

Randolph County Council

January 3, 2024

The Randolph County Council met for its regular meeting at 8:30 AM in the Commissioners and Council Room of the Courthouse with the following members present: Council President David Lenkensdofer, Tom Chalfant, Mike Stine, Tom Kerns, Todd Holaday, Missy Williams and Beverly Fields. Also present was County Auditor Laura J Martin & County Attorney Meeks Cockerill.

Council President David Lenkensdofer presided.

Pledge of Allegiance

Selection of Officers

Dave said the first order of business today is selection of officer's for the County Council. I will take nominations for president.

Missy said I nominate Dave Lenkensdofer for President. Mike seconded. All aye votes. Motion carried.

Dave said I will entertain a nomination for Vice President.

Missy said I nominate Beverly Fields for Vice President. Tom Chalfant seconded. All aye votes. Motion carried.

Commissioner's update

Dave asked Gary Friend would you like to bring us up to date on the Commissioner's?

Gary Friend said Joe is probably going to bring you up to date. There are a couple of things that the Commissioner's have approved to come out of renewable energy funding. We are hoping the Council goes along with us. One is \$480,000 for bridge 304. That's the Carl Street bridge and that is going to be our match. This is a letter of commitment right now but that will of course tie up the funds. Second is on the renewable energy funding is the airport hangar. This is a loan of \$447,000 and the Commissioners have said we would like to do that to get that hangar built. The hangar that we just currently built is actually cash positive for Randolph County. This one I expect will be as well. Then in that discussion, there was talk about the terminal out there is a READI grant eligible project and we are going to try and see if we can get that through the READI grant to get a new terminal at the airport. Ed (Thornburg) got the MS4 waiver through for the drainage. I don't exactly understand every bit of it but it's a good thing that it happened. But, it's not forever. The appointments are pretty much all the same as last year, there was a

little bit of trading, I took Ridgeville as a representative and Mike Wickersham took Losantville and Modoc. Mike Wickersham is the President for last year and I am the Vice President. Envoy has made a presentation, they are coming back two weeks from Monday and they are the people we are looking at to be the builder's representative for Randolph County for building the Farmland EMS building which will be an expense we are planning if everything goes through, there have been no votes exactly for the use of ARPA funds. Along with that I've talked to Daron James about the Morgue and we come up to kind of a conclusion, him and I of a way to remodel to bays of the current EMS building for that. His concern about unloading out in the open, which is valid. I asked him what he thought about pushing back a wall 10 feet into that and putting another overhead door so he could back his van in out of the sight of the street, open up the second door, do his unloading, close it. He liked that idea, I think that will help us get all this going at the same time. So, anybody that would like to listen to what Envoy has to offer Randolph County, I know Winchester has already contacted them too about being their builder's representative. There's a lot of things that can go wrong if we try to do it our self. These people have a working day to day knowledge of everything you have to have, they've got contractors that they use and they give us a quote at the last Commissioner's meeting for \$350,000 to do it all. I had a quote from Briner Building for \$350,000 and they didn't do the builder's rep. These folks, that's what they do. I did ask them to make sure that the numbers they bring in two weeks are pretty strong. One thing that wasn't on the specs that I give him was making sure we had solid surface from the approach to the street for the ambulances to come in and out.

Dave asked the location exactly in Farmland?

Gary said it's two blocks to the east of 32 where it turns at the Village Pantry on Jackson Street. Morris Street T's right into it. If you look at the Surveyor's report, there's a little bit of flood zone on the far east end of it, however the property east of that has been already relieved of their flood zone status. So, I would imagine, that one has to be, the water comes from that direction. But the building will fit regardless of that little depression right there.

Dave said I think the paper said 32 and 1.

Gary Friend said no. It's back at least two blocks, it might be three.

Missy asked do you have the address to that?

Gary said I think it's 301, 303, I don't know. But if you look up your be able to see a vacant lot on Jackson Street going east about two to three blocks. Morris Street comes into it.

Mike said there's a stop sign there.

Dave said it's really a good location.

