

**Lynnville Town Council-Park
August 18, 2020 Agenda**

CALL TO ORDER

PLEDGE OF ALLEGIANCE

APPROVAL OF MINUTES: July 21, 2020

APPROVAL OF CURRENT BILLS: August 5, 2020 – August 18, 2020

TOWN BUSINESS:

-Grass Ordinance warning – Stacy Tevault

NEW BUSINESS:

-Public Hearing for Ordinance #2020-9 Additional Appropriation

-Request permission to take down trees – 218 Deer Ln

-Estimates for new golf cart purchase

-Groundwork for playground relocation

~~-Golf Cart estimate~~

REPORTS:

Side-by-side estimates

Monthly Income:

Revenue \$18,024.17

Expenditures \$29,205.09

Sarah Kolley, Park

-Weather stripping around Community Center door completed

-Kayak Launch completed

J. William Bruner, Attorney

-Lynnville Park farm land update

-Update Arflack Park Lease – Angela Wilson

Lauri Stockus, Clerk-Treasurer

Stacy Tevault

-Community Center HVAC decision

Rachel Titzer

Doris Horn

-TMI Contractor estimate Community Center outdoor lighting to “dusk-to-dawn” timer installation

Don McVey, Park Advisor

- Estimates for side-by-side

Brett Kruse, Park Advisor

ADJOURNMENT

NEXT MEETING: September 1, 2020 @ Town Hall – 6:00pm

ANY AND ALL BUSINESS TO PROPERLY COME BEFORE THE LYNNVILLE TOWN COUNCIL

August 18, 2020

- 1 Tammy & TS Tanner
- 2 Irvin & Carrie Cox
- 3 Stan Myers / Lori Nassett
- 4 DAN & Angie Wilson
- 5 Sarah Holley
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Town of Lynnville Park Board

August 18, 2020

Present: Stacy Tevault, Rachel Titzer, Doris Horn, Lauri Stockus, J. William Bruner, Brett Kruse, Don McVey

Call to Order

Moment of Silence – Pledge of Allegiance

Approve Minutes: Stacy wanted to clarify when building have been rented to hold functions at Lynnville Park. The guests of the function are not charged gate fees. Rachel makes a motion to approve the July 21, 2020 minutes as presented. Doris seconded. All in favor. Motion carries.

Approve Current Bills: Rachel makes a motion to approve the current bills of August 5, 2020 –August 18, 2020 as presented. Doris seconded. All in favor. Motion carries

Town Business:

Grass Ordinance warning

Stacy explains **Ordinance #2020-5** regarding grass on public roads has been put back on the agenda because there are several complaints against residence. It has been decided, since it is such a new ordinance there will be a letter and copy of the ordinance sent out as a warning to residence. The ordinance has been posted throughout town, put on the website and has been published in newspaper but will be going the “extra step” to make sure everybody is informed of this ordinance.

New Business:

Public Hearing for Ordinance #2020-9 Additional Appropriation

Stacy read the “Notice to Taxpayers of Additional Appropriation” (included). Stacy opened the floor up to anyone wanting to be heard. There were no comments from taxpayers.

Request Permission to take down trees – 218 Deer Ln

There are 3 dead trees and 2 trees beavers have gnawed the trunks severely. Rachel makes a motion to allow the resident at 218 Deer Ln to take down the dead trees and the trees damaged by the beavers. Doris seconded. All in favor. Motion carries.

Sarah: The residence at 217 Deer Ln has told her they have had some beaver damage to the trees behind their house also. Sarah said she spoke with Don Kolley about the beaver damage. He told her they are usually more active in the winter but with them already causing damage this is an issue to be discussed. Stacy asked if there was a “trapping season”. Brett said trapping season for beavers is in the winter but because they are causing a nascence. Stacy told Sarah to get in contact with DNR and see what can be done.

