

TIPPECANOE COUNTY BOARD OF COMMISSIONERS
REGULAR MEETING
March 7, 2016

The Tippecanoe County Commissioners met on Monday, March 7, 2016 at 10:00 a.m. in the Tippecanoe Room in the County Office Building. Commissioners present were: President David S. Byers, Vice President Tracy A. Brown and Commissioner Thomas P. Murtaugh. Also present were: Attorney Doug Masson, Auditor Bob Plantenga, Commissioners' Assistant Paula Bennett, and Recording Secretary Tillie Hennigar.

PLEDGE OF ALLEGIANCE

President Byers called the meeting to order and led the Pledge of Allegiance.

APPROVAL OF MINUTES

February 1, 2016

February 15, 2016

- Commissioner Murtaugh moved to approve the minutes from the regular meetings held February 1 and February 15, 2016 as presented, second by Commissioner Brown; motion carried.

PRESENTATION OF ACCOUNTS PAYABLE VOUCHERS and PAYROLL – Paula Bennett

Commissioners' Assistant Paula Bennett recommended the claims from February 16, 2016 through March 7, 2016 and also payroll from February 26, 2016 be approved, without exception.

- Commissioner Brown moved to approve the Accounts Payable Vouchers and Payroll as presented, second by Commissioner Murtaugh; motion carried.

PROCLAMATION

Farm Worker Awareness Week

The Commissioners shared in the reading of the Proclamation, declaring the week of March 24 through April 1, 2016 as Farm Worker Awareness Week.

PROCLAMATION

A PROCLAMATION DECLARING THE WEEK OF MARCH 24-April 1, 2016, AS FARM WORKER AWARENESS WEEK AND HONORING THE SPIRIT AND HARDWORK OF INDIANA FARMWORKERS

WHEREAS, the City of Lafayette and West Lafayette, Indiana are situated in Tippecanoe County and

WHEREAS, Indiana's agribusiness employees over 65,000 year-round, seasonal, and migrant farm workers, many of whom live and work in and around Tippecanoe County, and who are key partners for the safety, security, and sustainability of our food supply; and

WHEREAS, the labor of Indiana's farm workers contributes billions of dollars annually to the state's economy and agriculture continues to be one of the principal industries in the surrounding counties; and

WHEREAS, The Tippecanoe County Board of Commissioners and the Greater Lafayette Community honors all those who plant, cultivate, harvest and process our agricultural products.

THEREFORE, IT IS PROCLAIMED that the Tippecanoe County Board of Commissioners, and the Greater Lafayette Community, are declaring the week of March 24-April 1, 2016 as Farm Worker Awareness Week.

BID OPENINGS - 111 N 4th Street

Attorney Masson opened the bids for the remodeling project of the 111 North 4th Street building.

	<u>BASE BID</u>	<u>*ALT #1</u>	<u>ALT #2</u>
Bid Package #1: General Trades			
Shepler Construction Company	\$481,696	+\$17,616	N/A
Bid Package #2: Millwork & Casework			
Shepler Construction Company	\$65,900	N/A	N/A
Bid Package #3A: Roofing			
Team Craft Roofing	\$193,000	+\$825	+\$14,000
Henry C Smither Roofing Co Inc	\$131,000	+\$1,300	+ 9,500
Blackmore & Buckner Roofing	\$126,550	+\$1,125	+ 9,150
Bid Package #3B: Roofing			
Team Craft Roofing	\$185,000	+825	N/A
Henry C Smither Roofing Co Inc	\$125,500	+\$1,300	N/A
Blackmore & Buckner Roofing	\$119,500	+\$1,125	N/A
Bid Package #4: Hollow Metal Doors/Frames/Hardware/Accessories			
Mulhaupt's Inc	\$230,752	N/A	N/A
Bid Package #5: Aluminum Frames, Doors & Windows			
Central Indiana Glass and Glazing	\$33,077	N/A	N/A
Bacon and Van Buskirk Glass Co Inc	\$35,900	N/A	N/A
Bid Package #6: Flooring			
Jack Laurie Floors, LLC	\$188,500	N/A	N/A
Blakley's Corporation	\$189,488	N/A	N/A
Bid Package #7: Paint			
Heritage Classic Construction	\$69,500	N/A	N/A
Bid Package #8: Plumbing			
DW Anderson Plumbing LLC	\$112,500	N/A	N/A
Brenneco Inc	\$117,780	N/A	N/A
Quality Plumbing and Heating	\$208,000	N/A	N/A
Bid Package #9: Mechanical			
Quality Plumbing and Heating	\$520,000	N/A	N/A
Eberhart Heating and Cooling	\$480,870	N/A	N/A
Eagle Mechanical	combo bid		
Bid Package #10: Electrical			
Shepler Construction Co, Inc	\$269,460	N/A	N/A
Brand Electric, Inc	\$291,000	N/A	N/A
Craig Wagoner Electric	\$275,600	N/A	N/A
Huston Electric	\$339,655	N/A	N/A

