

Lynnville Town Council-Park

July 20, 2021 Agenda

MOMENT OF SILENCE – PLEDGE OF ALLEGEANCE

CALL TO ORDER

APPROVAL OF MINUTES: Tabled

APPROVAL OF CURRENT BILLS: July 7, 2021 – July 20, 2021

TOWN BUSINESS:

- Due to vacations, Town Council Meeting will be held on August 10, 2021
- Ordinance 2021-6 ROW

NEW BUSINESS:

- Ordinance 2021-5 Additional Appropriation
- Estimates to update, repair and replace electrical wiring and lighting at Lynnville Park – intent for additional appropriation - **tabled from last meeting**
- 101 Fawn Ln and 102 Fawn Ln – decision if both lots are waterfront or if 1 is waterfront and 1 is inland. This has been discussed in past with a conclusion a minimum of 2 board member would go look to make the decision
- Decide date for Halloween event
- Change Coke machine from plastic bottles to cans
- “Banned from Lynnville Park Notice” form - Approval

REPORTS:

Fund activity June 2021:

Revenue	\$59,163.88
Expenditures	\$29,979.88
Current Balance	\$128,185.75

Holiday weekend sales

“To-Do” List

Monthly Work List

Sales Refund Report

Itemized List of Sales

Lease Violations for delinquent utility bills

J. William Bruner, Attorney

- Termination of Lease Report
- Update on Edna Austill property

Lauri Stockus, Clerk-Treasurer

Stacy Tevault

Rachel Titzer

Doris Horn

Don McVey, Park Advisor

Brett Kruse, Park Advisor

ADJOURNMENT

NEXT MEETING: August 10, 2021, 6:00pm @ Town Hall

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

July 20, 2021

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Town of Lynnville Park Board

July 20, 2021

Present: Stacy Tevault, Rachel Titzer, Doris Horn, Lauri Stockus, J. William Bruner, Brett Kruse, Don McVey,
Bill Putt, R. Miranda Mullins

Absent: Scott Whitfield, Tim Reibold, Brian Cook

Call to Order

Moment of Silence – Pledge of Allegiance

Approve Minutes: Tabled

Approve Current Bills: Rachel makes a motion to approve the current bills of July 7, 2021 – July 20, 2021, as presented. Doris seconded. Rachel in favor. Doris in favor. Stacy in favor. Motion carries

Town Business:

Due to Vacations, the next Town Council Meeting will be held on August 10, 2021

Ordinance 2021-6 ROW

AN ORDINANCE ESTABLISHING CERTAIN POLICIES AND PROCEDURES CONCERNING AND GOVERNING EXCAVATION, AND THE PLACEMENT OF POLES, WITHIN THE TOWN RIGHTS OF WAY IN ORDER TO PROTECT THE TOWN'S AGING WASTE UTILITY INFRASTRUCTURE AND TO PREVENT OFFENSE TO THE SENSES. Rachel makes a motion to waive second and third reading of Ordinance #2021-6. Doris seconded. I will entertain a motion to wave a second and third reading. Rachel makes a motion. Doris seconds. All in favor. Motion carries. Stacy entertains a motion to approve the ordinance number 2021-6. Rachel seconds. Rachel in favor. Doris in favor. Stacy in favor. Motion carries. Doris makes a motion to approve Ordinance #2021-6. Rachel seconded. Rachel in favor. Doris in favor. Stacy in favor. Motion carries. This will take effect immediately and it will be published immediately. Upon this ordinance Mainstream has ceased any advancement and will be going back to the drawing board to see how they will be able to bring service into town without adding additional poles.

New Business:

Ordinance 2021-5 Additional Appropriation

This appropriation is for the park groundwork to finish playground. It is \$2,447.00. The other one is for clearing the bank around the lake at the park. It is \$4,112.00. The total appropriations are \$6,559.00. Doris makes a motion to approve Ordinance #2021-5 Additional Appropriation. Rachel seconded. Rachel in favor. Doris in favor. Stacy in favor. Motion carries. Bill inquires on specifics of what area of the bank the Park Board was hiring out because he has been working on clearing the banks for several weeks. He wanted to make sure all the work he had been doing was not in waste and/or if this was something employees could be doing, Park could save the money.

Estimates to Update, Repair and Replace Electrical Wiring and Lighting at Lynnville Park – Intent for Additional Appropriations – tabled from last meeting

Duke came out July 9, 2021 but didn't do any work because they said they were not sure what to do. They were then supposed to come back on Friday, July 16, 2021 to set new pole and put up a new light but did not show up or call. Bill called to find out why nobody showed and was told they will try to be out next week sometime but no definite day or time was given. At this time there is no electricity to the area due to the line being cut at some time in the past. The Park Board discussed the 3 bids to have the electricity upgraded/replaced and agreed to have Leed Electric do the work. Rachel makes a motion to approve Leed Electric bid for \$10,522.25 to Update, repair and replace electrical wiring and

lighting in Lynnville Park with the exception if Duke Energy replaces the pole and/or light at boat dock the amount be deducted from the estimate. Doris seconded. Rachel in favor. Doris in favor. Stacy in favor. Motion carries.

