

**PORTER COUNTY BOARD OF COMMISSIONERS  
REGULAR MEETING  
TUESDAY, MARCH 19TH, 2019  
10:00 A.M.**

**(The entire meeting is available to watch on the Porter County website.)**

The Regular meeting of the Porter County Board of Commissioners convened at 10:00 a.m. on Tuesday, March 19th, 2019 in the Commissioners' Chambers of the Administration Center.

Those present were: Commissioners Jeff Good, Laura Blaney, Jim Biggs, County Attorney Scott McClure; Administrative Assistant Melanie Massey and Recording Secretary Kathy Merle.

**Call to Order/Pledge**

Com. Good, Good Morning this the March 19<sup>th</sup>, 2019 Board of Commissioners' meeting.

**CONSENT AGENDA**

**Approval of Payroll – March 8<sup>th</sup>, 2019.**

**Approval of Minutes – February 5<sup>th</sup> and February 26<sup>th</sup>, 2019.**

**Approval of Claims – February 28<sup>th</sup> and March 7<sup>th</sup> and March 14<sup>th</sup>, 2019.**

**MEMORIAL OPERA HOUSE – SCOT MACDONALD, DIRECTOR**

- 1. Katelyn Leonard-White – Artistic Services Agreement.**
- 2. Debra Silvert – Venue Rental Agreement – Non Profit.**
- 3. Boyce Systems - Annual Maintenance Acceptance Agreement for the accounting system.**

Com. Blaney, moved to approve the Consent Agenda, Com. Biggs, second, motion carried.

**ANNOUNCEMENTS**

**Honoring Mark Uzelac for his 22 years of service at the Porter County Highway Dept.**

Com. Good, We have a special day we would like to honor someone that has worked for Porter County Government for quite some time. Rich Sexton please come forward and tell us about Mark.

Mr. Sexton, This Friday is Mark Uzelac's last day. He is retiring after 22 years of service. None of us want to see him go he is our sign shop foreman and he takes care of all 800 miles of our signs on roads and he is doing an excellent job over the last few years. I couldn't ask any more out of him and his assistant which Todd Eaton. He will be the new sign shop foreman once Mark leaves. Like I said I couldn't ask any more of them and he has done a great job. Mark would you like to come up here. So at the end of your 22 years at the Highway Dept. you get a gold shovel signed by everyone. Don't worry we got him the bad watch too.

Com. Good, Come in here and let's get a photo with you. Just a point of reference for everyone here we have over 10 or 11 individuals in the Highway Dept. that have been with the County for over 25 years. It is a really great department. We have a lot of excellent men that are out there working for us. These are the guys that are out there in the winter plowing the snow and doing the things that are not a lot of fun. We're very blessed to have these types of men working for us in this County. Mark is just one example of that and hopefully over the next year we are going to bringing more of these gentlemen in front of you to let you know who they are and what they do for the County, it's important to us to recognize these men and women who work in this County and have for quite some time so be looking for more of that in the future. That is the fun part of our job.

**NEW BUSINESS**

**COMMISSIONERS**

## Receive and Open Bids for the North County Annex Bid Package #2.

Com. Good, As you all know we're in a big major renovation mode within County government. This project Bid Package #2 is going to encompass the North County Annex the addition and the new building. This bid package that is going out now will take us to the next series and stages of work on this bid package at the North County.

Mr. Anderson, Just a few quick announcements. Make sure the two low guys get your sub and products list turned in. Block out some time Thursday we have pre-awards scheduled. We are going to be awarding contracts this Friday. It is going to be a quick turnaround.

Com. Good, For everyone that is here for this we will be awarding this this Friday in a Special Commissioners' Meeting at 10:00 a.m. in these Chambers. That is when we will be awarding this project. Today we are just opening bids and we will turn it over to Skillman to review the bids to make sure they are done properly.

