

City of Carmel

CARMEL COMMON COUNCIL MEETING AGENDA

MONDAY, DECEMBER 15, 2025 – 6:00 P.M.
COUNCIL CHAMBERS/CITY HALL/ONE CIVIC SQUARE

Common Council
(Jan 2024 - Dec 2027)

North Central District
Teresa Ayers,
Chaplain

Northeast District
Shannon Minnaar

Southeast District
Adam Aasen,
President

South Central District
Tony Green,
Parliamentarian

West District
Anita Joshi

Northwest District
Ryan Locke

At-Large
Matthew Snyder,
Vice President

At-Large
Rich Taylor

At-Large
Jeff Worrell

Next Meeting:
January 5, 2025

1. **CALL TO ORDER**
2. **AGENDA APPROVAL**
3. **INVOCATION**
4. **PLEDGE OF ALLEGIANCE**
5. **RECOGNITION OF CITY EMPLOYEES AND OUTSTANDING CITIZENS**
6. **RECOGNITION OF PERSONS WHO WISH TO ADDRESS THE COUNCIL**
7. **COUNCIL AND MAYORAL COMMENTS/OBSERVATIONS**
8. **CONSENT AGENDA**
 - a. **Approval of Minutes**
 1. December 1, 2025 Regular Meeting
 - b. **Claims**
 1. Payroll – \$4,198,058.28
 2. General Claims – \$4,553,671.00 and Purchase Card – \$29,816.80
 3. Retirement – \$127,147.10
 4. Wire Transfers – \$2,756,592.89
9. **ACTION ON MAYORAL VETOES**
10. **COMMITTEE REPORTS**
 - a. Finance, Utilities and Rules Committee
 - b. Land Use and Special Studies Committee
 - c. All reports designated by the Chair to qualify for placement under this category

11. OTHER REPORTS – (at the first meeting of the month specified below):

- a. Carmel Redevelopment Commission (Monthly)
- b. Carmel Historic Preservation Commission (Quarterly – January, April, July, October)
- c. Audit Committee (Bi-annual – May, October)
- d. Redevelopment Authority (Bi-annual – April, October)
- e. Economic Development Commission (Bi-annual – February, August)
- f. Library Board (Annual – February)
- g. Ethics Board (Annual – February)
- h. Parks Department (Quarterly – February, May, August, November)
- i. Climate Action Advisory Committee (Quarterly – March, June, September, December)
- j. Finance Department Budget Update (Quarterly – April, July, October, January (for the 4th quarter of the previous year))
- k. All reports designated by the Chair to qualify for placement under this category

12. OLD BUSINESS

- a. **Twentieth Reading of Ordinance D-2762-25**; An Ordinance of the Common Council of the City of Carmel, Indiana, Amending Chapter 8, Article 5, Sections 8-37, 8-47, and 8-48 of the Carmel City Code; Sponsor: Councilor Aasen. **Remains in the Land Use and Special Studies Committee.**

Synopsis:

Ordinance establishing 15-minute parking space(s) at the beginning of each block along Main Street from Knoll Ct to 1st Ave SE, regulating parking on Range Line from Main Street to 1st Street, and removing inconsistencies and duplications of code.

- b. **Fifteenth Reading of Ordinance D-2772-25**; An Ordinance of the Common Council of the City of Carmel, Indiana, Adopting a New Article 8 Under Chapter 2 of the Carmel City Code; Sponsor(s): Councilor(s) Aasen, Ayers, Minnaar, Snyder and Worrell. **Remains in the Finance, Utilities and Rules Committee.**

Synopsis:

An ordinance adopting requirements for nonprofit organizations receiving public support from the City.

- c. **Fifth Reading of Ordinance D-2795-25**; An Ordinance of the Common Council of the City of Carmel, Indiana, Establishing Public Areas of City Hall; Sponsor: Councilor Snyder. **Remains in the Land Use and Special Studies Committee.**

Synopsis:

An ordinance establishing public areas of City Hall.

- d. **Resolution CC-11-17-25-03**; A Resolution of the Common Council of the City of Carmel, Indiana, Approving an Amendment to the Carmel Comprehensive Plan to Incorporate a new Subarea Plan for the US-31 Corridor; Sponsor: Councilor Minnaar. **Remains in the Land Use and Special Studies Committee.**

Synopsis:

This resolution amends the Carmel Comprehensive Plan to incorporate a new subarea plan for the US-31 Corridor and makes associated revisions to the Mobility and Pedestrian Plan.

