

Hancock County Board of Commissioners
Regularly Scheduled Meeting
August 3, 2021

Commissioners met for a regular session. Those present were Board of Commissioners President John Jessup, Commissioner Vice President Marc Huber, Commissioner Bill Spalding, Auditor Debra Carnes and County Attorney Scott Benkie. Commissioner Jessup called to order the August 3, 2021 Hancock County Commissioners Board meeting at 8:01 AM.

Highway Department

- Gary Pool (Highway Engineer) said he and Commissioner Spalding will meet with Clark Packer, Deputy Commissioner with INDOT and invited the other Commissioners to attend.
- Discussed highways need for four drivers and one intern; expressed concern because drivers are leaving for more competitive wages.
- Informed Commissioners the mower is down; the hydraulic blade drive is needed and at this time, finding parts is problematic.
- Pennsy Trails design is underway at 600W to 500W.
- Commissioners discussed the need for an Executive Meeting on August 17th at 7:45 AM.
- Memorial Building elevator parts are difficult to locate. The elevator was expected to cost \$400,000 but actually is closer to \$800,000. The elevator will be placed on hold, until funding can be found to assist. Commissioner Jessup said the intent was to spend \$50,000 on design. Commissioner Spalding said there is a chair lift, until the elevator can be repaired.
- Engineer Pool said Fortville Pike is open; but in two weeks it will be closed for resurfacing for one week during daytime hours.
- Commissioner Spalding inquired about a berm area to separate Pennsy Trail at 500W-600W from homes. Engineer Pool said the area will only have minimal changes and he recommended further discussion with Mary Ann Wietbrock, President Pennsy Trails. Commissioner Jessup requested Engineer Pool discuss trail by the firing range with Sheriff Burkhart and address safety concerns in advance.
- Auditor Carnes inquired about outstanding invoices for salt. Engineer Pool said he will stop by the Auditor's office to review invoices.

Claims & Payroll

Commissioner Huber made a motion to approve claims and payroll. Commissioner Spalding seconded the motion. **Motion carried 3-0.**

Commissioner Minutes

Commissioner Huber made a motion to approve the Commissioner minutes for July 20, 2021 minutes as presented. Commissioner Spalding seconded the motion. **Motion carried 3-0.**

Enterprise Lease Update

- Commissioner Spalding updated commissioners on his research into vehicles for Circuit Court and the Prosecutor's office. He talked to the Enterprise representative and he provided three vehicle comparisons versus purchasing from a lot. He was surprised to find with a truck purchase you can almost drive it for free with the resale price. Commissioner Spalding said ordering vehicles is a 5-6 month wait. After calling local dealerships this seems to be the trend, versus spending an extra \$10,000 to purchase immediately from the lot.
- Commissioner Huber expressed concern with departments needing vehicles now. Commissioner Jessup said vehicles off the lot will be a \$1,000 a month lease.

- After more discussion, Commissioner Spalding will check with local dealerships for used vehicle options available on the lot. He said maintenance will not be included and a local repair shop will be needed for vehicle maintenance.

Facility Management

- Dean Mullins (Facility Manager) updated Commissioners on county buildings.
- Presented Commissioners with violations list for the children's play area at the Memorial Building. Commissioner Spalding discussed the fire violations in the basement theater; the exit paths that need cleared out and the need for a fire cabinet labeled fire hazard for the paints. Christine Schaefer with the Children's Play area at the Memorial Building said she would take care of this. She asked about the leak in the NW corner. Facility Manager Mullins said they are currently working on that leak.
- Commissioners discussed the sidewalk repair proposal for hazardous sidewalk areas around the courthouse.
- Commissioner Huber made a motion to accept the proposal from Val's Concrete to do the concrete repair and replacement outside the courthouse per the proposal in an amount not to exceed \$8,757.25 to be paid out of Building Maintenance. Commissioner Spalding seconded the motion. **Motion carried 3-0.**
- Discussed veterans' pictures stored in a vault at city government center. Commissioners requested Manager Mullins place the veteran's pictures in the Auditors locked storage area.
- Facility Manager Mullins will follow up with the Sheriff's Department regarding tree removal.

Accept Plat & ROW for Heron Creek 3.2 Minor Sub

- Erick Robinson Land Development Manager requested Commissioners accept the plat and dedication of 50' half ROW for Heron Creek Plat Phase 3.2 Minor Subdivision.
- Commissioner Huber made a motion to accept the Minor Subdivision for Heron Creek Phase 3.2 and accept the 50' half dedicated ROW. Commissioner Spalding seconded the motion. **Motion carried 3-0.**

Accept ROW for Whybrew Addition Major Sub

- Steve Cooper (Coor Consulting) requested Commissioners accept the ROW for 35' half on 925N & 50' half on 900N for Whybrew Addition Major Subdivision.
- Commissioner Huber made a motion to accept the 35' half ROW off of 925 North and the 50' half ROW off of 900 North for the Whybrew Addition Major Subdivision. Commissioner Spalding seconded the motion. **Motion carried 3-0.**

RQAW Update on New Jail

Dustin Frye, Director of Construction Services for RQAW reported the jail continues to progress on schedule. Proposals for change orders were discussed.