### Bid Category #4 – General Trades

1. Ziolkowski Const.	\$1,529,000.00 Base Bid
2. Gariup Const.	\$1,439,500.00 Base Bid
3. Pangere Corp.	\$1,407,190.00 Base Bid
4. Gibson Lewis	\$1,550,500.00 Base Bid

### Bid Category #5 – Metal Studs and Drywall

1. Gough Inc.	\$ 881,470.00 Base Bid
2. Pangere Corp.	\$ 944,046.00 Base Bid
3. Kleckner Interior Systems	\$ 847,333.00 Base Bid

### Bid Category #4 & #5 – Combination Bid

1. Pangere Corp.	\$2,321,236.00 Base Bid
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### Bid Category #6 – Painting

1. Oosterbaan & Sons	\$ 183,990.00 Base Bid
2. Ziolkowski Const.	\$ 188,880.00 Base Bid
3. Stan's Painting & Decorating	\$ 136,060.00 Base Bid

### Bid Category #7 – Flooring

1. Master Tile Inc.	\$ 358,800.00 Base Bid
2. Ziolkowski Const.	\$ 389,000.00 Base bid
3. Interior Finishes	\$ 353,280.00 Base Bid
4. Midwest Tile & Interiors	\$ 307,804.00 Base Bid

### Bid Category #8 – Fire Protection

1. State Line Fire Systems	\$ 164,370.00 Base Bid
2. Shambaugh & Son	\$ 165,950.00 Base Bid
3. United States Alliance Fire Protection	\$ 191,458.00 Base Bid

### Bid Category #9 – Plumbing

1. Artic Engineering	\$ 408,400.00 Base Bid
2. Mechanical Concepts	\$ 538,500.00 Base Bid
3. Gatlin Plumbing & Heating	\$ 435,000.00 Base Bid
4. Circle "R" Mechanical	\$ 424,130.00 Base Bid
5. LGS Plumbing	\$ 558,088.00 Base Bid
6. Keough Mechanical	\$ 543,192.00 Base Bid
7. Reichelt Plumbing	\$ 430,000.00 Base Bid

### Bid Category #10 – HVAC Mechanical

1. Gatlin Plumbing & Heating	\$1,355,000.00 Base Bid
2. Circle "R" Mechanical	\$1,499,000.00 Base Bid
3. Artic Engineering	\$1,386,000.00 Base Bid
4. Mechanical Concepts	\$1,292,900.00 Base Bid
5. D. A. Dodd	\$1,610,845.00 Base Bid

## **Bid Category #11 - Electrical**

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|-------------------------|-------------------------|
| 1. Continental Electric | \$1,026,350.00 Base Bid |
| 2. Circle "R" Electric  | \$ 940,125.00 Base Bid  |
| 3. Hyre Electric        | \$1,094,500,00 Base Bid |

Mr. Anderson, That concludes today's bid opening thank you everyone.

Com. Good, As we said we will be meeting in these Chambers this Friday at 10:00 to award Bid Package #2 for North County Annex project. Thank you Derek.

### **A Resolution for Order on Poll Worker Pay.**

Ms. Bailey, The suggestion is to raise the pay for clerks and judges to \$150.00 for the day and then the inspector will get paid \$275.00. In addition to that the inspector would get an additional \$15.00 and the judge opposite party of the clerk would receive another \$15.00 in order to bring back the supplies at the end of the day. This would raise the inspector to \$190.00. At this point in time the Republican judge would receive \$165.00 for the day. It would also raise the meal period from \$15.00 to \$20.00 for the day and a total of \$50.00 for attending training.

Com. Blaney, Will all inspectors end up with \$190.00 (Inaudible)?

Ms. Bailey, Yes, because part of their responsibility is to bring back the materials at the end of the election night.

Com. Blaney, I'm just trying to jive what you said with what we have on paper.

Ms. Bailey, It's a little confusing.

Com. Good, And I also think the training for poll workers is new correct?

Ms. Bailey, Yes.

Com. Good, We've never paid for the training, which this is in addition to that as well.