Gary said you could get into a debate as to which side of the railroad tracks is better off. Since the last time I was here the building has been increased from 30 x 50 to 30 x 60 to get sleeping quarters in. Two sleeping quarter's for single beds. Basically, where it faces the side walls of that particular day room, with a built in Formica desk situation where they can do paperwork, it's

got a kitchenette in it. Anyway, that's all I have. There's a lot of appropriations coming. I'm sure you guys no, I asked questions on but they are all routine roll overs in from last year to get all straightened up with the appropriations. Does anyone need anything from me?

Tom Kerns said on the airport, the loaning of the money for the hangar, I know the funds they get every year, they can build them up for I think three years. What about the back side of that coming the other direction. How many years can they use those funds to pay back loans?

Gary Friend said this is set up for three. It's in their plan. I can look it up, I've got it here somewhere. Their looking at 25 and 26 to pay it all back.

Tom Kerns said that's allowable with those federal funds?

Gary Friend said yes. That's their engineer, Jason Clearwater. He's pretty good at this stuff. I don't know if everybody knows that they grant for the connectivity for the trails was approved and Randolph County is the grantee for that.

Missy said this is not on that subject but I've got a question you may be able to answer. I'm looking at Farmland and the intersection of 1, I call it Main and Jackson. The house on the corner, it's just another perfect example of a company called Upland South from Crestwood, Kentucky who owns those.

Laura said there was a whole group of people out there note pads going through that house a week ago. I don't know if they are going to fix it up or what.

Missy said good.

Tom Chalfant asked is it historic?

Laura said I think it is.

Missy said I look at those houses and I think, why would somebody buy that and just let it set and rot. I know they depreciate it, but they're all over the county, they're all over our cities.

Gary Friend said that one has been vacant for a long time.

Chris Shaneyfelt – J&K Tower maintenance agreement

Dave said next is Chris Shaneyfelt. It doesn't look like he is here, but we have the tower maintenance agreement.

Laura said we discussed it but Council tabled it to this meeting.

Tom Kerns said we talked about trying to self-insure on that, compared to the maintenance agreement.

Dave said the maintenance agreement \$1.1 million for ten years. We will table it to February. He needs to be here.

Jane Grove – Ordinance 2024-01 and sworn statement

Jane said State Board of Accounts requires, since I use my fund for my budget, that I provide to you a sworn statement that I have enough money in my budget to cover the expenses. So, I have presented that to you and then you pass an ordinance saying that, that's okay. Just a formality that we go through every year.

ORDINANCE NUMBER 2024-01

**ORDINANCE APPROVING REQUEST OF RANDOLPH COUNTY RECORDER
TO USE MONIES FROM THE RECORDER'S RECORDS PERPETUATION FUND TO PAY
FOR OPERATING EXPENSES, ADDITIONAL PART TIME CLERICAL SALARY AND
FULL TIME DEPUTY BENEFITS
FOR THE 2024 CALENDAR YEAR**

Whereas, pursuant to Indiana Code 36-2-7-10.2(b) Jane A Grove, in her capacity as Randolph County Recorder, presented her sworn statement to the Randolph County Council requesting to pay operating expenses, additional part time wages, and second Deputy Recorder benefits

from the Recorder's Records Perpetuation Fund, for the calendar year 2024; and

Whereas, a copy of the Recorder's sworn statement is attached hereto and made a part hereof; and

Whereas, pursuant to Indiana Code 36-2-7-10.2(c), upon receiving the Recorder's sworn statement, the County Council may adopt an ordinance approving the Recorder's request; and

Whereas, the Randolph County Council found that the said affidavit complies with the statutory requirements of IC 36-2-7-10.2 and no reason exists for the request set forth in said affidavit to be denied.

NOW THEREFORE BE IT ORDAINED AS FOLLOWS:

The Randolph County Council approves the request of Jane A Grove, in her capacity as Randolph County Recorder, to pay all or a portion of, operating expenses of the Randolph County Recorder's Office for the calendar year 2024 in addition to part-time wages in the amount of \$1,000, and the amount of \$12,000 for Second Deputy Recorder benefits from the Recorder's Record Perpetuation Fund.

Tom Chalfant made a motion to approve Ordinance 2024-01. Missy seconded. All aye votes. Motion carried.

