

COMMISSIONERS' MINUTES

SEPTEMBER 21, 2020

PRESENT: ALL

BE IT REMEMBERED that the White County Commissioners held a regular meeting on Monday, September 21, 2020, in the White County Building, 2nd -floor Commissioners' Conference Room beginning at 8:15 a.m.

Commissioners present were: President John C. Heimlich, Commissioner Steve Burton, and Commissioner David Diener. Also present was White County Auditor Gayle Rogers, White County Attorney George Loy, and the Commissioners' Assistant Donya Tirpak.

MINUTES

- Commissioner Burton made a motion to approve the minutes presented for the executive meeting held on August 27, 2020, and the regular meeting on September 8, 2020, seconded by Commissioner Diener.
Vote: Unanimous

PAYROLL

- Commissioner Diener made a motion to approve the payroll for September 21, 2020, seconded by Commissioner Burton. **Vote: Unanimous**

CLAIMS

- Commissioner Diener made a motion to approve the claims as presented except for check number 001342 and 001392, seconded by Commissioner Burton. **Vote: Unanimous**

CARROLL-WHITE REMC CHECK PRESENTATION

CW REMC CEO Randy Price and CW REMC Board President Kevin Bender presented a check for \$1.4 million to White County. The 10 -year with zero interest loan/grant will help White County with infrastructure at the Mid America Commerce Park.

SURVEY – OLD HIGHWAY GARAGE

Commissioner Diener said that no matter what they do with the old Highway Department, a survey of the property will need to be done for rezoning purposes.

A proposal from Randall Miller and Associates, Inc., was provided for \$3,900.

- Commissioner Burton made a motion to approve the proposal from Randall Miller and Associates for \$3,900, seconded by Commissioner Diener. **Vote: Unanimous**

ELECTION PAY INCREASE

A letter from the County Election Board was submitted requesting that the Commissioners increase the pay for the Precinct Election Board members by \$50 per person for Election Day, November 3, 2020, only. The increase will encourage more poll workers to work the polls.

The pay increase would be as follows:

Inspectors – from \$175 to \$225

Judges – from \$150 to \$200

Poll Clerks – from \$125 to \$175

- Commissioner Diener made a motion to approve the \$50 increase for the Precinct Election Board as requested, seconded by Commissioner Burton. **Vote: Unanimous**

AREA PLAN – AMEND 2017 WHITE COUNTY COMPREHENSIVE PLAN

Area Plan Director Joe Rogers said one of the primary issues that the 2017 Comprehensive Plan addresses are housing. Last year a Housing Sub Committee was put together to focus on housing affordability in White County. Director Rogers presented an amendment to the Comprehensive Plan that addresses housing.

The Area Plan Commission heard this amendment on September 14, 2020. The APC voted to recommend this amendment to the Commissioners by a vote of 8 yes and 0 no.

COMMISSIONERS' MINUTES

SEPTEMBER 21, 2020

PRESENT: ALL

Director Rogers said that for this study to turn out successful, each of the legislative bodies is going to have to participate in this process of reorganization, the reestablishment of rules, standards and regulations, and other actions that are listed in the study.

Director Rogers requested the Commissioners to approve the Resolution, agreeing to attach the amendment to the Comprehensive Plan.

- Commissioner Burton made a motion to approve Resolution No. 20-09-21-01, adopting the “2019-2020 Housing Study” as Appendix B for the WC 2017 Comprehensive Plan, seconded by Commissioner Diener.
Vote: Unanimous

RESOLUTION NO. 20-09-21-01

RESOLUTION OF THE BOARD OF COMMISSIONERS OF WHITE COUNTY, INDIANA, HEREBY ADOPTS THE AREA PLAN COMMISSION “2019-2020 HOUSING STUDY” AS APPENDIX B FOR THE WHITE COUNTY, INDIANA 2017 COMPREHENSIVE PLAN

WHEREAS, in order to provide for public health, safety, and general welfare, the ongoing orderly and harmonious growth of White County, Indiana and to provide efficiency and economy in the process of development it is necessary from time to time to review, update, amend or repeal the Comprehensive Plan as provided by Indiana Code 36-7-4-500 et seq.;

WHEREAS, the Commissioners of White County, Indiana have determined that the current 2017 White County Comprehensive Plan should be updated to include the Area Plan Commission “2019-202 Housing Study” as Appendix B to the 2017 Comprehensive Plan;

