

## **DEKALB COUNTY COMMISSIONERS' MEETING**

November 2, 2020

Commissioners Present: President William L. Hartman – ATTENDED ELECTRONICALLY  
Vice President Donald D. Grogg  
Vice President Jacqueline R. Rowan

Others Present: Auditor Jan Bauman  
Attorney James P McCanna

### **MATTER OF COURTHOUSE LIGHT POST REPAIR**

Larry Lane reported that limestone repair on light posts is being done right now. C & S Masonry Restoration LLC suggests the Commissioners allow them to use a special skim coating on the posts so all the posts look the same way. It is a skim coat that is made specifically for limestone. It will seal it yet allow the limestone to breathe. It is warranted for 10 years. Jacqueline Rowan made a motion to accept Alternate #1 in the amount of \$4,930 and to pay for it out of LITED #24. Donald Grogg seconded, and all approved (2,0). President Hartman was not present on the phone at the time of this motion.

*President Hartman called in to the meeting at 11:00 a.m.*

### **MATTER OF COVERED BRIDGE GRANT AGREEMENT**

Jacqueline Rowan made a motion to approve Grant Agreement Contract #46008 for the Covered Bridge with the DNR, a matching amount up to \$50,000. Donald Grogg seconded, and all approved. The required completion of the bridge now is June 30<sup>th</sup>, 2021 instead of April 15<sup>th</sup>. This is CFDA #15.904, Historic Preservation Fund Grants-in-Aid Federal Grant Number P20AF00019.

### **MATTER OF HIGHWAY**

Ben Parker anticipated purchasing a new mower in 2021 and put it in his budget which has been approved. Kenn-Feld Group has a John Deere at a competitive price which will increase by 4-5% in December. Any quote John Deere does is good for 30 days. If the Commissioners agree to the price, they would just need to send a letter of intent to the vendor to lock in the price of \$85,863.55. (This is the price of \$95,474.66 less a trade-in amount of \$8,500). Mr. Parker budgeted \$95,000 for a new mower in his 2021 budget. It will take a few months to receive the mower once ordered. The Commissioners are going to wait until next week to make a decision when President Hartman has the opportunity to see the mower and associated documentation. No action was taken.

Mr. Parker updated the Commissioners on all the happenings with his crews.

### **MATTER OF COUNTY FARM LEASE**

The notice of termination letter was sent to lessee Tom Keller last week which was required to have been done by the Commissioners no later than December 1, 2020. President Hartman would like to not see the bids for the new lease due until at least the first week of December since most farmers are trying to complete harvest in November. President Hartman also suggests to only allow in-person bidding instead of taking sealed bids. This is because the last time, after opening the sealed bids, farmers were allowed to verbally bid anyway. It will have to be advertised.

**MATTER OF REZONE FOR 6278 COUNTY ROAD 27, RESOLUTION 2020-R-20, UDO #67**

Chris Gaumer presented a request to rezone 6278 County Road 27 for the Robinsons. The Plan Commission Board gave a favorable recommendation on October 21, 2020, for the request to change zoning from AP3 – Airport Commercial to A2 – Agricultural. Mr. Robinson would like to build a house. The Airport didn't have any problems with the rezone. William Hartman made a motion to approve Resolution No. 2020-R-20, UDO #67, Zone Map Amendment for 6278 County Road 27 from AP3 – Airport Commercial to A2 – Agricultural. Jacqueline Rowan seconded, and all approved.

**MATTER OF CONTRACT WITH PICTOMETRY INTERNATIONAL CORP.**

Chris Gaumer explained that there is no Lidar data included in this contract. Lidar does more of the elevations. Pictometry captures more of the 3-D type data. Lidar can be added to the contract but more funding outside of the CARES funding would be needed. Surveyor Mike Kline was present. He thinks the USDA's data is not even a year old. Mr. Gaumer believes the state's data is probably one-dimensional. He also said the resolution of the pictometry is an issue, and the Assessor's Office can use it as fly-arounds to people's properties. Mr. Kline said the information that is helpful to the Assessor will also help his office.

President Hartman asked if anyone else provides this service. Mr. Gaumer said there are. He had not gotten a second quote due to time constraints of the CARES funding availability. And, Eagle View will be doing their flight over the counties in early December. The Commissioners believe a presentation by Eagle View would be helpful. Mr. Gaumer will also involve Assessor Stonebraker, Nathan Frye from the Surveyor's Office and Anthony Clark from the GIS Office to discuss everything in depth. Mr. Gaumer will work to find a time that will work for everyone.

**MATTER OF MINUTES**

Jacqueline Rowan made a motion to approve the minutes dated October 26, 2020. Donald Grogg seconded, and all approved.

**MATTER OF PAYROLL**

Jacqueline Rowan made a motion to approve payroll for the period October 11-25, 2020. Donald Grogg seconded, and all approved.

