

WARREN COUNTY COMMISSIONERS MEETING
MONDAY OCTOBER 17, 2022

Commissioners present for the meeting: Clay Andrews, Adam Hanthorne, Craig Greenwood.

Also, In Attendance: Sam New, Randy Wurtzbaugh, Chris Sanders, IMPA; Cordell Miller, Richard Briles, Stephen Yates, Myron Morehouse, Jon Smith, Bob Bulington, Dany Gillum, Laci Frodge, Leonard Purcell.

Public: Ben Dispennett, LEDO Director;

Department Head/Elected Official – Robin Weston-Hubner, Auditor; Jenny Hobaugh, Highway Office Manager; Matt Herndon, Highway Superintendent; John Comer, Council; Jud Barce, County Attorney; Jill Wilson, HR Director; Ethan Foxworthy, Council; Rusty Hart, Sheriff; John Kuiper, Zoning Director.

1. The meeting was called to order by Clay Andrews.
2. Clay Andrews, Commissioner President led the Pledge of Allegiance.
3. New Business:
 - a. Memorandum of Understanding TRECS Program, Property Maintenance Orders added to the agenda. Adam Hanthorne made a motion to approve the agenda with a second from Craig Greenwood, all voted in favor.
 - b. Craig Greenwood made a motion to approve the October 3, 2022 Commissioner Meeting minutes with a second from Adam Hanthorne, all voted in favor.
 - c. Craig Greenwood made a motion to approve the October 3, 2022 – October 17, 2022 Accounts Payable Claim Dockets with a second from Adam Hanthorne, all voted in favor.
 - d. Craig Greenwood made a motion to approve the October 14, 2022 payroll with a second from Adam Hanthorne, all voted in favor.
 - e. Property Maintenance Orders – Kuiper stated he has visited the Independence parcels and all comply. Kuiper stated Tonya Adams had vehicles that will be taken care of soon. Bob Bulington has inoperable vehicle that will be removed. Barce explained Bob Bulington parcel will be continued 30 days, Nov 21st at 8:30 a.m. Kuiper explained Davey Jones parcel, no contact but has attempted to mow and still vehicles to be removed. Barce explained Davey Jones parcel will be continued 30 days, Nov 21st at 8:30 a.m. and notice will be delivered.
 - f. UBO Hearing – Clay Andrews opened the UBO Hearing.
 - i. Myron Morehouse - Kuiper stated the home will be removed. Clay Andrews made a motion to affirm the UBO and extend 60 days, Dec 19th at 8:30 a.m. seconded by Adam Hanthorne, all voted in favor.
 - ii. Sam New – Kuiper presented photos showing UBO still needs to be cleaned up. New stated vehicles are moved, cleaned up and scrap metal removed. Kuiper explained the area and items to be cleaned up. Clay Andrews made a motion to affirm the UBO and extend 30 days, Nov 21st at 8:30 a.m. seconded by Adam Hanthorne, all voted in favor.
 - iii. Clay Andrews closed the UBO Hearing.
 - g. Highway – Herndon stated contact with RR due to road damage at Marshfield. Reith Riley has not started 875E. Herndon will contact Reith Riley for a start date.
 - h. Highway Truck Bids – Weston-Hubner explained 2022 Economic Development Budget has \$300,000 for Highway Equipment. If the trucks do not come until 2023, we can encumber the budget into 2023. Craig Greenwood made a motion to accept bid from Rahn \$235,878.89 paid from Economic Development Budget seconded by Adam Hanthorne, all voted in Favor.
 - i. Memorandum of Understanding Agreement AIC TRECS – Barce explained the agreement allows debts owed to county to be collect Indiana Income Tax Refunds. The State charges is \$20 for this service. Craig Greenwood made a motion to accept the MOU for Tax Refund Exchange and Compliance System seconded by Adam Hanthorne, all voted in favor.

Old Business:

- a. Independence Park – Barce explained the need of the information. Bob Bulington stated he is trying to get Sharon Smith, Mrs. Bulington, and Bob Bulington together to sign. Barce stated they can meet this afternoon to notarize. Tabled until next meeting to approve. Greenwood stated a neighbor to the park has an issue with the park. Bulington stated others in the town like the idea of the park.
- b. Hearing for Rezoning Request Indiana Municipal Power Agency – Greenwood inquired from IMPA about nonprofit agency, variances, etc. Sanders explained IMPA is a nonprofit and sells to the municipalities. Greenwood inquired about drainage, chemicals from panels into waters supply, rolling hills not flat like more solar farms. Sanders stated due to the connection to the Town distribution system created issue of finding a flat parcel. The modules are all glass and a drainage plan is always completed prior to constructions, storm water permits for all sites. Andrews questioned the setback as per current zoning ordinance. Sanders stated this was the only parcel considered. Hanthorne stated the County created the zoning ordinance for a reason so why pass something that would need to change the ordinance in order to allow the project. Randy Wurtzbaugh, Town Council President, stated this would help generate income through property taxes. Yates stated issues with the setback, fences, resale value of his house. Yates suggested a home value study in Warren County and if the solar farm was already built then he would not have purchased. This is going against the setback already in the zoning ordinance. Sanders stated other counties have had no in home values and variances are on the development standards under the ordinance. Dick Briles, past Member of Williamsport Town Board, stated the Town joined IMPA man years ago and IMPA is a good company. Weston-Hubner inquired is an abatement will be requested and where electricity will be used. Sanders stated they plan to apply for abatement and the electricity will be used by the Town. Kuiper inquired of buffer plantings around the farm. Sanders stated there would be an arbor buffer, mowing crews are contracted to maintain. Hanthorne stated he is not against helping the community but this is just not a good location. Greenwood state not in favor of changing the zoning

ordinance and this is not correct location. Adam Hanthorne made a motion to deny the Rezoning Request seconded by Craig Greenwood, all voted in favor.

- c. MJ Electric Damage Claim – Barce explained the process and the complaint will be completed today.
- d. Resolution County Longevity – Barce explained this will be in handbook.
- e. Resolution Donation to Warren County Pool – Tabled until next meeting.
- f. Fountain Warren Interlocal Agreement 911/Dispatch – Barce is sending to Fountain County and discussed another joint meeting will probably need to be held.
- g. Johnsonville County Owned Parcel – Tabled until next meeting.
- h. Veteran Service Officer Position – Executive Session November 3rd at 5:00 p.m.
- i. Warren County Health Department Renovations – Andrews stated currently work on framing and flooring is being done. Frodge and Greenwood stated the Italian marble chair rail was painted over years ago but working to clean up. Greenwood stated there are 3 dead pine trees and fence that need removed, he will contact Frank Eberle. Discussed the 3-phase electric and working to switch back. Eberhardt will set furnace and run duct work. Grubb quoted price to have sidewalk repaired by back door due to drainage issue, Commissioners will wait until next year. Discussed the sealing of the parking lot. Discussed giving the old radios to the Health Department when the new arrive.
- j. Pence Water System Upgrade – Greenwood explained Engineering Firms hard to find for a small project but he will continue to work on this.
- k. Fire & Smoke Alarms County Buildings – Greenwood presented quote from Koorsen for the fire and smoke alarms in the courthouse, elevator recall, equipment list at \$59,784 with \$2,000 annual fee for inspections. Craig Greenwood made a motion to accept the quote from Koorsen for \$59,784 and \$2,000 annual to be paid from Cumulative Capital Development seconded by Adam Hanthorne, all voted in favor.

Elected Official/Department Head comments:


- a. EMA Lot Land Survey - Greenwood presented Deckard Engineering quote of \$6,000- \$7,000 with \$690 down. The survey would be done in March/April for Ceres Land. Craig Greenwood made a motion to accept the quote from Deckard Surveying for max of \$7,000 to be paid from Fund 4917 seconded by Adam Hanthorne, all voted in favor.
- b. Greenwood stated the custodian storage is in the Litzenberger building so another location for storage will be needed. Discussed prices of yard barns of \$8,878 for 12 x 16 building, Greenwood will look into this. Also discussed the location and Greenwood will talk to the parcel owner next door about temporarily placing the yard barn.
- c. Hart will get information concerning the Sheriff vehicle surplus cars to Hobaugh to be listed on GovDeals.


Public Comment: Ben Dispennett - READI projects commitment letters will go to the Council at their next meeting.

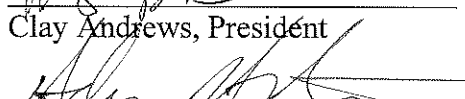
Next Commissioner meeting November 7, 2022 @ 8:30 a.m.

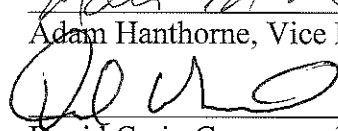
There being no further business Adam Hanthorne made a motion to adjourn with a second from Craig Greenwood, all voted in favor.

ATTEST:


Robin Weston-Hubner, Auditor


Clay Andrews, President


Adam Hanthorne, Vice President


David Craig Greenwood