101 Fawn Ln and 102 Fawn Ln – Decision if Both Properties are Lakefront or 1 Lakefront and 1 Inland

A decision if both lease lots are waterfront or if 1 is waterfront and 1 is inland. This has been discussed in past but the 2 members did not agree and a decision was not made at that time. Between the Park Board members and Park Board Advisors they would need to physically go to the property to see the properties to make this decision before the August 10, 2021, Town Council meeting.

Decide Date for Halloween at the Park Event

The date is October 16, 2021.

Change Coke Machine from Plastic Bottles to Cans

Current machine delivery system can be switched over to cans easily. Will also start a recycling program with the cans. Park Board members all agreed this was acceptable.

“Banned from Lynnville Park Notice” Form Approval

Mr. Brunner stated the form looked fine to him after being asked his thoughts. Rachel makes a motion to accept the Ban from Lynnville Park Notice. Doris seconded. Rachel in favor. Doris in favor. Stacy in favor. Motion carries.

Bill Putt – Lynnville Superintendent :

Monthly Income: June 2021

Revenue \$59,163.88

Expenditures \$29,979.88

Month End Balance \$128,185.75

Holiday Weekend Sales

4th of July weekend sales was very close to the Memorial Day weekend sales. All campsites were booked prior to the weekend. There were no problems over the weekend. Couple people lit fireworks and put on a nice little show. Great relaxing weekend.

“To-Do” List

There have been 2 ‘day use’ areas with grills for people to use with 1 more to be made. These areas give people a place to picnic and campers an area out of the campsite to go, spread out and relax. Went to Rend Lake for ideas on laying out campsites and different things to do around the park to make it even better.

Cleaned up the beach house area by taking 5 loads of trash off and pulling weeds. There are white flags along the ground to mark steel rods that were cut off at ground level. The part that was left in the ground were cut at 45-degree angle and could hurt someone if they were to trip or drive over them. Will get them out of the ground as soon as possible. Going to cut down trees and brush blocking view of the lake. New weed eater purchased to help keep this area

There are telephone poles in back corner that will need to be dug out of the dirt. They can be used to line parking areas or put to a better use than sitting in a pile.

Some of the projects discussed:

Redo long term and water/electric camping sites and making the firepits better; lay gravel and making stone barriers around utilities to protect them from getting damaged; use sod to help grass grow; till area for pumpkin patch. Will use sod to help grass grow since seedlings don’t get a chance to grow with so much use; tree limbs and brush trimmed back on Deer Ln and Fawn Ln to prevent damaging vehicles.

Bill was asked about speaking with the construction company building Tecumseh Trail concerning getting the big piles of dirt they have sitting along the trail to use at the park or in town. Bill said he already spoke with them and they told him the dirt has "already been spoken for". The Park Board all agreed it they are using it for the trail that is fine but it is not to be taken to other projects or used at resident's houses. It has already been reported some has been taken to build up someone's yard. This is not allowed. If it isn't used for trail, it is to be used by park or town only.

The basketball court behind Community Center/Fire Station is a concrete court which cannot be sealed but cracks can be filled. The plan is to power wash the court, fix the sign and take down the telephone poles that serve no purpose. At one time they probably had lights but they are gone. Instead of replacing lights it was decided not to replace, closing time for the court at dark to not disturbing neighbors after dark. The idea of a fence behind the goal will be looked into for a price.

There have been problems with people renting Community Center and parking at the Fire Department blocking the bays. The Park Board members let Bill know if this happens there is signage to not block fire bays and violators are to be towed.

Monthly Work List

Lot #75 - Locks will be changed and checked every few days. The property will be cleaned and maintained by park employees.

Rachel: A camper had complained about a shower head spraying to the back wall. The head needs to be changed to an adjustable one, so it is not spraying on the back wall. Workers need to tell campers when they come in where the dumpsters are to take trash, rather than putting it in the nearest receptacle. The trash doesn't get emptied as much on weekends as it does during the week. Bill would like to change the pop machines from bottles to cans. With changing the machine from bottles to can we can add a recycling option along with the trash.

Once the automated system is in place a system will be implemented with a clip and envelope by the campsite on a post so that we can tell who is at the campsite legally. Park Board members knew what he was talking about and have seen this used at other parks, all agree this would be a good idea.

Rachel: Spoke with Nathan Patterson about a crew to clean the lake. Everyone agreed they would like to have crew come help clean the lake. There was some discussion of different boats available to be used for the clean-up.

The swing set- the posts are reset to height, and we will need to dig the hole, pour concrete, let it harden, and slowly finish. There is paint to repaint the slide. The swing set will be placed outside the new playground area. There are new swings for it in the shop. We are going to raise the log cabin and level it.

Recreational Building has 2 leaks in roof. After some discussion, the roof is still under warranty and Bill will call Honest Abe to come fix asap.

Bill will cut limbs back and make parking areas for people walking the trail at the Trail Head property (Old Swim Beach)

Sales Refund Report

Itemized List of Sales

Lease Violations for Delinquent Utility Bills

Mr. Bruner – Town Attorney

Thanked the Clerk-Treasurer's office for completing and submitting paperwork to him to get these issues taken care of quickly.

