

Thirty Nine North Conservancy District
Board Meeting
June 4, 2021
In Person and by Zoom Internet

Members Present	Staff Present	Public Present
Mark Childress	Jeffrey Haw	Ken Ucho
John Knoll	Gary Radtke	John English
Cheryl Reinhart	Shaw Friedman (zoom)	
Ed Arnold		

The meeting was called to order by President Childress.

Minutes from the meeting May 7 were reviewed. Cheryl Reinhart asked that a change be made in the statement that she would write a letter for the Board to sign to send to our Senators and Representative. It should read that Attorney Friedman agreed to draft a letter for the Board to send. With that change, Cheryl Reinhart moved to accept the minutes from the May meeting, second by Ed Arnold, and all voting in favor.

The Financial report was reviewed. Ed Arnold moved to accept the Financial Report as written, Cheryl Reinhart seconded and all voted in favor.

Bills for payment were presented. Cheryl Reinhart moved to pay the bills as received and if in normal ranges, Ed Arnold seconded and all voted in favor.

Old Business

Water Tower Project:

Cheryl Reinhart noted the people she had currently contacted on behalf of the District, asking for their backing and assistance: Pressel, & Walorski; Local People of influence: Magnuson and Fedorcheck who are considering a project in the District, Gary Leinbach, John and Jim from the Golf Course/Briar Leaf Subdivision.

We (the Board) will continue to work on the submission to the Legislators when the first parts of the grant request that is being done through Economic Development is done. It should be in the near future.

Ed Arnold, Website

Tony Comegys has listed that we have had 15,000 hits on the web site over the last year.

He also suggests that we link with the local Realtors. There have been hits by Chinese addresses and we need to watch for hacking. But we need to promote through contact. The question was raised do we have a current Face Book page? Yes. Should we be more current as it is a more popular site perhaps than just a website.

VS Engineering – Jeffrey Haw

Jeffrey reports that he has two applications for service that have been reviewed by VS Engineering and approved: Bella Lago Senior Living Project and Shady Grove Trailer Park Project with the Dollar General lateral. Cheryl Reinhart moved to accept the two approved applications from VS Engineering. John Knoll seconded and all voted in favor.

Dollar General has a contractor and is Sewer only. Bella Lago has no contractor to date, has both water and sewer connection. Bonds needed yet. Water, fire and services have a total need below the amount available by use of the hydrant at the property. They should not need high pressure from the pumping station. A private line from the pond has been approved by Homeland Security to have fire protection.

Gary Radtke Continuing

Shady Grove has their IDEM Permit as of today (6/4/21) INDOT is supposed to be working on their Permit and should send it next week. SG hopes to begin construction this month H. & G. is the Contractor.

The generator price for the SG project has not been received yet, but should be available next meeting for review by the Board. Jeffrey redesigned the plan per the IDEM reviewer who asked for explanations after Jerry Jackson's questions. The redesign has made the plan much easier for all to work with.

Jeffrey Haw

39 N Odor Control project. Jerry Jackson has approved the plan in the current form. We still need approval from the City for working by the roadway. We need to add erosion control, need to add the tracking system company price but we are still at the \$10,000.00 pricing for the unit. Jeffrey does not expect extreme price change but may be about \$4000.00. We do still need to contact Mr.

Brian Sharp owner of the property where we need the easement, and finalize that agreement and payment. Jeffrey presented the easement description with the final plan.

Jeffrey then asked for authorization to proceed for bids. He would currently send bid requests to Pajay, and H&J. Both have worked on projects for the District in the past. Were there others that could be contacted that someone would like to suggest? Several names were suggested. Question was asked about whether the currently damaged manholes were included for repair in the plans. Yes, they are to be replaced.

Ed asked that we get everything in place but hold until we are sure it is all a go. Then make the final commitments with signed documents.

Cheryl Reinhart moved to submit the Odor Control project plan for bid Second by Ed Arnold, all voting in favor..

Shaw Friedman on Water Tower Project:

The County Council finds that there is Potential Allocation of American Rescue Plan money coming up. Water is one of the main items in that plan for improvements to living. We should surely be considered. The County Redevelopment is still working on the Grant.. We need to send our signed letter to the legislative representatives. Thirdly, the Indiana Finance Authority has a pot of money which it will be responsible for handing out. We should be looking to Karl Cender for assistance in seeing about application to that source.

Cheryl Reinhart made a motion to send letters of request for support to our representatives, second by John Knoll, all voting in favor.

Ed Arnold continued with a motion to ask for assistance in preparing a request to the Indiana finance Authority for project money from Karl Cender, second by Cheryl Reinhart, all voting in favor.

Ed Arnold reported that he went to a Redevelopment meeting. Mr. Randy Novak suggested that Matt Reardin schedule a meeting - Council Roundtable - for the City, the Council and 39N representatives. Ed suggested that he and President Childress attend for the District. Ed Arnold made that into a motion, Cheryl seconded and all voted in favor.

Water bills have been sent for the second month using the new rate schedule. Still appears to be no problems with the billing system.

Cheryl Reinhart reported that she had a chance to talk to Scott Harris about his position on the Board. He indicated that he has not been able to attend because of his great work load and would like to be replaced. Clerk Knoll reminded that a Board member must own property in the District they represent. The District will look at options.

Public Comment:

John English – Bella Lago - Gave a short current status report:

Obstacle – costs up – but they found a window of opportunity with a late summer start. They asked investors to increase their investments and they agreed.

The project was approved – Homeland and a Public Health engineer but a final approval is still to come – One piece left.

Cheryl Reinhart moved to adjourn, Ed Arnold seconded and all voted in favor.

Next meeting will be on Friday, July2, 2021.

Respectfully submitted,

Susan E. Knoll,
Financial Clerk