Lee Weil: Mr. Weil is not on the agenda but would like to discuss trees he has received permission to have removed. Mr. Weil stated “he was told when he could take down trees, how he could take down and what he could do with his limbs”. He asked what he is supposed to do with his limbs because every time he tries to have a brush fire; his neighbor takes

pictures. He asks if he is supposed to throw them in the retention pond. The Park Board tells him he is not to throw anything in the retention pond. Mr. Weil states he feels the Park should be responsible for remove trees, limbs and brush since he doesn't own the land. He states he pays an annual lease and property taxes on property he will never own so he doesn't feel he should have to pay to maintain the trees and brush in the yard. Mr. Bruner told him the information in his lease. Lessees are to abide by the lease and the rules attached to the lease. Mr. Weil asked about specific rules such as curfews and "being loud after 11:00pm". Stacy stated curfew and loud noises would fall under Town or County ordinances. **Mr. Weil continued: intelligible.** Mr. Weil then repeatedly asked why he was responsible for taking down trees themselves when they don't own the trees or ground. He also asked why he would have to request permission to even take down the trees since they are the Park's trees. Mr. Bruner told Mr. Weil this is covered in his lease. They are the Park's trees but the lease holder is responsible to take care the property they are leasing. Mr. Weil then stated if he is responsible for the trees, then he can cut them down and move them if they are in his way or on his property. Mr. Bruner stated you will still need to request permission to cut down trees, as stated in your lease. **Mr. Weil continued: intelligible** as he started walking away. Mr. Weil said "Thank you for your time", and left the building.

Estimates for new golf cart purchase

Miranda: Some of the vendors gave prices for 'end of year model' sale. There are 4 estimates in packaging and all specs are included with each model/vendor. Stacy stated a decision needs to be made if the Park is getting a golf cart, a UTV, a side-by-side or a golf cart and UTV. Are there funds for all of this? What is actually needed at the Park? Will they each be used and capable of doing the same thing? She said she wasn't sure what exactly the Park Board is supposed to be looking for to accommodate the needs at the Park. Stacy asked Sarah to explain what would work best for park employees to maintain Lynnville Park properly. Sarah explains the employees need something to be able to get back to primitive camping areas and Observatory. These areas are not always paved, they are muddy, rocked and not smoothed. It would also be used to pick up garbage at the cans located around the park, taking bundles of wood and/or ice to campsites when they are purchased. It would also we used when employees cut limbs, move rocks, plant flowers and general maintenance around the park. It would also be used to take cleaning supplies and equipment to clean or stock the shower house. Stacy said with all this use they want to make the correct choice on which vehicle to purchase. They also need to take into account what is available in the budget. Rachel said from the list of uses, it seems the UTV is a better choice. She also said if a UTV is purchased and next year they decide the UTV is in use and not available for gatekeepers, the issue of purchasing a golf cart also can be revisited. Don McVey clarifies the difference between a golf cart and UTV. Golf cart is a people carrier and a UTV is made for work. Stacy states she is afraid if they went straight golf cart in a couple of years the park would be in the same position now with the golf cart always breaking down because of the actual work being done with it.

Doris states John's truck also needs to be replaced. It is pretty bad shape. Sarah said she doesn't even drive it to Boonville anymore because if you get any speed in it, the whole truck shakes. Doris said he would only need something small like a S-10 to work around the park. Stacy said they could look at the budget for that next year after the golf cart/UTV/side-by-side purchase is complete.

Stacy decides to move on to the side-by-side estimates.

Don McVey: Discussed the side-by-side estimates he has received from different companies. He provided the Park Board with copies of estimates. There was discussion on the different amenities on each model (windshield, dump-bed, wench, # of seats, etc.). It was also discussed the Kubota has enough power to pull a boat. Don said this would be his choice, it is a real work machine. All Park Board member and Sarah Kolley agreed to the side-by-side being the best option for Lynnville Park's needs at this time. Doris makes a motion to contact USDA for the next step of the grant process for

purchases of side-by-side/UTV/golf cart and boat. Rachel seconds the motion. All in favor. Motion carries. Doris said she will contact Craig from USDA the following day. Doris said she has all the paperwork ready but she still needs a couple things to be completed for the grant.

1. 3 years of financial records - Lauri lets her know it has been completed and put in folder for Doris to pick up.
2. Emergency Response Plan – Lauri said she was working on that but got sidetracked so it has not been completed. Lauri said she would get it done as soon as possible.

