

TIPTON COUNTY BOARD OF COMMISSIONERS' MEETING: JANUARY 29, 2024

REGULAR MEETING:

The Tipton County Board of Commissioners met in Regular Sessions on Monday, January 29, 2024, 9:00 a.m. Those in attendance were Dennis Henderson, Tracey Powell, Nancy Cline, and County Attorney, Mark Regnier.

Others Present: Steve Brown, Dick Klein, Mark Regnier, Rich Vautaw, Phil Beer, Kreigh Smith, Abbie Smith, Jim Ankrum, Patrick O'Donnell, Shannon Cassons, John Walsh, Heath Moreland, and Lorie Wessler.

The meeting was opened with a word of prayer offered by Pastor Brown from Normanda Christian Church. The Pledge of Allegiance was offered by Commissioner, Pastor Brown from Normanda Christian Church.

IN THE MATTER OF CLAIMS AND REPORTS:

The Payroll and Operating Claims were presented as follows:

Payroll Claims: The Commissioners' Payroll claims in the amount of \$213,604.44 for payment on February 2, 2024, were submitted and approved as presented on a motion made by Commissioner Cline. The motion was seconded by Commissioner Powell, and the motion carried.

Operating Claims: The Commissioners' Early Docket #1 claims in the amount of \$660.00, paid on January 19, 2024, were submitted and approved as presented on a motion made by Commissioner Cline. The motion was seconded by Commissioner Powell, and the motion carried.

The Commissioners' Early Docket #2 claims in the amount of \$832.00, paid on January 25, 2024, were submitted and approved as presented on a motion made by Commissioner Powell. The motion was seconded by Commissioner Cline, and the motion carried.

The Commissioner's operating claims for payment in the amount of \$141,608.58, on January 29, 2024, were submitted and approved as presented in a motion by Commissioner Powell. The motion was seconded by Commissioner Cline, and the motion carried.

IN THE MATTER OF APPROVAL OF MINUTES:

The Regular Meeting Minutes of December 4, 2023, were approved on a motion made by Commissioner Cline and seconded by Commissioner Powell. The motion carried.

The Regular Meeting Minutes of December 18, 2023, were approved on a motion made by Commissioner Cline and seconded by Commissioner Powell. The motion carried.

The Joint Executive Session of the Board of Commissioners and County Council of January 8, 2024, were approved on a motion made by Commissioner Cline and seconded by Commissioner Powell. The motion carried.

The Special Joint Meeting of the Tipton County Commissioners and Tipton County Council Meeting on January 8, 2024, were approved on a motion made by Commissioner Cline and seconded by Commissioner Powell. The motion carried.

The meeting minutes of:

Regular Meeting Minutes of January 2, 2024, were tabled.

Regular Meeting Minutes of January 16, 2024, were tabled.

IN THE MATTER OF DEPARTMENT BUSINESS AND REPORTS:

HEALTH DEPARTMENT – Health Dept. Manager, Lindsey Ogden:

The following two contracts were presented on behalf of Lindsey Ogden and have been reviewed by County Attorney, Mark Regnier:

- Agreement For Emergency Preparedness Service – Tipton County Health Department
- Agreement For Attorney Services – Tipton County Health Department

The agreement for the emergency preparedness was approved by the Board of Commissioners with the motion made by Commissioner Powell, and for Denny Henderson to sign as President of the Board. Commissioner Cline seconded the motion, and the motion carried.

The agreement for the attorney services was approved as presented on a motion by Commissioner Cline, with Denny Henderson to sign as President of the Board of Commissioner. The motion was seconded by Commissioner Powell, and the motion carried.

ASSESSOR’S OFFICE – Assessor, Shannon Cassons:

The following two contracts were presented by Shanno Cassons and have been reviewed by County Attorney, Mark Regnier.

- Schedules for Master Agreement For Licensed Software, Hardware and Services
- Master Agreement for Licensed Software, Hardware, and Services

The agreements were approved on a motion made by Commissioner Powell and seconded by Commissioner Cline. The motion carried. The contracts were signed by all three Commissioners.

IT DEPARTMENT – Director, Bill Steen:

The following contract was presented by Bill Steen and has been reviewed by County Attorney, Mark Regnier.

- Comcast Business Contract Renewal – 3 year contract (2024 through end of 2026) \$710.05 per month contract for a total annual contract amount of \$8,520.60.

This contract requires an electronic signature. Bill will process the electronic signature once the contract is signed. The physical contract was signed by Denny Henderson.

The agreements were approved on a motion made by Commissioner Cline and seconded by Commissioner Powell. The motion carried.