Bev Fields made a motion to suspend the rules and have the second and third reading by title only and adopt the same day. Missy seconded. All aye votes. Motion carried.

Bev made a motion to adopt Ordinance 2024-01. Tom Chalfant seconded. All aye votes. Motion carried.

Airport Board – Loan Renewable funds for airport hanger

Dave said the next item is the airport loan from renewable funding. This is what Gary was talking about earlier. A loan out of windfarm money \$447,000 for a new hangar. Commissioner's approved it, we just need to approve it through this body now.

Bev made a motion to approve loaning \$447,000 out of windfarm to build a new T-ten hangar at the airport. Todd seconded. All aye votes. Motion carried.

Joe Copeland – Renewable funds for Community Crossings match \$480,000 for Bridge 304

Joe said it's that time again, Community Crossing matching grant fund applications are due this month. The one we had scheduled is bridge 304 and that's on Carl Street here in Winchester. It's been closed for a while. Their finishing up our estimate, it is not finalized yet. I had a preliminary estimate, rough \$1.4 million for construction. There may be some right a way because of some utility relocation and we'll have some inspection with that. So, what we're asking for today is \$480,000 from wind for the county share to match. It's a 75/25 match. So, the state will end up paying roughly a little over a million to our \$480,000. You never know until you actually bid it to know exactly what the numbers will be. What I need is a financial commitment letter, since the estimates are not completed yet, what I'm asking for is an okay for the president to sign a letter later this month so I can submit that financial commitment letter to the state.

Tom Chalfant made a motion to approve \$480,000 out of renewable energy funding to be used on bridge 304 on Carl Street in Winchester and for the President of the County Council to sign a financial commitment letter to be sent to the state by the end of the month. Bev seconded. All aye votes. Motion carried.

Tom Chalfant asked how long is that bridge?

Joe said I don't remember. It's not that long. We've got water, we've got sanitary sewer and it's tight. It's going to be tough. We've got to drive pilings, so we have to make sure everything's out of the way. It's not going to be an easy job.

Dave said will that be released this year.

Joe said yes. I should know hopefully, April, I'm thinking because usually I find out in April and I bid it in May. Now they raised the limit from \$1 million to 1 ½ million. This is number 1, there's a second call coming out later in the year, in July and if we have money left then we need to come up with a project and go after some more money.

Tom Chalfant said they will give \$1 ½ million instead of \$1 million.

Joe said yes, this is the first time.

Dave said except there's some caveats to it. What's happening Marion county and all the donut county's are going after more money out of there. Because they feel like they aren't getting their fair share because of population. We're fighting that through the state County Council.

Joe said they need to.

Dave said that's totally not right. The small counties are really suffering because of it. The number of miles, the number of people paying for those miles.

Joe said I agree and that's community crossings. Even federal money that we receive, their doing the same thing. Their calling rural money for rural projects but their giving the money to urban areas. They shouldn't be doing this. Years ago, they wouldn't allow me when I was in Hancock to do that. If it was in an urban area, they said you've got to go to the MPO for your money, period.

Tom Chalfant said I'd like to see a map of the READI grant. To see where that money went. Is that available?

Joe said I don't know.

Tom Chalfant said let's have a color-coded map of where this rural development money went to.

Joe said I wrote an email to INDOT and I got a response that pretty much said it's at our discretion. Even IU owns a bridge, and they give money to Indiana University for a bridge.

Other Business:

Randolph County Sheriff

Sheriff's employment agreement

Dave said the Sheriff's contract was approved yesterday by the County Commissioner's for \$109,200.00. I just need approval to sign this document.

Tom Chalfant made a motion to approve the Council President's signature on the Sheriff's employment agreement. Mike seconded. All aye votes. Motion carried.

Minutes of December 5, 2023

Dave said the next item is the minutes of December 5, 2023.

Tom Kerns made a motion to accept the minutes. Mike seconded. All aye votes. Motion carried.

Resolution 2024-01

Dave said the next thing is Resolution 2024-01. This is a resolution to borrow funds from Randolph County Rainy day fund for Randolph County public safety. This is a standard resolution we do every year just in case.