Public Hearing: Vacate Public Alley (7321 W Glendale Lane)

- Wilma Mack presented Commissioners and Auditor with the appropriate paperwork and requested to vacate the alley at 7321 W Glendale Lane, Greenfield.
- Commissioner Huber introduced Ordinance 2021-8A to vacate a public road or alley, whereas the Board of Commissioners received a petition from a contiguous landowner to vacate a public road or alley pursuant to IC 36-7-3-12 and whereas notice of such hearing was given by publication in the Daily Reporter and certified mail to all adjacent landowners at least ten days before the public hearing thereon and the public hearing is being properly held.

- Commissioner Jessup opened the Public Hearing at 9:04 AM on the vacation of public street or alley at 7321 W Glendale Lane, Greenfield. Is there anyone that would like to speak in favor or opposition to the vacation.
- A homeowner and representative for Huntington Heights neighborhood submitted a letter in favor of Ms. Macks request to vacate the alley to Commissioners
- Commissioner Jessup asked if anyone would like to speak in opposition of the vacation. Keith Russell stated he was opposed to the alley being removed to his 10 acres because he plans to replat the acreage and wanted two entrances. Commissioners reviewed the proposed 6 lots. Commissioner Huber noted 4 of the 6 lots were short of the 1.5 acre requirement. Mr. Russell said he was not aware of all of the rules. Another neighbor expressed concerned with the width of the alley for an access road. Fire Chief Sutherlin, said the road is required to be 26' wide for emergency vehicles and it was not.
- Commissioner Jessup closed the Public Hearing at 9:21 AM. Commissioner Jessup said we are not here to discuss a potential future petition; we are here to discuss the petition before us. The property will not be land locked from this decision, there is another entrance available.
- Commissioner Huber made a motion to adopt Ordinance 2021-8A. Commissioner Spalding seconded the motion. **Motion carried 3-0.**

Senior Services 4th Quarter Claim

- Suzanne Derengowski, Executive Director for HCSS & HART presented Commissioners with the 2020 4th Quarter Claims.
- Commissioner Huber made a motion to allow the county to be the pass through for the grant Hancock County Senior Services for the 4th Quarter of 2020 in the amount of \$110,476. Commissioner Spalding seconded the motion. **Motion carried 3-0.**

Memorial Building

- Kim Hall, Executive Director for Mental Health Partners in the Memorial Building expressed concern with security in the building. Commissioner Spalding suggested calling Greenfield Police when someone suspicious is in the building. Commissioners Huber suggested locking the building when alone and letting clients in and out individually. County Attorney Benkie said normal business should be established for the building to be open and then locked outside of normal business hours. Auditor Carnes suggested calling the police non-emergency number, if concerned.
- Director Hall discussed cleaning issues in the building. Commissioner Huber said Johnson Controls will be performing a thorough cleaning after construction has been completed.
- Commissioner Jessup said they will contact American Janitorial and request they add an additional building; we also need to investigate into the mowing, grounds and landscaping. Auditor Carnes clarified the Memorial Building will be vacated effective August 31st. Commissioners requested Auditor Carnes make contact with Debbie Wilkerson regarding previous arrangements.
- Commissioners agreed the Facility Manager Mullins will collect keys from the Memorial Building and coordinate janitorial, mowing, grounds and landscaping care.

Purdue Extension Tree Trimming

- Lais McCartney, Agriculture and Natural Resources Educator requested assistance with tree pruning at the Purdue Extension Building.
- Commissioner Huber will contact Field's Tree Service to assist.

Right of Way Issue (N Merrill Street)

- George Rafert, landowner at N. Merrill Street discussed previous replat and dedicated ROW issues. Commissioners clarified he is in the County, not city of Fortville. Commissioner Huber said he would like to separate the two properties and replat it. Mr. Rafert pointed out he was the only one that was not paid for ROW.
- Commissioners referred Mr. Rafert to Mike Dale, Executive Director of Planning Department.
- Director Dale returned with Mr. Rafert with two options; Commissioners can vacate ROW or replat. Commissioner Huber thought this would be easier to replat. Auditor Carnes suggested Mr. Rafert talk to Hollie Kinker, Mapping & Transfer Supervisor to resolve the matter.

READI Grant Information

- Tom Miller with Thomas P. Miller & Associates passed out information and updated Commissioners on the READI Grant. He notified Commissioners the deadline had been extended to September 30th.
- Mr. Miller presented a Professional Services Agreement to Commissioners for approval and signature with an additional option of \$6,000 for assistance to navigate grant changes.
- Commissioner Jessup will discuss at the Budget Meeting scheduled tomorrow.
- Commissioner Huber made a motion to enter into the agreement with Thomas P. Miller & Associates, LLC for professional services to assist with navigating the READI Grant and help with support through December 31, 2022 in an amount not to exceed \$56,000 with optional task for \$50,000 anticipated to be paid through the READI Grant and the \$6,000 to be paid from Contractual Services. Commissioner Spalding seconded the motion. **Motion carried 3-0.**
- Jack Woods, Senior Project Consultant with Thomas P. Miller & Associates updated Commissioners on the READI Grant progress.
- Senior Consultant Woods discussed a Reginal Organizational Task Force Committee meeting on Friday and an Evaluation Task Force Committee meeting yet to be scheduled.

Capital Asset Policy

Auditor Carnes explained that the Capital Assets Policy is required by the SBOA and should include all county property. This policy is to include depreciation and current value. She has budgeted for next year to contract.

The Hancock County Board of Commissioners meeting adjourned at 11:04 AM.

Hancock County Commissioners

Commissioner John Jessup, President

Commissioner Marc Huber, Vice-President

Commissioner Bill Spalding

Attest: _____
Debra Carnes, Hancock County Auditor