WHEREAS, a steering committee of local residents, property owners and elected officials, acting as a subcommittee of the White County Area Plan Commission, has conducted a process to consider a supplement to the Comprehensive Plan for the purposes of providing a road map to more affordable housing;

WHEREAS, the White County Area Plan Commission on September 14, 2020, held a public hearing and provided an opportunity for all remonstrance to be heard and considered;

WHEREAS, the White County Area Plan Commission found that the 2019-2020 Housing Study meets the requirements of information pertinent to the 2017 Comprehensive Plan, and that the adoption of the 2019-2020 Housing Study is in the best interest of the County;

WHEREAS, the White County Area Plan Commission forwarded the 2019-2020 Housing Study to the White County Commissioners and each legislative body unit in White County with a favorable recommendation;

WHEREAS, the proposed 2019-2020 Housing Study (Appendix B) is attached as exhibit “A” to this Resolution; and

WHEREAS, the Commissioners of White County find that it is in the best interest of White County, Indiana to adopt the 2019-2020 Housing Study as an Appendix to the 2017 White County Comprehensive Plan.

NOW, THEREFORE, BE IT HEREBY RESOLVED by the White County Commissioners the following:

- 1) Final Action: The Housing Study is hereby adopted, as Appendix B to the 2017 White County Comprehensive Plan.
- 2) Effective Date: The adoption of the 2019-2020 Housing Study (Appendix B) shall be effective immediately upon passage.
- 3) Official Filing of the 2019-2020 Housing Study (Appendix B): Upon adoption of this Resolution, the Executive Director of the White County Area Plan Commission shall keep one (1) copy of the 2019-2020 Housing Study, Appendix B, on file in the Office of the Plan Commission and shall cause the signed Resolution and one (1) copy of the 2019-2020 Housing Study to be recorded in the Office of the White County Recorder.

LAND SURVEY – WHITE COUNTY JAIL

Commissioner Diener said that he has learned that the property of the White County Jail is titled to the White County Building Jail Corporation. After the payment of the bonds, the title should’ve been turned over to the White County Commissioners, and it wasn’t. To do this, a survey of the property must be done.

COMMISSIONERS' MINUTES

SEPTEMBER 21, 2020

PRESENT: ALL

A proposal from R.W. Gross & Associates was submitted for \$7,475.

- Commissioner Burton made a motion to approve the proposal from R. W. Gross & Associates for \$7,475, seconded by Commissioner Diener. **Vote: Unanimous**

AIR HANDLING UNIT #2 – WHITE COUNTY JAIL

Commissioner Diener said that a coil in the air handling unit at the White County Jail is leaking. Two bids were submitted to make the repairs.

D.A. Dodd, Lafayette,	\$ 7,473.88
EMCOR Services, Indianapolis	\$11,225.00

- Commissioner Diener made a motion to approve the quote from D.A. Dodd for \$7,473.88 to repair the coil, seconded by Commissioner Burton. **Vote: Unanimous**

At this time, Council President Butch Kramer called the Council members to order in joint session with the Commissioners. Council members present:

President Butch Kramer	Vice President Denny Carter	Jim Annis
Jim Davis (Electronically)	Janet Faker	Art Anderson

Councilman Casey Crabb was absent.

REPORTS PRESENTED AND ON FILE

Area Plan
Economic Development
Environmental
Highway Department
E-911
EMA

AIRPORT

Board President George Green reported that the Airport received a CARES Grant for \$30,000, and the money must be spent on expenses that are created because of the Covid-19 crises.

The Board has applied and received a grant for \$68,000 to purchase land to build CR 225 S. as a replacement for the old Luse Road. They have purchased the property, and they are now moving forward with the next Project.

A request for proposals was made for the new retail fuel system, and only one bid was received for \$810,000. This is a lot more than what they were expecting. Currently, this project is not funded by the FAA, so they are using and saving \$150,000 of entitlement money that they receive annually. The Board is sitting back down and discussing other alternatives to bring the cost down. They will come back in the future with recommendations on this Project and funding.

UPDATE ON COVID-19 TESTING SITE

Ed Gutwein said that he has been working on a Covid-19 testing site for the past couple of months. He has met with the White County Health Board, and the decision was not to have a testing site in White County but to partner with Cass County. They may set up a drive-thru test site one day a week in White County, but that hasn't been determined yet.