Doris asked the other Board members if they would appoint her to sign the grant papers. Rachel makes a motion to allow Doris Horn to sign grant papers. Stacy seconds the motion. All in favor. Motion carries.

Lease Transfer – 201 Old Dam Rd - Tanner to Meyers

Stacy asked Mr. Meyers if he has had a chance to read the lease and park rules. Mr. Meyers said he has read the lease and rules. Stacy asked if he had any questions. He said he did not. Doris makes a motion to terminate Tammy Tanner lease at 201 Old Dam Rd lease. Rachel seconds the motion. All in favor. Motion carries. Doris makes a motion to allow Stanley Meyers transfer lease at 201 Old Dam Rd into his name. Rachel seconded the motion. All in favor. Motion carries.

Community Center HVAC

Doris said she looked at the estimates and has some concerns about the amount of time some of the companies offer on their warranty. Mr. McVey said the A/C are built about the same; same parts, same technology, compacity. The price difference is mostly for the name of company. Stacy said they have the information and estimates and will look them over before they make a decision. Stacy would like all the companies to be able to give estimates on repairing 2 of the units and only replacing 1 also because funding is an issue. Doris would also like to know how soon each company would be able to complete the work.

Groundwork for playground relocation:

Estimate from Wilcox Earthworks and Park Fund report to have ground cleaned and leveled to move playground to a larger and safer area. Rachel asks Lauri if she was able to figure out how to work this estimate into the budget. Lauri said she was able to work it in the budget but the rest of the year they need to watch spending very closely. Anything that can wait till next year needs to wait. Different ground coverings were researched for a 400 sq ft area. Mulch would be around \$1500; Pea gravel would be around \$1700; ground rubber would be around \$3,200. A discussion of the pros and cons of each choice were discussed. Pea gravel would not need to be replenished like mulch would and ground rubber would not need to be replenished or be as easy to kick around as pea gravel. Ground rubber is more expensive up front but in the long end it is a better deal. It also allows wheelchairs and strollers to be rolled across easier than pea gravel. The ground rubber is also ADA acceptable. One of the options discussed is starting out with pea gravel and replace it for the ground rubber after funds have been saved up. The pea gravel could then be scooped out and used for other purposes. Stacy: This project will be tabled until pricing on spillway repairs are given. Spill way repairs need to be the priority.

Reports: Lauri Stockus

August Monthly Income:

Revenue	\$18,024.17
Expenditures	\$29,205.09

Expenditures were higher than revenues this month due to payment of several projects being completed and paid. The new kayak launch being one of those projects.

Sarah Kolley – Lynnville Park:

Sarah reported to Park Board via text there have been kids jumping off the Falls August 6th. The sheriff department was called but she has no other information.

There were several complaints of a speeding boater the weekend of August 15th. The report was of a light blue boat, Jeannie was not able to make contact with the boaters when they left the park.

Lillpop delivered bundled wood today. They would like to raise the price \$0.50 per bundle. Doris asked what our price was currently. Sarah said our price currently in \$3.75 a bundle with the increase would make it \$4.25 per bundle and we charge \$8.00 per bundle. Stacy asked why the park is buying wood when there are so many trees being taken down all year and Duke Energy is taking down 70+ trees. It was discussed the wood we purchase is split, seasoned and bundled. Sarah states park does not have the equipment to split and bundle the wood. Stacy instructed Sarah to contact Lillpop to see if there could be a trade for the wood from all the trees getting ready to be taken down for their next season. Stacy stated there is going to be an excess of wood the park is going to have to do something with once Duke Energy finishes cutting all the trees down. Brett asked if Duke was cutting the trees and leaving a mess for the park to clean. It was explained Duke is supposed to cut the trees down, mulch limbs, cut trunks into pieces and leave them stacked where tree once stood.

Sarah gave the Park Board members a print out from Warrick County Soil & Water Conservation District. They would like to schedule to come to Lynnville Park October 24, 2020 to remove invasive plant species. They are specifically looking into autumn olive and Japanese stilt grass. Both have been identified in Lynnville Park on a large scale.

Stacy asks about projects completed since last meeting

The path to the kayak launch and the kayak launch, itself has been rocked, which looks great. The weather stripping has been placed around the doors at the Community Center.

