

Common Council Meeting— August 4, 2025  
2<sup>nd</sup> 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. The members present were: Kamron Yates, Denny Myers, Spencer Kingery, Cody Nelson, Erin Jubril, and Doyle Moore.

The minutes for July 7, 2025 council meeting were presented for approval. There were no additions or corrections. No discussion for the minutes. Department Head reports were sent to the council prior to the meeting for review. Motion to approve the minutes made by Erin Jubril seconded by Cody Nelson. Motion carried and passed. (5-0)

The minutes for July 7, 2025 council budget workshop were presented for review and approval. Motion to approve the minutes made by Spencer Kingery, seconded by Cody Nelson. Motion carried and passed. (5-0)

The minutes for July 21, 2025 council budget workshop were presented for review and approval. Motion to approve the minutes made by Denny Myers, seconded by Spencer Kingery. Motion carried and passed. (5-0)

Other Business:

Mayor Yates stated that the 30-minute parking in on Union St. may need to be addressed due to an excessive amount of people parking in the 2 spots and using them for longer as they visit businesses for lunch which poses a problem for citizens who need to do city business and pay their utility bills. They do not have parking when coming to the city building which poses a problem. The council will discuss and decide what a possible solution may be including but not limited to possible days and hours on signage.

New Business

Amber and Sarah from St. Elizabeth healthcare were present to discuss and inform the public of continuum of care services which include inpatient/outpatient therapy, assisted living, long term care, partnership activities, and many other services.

A quote from 40th Parallel was presented to council for consideration for historical survey and stake survey for Deer Creek Drive. The quote came in at a lower cost than previous amount presented. Council decided to vote to approve the survey quote. Motion to approve the quote made by Erin Jubril, seconded by Cody Nelson. Motion carried and passed. (5-0)

Aric VanWeelden from On Point Waste Services was present to discuss the possibility of consideration for bids for the waste contract. Council decided to vote for request for quotes/bids to consider the trash

contract for the upcoming year. Things discussed for consideration of bidding were cost savings, budgeting, ability to scale up/down to fit the needs of the city and tracking of trash bins for billing. TrashKans had a representative present who commented that they would like to continue serving the City of Delphi and continue the partnership that has been in place for some time. Motion to approve the request for quotes/bidding made by Denny Myers, seconded by Cody Nelson. Motion carried and passed. (5-0)

Amendment to the Morning Heights Cemetery mowing contract was presented for review. The new contract would include the addition of the 2 acres that was recently surveyed and plotted for sale. Motion to approve the amendment made by Erin Jubril, seconded by Cody Nelson. Motion carried and passed. (5-0)

Unfinished Business:

Proposed Ordinance 2025-9 Amending Chapter 35 of Delphi Code of Ordinances was presented for approval on the second reading. Motion to approve the ordinance on second reading made by Spencer Kingery, seconded by Denny Myers. Motion carried and passed. (5-0)

Proposed Ordinance 2025-9 presented for approval on third and final reading. Motion to approve ordinance made by Spencer Kingery, seconded by Erin Jubril. Motion carried and passed. (5-0)

Proposed Ordinance 2025-10 Amending Section 31.02 Parks and Recreation board was presented for approval. Motion to approve the ordinance on second reading made by Cody Nelson, seconded by Spencer Kingery. Motion carried and passed. (5-0)

Proposed Ordinance 2025-10 presented for approval on third and final reading. Motion to approve the ordinance made by Cody Nelson, seconded by Erin Jubril. Motion carried and passed. (5-0)

The wastewater dept. will have an APV for excess stone that was put around at the plant during the clarifier project. The expense was outside the cost of the project and was extra. Superintendent VanSickle will be turning in a request for payment to cover the cost of the excess stone.

Future Business and Announcements:

Mayor Yates made the announcement that Old Settler's would be in town on August 5-10 for operation starting August 7th and ending August 9th with set up to occur beginning August 4th after 5pm and finished by August 10th at 8 am.

City emails have gone from the .org domain to in.gov domain for security purposes. Mayor Yates stated that the .org domain will still be owned by the city and emails will be forwarded to the new in.gov email addresses for all city employees.

Front Street and Market Street projects are in progress with the target date for asphalt for Front Street being August 11 and Market Street moving forward on schedule if not ahead of schedule.

Bowen Estates has the first certificate of occupancy approval, and the first homes are on the market for sale.

Miscellaneous Business:

The EDIT budget suggestions were sent to the council prior to council meeting for viewing. By general consensus with 5-0 agreement, the EDIT budget was accepted for the 2026 budget proposal.

Board Comments:

Cody Nelson stated there has been a lot more vehicle traffic in the Bowen Estates area with the 5 new house building completions.

Clerk Comments:

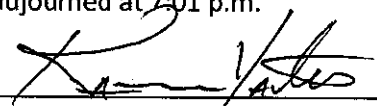
Clerk/Treasurer Price commented that the clerk's office has seen an extensive amount of transfers for water with move-ins and move-outs. She asked the council about considering putting rental properties all in the owner's names and removing them from the tenant's name due to excessive amounts of move ins and outs per month. She stated there had already been 13 with it only being 4 days into the new month. It was suggested to reach out to other clerk/treasurers to see how their municipalities handle rental properties along with Doyle Moore possibly asking other rental property owners how they handle their property and asking some questions.

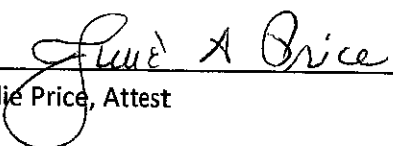
Public Comments:

Economic Development Director Julia Leahy announced a ribbon cutting ceremony for Sweet Salvation Bakery Saturday, August 9, 2025 at 10 am for anyone who would like to join them for the ceremony.

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) Meeting was adjourned at 7:01 p.m.

  
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Mayor Kamron Yates

  
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Julie Price, Attest