There being no further business to come before the County Council, they adjourned to their meeting.

AEP AGREEMENT

White County Attorney George Loy discussed another project in White County by AEP Indiana Michigan Transmission Company.

COMMISSIONERS' MINUTES

SEPTEMBER 21, 2020

PRESENT: ALL

Chris Welbaum, Right of Way Agent with EASi and working for AEP, said that the Project would consist of restringing 6.7 miles of overhead electric transmission line in White County, starting at the Meadow Lake Switchyard to the White County line with Tippecanoe County. The purpose of the Project is to prevent overload of current facilities and to provide increased capacity in the future. They will be using heavy equipment on White County roads.

To protect the County roads, Attorney Loy presented a resolution approving a Road Use Agreement with AEP.

- Commissioner Burton made a motion to approve Resolution No. 2020-09-21-02, approving agreement with AEP Indiana Michigan Transmission Company for use, repair, and improvements of White County roads and repair of drainage facilities during reconductor construction, seconded by Commissioner Diener. **Vote: Unanimous**

WHITE COUNTY COMMISSIONERS' RESOLUTION NO. 2020-09-21-02

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF WHITE COUNTY, INDIANA, APPROVING AGREEMENT WITH AEP INDIANA MICHIGAN TRANSMISSION COMPANY, INC. FOR USE, REPAIR, AND IMPROVEMENT OF WHITE COUNTY ROADS AND REPAIR OF DRAINAGE FACILITIES DURING RECONDUCTOR CONSTRUCTION

WHEREAS, the Board of Commissioners of the White County, Indiana (the "Board") desires to benefit the health and general welfare of the citizens of White County, Indiana (the "County") and create opportunities for gainful employment and business opportunities within the County; and

WHEREAS, AEP Indiana Michigan Transmission Company, Inc. (the "Company") is contemplating to reconductor approximately 6.7 miles of existing 345k overhead electric transmission line (the "Project"); and

WHEREAS, the Board desires to approve the execution of an Agreement for Use, Repair and Improvement of Roads, and Repair of Drainage Facilities, between the County and the Company, a form of which was has been presented to the Board on the date hereof (the "Road Use Agreement"), pursuant to which the County agrees to provide the use of certain roads to the Company, and the Company agrees to repair and improve such roads and certain drainage improvements in the County in the course of construction of the Project.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of White County, Indiana, that:

1. The Board hereby finds that the execution and delivery of the Road Use Agreement is in the best interests of the County and its citizens. The Board is authorized and directed to execute the Road Use Agreement, in the name and on behalf of the County, and the Auditor of the County is hereby authorized and directed to attest the execution of such agreement, with such changes and modifications as such persons deem necessary or appropriate to effectuate this Resolution, said persons' execution thereof to be conclusive evidence of the approval of such changes.
2. The Board, the Auditor of the County, the legal counsel of the County, and other appropriate officers of the County are hereby authorized to take all such actions and execute all such instruments as are necessary or desirable to effectuate this Resolution.
3. This Resolution shall be in full force and effect from and after its adoption.

COMMUNITY CORRECTIONS BOARD APPOINTMENT

- Commissioner Diener made a motion to accept the resignation of Benjamin Church and appointing Christopher Philips as the Public Defender for the Community Corrections Advisory Board with a term expiring December 31, 2023, seconded by Commissioner Burton. **Vote: Unanimous**

WHITE COUNTY COURTS AUDIO & VIDEO EQUIPMENT

Commissioner Heimlich submitted an agreement from Business Information Systems, Inc., that will provide new recording software, microphones, and video conferencing equipment for both Courts on the third floor. The cost of all equipment and installation is \$141,702.22. This money will come from the CARES Act.

COMMISSIONERS' MINUTES

SEPTEMBER 21, 2020

PRESENT: ALL

- Commissioner Diener made a motion to accept the proposal from Business Information Systems for equipment and service for \$141,702, seconded by Commissioner Burton. **Vote: Unanimous**

There being no further business to come before the Board, their meeting adjourned.

John C. Heimlich, President

Steve Burton, Vice President

David Diener, Member

ATTEST: _____
Gayle Rogers, Auditor