RESOLUTION No. 2024-01

RESOLUTION TO BORROW FUNDS FROM RANDOLPH COUNTY RAINY DAY FUND
TO THE RANDOLPH COUNTY PUBLIC SAFETY LIT (1170)

WHEREAS, Randolph County, Indiana (the "County") recognizes the need to borrow monies from the Rainy-Day Fund to the Public Safety LIT Fund 1170 to be repaid on or before December 31, 2024.

UPON MOTION DULY MADE AND SECONDED, THE FOLLOWING
RESOLUTION WAS ADOPTED:

NOW, THEREFORE, BE IT RESOLVED by the Council of Randolph County, Indiana that the County Council authorizes the Randolph County Public Safety LIT Fund 1170 to borrow needed monies from the Rainy-Day Fund.

All said sums are to be repaid to the Rainy-Day Fund on or before December 31, 2024.

Tom Kerns made a motion to approve Resolution 2024-01. Mike seconded. All aye votes. Motion carried.

Council Appointments

Dave said the next item is the Council appointments for 2024. You have all received a copy of that. Do any of you have any idea's or do you want to do the same as before? I did check with Cheryle Prescott and she is willing to accept Randolph County United again. I will run through these. Area Planning Board, Tom. Todd, aviation. Bev, Community Corrections.

Bev said that's fine.

Dave said computer systems would be president of council. Economic Development is Cheryle Prescott. Eastern Indiana Regional Planning is Todd. Emergency management is Mike. Extension Board, Bev. Forum of Funders, myself. 4-H Inc is Bev. Extension and 4-H go together.

Bev said right.

Dave said Insurance committee, Todd. Internal Controls oversight, president of council and Todd. L&M Regional Water Board, Carol Weaver. Her term was up 12/31/2023.

Laura said if you want to tentively appoint her, I will call and make sure she is willing to stay on.

Dave said okay. Personnel Committee, Missy. Redevelopment is Lee Zimmerman and Greg Cheesman. Solid Waste Board, myself. Windfarm Committee, Todd Holaday, Tom Kerns and Missy. We have all the liaison's the same. Looks like all the library board appointments are not do until June of this year. I would entertain a motion to approve the council appointment for 2024 as presented.

Tom Chalfant made a motion to approve the council appointments as presented. Bev seconded. All aye votes. Motion carried.

Additional Appropriations:

LIT – Jail

Meals/food **\$40,000.00**

Tom Kerns made a motion to approve. Tom Chalfant seconded. All aye votes. Motion carried.

Commissioner’s

Overtime/comp payout **\$20,000.00**

Bev made a motion to approve. Mike seconded. All aye votes. Motion carried.

CCD – Sheriff

Equipment **\$35,000.00**

Tom Kerns made a motion to approve. Mike seconded. All aye votes. Motion carried.

General

Animal Shelter Contract **\$20,000.00**

Missy made a motion to approve. Bev seconded. 5 aye votes. 2 nay votes (Tom Chalfant, Todd Holaday). Motion carried.

ARPA

Vest Panels **\$7,107.00**
Interior camera upgrade **\$101,950.00**
Interior camera additions **\$11,100.00**
Locks **\$35,627.80**

ARPA

Jail pipes Phase 2 **\$28,430.00**
Jail pipes Phase 3 **\$14,595.00**

Todd Holaday made a motion to approve the additional appropriations for the ARPA items for the jail. Mike seconded. All aye votes. Motion carried.

Cum Bridge

Highway **\$1,378,000.00**

Tom Chalfant made a motion to approve. Missy seconded. All aye votes. Motion carried.

ARPA

Airport **\$5,000.00**

Bev made a motion to approve. Mike seconded. All aye votes. Motion carried.

Transfers

Cum Cap Dev – Commissioner’s

\$30,000 **Building Maintenance** **Comp/Video Equip & Training**

Dave said this is a transfer from Commissioner’s Cum cap to Computer/Video Equipment.

Laura do you want to explain this one.

Laura said the County's Microsoft Licenses expired and the Commissioner's approved renewing them but it would have taken all of and some of the Computer/video equipment because we only appropriate \$30,000.00 and it was a little over \$30,000. This is still within Cum cap which is where it is all paid from. We are just moving it from the building maintenance to the computer/video.