The county would like the voting poles open several days throughout the month to allow social distancing. Sarah said she has checked most of the days and times and the Community Center is free. Stacy said to have the days and times they want to have it open submitted in writing so they can see exactly what is required.

Sarah asks on behalf of Greg Quackenbush: His mother has a lease with Lynnville Park. She is in very poor health and would not be able to come to a meeting to sign cancelation of lease to have transferred into Greg's name. Greg found out when he went to pay the taxes on the personal property, she had it transferred to his name. Sarah asked what they would do in this situation. Sarah was told to get in contact with Greg to see if the paperwork could be brought to his mother to have signed for transfer. In this situation if Greg had the lease transferred to his name it would be at the current rate for lease. The grandfathered rate would not be transferred to Greg.

Mr. Bruner:

Lynnville Park Farmland

Gone through the appraisals. The next step is to decide what the minimum bid will be and the terms and conditions of the lease to propose. The previous lease should be in the Park's files to use as reference. Mr. Bruner suggest this be discussed in an Executive Meeting for legal purposes. Stacy suggest to have Executive Meeting September 1, 2020 at 5:30pm right before Town Board Meeting.

Update Arflack Park Lease – Angela Wilson

Mr. Bruner said Angela dropped off the required document at his office. Mr. Bruner said he reviewed them and, in his opinion, they are sufficient in respect to show she is entitled to the ownership of Mark Arflack's personal property at Lynnville Park. He asked Angela if she has started the process to get the title switched to her name. She said she was waiting for the judge to sign off first. All required paperwork has also been filed with the court system. They are now waiting on a response. Mr. Bruner suggests a clause be added to the lease indicating this is the last lessee allowed on this lot. The property will not be leased again after Angela Wilson and all personal property must be removed when Angela Wilson no longer leases property. Angela said she understands she will be the last lessee on this property and she will not be able to transfer the lease to anybody else. Mr. Bruner said he will create the clause to add to the regular lease for Angela to sign. Angela asked what her lease payment will be. She was told the annual lease payment at this time for her property is \$653.40. She is also told Sarah Kolley will handle all paperwork for lease, title, insurance and any questions.

Lease Assignment for Adding Partner to Lease

Currently if there are any changes to Park leases, such as adding someone to the lease, the current lease is terminated and a new lease at the current rate is established cancelling grandfathered lease rates. Mr. Bruner had drawn up a lease assignment to allow a current lessee to add their spouse or partner to their lease without terminating their grandfathered lease rate. The assignment will only allow a spouse or partner to be added, no children, other family or friends will be permitted with this assignment. With the lease assignment there is a transfer fee of one hundred ninety-five dollars (\$195.00) and permission from the Park Board for the transfer. Stacy instructs Sarah to reach out to the lessees to let them know this assignment exists and if they would like to take advantage of it to fill out and come to Park Board meeting as soon as possible.

Stacy Tevault:

The spillway for Lynnville Lake is blocked up which is preventing the water from flowing like it should. Doug Wilcox is going to get an estimate to get the spillway cleaned out and opened back up to work properly.

After the playground equipment is moved from current position, the plan for that area is to have a dog park for campers. The goal is to have fencing put up, some seating inside the fence for a nice little dog park area. This is not going to happen until next year at the earliest but this is the goal.

Rachel Titzer:

Provided the Park Board members with Eagle Scout, Reed Gowen, project proposal for 2 sandboxes with closing lids and Lincoln Log climbing house for Lynnville Park playground. The proposal includes a list of the supplies he will need and the cost of the supplies. He would like this project proposal to be approved so he can turn it into his project leader for their approval on Thursday to get it started. He has also been given a copy of acceptable materials for children's playground equipment safety requirements. Doris makes a motion to accept the project proposal for 2 sandboxes and the Lincoln Log House and to have them start the project. Rachel seconded the motion. All in favor. Motion carries.

Rachel spoke with the Eagle Scout doing the camping platforms, he is still working on getting the next step finished. He will keep her up-to-date with his progress.

Rachel also spoke with the Eagle Scout doing the food pantry project. He is almost done with his project and needs to paint them. He will try to be at an upcoming Town Board meeting. He would like to know how and where the Town would like the pantry installed.

