

February 7, 2022

### Town of Chandler Council Meeting Minutes

The Chandler Town Council meeting was called to order February 7, 2022, at the Chandler Town Hall, 401 E. Lincoln Ave. at 6:00 p.m.

**Roll call: Present** - Cheryl Amos, Kim Burnett, Sandy Elder, Tonya Wester, Ron Whitledge

**Absent** -

#### **Pledge of Allegiance**

**Minutes:** Motion was made by Kim Burnett to approve the January 18, 2022 regular meeting minutes, second by Ron Whitledge. **Roll call:** Cheryl Amos yes, Kim Burnett yes, Sandy Elder yes, Tonya Wester yes, Ron Whitledge yes. Motion carried.

**Citizens on the agenda:** Larry Haag attended the meeting and explained to the council that they've heard about our concerns with our Christmas lights and to help BLN is donating \$1,500.

**Town Attorney:** Josh explained the situation with Culligan's tax abatement. It is now owned by Booster Development, but they would like to continue the abatement as originally agreed. They've submitted their CF-1 form showing they currently employ 9 people, not the 11 that was expected, but salaries about double what was originally expected. The council agreed to continue the abatement with the new owners and are satisfied with their progress. Motion was made by Ron Whitledge to approve the CF-1 form, second by Cheryl Amos. **Roll call:** Cheryl Amos yes, Kim Burnett yes, Sandy Elder yes, Tonya Wester yes, Ron Whitledge yes. Motion carried.

Josh also submitted Resolution 2022-01 which approves payment of the A/V system through ARP funds. Motion was made by Kim Burnett to approve Resolution 2022-01, second by Sandy Elder. **Roll call:** Cheryl Amos yes, Kim Burnett yes, Sandy Elder yes, Tonya Wester yes, Ron Whitledge yes. Motion carried.

Josh briefly explained that the Water Transmission main project is on schedule and believes Rob and BLN have done a good job avoiding litigation.

**Police Chief:** Report emailed.

**Fire Chief:** Report emailed. Ron thought the yearly run numbers were low, but Tonya explained more about how they should be interpreted to describe their performance. Kim reminded Brian about the credit card for the fire department and Brian also agreed to give them a copy of the town's tax exempt form.

**Director of Public Services:** Report emailed. Rob notified the town that Wessler recommended BMB for the Jenner Rd Sewer project. They are the lowest responsible bidder at \$1,637,198. Ron asked about

paving and Rob explained that they plan to bore so no paving should be needed, but it's difficult to predict every contingency so there's no guarantee that change orders won't be required. Motion was made by Ron Whitledge to approve the bid from BMB, second by Cheryl Amos. **Roll call:** Cheryl Amos yes, Kim Burnett yes, Sandy Elder yes, Tonya Wester yes, Ron Whitledge yes. Motion carried.

Rob explained that if the project came in under \$2 million, it would be possible for us to fund the Jenner Rd Sewer project with cash on hand instead of using debt. Rob asked them to formally approve using cash on hand. Ron asked about interest rates since the solid waste board is getting favorable rates, but Larry warned that there are other costs involved in issuing debt than just interest so using cash on hand would do more to reduce costs for a project this size. Brian mentioned Scott is reviewing our bonds and will notify us if there are any opportunities to save money. Josh also mentioned that after we finalize easements, we'll be ready to issue debt for the Water Transmission Main project and we'll be able to see what kind of interest rates will be available soon. Motion was made by Sandy Elder to go forward with the Jenner Rd Sewer project using cash on hand, second by Kim Burnett. **Roll call:** Cheryl Amos yes, Kim Burnett yes, Sandy Elder yes, Tonya Wester yes, Ron Whitledge yes. Motion carried.

Rob submitted the Notice of Award for the Jenner Rd Sewer project to the council for approval. Motion was made by Ron Whitledge to approve the notice, second by Kim Burnett. **Roll call:** Cheryl Amos yes, Kim Burnett yes, Sandy Elder yes, Tonya Wester yes, Ron Whitledge yes. Motion carried. Sandy asked for an estimated time frame and Rob believes it's expected to be done within 90 days.

Rob submitted Change Order #4, in the amount of \$34,322.36, and explained that it's being used to true up the Downtown Waterline Replacement project costs. Motion was made by Sandy Elder to approve Change Order #4, second by Kim Burnett. **Roll call:** Cheryl Amos yes, Kim Burnett yes, Sandy Elder yes, Tonya Wester yes, Ron Whitledge yes. Motion carried.