Ms. Bailey, Yes. Every poll worker will be required to attend a training. We're estimating the training will be roughly 3 hours and for that they will be compensated \$50.00. If they are still unsure they are more than welcome to attend additional training but they are only being paid for 1 training.

Com. Blaney, And what do they get paid now?

Ms. Bailey, It depends on which category you're on. I believe it was around \$115.00 for clerks and judges and \$130.00 for inspectors.

Com. Blaney, And no training.

Ms. Bailey, No training and they weren't paid the money to bring back the equipment. They're meals were \$15.00 for the day.

Com. Blaney, So this is a significant bump and hopefully it will attract some more poll workers.

Com. Good, And how do you feel about the documented pay, do you feel comfortable with this?

Ms. Bailey, Yes, it's been a long time since there has been any increase in pay for poll workers. I do think that it's important that we keep up with the State. Everyone else has a spreadsheet state wide of where everyone sits with pay and whether they pay for training or they don't pay for training, what they do for meals. There is a whole lot of different options that are available and I think this structure sticks with that.

Com. Good, Good.

Com. Biggs, I think there should clarification you know we use the term "a day" and I think most of us up here know and certainly you at minimum this is a 12 to 14 hour day.

Ms. Bailey, Correct.

Com. Blaney, Jim do you ever remember this being raised you've been around the longest?

Com. Biggs, No and I think that in some small way that it has contributed to why we struggle every election in finding poll workers. It has been a struggle as everyone knows. I hope it helps, I think it will.

Ms. Bailey, We've had quite a lot of interest already. I think people are wanting to be a part of change. There is new equipment, there is a lot of new things happening in this election and I think people want to be a part of it. We've had many many people reach out so fingers crossed.

Com. Biggs, Well despite what has been in the paper the last week I think that there is a lot of positive things happening with the election and I think that we will see the fruits of that the day after this coming election. I think we're on the right track. Don't let one week form an opinion as to what has really been going on here.

Mr. Bailey, I agree.

Com. Blaney, moved to approve the resolution Order on Poll Worker Pay, Com. Biggs, second, motion carried.

### **A Resolution allowing the Porter County Clerk to recycle old voter equipment.**

Com. Good, Just to make sure this is not the machines.

Ms. Bailey, This is equipment that predates the equipment we just traded in. There is virtually no reason to keep it around. I have reached out to the Historical Societies and they're each interested in obtaining one for each. Besides that Metro agreed to come and take it for a minimal fee and give us a little bit that we can put towards the new machines.

Com. Good, So the history will never escape us on what happened last year.

Mr. Pazour, It won't.

Com. Good, Thanks Kevin. Any other questions from the Board on this?

Atty. McClure, The only thing we're doing with the resolution is the Commissioners are making a determination that the property is either worthless or the cost of disposal out weights the value of the property. Pursuant to 5-22-22-8 we're going to make this resolution then that would allow Metro to pick it up and then deduct off of the pickup charge the \$.20 a pound for the recycling.

Com. Good, So our Waste & Recycling Dept. should be very happy that we're recycling this equipment. We're just following through with what we do up here right?

Com. Blaney, Yes.

Com. Blaney, moved to approve, Com. Biggs, second, motion carried.

Com. Good, Thank you and good luck. We have you're back if you need anything let us know. We're all getting there together.

### **County Website Redesign – CivicPlus Proposal**

Com. Good, Curt I know we've been meeting on this for quite some time. This has been something that has been much discussed over the last couple of years. Please take us down the path.