Combo Bids:			
Quality Plumbing and Heating - #8 and #9	\$718,000	N/A	N/A
Eagle Mechanical - #8 and #9	\$669,505	N/A	N/A
*ALT #1: Rooftop Patio Deck **ALT #2: Two Ply Roof Coating			

President Byers thanked the bidders.

- Commissioner Murtaugh moved to take the bids under advisement, second by Commissioner Brown; motion carried.

SPONSORSHIP AGREEMENT with TIPPECANOE ARTS FEDERATION - TAP for TAF

Commissioner Murtaugh said it is the second year for the Sponsorship Agreement for the Tippecanoe Arts Federation (TAF) to sponsor TAP, a craft brew festival to be held on April 16, 2016 from 2:00 to 6:00 p.m. on the roof top of the County parking garage.

- Commissioner Murtaugh moved to approve the Sponsorship Agreement for TAF, saying all the paperwork is in order, second by Commissioner Brown; motion carried.

LEAGUE OF WOMEN VOTERS - Sue Scholer
Redistricting – RESOLUTION 2016-13-CM

Sue Scholer, representing the League of Women Voters, along with other members who were present, requested adoption of a Resolution dealing with a study commission that has been formed at the Legislature. Lafayette and West Lafayette will adopt a similar Resolution. The purpose of the study is to look at how legislative and congressional maps are redistricted following each census. The Constitution requires the General Assembly to do so and the districts to be contiguous; however it is based on population. Ms. Scholer continued saying throughout the country there has been some effort to reform and eliminate the conflict of interest by not having legislators drawing their own districts. The League of Women Voters wish to have the sub-committee look at the issue and come up with recommendations for redistricting of cities, towns, and communities. She asked for the consideration of the Commissioners.

Commissioner Murtaugh asked if there has been success statewide with other municipalities and counties to pass a similar Resolution. Ms. Scholer said the effort has just started and presentations are beginning around the state. She was pleased with the response from the Commissioners, Lafayette, and West Lafayette. Commissioner Murtaugh thanked the League for carrying the effort. President Byers said he thinks it is a great idea if the state and federal legislators release their control of the issue.

- Commissioner Brown moved to approve Resolution 2016-13-CM as presented, second by Commissioner Murtaugh; motion carried.

AREA PLAN - Sallie Fahey
RESOLUTION 2016-10-CM - Multi-Hazard Mitigation Plan

Area Plan Commission Director Fahey said Resolution 2016-10-CM is an amendment to the Comprehensive Plan to update the existing 2006 Multi-Hazard Mitigation Plan; a requirement of the Federal Disaster Mitigation Act of 2000. The Resolution will go to the other five jurisdictions of the Plan Commission and also the town of Shadeland. Every community in the United States who participants in the National Flood Insurance program is required to have a Multi-Hazard Mitigation Plan. The planning effort was led by a committee including citizens, government agencies, fire, police, first responders, and

the County TEMA Director Smokey Anderson. Of the 22 potential hazards or disasters that could occur in the US, the planning committee selected seven for study – dam failure; earthquake; flooding; severe winter storms, particularly ice; tornadoes and windstorms; hazardous materials in storage and transportation; and utility failure. The outcome of the study is that each hazard has a sweet of projects to assess the situation and help mitigate loss of property and life when a disaster occurs.