Bev made a motion to approve. Missy seconded. All aye votes. Motion carried.

Citizen Comments (3 minutes)

Dave asked are there any citizens that want to comment.

Gary Friend- Jail Maintenance issues

Gary said I have one thing that I forgot to mention and it may cost money down the road. Art has concerns about the HVAC at the jail and other things and we got into a discussion about if we're going to spend significant money then we ought to know what we're doing versus just keep throwing something at it. So, Envoy the company that we're looking at as our builder rep., they actually do this for a business and do a wellness check on buildings, including jails, from the very top to the bottom. They do this report for us for a fee, it's not free and then they categorize emergency situations, high priority, medium priority, low priority. Then they also put category of funds into today's market, what that could cost Randolph County to take care of. Art has a high concern if the air conditioning fails at the jail that we're going to be in for a hard run. And we would be, we'd have to get some semi's in there to get it to the same coolness. Even a possibility of moving inmates out until we get it repaired. His big concern is all of the control systems are antiquated and they don't know what to do if something happens. That doesn't mean that the mechanicals behind the control system are shot, but we don't know. So, we're looking at the possibility, they are going to give us at the next meeting a quote to do that function for us. They don't have a staff of engineers on board but they have a collection of engineers they use to come and go and do this. It would take several visits to the jail. I don't know what the cost may be but I do know before we spend \$3 to \$5 million on an HVAC system, we ought to know from the professional's what we're really into. I believe he is going to have a cost estimate on that procedure for us at our next meeting. Are there any questions on this?

Dave said Art basically told me \$1.8 million. He thought at one time it was going to be around \$5 million. I don't know what his basis is. I think he had somebody in there to give him a rough estimate.

Gary Friend said the first estimate I heard was \$5 million, which was shocking, I thought.

Dave said there's just no way.

Gary said your right, it's \$1.8 million and then the ensuing discussion was, how do we really know. First of all, you're taking the idea of a contractor who's got a stake in it. I want a third party who doesn't have any stake in the contractors portion of it. They're just going to give us the absolute information that we need to know.

Tom Chalfant asked where is Envoy located?

Gary said Fisher's, Indiana.

Tom Chalfant asked do you know who the principles are?

Gary said no, I went to a Commissioner's meeting at Conner's Prairie and talked with a Commissioner out of Huntington County and their success record up there is incredible he said. I got to talking to him, so I don't know the principles. I just know the associate that's involved in this.

Todd said I would give a word of caution on that because we built a building in Fisher's with Envoy, so I have some misgivings with them. So, check around. We didn't have a good experience. That's just one.

Gary said okay. Maybe you could jot down some notes of things to be on the lookout for.

Tom Chalfant said has there been any discussion on utilizing the room right below us?

Gary said there was some discussion yesterday that, that room has now been vacated. There's like one piece of equipment left in there. So, I think the discussion from here forward will be what are we going to do with it. To leave it vacant I don't think serves us well.

Tom Chalfant said we spent \$10 million to get it.

Gary said who, what, when and where has not been discussed yet. I'm sure it will be.

Meeks Cockerill – Tort claim notice

Meeks said we got a Tort claim notice regarding the shooting that happened at Saratoga area. I just wanted to let everybody know that.

Todd Holaday – Fund Balance

Todd said on the annual spreadsheets that we are provided. The beginning balances and ending balances, unexpended amounts. Those unexpended amounts, when do they roll off? Does that reset at some point?

Laura said they don't come off until that's been paid or we determine we are not going to pay it. But the money cuts off the end of the year, the money doesn't roll over. So, it will come out of, unless they encumber it, there is a dead line to encumber. Other than that, it would come out of the next year's budget. Or we appropriate.

Missy Williams – Highway Superintendent retirement

Missy said I asked Joe to stay to listen to this conversation. I was in the Commissioner's meeting when Mike Haffner, Highway Superintendent said he intended to retire. I've been doing a little bit of a comparison of other salaries that are being paid to superintendents in surrounding area's and then state wide top to bottom. I'm not sure, if he does retire, we kind of need to know

that, we're three months out from when he may not be here. I think we need to give some thought to setting a possible range that we might be willing to offer. If it's not there and you get somebody that you really want and you tell them it's \$55,000.00 and they say forget it. Can you get me more? Then you say I don't know, we have to go through this and this. Is that possible? And Joe do you agree that we are probably low. I'm not trying to put you on the spot.

