

MEETING MINUTES

108 E Randolph ST., LaPaz, IN 46537
Thursday May 13, 20, 2021 6:00 PM

Council Members

Roger Ecker, Pres.
Ryan Young
Kelli Chavez

Council Members present: Roger Ecker, Ryan Young, and Kelli Chavez

Council Members absent – none

Town Clerk- Treasurer – present

Town Attorney – present

Call to order – meeting started at 6:00PM

Patrons: Paul Tyler, Jerry Auer, Steve Stacy, Linda Sanders & Jon Borges - Wessler, Shannon McLeod - PPR, Kevin Berger – Easterday Construction, Phil Ellinger, Barbara Conley.

Approval of Minutes: President Ecker made a motion to approve April 11, 2021 and April 20, 2021 minutes as written. Young 2nd the motion. – Roll call. 3 ayes / 0 nays – motion carried.

Old Business: Wessler Engineering came to update the board on the water study. A map was presented the board with a map considering a 20 year service area. The red lines showed a service area and the blue lines shows the water mains. Pumping will be approximately 750 gallons per acre. Have water samples from both schools. Their wells are fairly close together. Both showed high iron content. They are looking at an iron filtration plant, possibly on the north side of town. Discussion was made on where the casing pipes were put on east US 6 for expansion at the interchange. The town will need approximately 2 acers for the treatment plant. Ideally would be to locate 2 wells in same area. Wessler will have a draft of the plan for the June meeting. Shannon said Wessler eligible to invoice 60% of the contract amount at the June meeting. Once the plan is approved by the board, the plan will be submitted to OCRA for approval. When OCRA approves LaPaz will have to have a public meeting for the plan. This water system will improve the ISOR rating for the fire department, insurance premiums, economic development, and improved drinking water for homes, school and businesses. The school would be able to have sprinkler systems in the buildings. The plan and grant should be completed late July or August.

Kevin Berger – Easterday Construction Still looking at August first closing. He will have to put in a commercial well since he is putting in a community center for the apartments. He is still planning a second phase for development for the land. He will need 2023 funding for Troyer Street. LaPaz will be one of the last ones finished. He is working on financing. Culver project will have a ribbon cutting on July 24th. The LT. Governor is to be attending the resident block party. It is open to the public.

Shannon McLeod – PPR Police Grant: Department of Justice grant due June 15th. If awarded it would provide up to 75% salary and benefits for a full time officer for 3 years. The town would then have to retain the position at 100% for the following 3 years. Discussion regarding funding followed. Shannon would need data from the county on run times and data from the LaPaz Police Department. Need US citizen's data, demographic data, and population data. Her cost would be \$100 per hour and not to exceed 12 hours. Kelli suggested the board do the grant application but she did not want to it. Young made a motion to have Shannon do the application for the grant and her fee not to exceed \$1200. Ecker seconded the motion. Roll call: 3 ayes – 0 nays. Motion carried.

Old Business Continued: Ecker said he looked over the property owned by Ronnie McCarthy, (Mac's Market and the old Burger King Building). Last month he was approached by Mr. McCarthy to remove the storm water charge from his bill because he receives no benefit from the storm system. His property gets the run off from the two highways draining onto the property. Ecker agreed with him. Ecker made a motion to take off the storm charge on the two commercial properties owned by Ronnie McCarthy. Young second the motion. Roll call: 3 ayes – 0 nays. Motion carried 3-0.

MVH: Potholes need filled. Bridge needs to have weeds cut. Roger stated he is still working with the county for the sweeper for the sand.

Sewer Dept.: Jerry reported he needs Richie Gay look at the meter base on lift station at US 6 and US 31. He reported he bought seat covers and has a bed liner on order for the new truck.