Mr. Ellis, Basically our current contract with CivicPlus allows for a free upgrade to the new platform in a redesign of our website, which we need to get going on right away because they stopped supporting the current platform we're on at the end of this year. They offered us some different options, some add ons I think that as we talked about would greatly help not only in the speed of doing this but in delivering a product that will be much more friendly to our public when they try to access the website. The first one is recommend a navigation for \$2500.00. Basically they will come up with a proposed site map for our for the redesign website based on the analytics from our website. In other words they're going to say what are people looking at and how can we make those important things easier for them to access on the website. That includes the design of the home page, of the menus, etc. I like the idea of having an independent third

party look at that because it is going to be data based and it will really help our citizens access what they want to find on the website. The second thing is what they call the content optimization and that is the \$2500.00 fee where basically they take all of the current content that is on our website and move it into what they call widgets on the new platform. They move all of the texts, they move all of the images, they make sure all of the links and HTML where we have different platforms imbedded into our website they will make sure all of that is done and working correctly. There is no way that I can get that done by myself by the end of this year simply because of the sheer amount of data on the website. Then the third component is that they would offer 8 hours of virtual training on the new platform for \$1250.00. This is going to be later in the process and what I would like to do is kind of work out a train the trainer for the different departments, the major users on the website. It is so much easier to use, because as you know we built the Expo, the Shelter and the Opera House on this new platform. It's much easier to use, it's much easier to learn. So I think that training amount will be enough. Just as we have discussed this new platform will be mobile friendly. No more having to go through some crazy app to find things. No more trying to figure out how to get to the real content that you're looking for it will be truly mobile friendly.

Com. Biggs, The site that we have now it really is dated. It's difficult to navigate through especially if you're not real familiar with navigation through a website. I think it's long overdue and as you know you presented what it's going to look like and it's going to be easy to navigate.

Com. Good, The thing for me that I'm most excited about was our current website really never gave us any analytical data and I think if you're trying to design a website for the public so you can give them information the only way that you're going to know whether you're hitting that is by the counts and the clicks. So what this will allow us to do now is to monitor and be able to see where the community is going. What are they finding interesting, what are they finding that they want more of and we'll be able to look at those numbers too. Now we can look at it and say maybe this department needs more information and maybe this department doesn't. So what it will allow us to do is to manage our content and our data in a much more targeted manner. I think for the taxpayers I think that is very key. I think we're going to find some things that work real well and people want more of and there are going to be other things that may be static, but we can move this around and work it. What I like about it is we're going to be continually mining this website. Continually be upgrading it, continually morphing it into where the customer, our taxpayers can get to this information so it makes their life a little easier and they can do it from the comfort of their own home or their mobile app. That is what we're trying to get to here. This is a big step. It's not just a website upgrade. I would also like to point out the other option here is we have \$1250.00 for virtual training. The other option is we bring a trainer in here for \$10,000.00 and they train all of our people and I think with Curt here taking ownership of this website through the Commissioners' office we're also saving money again. We have people that can come in and train and then we will be able to train the trainers in the departments so there is more than just one person sitting down in a dark room that knows about this website. We can start making other people within County government understanding how it operates, how it works and I think any time that you can do that you empower your organization and you empower your people and that is what we're trying to get to here.

Mr. Ellis, The other thing is the functionality. It's not just a website that you go to look at it's a website you can interact with. I know with the Shelter, Expo and Opera House we've set up a ton of online forms where people can from their phone or mobile device if they want to ask a question they don't have to wait until the office hours are open they can push a button, fill out a short form boom it's emailed directly to the contact in the department and then that person can respond to them very quickly.

Com. Blaney, And our documents and forms that people will use are going to be on this website too.

Mr. Ellis, Absolutely and everything that is on the existing website...here is the other thing on moving the content all of the agendas the years and years of agendas and documents and everything else that are stored on the current website will be moved over as part of the content optimization.

Com. Good, I think a perfect example of that is when we redid the Expo Center website, was that a year ago roughly, two years ago, but now people that are coming to look at that venue they can get online. They can download forms, they can download the size of the rooms, and they can download the content. This helps us on our side from a labor perspective because we're not out there chasing 20 different brides all of the time. The data is coming to us and we're able to assimilate it on our terms on our time. I think it is just going to ease the operation of what we're doing and that is just one area and that is just the Expo. We're doing it at other places, the Animal Shelter. This is just the next step of the next generation of this County to continue to move forward with technology and keeping up to speed with the ever so quickly changing

landscape out there and we're trying to be more compatible to our people that live in this County that we can get them that information at the tip of their fingers and I think as a government that is what you want to be able to do for your people that pay taxes.