Doris Horn:

TMI Contractor estimate for several jobs

Replace ceiling light in shower house \$257.00. Doris makes a motion to allow TMI Contractor to replace the ceiling light in the shower house for \$257.00. Rachel seconded the motion. All in favor. Motion carries.

Replace faulty photo cell at Community Center Building \$190.00. Doris makes a motion to allow TMI Contractor to replace the faulty photo cell at Community Center Building for \$190.00. Rachel seconded the motion. All in favor. Motion carries.

Doris will call TMI in the morning and have these jobs scheduled as soon as possible.

The ceiling tiles for the Recreational Building will be picked up so John can replace the stained areas.

Doris asked Sarah to talk to John about the ceiling light in Recreational Building that seems to always be going out. The fixture might be bad.

Doris asked Don McVey to look for rowing oars since Miranda has not been able to find them available. Every place she has looked are out of stock and won't have back in stock for months. Miranda said through the research she has done the issue is, the factories that make them shut down for COVID. Even though they have started back up they are not considered essential so the companies are estimating around 6 months before the items are back in stores. The specs for the oars needed are going to be sent to Park Board members to see if they can look into finding oars to purchase.

Doris talks about an event through USI scheduled for September 13, 2020 for Wounded Warriors and their families. The Recreational Building and Shelter House have both been rented for this event. Doris asked if anyone would like to make cookies, cupcakes or any other food for the event. Any donations or help would be appreciated. This event will be covered by the news also. This might become an annual event at Lynnville Lake if all goes well.

Don McVey:

The Lynnville Park lessees had a meeting to air their grievances. The take-away is the Lease Assignment discussed earlier in this meeting will solve most of the issues brought up during the meeting. Some complaints only applied to the residence on the Northside of the lake regarding not having water lines. Don said he looks at it like a trade off for the amount of ground and view he has to out there, to have to bring in drinking water.

One of the other issues some was taxes being paid. They didn't understand the taxes they pay are not set or collected by the Town of Lynnville. The taxes they pay are property taxes for their personal property, they are not being taxed on the actual ground.

The last big issue people had was the 20% increase in lease amount. Many of the smaller issues seemed to be more of misunderstandings on how things are operated or done than actually true issues. The good thing about the meeting is it got people communicating and some people might have gotten their questions answered.

Brett Kruse:

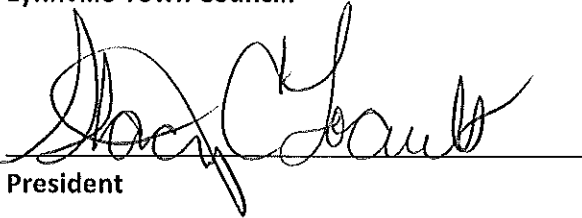
The kayakers love the new launch but there needs to be a discussion about the parking and possibly putting in another kayak launch. Lynnville Lake is known for kayaking now and there are so many who come out to kayak there needs to be some accommodations for them also. Brett proposed a new kayak launch and extra parking be put in on primitive area behind restrooms. There is enough area for parking back there also. This would give the people who are camping the front kayak launch a place to use and the people who are coming to only kayak the big area with parking to launch. This should help the problem with all the kayaker's vehicles blocking the camping areas and boaters.

Lauri Stockus: Nothing to add

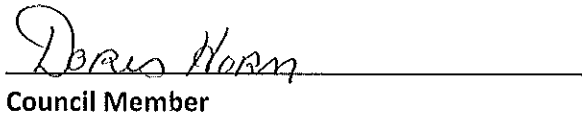
Next Meeting: September 1, 2020, 6:00pm at Lynnville Town Hall

Stacy entertains a motion to adjourn the meeting. Doris makes the motion to adjourn. Rachel seconded. All in favor. Meeting is adjourned.

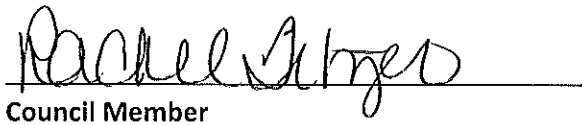
Lynnville Town Council:




President



Council Member



Council Member

Attest: 

Clerk-Treasurer