

Draft

**Commissioners Meeting
August 16, 2021 8:00 a m**

Present: Mark Koors, Jerome Buening and Chuck Emsweller

President Koors welcomed everyone to the Commissioners' August 16th meeting; he then announced Title VI forms are available for anyone who would like to fill out and turn in at the Auditor's office.

County Sheriff Dave Durant led the Pledge of Allegiance to the Flag; a prayer was offered by Pastor Luke Koors.

(Meeting minutes and claims are emailed to each Commissioners, each Friday before their Monday meeting)

Mr Buening moved to approve the minutes for the August 2nd meeting, minutes for the August 3rd Executive Session and the August 7th Executive Session. Mr Emsweller seconded and Mr Koors concurred. All minutes are approved.

Mr Emsweller moved to approve the claims; Mr Buening seconded and Mr Koors concurred. Claims are approved.

Mr Emsweller moved to approve the August 6th payroll for county employees; Mr Buening seconded and Mr Koors concurred.

Highway Superintendent Mark Mohr reported **O'Mara Contractors** have the demo work completed on Bridge 239 on Washington Street and are hoping not to exceed the 90-day completion window. Bridge 116, the stone-arch on County Road 400 South off of Southwest 60 has reopened with a weight limit of 20-tons. Abutments are poured and beams should arrive the first part of September for Bridge 137, north of County Road 450 South on County Road 700 West. **United Consultants** have inspected the **Covered Bridge** and found no major damage, so it has been reopened. Mr Mohr is working on quotes for repairing the damage as well as replacing some deteriorated wood. Widening is completed, the final grade is done and seeded on County Road 880 East- it's ready for **Globe** to do the paving. County Road 700 West, near the **Hulsbosch Dairy**, has been widened, the sub-base failure repaired and some paving done as part of the **Community Crossing Grants** program. This section of 700 West was done now due to 'silage season'; the rest of 700 West will be paved at a later date.

Area Plan Director Krista Duvall didn't have anything to report.

Building Inspector Kenny Buening reported in the past two weeks, he completed 54 building inspections and issued 9 new building permits plus doing the plan reviews. He issued 2 red tags: postholes for a porch were not deep enough and a meter base was installed too close to an entryway. He will be meeting with a representative from **ISO** (insurance rating) to determine insurance costs for the county.

Rick Anderson and Mark Froet of Johnson-Melloh Solutions shared the results of inspecting the Courthouse, the Highway Garage, Court Services Building and the Detention Center and their recommendations for energy conservation measures. He told Commissioners the solar package provides "locked in rates" for 25 – 30 years and he also cited Indiana Code 36-1-12.5 which guarantees savings contracts and energy efficiency programs used by a school corporation, public library or other political subdivisions' legislative body. Mr Anderson estimates the project cost at \$1,762,608 +- 15%. Commissioners will review this information and decide at a later date whether this project is within the budget.

Westport Councilperson Joyce Brindley and Commonwealth Engineer Matt Werth asked the Commissioners for \$55,000 of the **County's American Recovery Plan** monies for a stormwater study as the first step to fixing Westport's wastewater/stormwater issues. Westport did receive ARP monies, some of which will be used for current water and wastewater projects. Mr Emsweller invited Ms Brindley and Mr Werth to the ARP Committee meeting on Thursday, August 19th to present their request.

Steve Ruble of Strand Associates presented a proposal letter to begin the design process for a new Highway facility/campus. Plans are to create a new facility, possibly adapting Strand's 2017 design proposal. He highlighted the scope of services beginning with the topographic survey of the 43-acre property, meet with designed staff to review 2017 building plans to see if those meet needs, will meet with the **Area Plan Commission** and the **Board of Zoning Appeals**, understand the subdivision requirements, initiate utility co-ordination by contacting those providers to identify location, access points, review schematic layouts for buildings and site; will start as soon as Commissioners sign an agreement. Mr Ruble proposes having those

processes completed by November 12, 2021. Mr Emsweller made a motion to move forward with this project, Mr Buening seconded and Mr Koors concurred.

Mr Ruble has a demolition quote package and technical specifications for the old jail; he does have some questions on leaving the electrical service to the PDS. Brad Speer of EMA has removed the generator and switch; IT Engineer Josh Tressler still needs to remove some things by the end of August.

Chris Grabosky of Maxwell Construction and Greg Martz presented steps the Commissioners may use for the new highway campus project. Indiana Code 5-23, similar to IC 36-1-12.5, sets out steps to build, operate and transfer a public facility at a future date. Mr Martz will provide some "Request for Quotes" templates for the Commissioners and County Attorney to review as the RFQ's must be legally advertised 2 times, a week apart. Commissioners would then receive responses and select a qualified respondent who would work with our architect-engineer on designing and budgeting the project. Commissioners would not have to approve the project until they see if respondent works well with Strand; then may decide to do the project.

Rick Sasser, Commander of the Guardians of Liberty, presented an ordinance that Decatur County would join other Indiana counties by becoming a 2nd Amendment Sanctuary State and directs the County Attorney to prepare and send a letter to the State Representatives/ Legislators in support and advocacy as such. Mr Sasser moved that Decatur County join the other 30 counties in this State to become a 2nd Amendment Sanctuary County in those regulations. Mr Koors told Mr Sasser cannot make a motion, only the Commissioners. The Commissioners attorney will review the information and ordinance given to the Commissioners. Commissioners will decide on this ordinance at a later date.