Joe said Henry County just went to Wagner, Erwin and Scheele in Muncie and ask them for a range for superintendent for highway. They come back and the average was \$70,232.00 I believe.

Dave asked that's for a qualified superintendent?

Joe said I would assume. Somebody with experience. I don't know what the top and low end are.

Missy said some of them are engineers. But if you look, a couple of them, I just ask for information and they were. It would definitely save the county money, if things were done right. Rather than having to redo or pave the street and down the middle is a groove. I don't know anything about paving, I just know there's a groove down the road. Plus, there's water standing on there and you know it's going to get down in there, when it freezes it's going to crack and that roads going to be gone. I don't know where we go on that. I'm not trying to set any salary up, I just think it's going to be a real concern.

Joe said you are going to have a really hard time trying to hire anybody with any type of experience for the money that Mike Haffner is being paid right now.

Tom Chalfant said his salary is \$55,000.00 right now?

Missy said yes.

Joe said the assistant superintendent at Henry County, Braden Shore, as assistant, he was making last year \$62,500.00 and with his raise for next year that will put him up to right around \$65,000 for an assistant. And he's very capable. A lot of good experience.

Dave said I agree with you Missy, when time get's closer, maybe the month before, we need to find a range.

Missy said I think you need to do it more than the month before. I think you need to have plans of where your going. I think that's a problem. We are always reactive rather than proactive and I'd like to see it addressed in February. Just some thoughts on what people think. Often times you get what you pay for. Also, there may be some people, Joe may be able to help you with that. There may be some people you want to go seek out. Your talking, 90 days out.

Bev said it's not an overnight decision.

Tom Chalfant said the process has already been started.

Gary Friend said I can tell you that I've spoken to Mike Haffner more than once and he's still firm that he is going to leave sometime in mid-April. He will be submitting his intent to retire soon.

Dave said that's what we need is a confirmed date, that way we can work backwards.

Missy said a new person is going to need some time. Hopefully they won't just up and leave, that doesn't show very good character. I'm just thinking we need to be proactive.

Todd asked is there any past examples where counties have shared that position?

Missy said do you know Joe?

Joe said not that I'm aware of.

Missy said that's a big one to share.

Joe said it would be pretty difficult. Superintendent is a full-time job. It would be pretty tough.

Dave Lenkensdofer – Rainy Day fund, Road Closings, Community Crossings grant

Dave said I have a couple things. I presented a thank you to the Commissioner's yesterday about the Rainy-Day fund. We just got he reports from Sherrie showing that we have \$1.637 million. That's a great start. I'm real pleased, we will move forward again this year toward the end of the year with another amount to go into that fund. I think we've all talked about state road 32 and 36 closing. If somebody questions, I have no idea what to tell them. We talked about Community Crossings grant going to \$1.5 million and I shared earlier, expect some changes in that because Marion County and the donut counties.

Tom Chalfant asked do you know if the AIC is lobbying the MS-4. Why if we don't own a solid waste treatment plant, why do we have to prove that we don't own one. We have to pay \$2,000.00 to hire people, why? Why does our state legislature make us do something to prove, it's ridiculous? Our state legislature needs to hear, we have these updates during the month of January and February and March, we need to be telling them, you guys got to get something done. We're going backwards.

Dave said I agree with you, that's why we formed that state legislative committee through the Indiana County Council's Association. We have about 50 members in that group that are very active. We just have to let them know that these are our wishes for 2024 and some of these legislators are going to have to step up. It's as simple as that. We cannot continue down the path we are going with legislation for the state. That's all I have for today.

Adjournment

Bev made a motion to adjourn. Missy seconded. All aye votes. Motion carried.

Reviewed and accepted this 6 day of February, 2024.

RANDOLPH COUNTY COUNCIL

David Benkenhofer

Jacky

Tom Clifton

Becky Fields

Niles Somo

ATTESTED:

Laura J Martin
Laura J Martin, Auditor