New Business: Beverly Conley came before the board regarding the blue apartment building at 101 S Michigan St. LaPaz. The building is in dire straights. Her husband Art passed away and she is trying to take care of his property. She has no funds to fix the building. The town has contacted the county to condemn the property. Tony asked Kelli where the Unsafe Building Board stands on this. She had no comment. Shannon said the town would have to own the property to apply for the federal blight clearance grant to demolish the building. Potentially apply this fall for the grant for this building and the Brenda Roberts property. Shannon explained to the board the only if the town used the grant the town must retain the ownership for 5 years. Tony suggested Mrs. Conley deed the property over to the town or speak with the owner of the Bottle Stop to see if he wanted it. He told her to consult her attorney on this matter. Mrs. Conley asked for a reduced bill for the sewer. Ecker explained she would need to cap off the existing 2 sewers, then she would just pay the sewer debt service. Ecker made the motion if Beverly Conley quick claims the building to the town, then the town assumes the sewer debt and she would not have to pay the bill. Young seconded the motion. Roll call: 3 ayes – 0 nays. Motion carried.

Broadband Service: Shannon updated the board on broadband. The state received 5 billion dollars and will take 2 billion to be divided among different agencies. 3 billion will be given among the counties, cities and towns of the states around the middle of June. Smaller communities can use their money for water, wastewater and broadband. LaVille School will also receive money for broadband and interested in combine planning with the town. LaPaz cannot use this money to match a federal grant. LT. Governor is working with Scott Rudd on broadband for the state. LaPaz water planning grant is at the right time. Being ground ready is better for the coming grant money. Steve suggested we need to be planning money towards improvements in our plant that is aging.

Attorney Update: LED Sign policy – Bremen, Argos and Bourbon had not made any decision on policy. Plymouth is giving control of the sign to the Reese Committee. Tony suggested we put a policy on hold till everyone makes decision. Clerk told the board she put the sign on our insurance policy.

Surveyor: Territorial Engineers of Walkerton (574-586-3448) are 8-12 weeks out. He asked the board to authorize Paul and Tony to work with them. He wants them to mark out the Abbott easement, Ellinger alley, and the alley off 1st Road by N Main ST. Roger made a motion to authorize the work up to \$10,000. Young seconded the motion. Roll Call: 3 ayes – 0 nays. Motion carried.

Violations: 105 W First Road – Brenda Roberts - Tony to send her a letter regarding the tall grass, broken fence. He will suggest to her to sign over the property to the town. Then the town will deal with the back taxes, IRS and demolition of the meth trailer.

Arturo Valdez – 102 S Michigan St. – house half torn down, unsafe. He has not worked on for last 2 months. Tony said the town should call Steve Howard Marshall County Building inspector to see if work was permitted. Roger will call Steve Howard.

308 Main St - Ceaser Jimenz tall grass – clerk sent a letter on May 4th regarding the violation and to mow the grass. He also received a delinquent sewer bill letter.

516 S Michigan ST – Mitchell – Grass not mowed all year. Property gone into bankruptcy. Tony to deal with this property regarding the violations. He will contact the attorney handling it.

302 S Main ST. -Troy Thrush – still has trash under tarp. Clerk sent him a letter May 10th regarding the violation.

Kelli suggested doing a community clean up now that weather was nice.

Regarding illegal hook ups for sump pumps to our system: Tony told the board this is a theft of services and the town should prosecute the homeowners for this.

Patron Comments: none

Financials: President Ecker made a motion to approve APV'S from April 21 – May 13th. Chavez seconded the motion. Roll call: 3 ayes – 0 nays. Motion carried 3-0.

Adjournment: President Ecker made a motion to close the meeting. Young seconded the motion. Roll call: 3 ayes – 0 nays. Motion carried. Meeting adjourned at 7:53 PM



Roger Ecker, Council President

6-10-2021
date



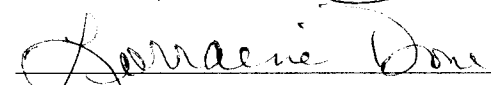
Ryan Young, Council Member

5-10-2021
date



Kelli Chavez, Council Member

6/10/21
date



Lorraine Dove, Clerk – Treasurer

June 10, 2021
date