Rob submitted Pay App #15 for the Downtonwn Waterline Replacement project in the amount of \$179,929.73 to be paid to Ragle. Rob explained that the only payment left for the project will be to release the retainage after final completion. Motion was made by Ron Whitledge to approve Pay App #15, second by Cheryl Amos. **Roll call:** Cheryl Amos yes, Kim Burnett yes, Sandy Elder yes, Tonya Wester yes, Ron Whitledge yes. Motion carried.

Rob also submitted a 10-year water utility capital improvement plan agreement with BLN for approval. He explained that we've finished the 20-year plan and created a 10-year plan to give his successor an opportunity to reevaluate. The plan doesn't commit us to anything until financing is arranged, but it is needed to help secure financing. Josh briefly explained that it's a typical agreement that utilities enter. The 10-year sewer utility capital improvement plan is in progress. Motion was made by Cheryl Amos to accept the agreement with BLN, second by Kim Burnett. **Roll call:** Cheryl Amos yes, Kim Burnett yes, Sandy Elder yes, Tonya Wester yes, Ron Whitledge yes. Motion carried.

Finally, Rob submitted a job description for the water lead and asked for the council's approval and explained that he's still developing the description for the sewer lead. Motion was made by Ron Whitledge to accept job description, second by Sandy Elder. **Roll call:** Cheryl Amos yes, Kim Burnett yes, Sandy Elder yes, Tonya Wester yes, Ron Whitledge yes. Motion carried.

**Utility Administrator:** Report emailed. Misty notified the council that we're expecting 43 tap fee applications soon for the Emmie June Cove project.

**Environmental Manager:** Report emailed. Michael notified the council that the house on Gardner in front of the nursing home has been demolished and he is expecting to get permit applications for the Emmie June Cove project soon. He let the council know he'd like to have a meeting, possibly an executive meeting, to discuss the storm water board before it's first meeting. He also mentioned he'll be out of town on Thursday for a conference. Michael also explained to the council that Donna's position will be vacated since she's moving to the APC, but Worstell may be here for another month. Tonya recommended posting a notice and Cheryl suggested talking with Leann Merta about applying for the position.

**Clerk Treasurer:** Report emailed. Brian explained December is reconciled and they will start working on the fund conversion and year end reporting.

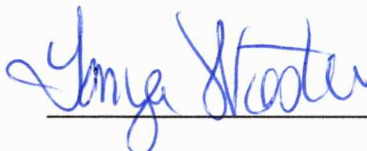
**Parks & Rec.:** Brad and BJ asked the council if they've decided to go forward with the parts of the bike park project not covered by the grant. They reviewed the pricing after Tonya asked: \$22,500 for the pump track, \$5,000 for the beginner pump track, \$7,500 for the challenge zone, \$1,500 for signage, and they rounded the contracting fee to make the total \$40,000. Brian explained that we have \$80,000 budgeted in CCD that can be used and we also have money in the EDIT and Riverboat fund that could be used if we apply for additional appropriations. Brad also explained that the NLT grant notice is expected sometime late spring, but the bike and pedestrian planning grant will be announced soon. Warrick Trails is also in talks with Norfolk Southern. Motion was made by Kim Burnett to approve the project, second by Cheryl Amos. **Roll call:** Cheryl Amos yes, Kim Burnett yes, Sandy Elder yes, Tonya Wester yes, Ron Whitledge yes. Motion carried.

**New Business:** Josh asked if the council wants to bring solar panels into consideration again and suggested adding it to the agenda. The council agreed and Tonya asked Larry to invite Phil to another meeting.

**Old Business:** Ron discussed evaluating the lights again. The council agreed to meet Thursday to review the condition of the lights and Wednesday next week to discuss how to go forward.

**Claims:** Cheryl Amos made a motion to approve claims as presented in the amount of \$848,301.22, second by Ron Whitledge. **Roll call:** Kim Burnett yes, Sandy Elder yes, Tonya Wester yes, Ron Whitledge yes. Motion carried.

Motion was made by Tonya Wester to recess the meeting, second by Cheryl Amos. **Roll call:** Kim Burnett yes, Sandy Elder yes, Tonya Wester yes, Ron Whitledge yes. Motion carried.



Tonya Wester, Council President



Brian Pace, Clerk Treasurer