Conceptual approval was received in January from FEMA and the Indiana Department of Homeland Security to proceed. The Plan Commission recommended approval with a unanimous vote. Upon presentation and adoption by the Commissioners and the other local jurisdictions, it will go back to FEMA and the Department of Homeland Security for final approval.

- Commissioner Brown moved to approve Resolution 2016-10-CM amending the Comprehensive Plan for Tippecanoe County to update and include the Multi-Hazard Mitigation Plan, second by Commissioner Murtaugh; motion carried.

ORDINANCE 2016-06-CM - Z-2639 Robert J. Lahrman (A to R1) - Rezoning of 69.9 acres for a proposed 161 lot single-family subdivision, located between CR 450 S and CR 500 S, just south of Roberts Ridge Subdivision, in Wea 14 (SE) 22-4

- Commissioner Murtaugh moved to hear Ordinance 2016-06-CM, second by Commissioner Brown.

Dan Teder, Attorney with Reiling Teder & Schrier stated he represents the petitioner Bob Lahrman who is present. The developer, Ron Whistler is also present. A favorable staff report was received and a unanimous recommendation from the Area Plan Commission. The request is for a rezone from A to R1 of a 69.9 acre tract located between County Road 450 South and County Road 500 South, south of Roberts Ridge Subdivision. The price range in Roberts Ridge is \$180,000 to \$290,000 and the final phase with 46 lots is currently being developed. The proposed rezone area will include 161 lots with prices similar to Roberts Ridge. Woodland Elementary School added an addition last year and is nearby. Water and sewer are available to the site and will be gravity fed; the Lafayette Engineer's office is involved in the process and supports the request. Attorney Teder requested approval.

President Byers invited public comment in favor of or opposed to the rezone.

Norma Norwell – 3406 E 500 S, Lafayette – Ms. Norwell said she understood the water would be gravity fed. The location of the subdivision has a hill halfway between 450 and 500 and a grassy area where the water can run through. The farmer behind her property plowed under the grassy area and all the water runs to her property and the property east of hers. Her property is being washed away and she wants assurance that the water will not head west. Ms. Norwell asked if water and sewage would be City and if so, would the surrounding properties have to connect? Also, will the area be annexed into the City, who will cover fire protection, and how large are the lots? She continued to say 161 homes on 69.9 acres does not seem to be enough land; the houses will be stacked on top of each other like Benjamin Crossing. Her other concerns include why there will be a lift station since the property is on a hill and drains into a county ditch and also the traffic. She said CR 450 has a lot of traffic and questioned if Concord Road or County Road 200 would be widened.

President Byers said before final approval to build, Drainage Board approval is required. Plans will be submitted regarding how the drainage will be handled, where the water will flow, and how it will project. Our Surveyor does an excellent job to make sure the problem will not pass down to become a headache for a property owner. Surveyor Beasley said his office has not seen the approval yet. When it comes to his office, he would be happy to set up a meeting with Ms. Norwell and look at the adjoining land.

Attorney Teder said the request is a rezone to R1 and the lots will be 10,000 square feet. He believes the 161 homes are the minimum and appropriate for the area; Roberts Ridge also has 10,000 square foot lots. Earlier when talking about a gravity system, he was talking about sewer; Ms. Norwell is concerned about water. There will be a couple of ponds on the site which will be piped to the ditch. Once the process moves forward, the Surveyor will require proper drainage which will improve the area from its present condition. In response to the traffic, Attorney Teder said the roads mentioned have recently been paved and he believes they have sufficient capacity for additional traffic; however Highway Director Opal Kuhl can better answer the traffic concerns. The preliminary plans have access from CR 450 and CR 500; work will begin on CR 450. As far as fire protection, that decision will be made by others and dictated during the subdivision process.

President Byers said today is the beginning of the process and there will be a lot of hurdles and avenues to get through before the end. Commissioner Brown added depending on how complex the drainage issues are, the 161 lots could increase or decrease. Attorney Teder agreed and added the 161 lots is a range; planning requires providing an estimate when going from agriculture zoning to residential. The number of lots is subject to drainage, water and sewer, police, fire, and also Area Plan. The project will take four to five years until completion. Commissioner Murtaugh said the rezone will have no effect on annexation; however, there is no guarantee an annexation proposal won't come ten years down the road. Also, water and sewer will be offered to this site and other property owners may have the option to hook up, but they would not be forced to do so.