Mr Koors shared costs for the preventative maintenance agreement with AutoClear for the x-ray equipment used by the Courthouse Security team. The platinum level costs \$4,400, gold level is \$3,200 or silver is \$2,500 annually. Mr Emsweller made a motion to move forward with the platinum level, Mr Buening seconded and Mr Koors concurred.

Mr Buening moved to adopt **Ordinance 2021-13** which states Decatur County's intent/plan to expend the American Recovery monies made available by the federal government. Mr Emsweller seconded the motion and Mr Koors concurred. The County Council will also adopt this same ordinance at their regular meeting on August 17th.

Mr Emsweller said he has been asking for the **Decatur County Fair Board's** financial records which includes rental records and he is still waiting to get those. He's also received many complaints about leaky roofs and gutters on buildings on the fairgrounds. Several Fair Board members, in attendance, shared their thoughts/opinions. Mr Emsweller moved the management of properties- 16-11-10-000-024.900-015 11.47 acres Ball Diamonds; 16-11-10-000-023.000-015 38.38 acres Fairgrounds; 16-11-10-000-022.000-015 2.79 acres North Strip of Fairgrounds; 16-11-10-000-024.000-015 3.62 acres old nursing home/veil ammunitions lots; 16-11-09-000-017.000-015 9.6 acres Extension Office and parking area, all owned by the County Commissioners be removed from the **Fair Board** and assigned to the **Decatur County Visitors/Tourism Commission**. After discussion, Mr Emsweller moved to amend his motion to be contingent upon the Visitor/Tourism Commission accepting by the Commissioners' September 7th meeting. Mr Koors told the audience it is the Commissioners intentions to create a new Board, so the Commissioners are the acting Fair Board until September 7th, 2021. Mr Buening seconded and Mr Koors concurred. Mr Emsweller then moved to require the current authorized signed of the existing Fair Board bank accounts meet with the Commissioners to transfer ownership of said accounts as well as all assets to the Decatur County Visitors/Tourism Commission. This process is to include an independent audit of the 2021 Fair Board income and expenses up to and including the recent Fair. Any and all outstanding expenses or income shall be identified. A final report from the audit is to be presented to the Commissioners no later than the Commissioners' September 20th, 2021 regular meeting. Mr Buening seconded the motion and Mr Koors concurred. Mr Emsweller moved to dissolve the current 21 member Decatur County Fair Board and replace it with a 5 – 7 member board to be appointed by the County Commissioners by their next meeting, September 7th, 2021. The responsibility of the new Fair Board is to run the week-long county fair. Mr Buening seconded the motion and Mr Koors concurred. Mr Koors will setup the audit and the current Fair Board is to turn their books, financial records into the County Auditor's office.

The **Greensburg Power of the Past Club** has offered to purchase 23 acres of the 43.05 acres purchased by the County Commissioners for the purpose of relocating the County Highway Department. The Club has offered to \$300,000 for the north most 23 acres, to pay \$30,000 down and pay 3% interest and must be paid in full by July 1, 2024. The Club also agrees no buildings may be built or placed on the property until it is paid in full. The deed would include a covenant granting the Highway Department an easement to access their buildings and also should the Club decide to sell the property, that property would revert back to the County Commissioners.

County Councilman Bill Metz told the Commissioners he is definitely not for this; he believes the County needs to hold onto entire 43 acres- doesn't like selling property subjecting the Highway Department to easements to get to their site. **County Attorney Ken Bass** told Commissioners since the Power of the Past Club is a 501C3, the normal procedures do not apply. Mr Koors told Mr Bass to get the covenant drawn up.

The Commissioners presented Mr Bass for his 4+ years of dedicated service as the County Attorney. Mr Bass told all it was an honor to serve.

Mr Emsweller moved to accept local attorney Chad Smith as the next County Attorney, beginning September 1st, 2021. Mr Buening stated the quality of candidates was outstanding; he then seconded the motion. Mr Koors concurred.

County Assessor Dorene Greiwe, representatives from the 3 companies who submitted bids for the 2026 Reassessment contract and Commissioners reviewed/discussed the differences in services and bid amount for this contract. Mr Emsweller moved to table so the Commissioners may review the 3 bids and decide at their next meeting. Mr Buening seconded the motion.

Mr Koors announced there will be a **Retirement Party honoring Parks and Rec Director Bob Barker** on August 20th at 2:00-4:00 pm at the Armory. Mr Barker has served 48 years in that position.

Emergency Management Director Brad Speer told Commissioners GenSet has offered to purchase the old generator and switch at the old jail for \$2,500; which would decrease the annual maintenance by \$2,000 on the County's generators. Mr Speer also reported the County didn't receive any individual assistance for the June 28th flood damage, but through the Public Assistance program we may receive \$300,000 for the Armory damage and to rebuild some roads.

Sheriff Dave Durant has purchased a non-permanent storage shed, out of his Commissary funds, to house mower, trimmers, etc.

With nothing else to come before the Commissioners, Mr Emsweller moved to recess, Mr Buening seconded and Mr Koors concurred. Meeting recessed.

The next Commissioner meeting will be 8:00 am on Tuesday, September 7th, 2021, in Room 106.

Attest: _____

Date: _____