

# VALPARAISO LAKES AREA CONSERVANCY DISTRICT

MINUTES OF MEETING December 16, 2015

BOARD MEMBERS PRESENT: Bob Garmon,  
Nancy Satterlee, Rolando Chilian  
Christian Anderson  
Thomas Kruse, Don Kareiva, Mickey Koehler

BOARD MEMBERS ABSENT: none

CONSULTANT PRESENT: Dave Hollenbeck, Dale Brewer, Brent Wagner  
Audience: Tom Banaszak,

Meeting was called to order by Chairman Bob Garmon at 6:00 pm.

There were issues with the minutes where last month's minutes were not deleted. Bob made a motion to have the minutes re-written, seconded by Mickey. Motion carried 7-0.

Brent Wagner reported on the quotes for the pole barn. Dave also reported on the quotes that the quoters were responsive, responsible. Total Development was the lowest. There was a discussion on the electrical service. Brent then suggested that the quote from Total Development was the best quote at \$94,100. Mickey so moved, Don seconded it. Motion carried 7-0.

Dave due to a scheduling conflict was given the floor. He reported on the budget of \$85,221.25 to be divided between the two accounts, General fund and CCIF.

The 2016 taxes have been properly filed by Dale. Dave recommended that Chairman Bob be authorized to sign the 1782 Notice. 2016's taxes will be \$219,250. The tax rate will be \$0.998 per \$100.

The nominating petitions were closed. Mickey and Rolando will be sworn in for a 4 year term at the February meeting. No election.

The Porter county Plan Commission unanimously approved the zoning change. It goes to the Board of Commissioners for final approval at two meetings. Any variances will need to be dealt with. A building permit will need to be obtained. A fee of around \$250.

The Bicentennial Nature Trust awarded \$50,000 to VLACD for the purchase of the Cook's property. The award is actually 50% of the purchase price. Dave asked for permission to contact the Wordell's about their 4 adjoining properties. Also needed is a conservation easement for the DNR. A wire transfer can be made at the closing on the Cook's property. Part of the DNR's request will be to offer education for local school's. A discussion followed about the Wordell's property. If it is needed and what current usage is going on there.

Dave presented information on the Indiana Heritage Trust. Dave and Bob M. will look into it.

Dave explained the Rainy Day fund and suggested an additional appropriation to cover the Cook's purchase. Don so moved. Rolando seconded it. Motion carried 6-1. Mickey voted against.

The Porter County Plan of Commissioners established a fee of \$120 per year for a storm water fee. VLACD is exempt from the fee. Tom moved to come up with a storm water plan as the primary for the District. Don seconded it. Motion carried.

Another discussion occurred about West Long Lake sewers. Annexation is the first priority. Placement of the sewer under the road was approved for the engineers. The cost to the homeowners was very high. The letter from the Board of Health is in Dave's hand awaiting direction by the Board. Tom suggested that the project be given to El-Naggar's for promotion.

Nancy moved to approve the budget and claims and the financial statement as presented. Don seconded it. Motion carried. 7-0.

General Manager's report. Read by Bob Garmon  
Dish Restaurant was good, 6 foot manhole good.  
By pass installed at Island.  
Leisure pretty much done.  
Fixed asset register for sewers, engineers will help.  
2<sup>nd</sup> GIS pricing coming in.

Matt's field report.  
None available

Accounts Receivable  
Nothing

Personnel Committee Thomas Kruse

Insurance Mickey Koehler  
Bonding is the only issue. Will have information for next meeting.

Environmental Christian Anderson  
Attended septic system smart week. Save the Dunes hosted it.

Public Relations Rolando Chilian  
Rolando moved that the press release to those offering support on the BNT grant. Mickey 2<sup>nd</sup> it. Motion carried. 7-0.  
Forgiveness policy mentioned but not acted on. Wendland's paid up. Nancy suggested a heads up letter be sent out to watch out for leaks and what to do. *Rolando moved to abandon the unwritten forgiveness policy with the exception of lawn sprinkling, pool filling, hot tub filling along with information about leak prevention. Bob seconded it. A*

*discussion about issuing a notice to all customers about the new policy ensued. Dave recommended a written policy covering all of this be brought to the next Board meeting. Rolando withdrew the motion. Don seconded it.*

Engineering Committee Bob Garmon

Asked for a preliminary engineering cost to loop Ridgewood Creek to the rest of the system.

Short and long term planning Committee. Don Kareiva

Long Lake should be given to engineering committee to follow up on.

Dave brought up the State Board of Accounts audit and commended Dale's work. PERF is still on the books at least with the PERF organization.

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Bob adjourned the meeting at 7:34 pm.

Attest:

Bob Minarich

General Manager

Valparaiso Lakes Area Conservancy District