MAINTENANCE DEPARTMENT – Maintenance Supervisor, Rich Vautaw:

The following contract was presented by Rich Vautaw and have been reviewed by County Attorney, Mark Regnier.

- Johnson Controls Proposal and Service Agreement – one time service cost - \$2,326.31.

This contract requires one signature by the Board of Commissioners and is for the installation of a first-floor emergency fire alarm and strobe light.

A proposal and service agreement was approved on a motion by Cline and seconded by Commissioner Powell. The contract will be signed by Commissioner Henderson as the Board President. The motion carried.

COUNTY HIGHWAY – Superintendent, Bret Morris:

Highway Superintendent, Bret Morris updated the Board of Commissioners on the Highways brine process and discussed the concern of not being able to obtain the necessary amount of brine from INDOT. He would like to investigate purchasing a brine maker for the highway and the considerations of the storing of the equipment and need for a building to do so as to prevent freezing of the equipment. Bret has visited Hamilton County to see what type of system they utilize. He would like to look further into this and discussed the need for funding for the brine equipment and a storage facility. He will obtain quotes and report back to the Commissioners before approaching the Council with a request for funding. Bret has determined that the brine system is available through Source well.

COUNTY ENGINEER – Engineer, Phil Beer:

County Engineer, Phil Beer updated the Council on the landfill.

The contractor who is building the sewer line wanted to dump a fentonite slurry at the landfill. Phil is in discussions with the contractor and has concerns regarding the slurry.

The fence has not been completed due to weather conditions. The discharge is under discussions with Atlas and should be resolved in the next few months.

Bridge #26 – There have been five contractors who have downloaded the plans and he is looking for several bids to come in.

He is working with ENVOY at the Doctor's Park and currently working with Lindsey Ogden to identify her needs for the Health Department. They are looking at connecting everything to the sewer and the gas

LP tanks sitting at the west building. They are looking at putting in a gas line and reviewing the cost of the sewer line and landscaping and what is necessary at the Doctor's Park.

There was a meeting with the Mayor, Jan Smith and Phil Beer in discussion of the old jail. The topic of turning the old jail into apartments was discussed as well as the possibility of the coroner's facility. The discussion led to sharing the old jail as apartments and a government office. Commissioner Powell commented that he is not in favor of mixing the public housing and a government office in the same building. There was also discussion in the meeting with the Mayor regarding selling the old jail to the city and possibly recouping funds in a TIF District. There will be future discussions with the Mayor and possibilities of working together towards common goals. Commissioner Cline discussed the need for housing in Tipton County.

Phil stated that he is working with the BOT Project and the guaranteed maximum price (GMP). He is in hopes that the numbers are available at the next Council Meeting in March. There is a concern by ENVOY which allows for the GMP to be held for a maximum of 60 days.

Encore has some interest in the possibility of utilizing one of the buildings at the doctor's park. This may; however, create some storage issues for the county.

Phil commented that advertisements have been placed in the paper for the bids. Legal Notice has been published for bids on Bridge #26 in the Kokomo Tribune on January 24, 2024.

NEW BUSINESS:

Heath Moreland – Jack Wagons Car Club:

Mr. Heath Moreland addressed the council with the desire to have several car shows in the courthouse parking lot on the following dates:

- April 27, 2024
- August 9, 2024
- September 28, 2024

The dates are specifically for Jack Wagons Car Club. He is asking for the restrooms on the west side of the courthouse to be opened during the car show dates. There will not be a bounce house. He is desiring to utilize the restrooms in the evenings on the Friday dates and from 8am to 2pm on Saturday's.

Commissioner Powell made a motion to approve the above dates for the Jack Wagon Car Club and to utilize the courthouse parking lots and west end restrooms. The motion was seconded by Commissioner Cline and the motion carried.

HUMANE SOCIETY AGREEMENT – Rick Chandler/Mark Regnier:

The following contract was presented by Mark Regnier and has been reviewed by Mark Regnier, prior.

- Humane Society 2024 Contract for Animal Services – Annual Contract, effective January 1, 2024 and through December 31, 2024. The annual contract is for a total sum of \$28,000. With the provisions of the contact outlined below for payment:

Payments are to be made upon request on:

February 1, 2024 - \$7,000

April 1, 2024 - \$7,000

July 1, 2024 - \$7,000

October 1, 2024 - \$7,000

Commissioner Powell would like for Rick Chandler to come before the BOC in June to discuss any future contracts prior to the budget sessions in July before the Council.

County Attorney, Mark Regnier addressed the Humane Society’s Contract on behalf of Rick Chandler. This contract would only be valid when appropriated by the Board of Commissioners. Mark Regnier underlined edits in the agreement and if the Humane Society Board is in agreement with the underlined edits, he is asking for Denny Henderson to sign the contract.