President Byers invited additional public comments. There were none.

Auditor Plantenga recorded the vote.

Byers	Aye
Brown	Aye
Murtaugh	Aye

Ordinance 2016-06-CM passed 3-0.

HIGHWAY – Opal Kuhl

Public Hearing to Vacate a Public Way - the State of Indiana and Department of Natural Resources to Vacate a Portion of Swisher Road

- Commissioner Murtaugh moved to open the public hearing for the Vacation of a Public Way, second by Commissioner Brown; motion carried.

Dan Saffen, Indiana Department of Natural Resources (DNR) Engineering Division stated that Jo Mary Bellar was also present and will be replacing him upon his retirement. Prophetstown State Park manager Jason Getz was also present. The area in question is the beginning portion of Swisher Road. The DNR owns land on both sides and Heritage Mining (US Aggregates) owns the mining operation, which will be moved from the north to the south side of the road. Future plans include an 80-100 acre lake using the mined areas, which would be connected over a portion of the road. The time frame for project completion is 15 years.

Attorney Masson asked for clarification on the Duke Energy right-of-way. Mr. Saffen responded all utility companies have been contacted; none have voiced a concern over the project. Duke Energy has an easement with the DNR and it will continue to be honored.

President Byers invited public comment in favor of or opposed to the vacation. There were none and the hearing was closed.

ORDINANCE 2016-07-CM – first reading

The State of Indiana and Department of Natural Resources to Vacate a Portion of Swisher Road

- Commissioner Murtaugh moved to approve Ordinance 2016-07-CM on first reading, second by Commissioner Brown.

President Byers invited public comment in favor of or opposed to the Ordinance. There was none.

Auditor Plantenga recorded the vote.

Brown	Aye
Murtaugh	Aye
Byers	Aye

Ordinance 2016-07-CM passed 3-0 on first reading.

Street Acceptance

Hawthorne Lakes, Section Three, Belgian Lane-325'; Farrier Place-425.08'; Sorrel Drive-408.86'

Highway Director Kuhl requested acceptance of three streets located in Hawthorne Lakes Subdivision totaling 0.220 miles.

- Commissioner Brown moved to accept the streets as presented, second by Commissioner Murtaugh; motion carried.

3 Year Subdivision Maintenance Bond

Hawthorne Lakes, Section Three in the amount of \$23,929.50 from Merritt Contracting, Inc.

- Commissioner Brown moved to approve the 3 year Maintenance Bond for Hawthorne Lakes in the amount of \$23,929.50 from Merritt Contracting as presented, second by Commissioner Murtaugh; motion carried.

3 Year Construction Maintenance Bond

Peregrine Street from H & G Underground Utilities in the amount of \$5,000

Director Kuhl stated the 3 year Construction Maintenance Bond for Peregrine Street from H & G Underground Utilities is to relocate a water main.

- Commissioner Murtaugh moved to approve the 3 year Maintenance Bond for Peregrine Street in the amount of \$5,000 as presented, second by Commissioner Brown; motion carried.

Performance Bond

Tippecanoe County Bridge #U518 Project (Saw Mill Run Wood Bridge) from BRIC, LLC in the amount of \$49,242

Director Kuhl stated the bond is from BRIC, LLC for the project in Saw Mill Run replacing the wooden railings and posts on the bridge.

- Commissioner Brown moved to approve the 3 year Performance Bond in the amount of \$49,242 as presented, second by Commissioner Murtaugh; motion carried.

GRANTS - Sharon Hutchison

Permission to Accept Grant

Grant Facilitator Hutchison requested permission to accept a grant for the Health Department from the Indiana State Department of Health (ISDH) for \$50,000 to be used for a part time disease intervention specialist assistant in 2016. Covered costs include personnel wages, fringe benefits, travel and supplies. No match is required from the county.

- Commissioner Murtaugh moved to approve permission to accept the grant from ISDH in the amount of \$50,000, second by Commissioner Brown; motion carried.

Permission to Apply for Grant

Grant Facilitator Hutchison requested permission for TEMA to apply for the 2016 Salary Reimbursement program through the Indiana Department of Homeland Security (IDHS) in the amount of \$133,726. Fifty percent of salaries are reimbursed, totaling \$66, 863; the county match is the other fifty percent and fringe benefits.