Com. Biggs, That and the efficiency.

Com. Good, The efficiency correct that goes along with it doesn't it Jim? I'm excited about this. This is something that we talked about for a long time but we now have the runway and the time to attack it and go after it and make it what it is and I know it's in great hands with Curt. He knows this stuff backwards and forwards and I think we're in a really good spot here. Thank you Curt for your leadership on this. It's a big tackle and when we met in there and started going over everything oh, it's a monster.

Mr. Ellis, The Expo and Shelter were good training grounds for me on this process.

Com. Blaney, Technology can make things more efficient or it can make things a complete nightmare as we all know. So this is really going to be great.

Com. Biggs, Well the mobile utilization is really 90% of it with me.

Mr. Ellis, I get weekly analytic reports from the Shelter, the Opera House and the Expo Center. Over 80% of the traffic on those sites is from mobile devices. I'm probably the only one looking at a desktop everyday simply because that is what I do.

Com. Good, You're the 20%.

Mr. Ellis, It will make it easier for people rather than having to hit that call button they can hit fill out a form button.

Com. Biggs, Yes if they're not having to come in here to pick out a form or two. Or not have to call up here and ask where they can get a form that is better for us. It increases the efficiency of the operations in all of our buildings.

Com. Blaney, moved to approve the CivicPlus contract, Com. Biggs, second, motion carried.

**Comp. Time Report for January and February 2019.**

Com. Blaney, moved to approve the Comp. Time Reports, Com. Biggs, second, motion carried.

**A Cooperative Funding and Development Agreement between the Porter County Convention, Recreation & Visitor's Commission and the Porter County Board of Commissioners on behalf of the promotion and development of the Porter County Memorial Opera House.**

**A Cooperative Funding and Development Agreement between the Porter County Convention, Recreation & Visitor's Commission and the Porter County Board of Commissioners on behalf of the promotion and development of the Porter County Expo Center.**

**A Cooperative Funding and Development Agreement between the Porter County Convention, Recreation & Visitor's Commission and the Porter County Board of Commissioners on behalf of the promotion and development of the Porter County Museum Foundation.**

Atty. Hollenbeck, Good Morning Commissioners. First of all I want to apologize for my voice. I'm feeling better than I sound so I'm on the up side. Lorelei apologizes for her inability to join us this morning. At the annual budget hearings the County Council and the Visitor's Commission come to an agreement as to funding that will be derived from the Innkeeper Tax Revenue and go to three of the venues over which you supervise and have responsibility and that includes the Memorial Opera House, the Expo Center and the County Museum. The figure that was agreed upon between the County Council and the Visitor's Commission this year was a total of \$150,000.00. That breaks down at \$38,120.00 for the Memorial Opera House, the Expo Center and the Museum and then the fourth entity is the Park Dept. which under their formula will receive less than that. They receive \$35,640.00. So I'm here today asking the Commissioners to approve those venue agreements so those monies can be allocated to each of the venues for purposes of promotion of their business. I will answer any questions anyone may have.

Com. Blaney, All of the venues that you have helped and increased the money to in the last few years I think have really made the most of it and it has helped them tremendously. They've all made great strides in the time period and this was part of it.

Atty. Hollenbeck, And candidly having viable good venues helps the mission of the Visitor's Commission. So it's a win win situation.

Com. Blaney, It's much appreciated and I think it's a win win.

Atty. Hollenbeck, And the third way it's a win the innkeepers taxes for the most part paid by people who don't live in Porter County. So it's a win win win so to speak.

