of Police, into an Individual Retirement Account. This benefit is applicable if the Chief of Police is ineligible to participate in the Police Pension Plan.

Section 4. The Community Development Director (if not a contract employee), the Chief of Police, Street and Park Superintendent, Water Superintendent and Wastewater Superintendent are eligible for longevity pay based on the following: \$500 payment upon completion of five (5) years of service to ten (10) years of service, \$750 payment after ten (10) years of service to fifteen (15) years of service, \$1,000 payment after fifteen (15) years of service to twenty (20) years of service, and \$1,500 payment after twenty (20) years of service. Longevity payments will be paid annually on the third Wednesday of November. Payments will be paid on a separate check that will be subject to the appropriate tax withholding requirements.

Section 5. The mileage allowance will be paid to City of Delphi employees for travel necessary and undertaken by private automobile in connection with the responsibility of their respective offices of employment. The mileage rate reimbursement will be the same as the federal rate in effect at that time.

Section 6. The City of Delphi offers insurance coverage to the employees after a 90-day probationary period. The City of Delphi will pay 90% of the cost of the plan with 10% participation of the employee will be withheld through payroll deductions.

Section 7. In order to promote wellness for employees, membership to a local gym of choice will be paid by the City of Delphi for full-time employees.

Section 8. Other policies and benefits as outlined in the official personnel policies of the City of Delphi are applicable under this ordinance.

Section 9. This ordinance will be in full force and effect January 1, 2027 after passage by the Common Council and approval by the Mayor of the City of Delphi and revokes all previous ordinances in conflict herewith.

Passed by the Common Council of the City of Delphi, Indiana this ____ day of _____, 2027.

Kamron Yates, Presiding Officer

Attest: Julie Price Clerk-Treasurer

Approved/Vetoed by me, the Mayor, this ____ day of _____, 2027.

Kamron Yates, Mayor

Attest: Julie Price, Clerk-Treasurer