- Commissioner Brown moved to approve permission for TEMA to apply for the IDHS Salary Reimbursement grant in the amount of \$133,726 as presented, second by Commissioner Murtaugh; motion carried.

Grant Facilitator Hutchison requested permission to apply for a grant for TEMA from the Homeland Security Foundation (IHSF) for up to \$4,000 for ballistic protective equipment and triage packs to enhance the capabilities of TEMA and area fire departments.

- Commissioner Murtaugh moved to approve permission to apply to IHSF for up to \$4,000 for TEMA, second by Commissioner Brown; motion carried.

Grant Facilitator Hutchison requested permission to apply for a grant for up to \$4,000 from IHSF for the Coroner's office. The grant is for P25 compatible radios in the office to be used as scanners and for deputies on call.

- Commissioner Brown moved to approve permission to apply to IHSF for the Coroner's office for up to \$4,000 for P25 compatible radios, second by Commissioner Murtaugh; motion carried.

HEALTH- Craig Rich

Ordinance 2016-05-CM - Correcting Body Art Establishment Permit Fee

- Commissioner Murtaugh moved to hear Ordinance 2016-05-CM, second by Commissioner Brown.

Attorney Doug Masson explained the original version of the Health Department Fee Ordinance contained a mistake; today's action is to correct it. The original body art establishment permit fee was \$300 and should be \$200, which the department had approved.

President Byers invited public comment in favor of or opposed to the Ordinance correction. There were none.

Auditor Plantenga recorded the vote.

Murtaugh	Aye
Byers	Aye
Brown	Aye

Ordinance 2016-05-CM passed 3-0 on first reading.

- Commissioner Murtaugh moved to suspend the rules and hear Ordinance 2016-05-CM on second reading, second by Commissioner Brown; motion carried.
- Commissioner Murtaugh moved to hear Ordinance 2016-05-CM on second and final reading, second by Commissioner Brown.

President Byers invited public comment. There were none.

Auditor Plantenga recorded the vote.

Byers	Aye
Brown	Aye
Murtaugh	Aye

Ordinance 2016-05-CM passed 3-0 on second and final reading.

Petty Cash Fund – Death Certificates

Health Director Rich requested the establishment of a petty cash fund for death certificates; the same as for birth certificates. Fees increased to an amount that causes more change be made when payment is rendered.

- Commissioner Murtaugh moved to establish a petty cash fund for death certificates, second by Commissioner Brown; motion carried.

Presentation on Adult Vaccines and Immunizations

Director Rich introduced Nursing Supervisor Khala Hochstedler and Nurse Beth VanLaere of the County Health Department to discuss adult immunizations.

Ms. Hochstedler said the Health Department received an immunization grant in January. The goal for the grant is to build a stronger, healthier community of children and adults through education and communication in the following ways:

- Notice to people with incomplete vaccination series
- Record completion into state database
- Host “Someone You Love” for Gardasil vaccine awareness in April at Lafayette Theater
- Lunch in the park twice this year to educate public on the importance of immunizations
- Work with rehab, STD clinics, and transitional housing to increase vaccinations among that population

- Advertising outreach through billboards, print, and radio
- Translation service for the local international community
- Additional education for the County Health Department Staff

Nurse VanLaere continued as Supervisor Hochstedler provided immunizations to Commissioner Brown and Commissioners' Assistant Bennett, saying a database is publicly accessible for your own records. To access the website and your records, obtain a PIN number from your Health Provider or the Health Department. The website will display the immunizations you need and allow printing.

Supervisor Hochstedler continued, saying their goals are as follows:

- Increase adult immunization by 25% in 2016
- Increase buy-backs by 50%
- Improve database quality by reaching out to and training providers who are not using it correctly
- Increase flu vaccinations by 25% from 2014 data (most recent year)
- Two training sessions for all County Health Department Staff

MAINTENANCE - Tony Dildine

Maintenance Agreement with Kone, Inc for Elevators

Maintenance Director Dildine explained Kone provides elevator maintenance for three buildings; the County Office Building, the Courthouse, and 629 N 6th Street. The contract has been restructured from a 5 year to a 3 year with a monthly fee of \$1,065.00.