Termination of Lease Report

433 W. Hwy 68 – the lease has been terminated and has gone well past the 30 days given to have personal property moved off the leased lots. The title for personal property is to be transferred to the Town of Lynnville on the property considered abandoned by a judge.

108 Violet Ln – the lease has been terminated and has gone past the 30 days (August 16, 2021) given to have personal property moved off the leased lot. The title for personal property is to be transferred to the Town of Lynnville on the property considered abandoned by a judge.

12623 E. 1025 S. (217 Doerner Rd) – contacted Tim McDonald in Princeton, lawyer listed in paperwork, but he is no longer representing him. The lease has been terminated and has gone well past the 30 days given to have personal property moved off the leased lots. No personal property has been cleaned and he is still living on the property. **Stacy:** LNB Community Bank is to be informed to take this to the next level due to the financing.

12627 E 1025 S. – Signed the lease and has turned in all paperwork required.

113 Red Sage Ln – **Stacy:** Was told the property has been abandoned, the windows are open, there is a hole in the roof but the grass is not grown tall and looks like somebody has mowed. After some discussion, it is a possibility one of the neighbors has been mowing the property and has been seen cleaning up the yard. **Mr. Brunner:** their final day of the lease was July 3, 2021 so the Town can do whatever they would like with the property. It had been discussed the building on the property would be torn down once the lessees did not want to renew anymore. The Park Board members confirmed the plan was still to have the buildings removed. They would like Travis Bailey called to give an estimate.

There was discussion in regards to the full lease being sent out every year for leases to sign. The Park Board members were under the impression the full lease was sent and signed every year. Lauri explained from going through old files the full lease is sent out every 5 years and a one-page Lease Renewal is sent out during the subsequent years. The board members did not think this was correct but Mr. Brunner explained the lease wording and the Lease Renewal was sufficient. It was discussed the Lease Renewal should be reviewed to see if updates are required. It has been discovered recently lease files were not kept organized or up-to-date but have been worked to have the issues corrected. Doris asked for a list of lessees who have said they did not receive a copy of their lease, a list of lessees who have been charged too much for their lease, a list of lessees who were not charged enough for their leases and a list of returned mail from either error in address or not mailed to listed mailing address. Stacy said we are beyond lists at this point and will be looking forward instead of the mistakes from the past. The issues with the leases are being taken care of as they come up so there is no need to make more work by making lists. Going forward and getting the issues taken care of is what will be concentrated on starting today. The goal is for everybody to be in the same place and work together to make the park a better place.

12617 & 12619 E 1025 S. - Update on Deceased Lessee Property

An estate has not been opened but Mr. Bruner has a phone number for the son. Will touch base with the son and get update on what the plan for the properties.

Spoke with the new attorney for Warrick Trails, explained to her the town would be responsible for the maintenance upon completion but not financially or otherwise responsible for the design or construction. There is a plan to get back in contact in a week for updates.

There is an appraisal in progress for the easement of one of the properties concerning the Spurgeon WWTP Project. The appraiser has all the information needed from the town and engineer.

The attorney for Veolia called this afternoon, there is a lawsuit filed by Doris Brammer against Rick Fears concerning a trespass action. Veolia, CenterPoint and Duke Energy were also named in the lawsuit. Under the Town of Lynnville's contract with Veolia, the town indemnifies Veolia from this lawsuit. This would let Veolia call the attorney to say they did not put the water line in so should not be named in this lawsuit. The complaint will be emailed tomorrow.

Brian Cook – Town Superintendent – Not Present

Tim Reibold – Fire Department – Not Present

Don McVey – Park Advisor – Nothing to Add

Brett Kruse – Park Advisor – Nothing to Add

Lauri Stockus Clerk-Treasurer – Nothing to Add

Doris Horn – Nothing to Add

Rachel Titzer

Trail Head building (old Swim Beach)

There has been discussion about the building in need of new roof, the building also need soffits. Stacy agrees and explains the roof is to be replaced for insurance reasons which is most important at this time but is looking into soffits also.

Stacy Tevault – Nothing to Add

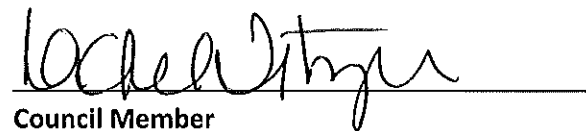
Next Meeting: August 10, 2021 6:00pm @ Town Hall

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

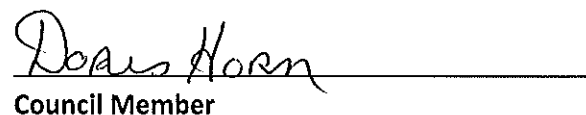
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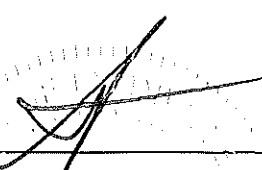
President



Council Member



Council Member

Attest: 

Clerk-Treasurer