

SOUTH-WEST LAKE MAXINKUCKEE CONSERVANCY DISTRICT
Regular Board Meeting
Culver Public Library
Culver, IN

Meeting Date Saturday October 18, 2014 held at 10:00 a.m.

Members Present Chair Kathryn Densborn, John Stimson, Rick George, and Jane Grund.

Others Present: Kathy Clark, Lakeside Consulting LLC as the District Coordinator and Jeanne Spaw, candidate for Area 1 position on the Board.

Chair Densborn called the regular meeting to order at 10:10 a.m.

Mr. Stimson was sworn in as Area 2 representative after being appointed at the August 30th meeting in absentia. Ms. Grund then made a motion to appoint Jeanne Spaw as Area 1 representative, to serve until the regular election to be held on February 28th, 2015. Motion was seconded by Mr. George. Motion passed with all ayes. Both representatives were reminded to get their petitions for the 2015 election to the district coordinator by December 1, 2014. A new board member list was distributed and after some discussion all cell phone numbers and emails were collected for the final update. The updated list will also be posted on the District's website.

Chair Densborn then suspended the regular meeting at 10:12 a.m.

Public Hearing for 2015 Budget The public hearing was opened at 10:12 a.m. by Chair Densborn. It was noted that no members of the general public were present. The Board adopted the 2015 budget as presented with a motion from Mr. George and a second by Mr. Stimson. Motion passed with all ayes.

Chair Densborn closed the public hearing at 10:17 and reconvened the regular meeting.

Approval of Minutes The minutes of the August 30th, 2014 meeting were approved as written by a motion from Mr. George with a second by Ms. Grund. Motion passed unanimously.

Financial Report The September Financial Report was approved as presented with a motion from Mr. George and a second by Mr. Stimson. Motion passed unanimously.

Approval of Claims Ms. Clark first presented to the Board the registry of operations and maintenance claims that had already been paid and was emailed to the Board October 16th, these claims totaled \$12,279.29. A motion was made to approve these claims by Mr. Stimson. The motion was seconded by Mrs. Spaw. Motion passed unanimously.

Ms. Clark then offered the Board a second claims register for claims received but unpaid between September 2nd and October 16th. These totaled \$8,694.36. Ms. Clark asked the members to decide if they wanted to pay membership dues for the Association of Indiana Conservancy Districts for a second year. The organization failed to hold a conference in 2013 and didn't request dues for that year either.

After discussion, Ms. Clark was asked to do further research on the group and send it to Mr. George for more discussion. The Board did decide to re-sign with them at this time for one more year. Mr. Stimson made a motion to accept these claims and his motion was seconded by Ms. Grund. Motion passed unanimously.

District Coordinator's Report Ms. Clark informed the Board about the following items:

The Pursch family that purchased property on West Shore Circle declined to join the district, feeling that the cost for legal services (approximately \$7,000 to \$14,000) plus buy-in expense (\$7,500) and added contracting costs were too just high. **Mr. Joyce**, who owns a West Shore Drive lot that is already partially in the district, also declined to bring in the other lots that were recently combined with the district lot. Again, he cited the added expense noted above plus the expense of having a survey done again.

The **Town of Culver is raising its water and sewer rates** beginning December 1, 2014 and running through December 2015. The sewer rate increase will be the only thing affecting the District. Umbaugh, the Town's financial advisor, sent the requisite 45 day notice to the District. It included the following:

- Current estimated monthly charge: \$1,412.11
- Phase I estimated monthly charge: \$1,496.84
- Phase II estimated monthly charge: \$1,586.65

Umbaugh also sent along their rate study for Mr. Hux' review. Some Board members stated they would attend the town's public hearing on November 11th as will Ms. Clark in case the District wishes to protest the increase.

New Business A discussion took place among the members concerning items that they may wish to change next year if the bond is forgiven. They should **be prepared to discuss any changes in the rates, application fee, and late fee language** that is listed in the Rate Resolution. They should also be considering at the May 2015 meeting a discussion of the need to retain funds for unforeseen emergencies and expected maintenance and any necessary repairs that might be required in the future; and what to do with anything that may be consider in excess of these financial plans.

RPL's new two year contract was then discussed. The only change was the removal of the section (5-F) that discussed setup which has already been done. The only increase was adding 2 cents to cover their paper and envelope cost increases. Mr. George made a motion to accept this contract with a second made by Mr. Stimson. Motion passed with all ayes.

The District's **insurance coverage** was then review by the Board. An explanation of all coverages and the associated cost was given by Ms. Clark. Coverage was approved by a motion from Ms. Grund and a second by Ms. Stimson. Motion approved with all ayes.

A discussion took place regarding changing the **makeup of the Board**, dropping to 3 or 5 area representatives for ease of meeting quorums and other considerations. It was decided to wait one

more year before discussing this issue further. It was noted that this change would likely involve legal fees for redrawing the district area, etc.

A motion was made by Ms. Spaw to allow Ms. Clark to pay the \$29,746 **bond payment** December 15th. The motion was seconded by Ms. Grund. Motion passed with all ayes.

Old Business The **odor issues** was briefly discussed with a brief report from Mr. Crist. A second meeting with the town will be arranged for end of October or early November due to the recent departure of the town manager.

District Coordinator contract was discussed. Mr. George made a motion to renew the contract for one year with no changes. A second was provided by Ms. Grund. Motion passed with all ayes. Chair Densborn said she would bring a review form to a future meeting to be used by both the Board and Ms. Clark going forward.

Astbury's contract was discussed with a report from Chair Densborn that another firm bid on the original contract and would like the opportunity to bid when this one year contract expires in 2015. The new company also handles locating services and could be hired to perform that duty as well.

Ms. Clark is to update the Board contact list, the 2015 Meeting Calendar, and the Contract List then send all out to the Board and post on-line.

Meeting adjourned at 11:25 a.m.

Respectfully submitted,

Kathy Clark, District Coordinator
Acting as secretary for John Demaree, District Secretary
December 2, 2014