A motion to approve the contract for Animal Services was made by Commissioner Cline and seconded by Commissioner Powell. The motion carried. All three commissioners signed the contract. Mark Regnier will obtain Melissa Rhoades signature and provide a copy to the Auditor.

TIPTON GIRLS SOFTBALL LEAGUE REQUEST FOR CONTRIBUTION:

There currently is no contact information for the league. Auditor Pickering will send a notice to the PO Box listed to see if the representative would like to appear before the BOC at the next meeting on February 12, 2024.

COUNTY ATTORNEY BUSINESS:

A Quitclaim Deed from INDOT offering 60+ acres to the Tipton County Board of Commissioners in the sum of \$418,500. Exhibit “A” and Exhibit “B” needs to be addressed to correct the legal descriptions and include the total number of acres.

County Attorney, Mark Regnier discussed the contract for the 60+ acres near US 31 and labeled as Tax ID# 80-11-07-200-004.000-001 3B (Excess land). Mark will ensure the legal description is correct prior to the signing of the quitclaim deed.

This property has been advertised for purchase for public hearing at the next Council Meeting in February.

Auditor Pickering will complete the W-9 Form post the next council meeting.

A motion to approve the signing of the quitclaim deed and give Denny the authority to sign the sales disclosure was made by Commissioner Cline and seconded by Commissioner Powell. The motion carried.

TK ELEVATOR CONTRACT DISCUSSION:

County Attorney, Mark Regnier discussed the update with the Auditor's discussion with TK Elevator. The discussion involved a certified letter being required by the county attorney to TK Elevator terminating the contract. As well TK Elevator's representative will dissolve the invoices sent to the county during the time the elevator was under warranty and any other invoices which should have been done prior. The new TK Elevator representative stated to the Auditor that he looks forward to a good working relationship with the county and would take care of the business as stated above. The representative the Auditor spoke with was Josh Kelly. Mark Regnier will send the certified letter to TK Elevator, Josh Kelly.

HARASSMENT OF COUNTY ELECTED OFFICIALS/EXECUTIVES:

Commissioner Powell commented that there were allegations of harassment of county elected officials/employees and as an executive board, he would ask that the county attorney investigate these allegations. A motion to have County Attorney, Mark Regnier investigate these claims was made by Commissioner Powell and seconded by Commissioner Cline. The motion carried.

OLD BUSINESS:

There was no old business.

ATTORNEY COMMENTS:

County attorney Mark Regnier requested from the Commissioner approval of 1st reading of Ordinance BOC 2024-1 re-naming of road along US 31, as Fernung Road. A motion to approve was made by Commissioner Cline and seconded by Commissioner Powell. The motion carried. Requested to suspend the rules of the second reading of Ordinance BOC 2024-1; a motion was made by Commissioner Cline, and seconded by Commissioner Powell. The motion carried. Adopted the Ordinance BOC 2024-1 a motion was approved on motion made by Commissioner Powell and seconded by Commissioner Cline. The motion carried.

COMMISSIONER'S COMMENTS:

Commissioner Powell updated the Board on the Indiana County Commissioners Communication. He will be at the state house next week and inform the Board of any updates.

PUBLIC COMMENT:

Abbie Smith discussed the Indiana Regional Plan is moving forward with a consultant to implement the ag bio-science business development. The planning is coming together piece by piece and discussing farmer’s right to farm. She discussed the broadband and funding requirements, in regards to what is overserved and underserved. She has had some encouraging conversations with consultants and they are moving forward with a plan for funding. The dates and events are on her radar. Mark is preparing a quitclaim from the BOC to the RDC. The possibility of moving the new property purchase from the BOC to the RDC at purchase. If it creates a delay in the process, Mark will do this at a later date.

Bret Morris discussed the storage of the asphalt millings at the soccer field location and whether or not he needed to relocate the millings. It was discussed that the need to move the millings would not happen until possibly next year.

A motion to close the Public Comment was made by Commissioner Cline and seconded by Commissioner Powell. The motion carried.

Auditor Pickering asked the BOC about two donation requests the office received for the Historical Society. The Commissioners wanted to know what fund these have been paid from in the past. Auditor Pickering will review and email the Commissioners with this information.

ADJOURNMENT:

The meeting was adjourned on a motion made by Commissioner Cline and seconded by Commissioner Powell, I believe as the video terminated short of the adjournment. The motion carried.

Approved this 29th, day of January 2024.

Dennis Henderson, President

Nancy Cline, Vice President

Tracey Powell, Commissioner

Attest:

Melissa Pickering, Tipton County Auditor and
Secretary to the Board of Commissioners
Meeting Minutes of January 29, 2024.
MP