

Big Cicero Creek Joint Drainage Board
January 27, 2021
Tipton County Courthouse

Members Present: President Brad Bagwell, Mark Heirbrandt, Donnie Lawson, Austin Henderson

Surveyors Present: Jason Henderson, Kenton Ward, Dan Sheets, Ken Hedge

Secretary: Kristi Hinkle Attorney: Steve Holt

Others Present: Jenny Leshney, Vicky Boyd, Siavash

CALL MEETING TO ORDER: President, Brad Bagwell, called the meeting to order.

ESTABLISHMENT OF QUORUM: Quorum established.

MODIFICATIONS TO THE AGENDA: None

ORGANIZATION:

- A. **President:** Mark nominated Brad Bagwell for President of the BCC board. Austin 2nd the motion. Mark=Yes, Donnie=Yes, and Austin=Yes. The motion was approved.
- B. **Vice-President:** Mark Heritbrandt nominated Donnie Lawson for Vice-President of the BCC Board. Austin 2nd the motion. Mark=Yes, Donnie=Yes, Austin=Yes, and Brad=Yes. The motion was approved.
- C. **Secretary:** Mark nominated Kristi Hinkle for Secretary/Treasurer of the BCC Board. Donnie 2nd the motion. Mark=Yes, Donnie=Yes, and Austin=Yes. The motion was approved.

APPROVAL OF MINUTES: Mark Hierbrandt motioned to approve the minutes from December 16, 2020 meeting as presented. Donnie 2nd the motion 2nd the motion. Mark=Yes, Dennis=Yes, Austin=Yes. The motion was approved.

BOARD TO CONSIDER CLAIMS: Kristi presented the claims. Mark Hierbrandt made a motion to approve the claims as presented. Donnie 2nd the motion. Mark=Yes, Donnie=Yes, and Austin=Yes. The motion was approved.

SURVEYOR REPORT:

- A. **Maintenance Bids/summation:** Jason stated that there were three successful bidders which were Vanhorn Excavating, Redman Excavating, and Extreme Excavating. Jason also stated that the bids were scanned, emailed out to the technical advisers, reviewed,

and then emailed to the board. Jason said that all the required information was included in their packets. Jason stated that Vanhorn has the knowledge and the other two would be used when in need. Jason recommended that Vanhorn would be first for maintenance and Extreme and Redman would be secondary. Dan Sheets agreed with Jason that Vanhorn be primary and the other two as backups. Kenton also agreed that that would be a good idea and in case of a disaster (good to have others on contract already). Mark Heirbrandt made a motion to accept Vanhorn's proposal. Brad confirmed that it's accepting Vanhorn as primary and the other two as alternatives. Mark had replied yes. Donnie 2nd the motion. Mark=yes, Donnie=yes, and Austin=yes. The motion was approved.

B. Funding Suggestions/Revenue Stream for Projects: Jason stated that he and Attorney Holt have researched the funding for the upcoming shelving project. Jason stated that Jenny supplied them with some examples. Jason shared the Denver water proposal and the City of Edgewater Florida document. Jason stated that he and Holt shared a goal of entering a local agreement funding source. Jason also said that there is about 2 million dollars in the Cicero account. Jason stated that they looked at different costs and different analysis. Jason also stated that they would like the debt load paid off as soon as possible. Holt stated that the burn rate for Cicero was under \$100,000 on the maintenance part. Holt also asked about the assessment being around \$680,000. Holt suggested that not to borrow more than two million dollars which would be a four-year payback. Holt stated that if interested in a four-year line of credit and be able to borrow up to two million dollars then would not borrow it until we needed it. Holt also stated to pay it back no more than 48 months. Mark had asked Holt what would be his recommendation. Holt replied to ask for quotes from local lenders for a line of credit up to two million dollars. Mark made a motion to approve. Brad Bagwell had asked about 48 months being safe or go to five years. Holt replied that the shorter the period the more acceptable it would be. Brad stated that there was a motion to approve for applying for a line of credit for two million dollars with a four-year payback. Austin Henderson 2nd the motion. Mark=yes, Donnie=yes, and Austin=yes. The motion was approved. Brad had asked about who would put that together. Holt replied that he and Jason would work on that.

