

Town Council
Regular Meeting Minutes
June 10, 2024
6:00 PM

The Town Council of the Town of Kouts, Indiana met in the Kouts Town Hall, 210 South Main Street, Kouts, Indiana 46347 on the 10th day of June at 6:00 p.m. for the purpose of conducting their regular monthly meeting.

Council President Tyler Brock called the meeting to order and the Pledge of Allegiance was recited by all present.

Roll call was taken and the following members were present: Councilors Tyler Brock, Tim Gant, Blake Jefferson, Harold Salyer and CJ Wittmer. Also present, Clerk-Treasurer Laurie Tribble, Police Chief Michael Miller, Fire Chief Jeremy Gettler, and Building Inspector/Park Director Orville Jefferson.

Public Hearing for OCRA (Office of Community Rural Affairs) Grant- *Justin Kleinpeter, of Kleinpeter and Asso. was in attendance and explained to the audience some details about the grant process. First, there was a notice in the Times May 29 stating the town has a water improvement project in the amount of approx. \$9,367,000. The town will be applying for a water construction grant from OCRA for \$700,000. Other funds that will be used to fund the project will be ARPA Funds in the amount of \$443,736, SRF Funds in the amount of \$8,879,790 and well settlement funds in the amount of \$43,474. A proposal was previously sent to OCRA. OCRA representatives will visit in May and a formal application will be made on June 28. If awarded the funds will be awarded in August. After award we have 6 months to bid the project. Adam Sitka, Wessler Engineering, explained they have been working with the town reviewing the Preliminary Engineering Report (PER) that looks at the entire water system. Mr. Sitka went over a hand-out that he gave the audience. The town has two working wells. There used to be two additional wells that were abandoned over time, and one water treatment plant where two chemicals are fed, polyphosphate and sodium hypochlorite (bleach) to treat the water. After the treatment plant there are two storage tanks and one distribution system. Those are the assets of the water system. The current treatment plan is not effective in removing contaminants such as manganese and iron that can have an effect on odor, taste and color of the water. The town currently addresses the issue by flushing the system using fire hydrants to decrease contaminate buildup and about 14 million gallons of water is flushed annually with two auto flushers, that is 15% of all the water used in town. We look at the system and what it will look at in 20 years. The towns well 3 will have outlived its expected life by then. The east water storage tank is 84 years old and has exceeded its useful life. It is made of riveted construction. The west storage tank is 50 years old. Looking at a 20-year growth in population the average growth is 10.2% every 10 years, the estimated growth by 2043 is 460 people. The average daily water demand today is 237,300 gpd and is expected to be 282,000 gpd in 2043. The existing wells meet capacity for today's numbers, however should there be an increase in demand the wells do not meet the requirements. The proposed project is to replace the well, construct a water treatment plant, and construct an elevated storage tank. The East Tank would be demolished and the West*

Tank rehabilitated. The proposed solutions: For the well it's adding a third well to replace the second well. For the treatment system will have a filtration system that will deal with the iron

and manganese. The 60,000-gallon storage tank will be demolished and a new 250,000-gallon storage tank will be constructed. The proposed project schedule goes as follows: the design will be completed in July; advertise in September, open bids in October, finalize SRF loan in November and complete construction in the 1st quarter of 2026.

Approval of Minutes: *The minutes of the May 13th, 2024 regular meeting minutes were submitted to the council for approval. Councilor Jefferson motioned to approve the minutes as submitted and Councilor Gant seconded the motion. Motion carried 5-0.*

Approval of Special Meeting Minutes: *The minutes of the June 5th, 2024 special meeting minutes were submitted to the council for approval. Councilor Wittmer motioned to approve the minutes as submitted and Councilor Salyer seconded the motion. Motion carried 5-0.*

Approval of Claims: *The Accounts Payable Docket from May 14 to June 10, 2024 was presented to the Council for approval. Laurie Tribble added that the \$1500.00 to Ron Steuer for the Option to Purchase Agreement if approved later in the meeting is on the docket. Councilor Salyer motioned to approve the Accounts Payable Docket as submitted and Councilor Wittmer seconded the motion. Motion carried 5-0.*

Departmental/Contractual Reports:

**Clerk-Treasurer-Laurie Tribble reported she will be attending SBOA school June 24-26.*

**Attorney-No report.*

**Park- Orville Jefferson, Park Director, reported the basketball court construction is behind due to the electricians being behind.*

**Police Department-No report.*

**Plan Commission- No report.*

**Building Inspector- No report.*

**Storm Water Board- Kevin Salyer reported Town and Country Paving will be paving Church St. Thursday. They are also looking to do an emergency repair at Alice and ST RD 49 where there currently isn't a drain and it floods. They are hoping to have it done while the road is closed and school is out.*

**Economic Development Commission- Tammy Dubbels reported the Town Hall renovation is almost complete.*

**Fire Department-Fire Chief Gettler reported two more members have completed the academy. The fire department is in the process of being painted. He thanked the EDC for the grant to help pay for the work.*

New Business

Resolution 2024-4-A Resolution by the Town Council of the Town of Kouts Authorizing the Purchase of Certain Real Estate in the Town of Kouts in Order to Complete the Town’s Water Improvement Project-Councilor Salyer motioned to approve the purchase of property for the Water Improvement Project in the amount of \$18,000 with a \$1,500 downpayment to hold the property. Councilor Wittmer seconded the motion. Motion carried 5-0.

Option to Purchase Agreement-Councilor Salyer motioned to approve the Option to Purchase Agreement in the amount of \$18,000 with a \$1,500 downpayment to hold the property. Balance to be paid at closing. This agreement is to purchase .601 acres of land for the Water Improvement Project from Ron Steuer with Tyler Brock as signatory. Councilor Jefferson seconded the motion. Motion carried 5-0.

Adjournment

Councilor Jefferson motioned to adjourn the meeting at 6:30 p.m. and Councilor Salyer seconded the motion. Motion carried 5-0.

Respectfully submitted,

*Laurie A. Tribble
Clerk-Treasurer*

Tyler Brock, President

Blake Jefferson, Vice-President

Harold Salyer

CJ Wittmer

Tim Gant