- Commissioner Murtaugh moved to accept the contract with Kone for elevator maintenance as presented, second by Commissioner Brown; motion carried.

Agreement for Courthouse Coatings

President Byers said McNeil Coatings Consultants, Inc. is a sub-contractor who will be working on the Courthouse paint renovations. The agreement is for services up to \$23,200 to inspect the building surfaces once the old paint is removed and again when re-painted.

- Commissioner Brown moved to approve the agreement with McNeil Coatings for the Courthouse project as presented, second by Commissioner Murtaugh; motion carried.

ASSESSOR

Contract with Leonard Consulting for Audit Services

Assessor staff member Teresa Barker presented the contract with Leonard Consulting for Business Personal Property Audits. Utilizing Leonard Consulting will allow the office more quality control of what is audited. The audits will be performed on a 6 year cycle. Tax Management Associates will be retained to handle large corporations.

- Commissioner Brown moved to approve the contract with Leonard Consulting as presented, second by Commissioner Murtaugh; motion carried.

SURVEYOR - Zach Beasley

Resolution 2016-12-CM - Approving Drainage Board Reconstruction Financing Assistance Program

Surveyor Beasley explained the Resolution would set up a fund to run the assistance program. Over the past five to six years, there have been a lot of reconstruction petitions on agriculture regulated drains. Landowners within those watersheds have approached him requesting assistance with repayment. The current Drainage Code provides a five year repayment plan on the reconstruction process and the landowner has 12 months to pay the full balance with no penalties. After the first 12 months, 10% interest is added for years two, three, four, and five.

Surveyor Beasley continued to say he and the Drainage Board members have attempted numerous times to find alternatives to ease the burden on the landowners. On March 3, 2016 the Drainage Board adopted a Reconstruction Financing Assistance Program that mimics the current process; however, it will impose 5% interest instead of 10% on the remaining balance. The program is voluntary for each landowner.

Surveyor Beasley also requested the new fund be an EDIT Fund to allow transfer within a series. Commissioner Murtaugh thanked Surveyor Beasley, Commissioner Brown, Auditor Plantenga, and Treasurer Weston for putting the program together.

- Commissioner Murtaugh moved to approve Resolution 2016-12-CM, second by Commissioner Brown; motion carried.

ADDENDUM TO CROPLAND CASH RENTAL AGREEMENT – Gary and Teresa Brown to GDB Farms, LLC

The agreement is amended to change the tenants from Gary and Teresa Brown to GDB Farms, LLC. All else remains the same.

- Commissioner Brown moved to approve the addendum to the Cropland Cash Rental Agreement as presented, second by Commissioner Murtaugh; motion carried.

BATTLE GROUND GOLF COURSE UPDATE

Rick Oliver, Battle Ground Golf Club Board representative, gave the following update for 2015:

- Activity increased by 5,000 rounds; 400 were stay-and-play rounds which are customers from out of town.
- Membership increased by 30 with membership projected to be 130 in 2016. Corporate memberships were also added.
- Total revenue is up and improvements will begin to repave the entrance. The Clubhouse air conditioning will also be upgraded.
- The golf course is doing well and will open Wednesday.

UNFINISHED/NEW BUSINESS - none

REPORTS ON FILE

The following reports will be on file in the Commissioners' office:

- Building Commission
- Central Mail and Duplicating
- Clerk of the Circuit Court
- Parks & Recreation Board

- Public Library
- Wabash River Heritage Corridor Commission

PUBLIC COMMENT

As there were no public comments, Commissioner Murtaugh moved to adjourn.

Meeting adjourned at 11:16 a.m.

BOARD OF COMMISSIONERS OF
THE COUNTY OF TIPPECANOE



David S. Byers, President

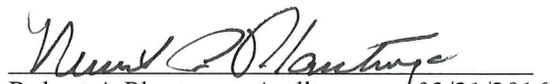


Tracy A. Brown, Vice-President



Thomas P. Murtaugh, Member

ATTEST:



Robert A. Plantenga, Auditor 03/21/2016

Minutes prepared by Tillie Hennigar, Auditor Administrative Assistant