Com. Blaney, moved to approve the Cooperative Funding and Development Agreements, for the Memorial Opera House, Porter County Expo Center and the Porter County Museum, Com. Biggs, second, motion carried.

**Circle R Electric an invoice in the amount of \$22,993.38 for 157 Franklin, Valparaiso. Temporary IV-D.**

Com. Good, This is part of the bill that is straggling in from all of the work we did earlier.

Atty. McClure, This encompasses all of the Circle R electrical work that was done for the IV-D temp. office.

Com. Blaney, moved to approve, Com. Biggs, second, motion carried.

**EXPO CENTER RENO – CHANGE ORDS. & PAY APPS.**

**Oosterbaan & Sons – Change Ord. #1 in the amount of \$67,220.00. With a balance to finish of \$204,120.00.**

Mr. Anderson, The change order is for upgraded finishes in Expo East.

Com. Good, So that is all for Expo East?

Mr. Anderson, Yes.

Com. Blaney, moved to approve, Com. Biggs, second, motion carried.

**Midwest Tile & Interiors – Change Ord. #1 in the amount of \$19,228.00. With a balance to finish of \$341,866.00.**

Com. Good, Is this for Expo East too?

Mr. Anderson, Part of it is Expo East putting in the LVT floor tile in the bathrooms. There is some carpet in the Admin. area and I believe there was some additional quarry tile patching in the kitchen.

Com. Good, Where we had to cut that floor out.

Com. Blaney, moved to approve, Com. Biggs, second, motion carried.

**Pangere Corp. – Pay App. #7 in the amount of \$69,656.85 for BC-1 General Trades. With a balance to finish of \$368,334.45.**

Com. Blaney, moved to approve, Com. Biggs, second, motion carried.

**E.C. Babilla – Pay App. #1 in the amount of \$111,386.55. With a balance to finish of \$119,258.45.**

Com. Blaney, moved to approve, Com. Biggs, second, motion carried.

**Pangere Corp. – Pay App. #7 in the amount of \$25,429.60 for BC-3 Metal Studs/Drywall/Acoustics. With a balance to finish of \$226,081.60.**

Com. Blaney, moved to approve, Com. Biggs, second, motion carried.

**Continental Electric – Pay App. #7 in the amount of \$84,522.45. With a balance to finish of \$336,859.52.**

Com. Blaney, moved to approve, Com. Biggs, second, motion carried.

Com. Good, We are planning an open house for the Expo Center. This will be put on by the Commissioners and the Council. Lori can you please give us the dates and explain what will be happening.

Ms. Daly, On June 13<sup>th</sup> which is a Thursday we're going to do a ribbon cutting at 4:30 and then there will be a cocktail and hors d' oeuvres reception following with tours, people can mingle through. There will be a short presentation by the Commissioners just to show case what we have.

Com. Good, The Museum will be doing something. Kevin can you explain I thought it was neat and want to tell everyone about it.

Mr. Pazour, We were thrilled that Lori agreed to this but as a special benefit to any of the members of the Porter County Museum there is a special sneak preview this evening at 5:00 at the Expo for a glimpse to what is going on. There is a great history there and it's getting even better.

Ms. Daly, It's pretty phenomenal. We get to give tours a couple at a time. We've been trying not to go in a lot they get a little grumpy when I go in there too much, not when I go in but when I bring people in. This is after hours the Taste Ladies are coming through for their tour because their event is in May. We're really getting people in there to take a look.

Com. Blaney, Thanks a lot that was a great idea.

Mr. Pazour, We're the ones that were thrilled and it's not too late for everyone to renew their membership.

Com. Good, We've been out there and I think everyone will be very excited. It is really coming together very nicely. You're at the part now where every day is like Christmas.

Ms. Daly, I walk in every day in amazement.

Com. Good, It is turning out nice, thank you Lori. So everyone has the date now and we look forward to opening it up to the public.