BOARD BUSINESS/COMMENTS (Old or New):

A. On-Call Contract (Action)/Shelving Update: Siavash stated that there is an on-call contract in the packets for the upcoming year. Siavash also stated that Jason had requested it. Mark had asked about the prices. Mark stated that he doesn't have anything to compare prices. Siavash states that the rates have not changed since 2017 and the difference isn't that much. Jenny stated that she can present the 2017 rates on the shared screen. Jenny said that they have provided DNR with the permit applications. Jenny also stated that the public notice has been in progress. Jenny said that they went with the newspaper publication last week and moving forward with that. Jenny also said that the agency requested that they hold another on site SEA meeting because the one that was done three years ago had expired. Jenny had said that once that meeting takes place that

they will have all the notice requirements met and can send permits to IDEM. Brad had asked what SEA stood for. Jenny replied that it stands for Sediment Enrollment Act which is an early coordination meeting before they get the permits. Jenny had found and presented the CBE on call charges from 2017 (2016 rates). Mark made a motion to table the CBE on call contract. Mark stated that he would like time to review the rates before he would approve it. Brad requested that Jason would send the 2017 rates to the board. Jason replied that he would. Austin 2nd the motion. Mark=yes, Donnie=yes, and Austin=yes. The motion was approved. Jenny stated that they are still bidding between March and April. Jenny said that they would like to have the permits by the first of May and start construction May or June. Jenny stated that the project should still be complete by October. Jenny also stated that they did meet with the trail designer and noted some revisions that have to happen (Relocated bridge at canoe launch). Jenny said that Jason Griffin would be doing an ABA layout and CBE would drop it in the plan that way the right shelving can be done. Jenny stated that in the plans there are two items that they are waiting on which are the bridge designer to finish and a couple of the trail pitch points and some offsite grading (golf course). Jenny said that they are in good shape and does not see any delays.

B. Attorney Contract (Action): Brad stated that there is the attorney contract to grant for services. Mark motioned to approve the attorney contract. Donnie 2nd the motion. Mark=yes, Donnie=yes, and Austin=yes. The motion was approved.

C. RT/Moore Site/Drainage (Action): Jason stated that RT Briggins from RT Moore is online. Jason stated that he emailed the plans to the board and CBE. Jason also stated that Steven generated a letter. Jason said that Jay would like to talk about his project. Jay stated that they are expanding their business into the Tipton area by building a warehouse. Jay also stated that they are wanting to build a ten thousand square foot warehouse (7,500 feet warehouse & 2,500 square feet of office). Jay said that there was concern about land coverage and drainage in which he provided some information. Jay also said that Jason provided some documentation which helped answer some questions. Kenton stated that he had received six pages of plans but did not receive any calculations or topo. Jason presented those calculations to the board. Jason stated that Jay has been working with CBE and Stephen to make sure that they have the data sets. Jason also stated that the overall site is large enough and can accommodate. Mark had asked the surveyors if they any problem with the board approving it with contingent that Jay follow those recommended guidelines from the surveyors. Kenton had said that Burke reviewed it and sent some recommendations. Kenton had asked Jason if they can get those. Jason replied that they had three of those. Jason also stated that from the Tipton County side to answer Mr. Heirbrandt's question is that Jason supports contingent approval on the fact that they supply a final and all the documentation and along with CBE a final letter showing that they are in compliance that would be reported to the board. Mark had asked the other surveyors' response. Kenton responded that he would be fine with it and

requested the rest of the packet. Ken Hedge responded that he would be fine with it too and requested the rest of the packet. Dan responded with that he replies the same as the other surveyors. Mark made a motion to approve contingent on that they follow the guidelines instructed by the surveyors. Donnie 2nd the motion. Mark=yes, Donnie=yes, and Austin=yes. The motion was approved. Jay had asked Jason about the sending the packet. Jason responded that Jay needs to send the most up to date one that shows the topography and any other changes. Jason stated he will get it out once Jay sends it to him. Jason also made it aware to Jay that it is the petitioner's responsibility for the cost of the board engineer's review. Mark requested to Jason that the board members need to be notified that the requirements were met. Jason replied that he will.

Attorney Report: Steve had nothing to report.

PUBLIC COMMENT: Jason stated that the usual packet information will be sent to Vicky.

Next Meeting February 24, 2021 at 9:30 am. Mark stated that he will be a little late on the zoom call.

ADJOURNMENT: Mark motioned to adjourn meeting. Austin 2nd the motion. Meeting adjourned.

BIG CICERO CREEK BOARD:

Brad Bagwell, President

Mark Heirbrandt

Donnie Lawson

Jordan Brewer

Austin Henderson

ATTEST: _____
Kristi Hinkle, Secretary