

VALPARAISO LAKES AREA CONSERVANCY DISTRICT

MINUTES OF MEETING: December 17, 2014

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

BOARD MEMBERS ABSENT: none

CONSULTANT PRESENT: Dave Hollenbeck, Dale Brewer

Audience: Tom Banaszak, William Pauley, Tarik El-Naggar, Susan El-Naggar, Phil Doolittle

Meeting was called to order by Vice Chairman Thomas Kruse at 6:00 pm at the Valparaiso Lakes Area Conservancy District's office.

Don made a motion to accept the minutes with a correction to Nancy's address being Agape and not Agope. Christian seconded it. Motion carried.

Bob M. was asked to introduce the guests at the meeting. Mr. and Mrs. Tarik El-Naggar whom own a home on 70 E. and William Pauley one of their neighbors. Dave then gave background information on the El-Naggar's failed septic system.

After this Don talked about the different options and asked that Bob M. be given permission to contact the engineers to look into specifically the El-Naggar's problem and also to look into a plan to sewer as far as the Northwood's area.

The floor was then given to Mr. Tarik El-Naggar. Mr. El-Naggar discussed his willingness to correct this problem and has been willing to join in with others to get at least sewers in this area and water if need be. He mentions that as long as he follows through with the pump and haul of his 500 gallon tank there is not a problem.

Dave mentioned that this area has tried to get sanitary sewers on and off for 30 – 35 years. Dave also brought up the issue of annexation.

William Pauley then spoke about being annexed in the past. Dave explained that since the services were not provided and the area was then disannexed and all funds refunded.

Phil Doolittle also spoke about the history and the costs of a sanitary system being installed on both sides of the road. There was talk of El-Naggar was to have 3 1000 gallon tanks. Mr. Tarik El-Naggar disputed that he was told to have those tanks.

Bob Garmon stated that the discussion was going on and on and that he would like to move forward. VLACD's issue is to try and get a cost and a plan to resolve this problem.

Don then moved to hire the engineers for a preliminary design at VLACD's expense. Mickey seconded it. Carried 7-0.

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Financial Report

Nancy gave her report on the financial reports and the claims. Need to transfer funds from auto/truck and general manager and FICA. Nancy made the motion, Rolando seconded it. Motion carried. 7-0. .

She moved to accept the claims register and financial reports, seconded by Rolando. Motion carried 7-0.

General Manager's report.

Groeland is in. Need final grading and disconnect old line off main.

Lake Enhancement. Final draft of AVMP needs to be finished before payment.

Recycling Christmas Trees flyer going out this month.

Matt's field report.

Hauling dirt out of yard.

4 samples taken all passed.

0 meter change outs, 25 delinquent turn off all back on. 6 seasonal turn offs.

Accounts Receivable

Nothing

Personnel Committee Thomas Kruse

Nothing

Soil Erosion Committee Christian Anderson

Kevin Breitzke spoke to the committee about their new County storm water plan.

Insurance Mickey Koehler

Nothing

Public Relations Rolando Chilian

Rolando presented a checklist for customer rebate requests policy and procedures.

Awaiting Bob M's checklist.

The problems with the Website have been taken care of by Susan. Dave mentioned that future legal notices will need to be posted on the website.

Short and long term planning. Don Kareiva

The Button property needs to be funded by \$57,000. from the General Fund. Discussions followed. Bob asked that our meeting be moved to Jan. 14th. Don moved for an additional appropriation from the general fund into a new line item "Land".

Rolando so moved. Don seconded it. Motion carried. 7-0

Nancy made a motion to move the meeting to Jan. 14th. Rolando seconded it. Motion carried. 7-0.

Don then brought up the Island Road lift station and to bring it up to date. Bob moved that this should go to the engineering committee. Mickey seconded it. Motion carried. 6-1.

Engineering Committee Bob Garmon
Nothing

Bob M. brought up if the HSA payment should be made in two payments. Nancy so moved. Seconded by Bob. Motion carried. 7-0

Attorney's report

Tax moneys should be coming in within 2 weeks. A little over 50%.

No additional hearing with DLGF is needed. The 1782 notices will be sent out.

Elections: Nov. 30th deadline passed. No other persons contested. No election needed.

Both Thomas and Nancy will be reinstated.

Dave will receive a second appraisal on the Button property. The Title work will be done Friday. The care taker accepted the offer of \$55,000 for the property. The contract has a closure of January 15th.

Mr. Wagoner has been notified of the new events.

The Cook properties appraised at \$99,000.

Dave mentioned that at the committee meeting there could be a deal involving the Button and Cook property.

Records to show Dave held his talk to 10 minutes.

Dale reported that the taxes was \$87,136.14 and \$15,951.21

Bob offered the floor to Tom Banaszak who only asked about the additional appropriation.

Tom closed the meeting at 7:20 pm.

Attest:

Bob Minarich

General Manager

Valparaiso Lakes Area Conservancy District