**MATTER OF CLAIMS**

Jacqueline Rowan made a motion to approve Payroll and Bookkeeper claims for the month of October 2020, and Special Claims for the week of November 2, 2020. Donald Grogg seconded, and all approved.

**MATTER OF ST. JOE PROPERTIES THAT HAD BEEN ASSIGNED BY COMMISSIONERS**

Attorney McCanna is going to create an affidavit saying it was intended that the Town of St. Joe receive both 30-11-15-376-008 and 30-11-15-376-003 by the Commissioners, that the Town of St. Joe sent notice for both parcels, and that the Commissioners have no issue with the Auditor preparing the Commissioners' certificate for the second parcel.

**MATTER OF REQUEST TO APPOINT SOMEONE TO HAMILTON ETJ**

The Town of Hamilton would like to replace the Commissioners' appointment to their ETJ, Herb Howard, because he attends very few of the meetings. His appointment doesn't expire until the end of

2021. The Commissioners believe that the Town of Hamilton will have to remove Mr. Howard from their ETJ board before they can appoint someone new. Donald Grogg will contact Brent Shull from Hamilton to discuss this with him.

### **MATTER OF CONCESSIONS TO CONTRACT BY COMMUNITY CORRECTIONS**

Director Kellie Knauer and Tim Baker presented to discuss a list of construction concessions with Mosaic Construction. Also present was Tony Vie from Elevatus. The list is as follows:

- Finish of concrete floor surfaces in the Residential Work Facility area
- Recessed lighting in the Lobby. Due to using wrong fixtures used (one fixture)
- Recessed lighting in the men staff locker room. Due to using the wrong fixtures (one fixture)
- Recessed lighting in the women staff locker room. Due to using the wrong fixture (one fixture)
- Baseboard integrity throughout the building – It weaves and waves.
- Water control outside of the showers in all residential housing units (small round drain vs trench type drain) Water must be controlled with a squeegee to minimize flooding into the dayroom – Commissioners are very concerned about potential injuries.
- Wall mounted sinks in all residential housing units not remaining tight to the wall
- Laundry Extractor drain box
- Cracks in drywall repaired by DCCC maintenance
- Issues with Sloan valves on urinals and bowls, throughout the facility

#### **Additional concerns**

- Electrical issues throughout the facility- for the most part corrected just not in a timely fashion.
- Number of lockers received as to what was requested

The outlet in the drug screen bathroom room was a trade-off for the outlet Mosaic never installed in the main office. This was done by Hi-Tech at a cost to Mosaic in the amount of \$397.00.

Many of the items on the list were finally conceded to because of the time factor and not being able to otherwise begin the Work Release program on time.

President Hartman is going to go to Community Corrections to look at several of these issues.

Attorney McCanna brought up a few legal aspects: the Commissioners need to know about everything Kellie Knauer and her team conceded to so they can make an educated decision about the final payment to Mosaic. Also, he said just because the problems are going on for so long and are very frustrating doesn't mean we just let them go. Third, he is concerned about liability issues for the County. Finally, a change order usually suggests an addition or something you have to pay for; instead, the contractor should be directed to correct a problem if something isn't done right.

The Commissioners would like to process the \$150,000 they had agreed to release earlier and hold the retainage until these issues are resolved.

**MATTER OF CHILDREN FIRST CENTER**

Director Maureen Prebyski presented the Children First Center's program services offered to clients in the community. She told the Commissioners how much she appreciates the support they give to Children First on an annual basis.

Children First helps families with children age birth to 18 years—even prenatal. Some of the programs they have are casework services, supervised visitation, home-based therapy and counseling, therapeutic supervised visitation, and a new program called family preservation services. Their main goal is to keep children safe. They want children to be all they possibly can be. Last year in DeKalb County more than 150 families were served as well as the courts.

A new fundraising event was done this year called the Amazing Race. It was pretty successful for their first year. Holiday loaf sales will begin soon. Another fundraiser is fashioned after the Kentucky Derby and will take place in the spring.

**MATTER OF PROPOSED EMS AGREEMENT**

Parkview sent another agreement for the Commissioners to consider based on the prior meeting and various discussion points. The Commissioners discussed these terms and will have Attorney McCanna send their proposed changes back to Parkview for their consideration.

**MATTER OF OTHER DISCUSSION**

Other discussion topics included: purchase agreement and earnest money for 208 East 7<sup>th</sup> Street property; preserving access to west wall of 220 East 7<sup>th</sup> Street property; appraisals and possible environmental study for Henderson property on SR 6; information from Auditors Conference regarding LITED fund; Sheriff Salary Contract 2021; and Central Communications attendance policy.

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William L. Hartman – President

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Donald D. Grogg – Vice President

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Jacqueline R. Rowan – Vice President

Attest:

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Jan Bauman, Auditor