- e. **Second Reading of Ordinance Z-702-25**; An Ordinance of the Common Council of the City of Carmel, Indiana, Updating the Filing Fees Section in the Unified Development Ordinance Related to Zoning and Development Applications and for Permits and Inspections; Sponsor(s): Councilor(s) Minnaar, Joshi, Ayers and Snyder. **Remains in the Land Use and Special Studies Committee.**

Synopsis:

This ordinance amends the filing fees in Article 1, Section 1.29 of the Unified Development Ordinance.

- f. **Resolution CC-12-01-25-04**; A Resolution of the Common Council of the City of Carmel, Indiana, Approving an Amendment to the Carmel Comprehensive Plan to Incorporate a New Subarea Plan for the Home Place Area; Sponsor: Councilor Minnaar. **Remains in the Land Use and Special Studies Committee.**

Synopsis:

This resolution amends the Carmel Comprehensive Plan to incorporate a new subarea plan for the Home Place area and makes associated revisions to the menu of Street Typologies, Thoroughfare Plan map, and Mobility and Pedestrian Plan map.

- g. **Resolution CC-12-01-25-05**; A Resolution of the Common Council of the City of Carmel, Indiana, Approving a Transfer of Funds from the General Fund (#101) into the 2024 General Obligation Bond Fund (#410); Sponsor(s): Councilor(s) Taylor and Snyder. **Held at the dais at the December 1, 2025 Council meeting.**

Synopsis:

Transfers \$258,991.00 from the General Fund (#101) into the 2024 General Obligation Bond Fund (#110).

13. PUBLIC HEARINGS

- a. **Petition to Vacate an Easement**; 12213 N. Meridian St.; KRG Hamilton Crossing, LLC

14. NEW BUSINESS

- a. **First Reading of Ordinance D-2805-25**; An Ordinance of the Common Council of the City of Carmel, Indiana, Amending Chapter 2, Article 3, Division II, Section 2-48(e) of the Carmel City Code; Sponsor: Councilor Taylor.

Synopsis:

Ordinance amends Chapter 2, Article 3, Division II, Section 2-48(e) of the Carmel City code to extend the non-elective deferred compensation structure to include the Carmel Fire Department.

- b. **First Reading of Ordinance D-2806-25**; An Ordinance of the Common Council of the City of Carmel, Indiana, Vacating the Easement Located at 12213 N. Meridian Street; Sponsor: Councilor Aasen.
- c. **Resolution CC-12-15-25-01**; A Resolution of the Common Council of the City of Carmel, Indiana, Approving a Transfer of Funds Within the Street Department Budget (#2201); Sponsor(s): Councilor(s) Minnaar and Worrell.

Synopsis:

Transfers \$257,240.00 within the Street Department Budget.

- d. **Resolution CC-12-15-25-02**; A Resolution of the Common Council of the City of Carmel, Indiana, Approving a Transfer of Funds Between the Grant Fund (#900) and the General Fund (#101); Sponsor(s): Councilor(s) Worrell and Minnaar.

Synopsis:

Transfers \$46,055.54 from the Grant Fund (#900) into the General Fund (#101).

- e. **Resolution CC-12-15-25-03**; A Resolution of the Common Council of the City of Carmel, Indiana, Approving a Transfer of Funds Between the Grant Fund (#900) and the Ambulance Capital Fund (#102); Sponsor(s): Councilor(s) Worrell and Minnaar.

Synopsis:

Transfers \$18,997.00 from the Grant Fund (#900) into the Ambulance Capital Fund (#102).

- f. **Resolution CC-12-15-25-04**; A Resolution of the Common Council of the City of Carmel, Indiana, Approving a Transfer of Funds Between the Grant Fund (#900) and the General Fund (#101); Sponsor: Councilor Snyder.

Synopsis:

Transfers \$1,250.00 from the Grand Fund (#900) into the General Fund (#101).

- g. **Resolution CC-12-15-25-05**; A Resolution of the Common Council of the City of Carmel, Indiana, Approving a Transfer of Funds Within the Carmel Fire Department Budget (#1120); Sponsor: Councilor Taylor.

Synopsis:

Transfers \$276,000.00 within the Carmel Fire Department Budget.

15. AGENDA ADD-ON ITEMS

16. OTHER BUSINESS

a. Election of Council Positions

b. Appointments to Boards/Commissions/Committees – Council Appointees

1. Audit Committee (Term expires 12/31/27; two-year term); One Nomination
2. Climate Action Advisory Group (Term expires 12/31/27; two-year term): Two Nominations
3. Plan Commission (Term expires 12/31/27; two-year term): One Nomination
4. Redevelopment Commission (Term expires 12/31/26; one-year term): One Nomination

17. ANNOUNCEMENTS

18. ADJOURNMENT