**NORTH COUNTY ANNEX – CHANGE ORDS.**

**Ziolkowski Const. – Change Ord. #1 in the amount of \$165,936.00 for the removal of unforeseen unsuitable soils & import sand for building pad. With a balance to finish of \$3,205,736.00.**

Mr. Anderson, This is for the out building. We stripped the top soil and removed the asphalt. Once we started digging and verified what was down there it was very unsuitable, not buildable. We had to remove all of that. We had the testing agency on site with us to verify the quantities and how much we had to remove. It ended up being quite a bit. Now you have a nice solid footprint for your building so no settling should occur. We were fortunate with the additions that we did not have any major unforeseen conditions there.

Atty. McClure, This is all out building.

Mr. Anderson, This is all out building.

Com. Good, Yes, please clarify that.

Atty. McClure, Because it is primarily the new building, it's not an addition at the end of the day this is about a 50/50 share between us as a county and the Trustee and the Trustee includes Trustee and Food Pantry.

Mr. Anderson, Yes.

Com. Good, I just want to make a note of that because it looks like a big number but that number is split by the two parties. That is how it was set up in the agreement going forward with them so they would share all of these costs as we would.

Atty. McClure, And they are very close to 50% of that building.

Com. Biggs, Everyone should understand that this is a big figure but these sorts of things were built into the original bond for this project because it's a renovation. These are monies that we have. They were built into the original amount that we borrowed there is no problem there.

Com. Good, The good news is we didn't have to pay any money for land. The bad news is the land that we have up there has some bad pockets in it. We don't have any land costs.

Com. Biggs, I can assure you if we would have gone out and bought that land it would have been more than \$165,000.00.

Com. Blaney, moved to approve, Com. Biggs, second, motion carried.

**COURTHOUSE RENO – PAY APPS.**

**J. W. Werntz – Pay App. #1 in the amount of \$242,250.00. With a balance to finish of \$539,050.00.**

Com. Good, Derek told us this morning that we're starting on the window replacement in the Courthouse. Why don't you give us a quick update.

Mr. Anderson, Weather broke and the windows are on site. They actually started last week around the ground floor. We have a few more days around the ground floor and then they have another load of windows coming Monday to start working on the upper windows around the building. There is a lot of coordination with the courts, the public and the staff that is there but we have somewhat of a plan and we should be wrapped up by the end of May or early June with all of the windows.

Com. Biggs, I have a question. Quite a bit of the lawn has been destroyed are we going to sod that or seed it?

Mr. Anderson, Seed. Yes you don't have irrigation out there so sod really won't take that well. We're are going to do the areas around the building first, the plantings. Once the ground floor windows are done we shouldn't be up against the building and once they are trucking around on the site we will seed the rest of it.

Com. Good, This is probably just for the windows themselves I would imagine.

Mr. Anderson, Yes.

Com. Blaney, moved to approve, Com. Biggs, second, motion carried.

**Midwest Tile & Interiors – Pay App. #4 in the amount of \$5,719.00. With a balance to finish of \$19,325.88.**

Com. Good, They are to flooring contractor for the building. If you've been in there you've seen some tiled elevator lobbies and some other things that are starting to happen there.

Com. Blaney, moved to approve, Com. Biggs, second, motion carried.

**EMCOR Hyre Electric Co. – Pay App. #6 in the amount of \$17,955.27. With a balance to finish of \$52,388.70.**

Com. Blaney, moved to approve, Com. Biggs, second, motion carried.

**Gariup Const. – Pay App. #5 in the amount of \$48,815.75. With a balance to finish of \$219,976.85.**

Com. Blaney, moved to approve, Com. Biggs, second, motion carried.

**Gatlin Plumbing & Heating – Pay App. #18083-3 in the amount of \$21,508.00. With a balance to finish of \$20,471.35.**

Com. Blaney, moved to approve, Com. Biggs, second, motion carried.

**NICTD**

**Dune Park Station – Parking Lot Expansion**

Atty. McClure, The Commissioners actually hold title to the property on the deed out at the Dunes Park parking lot and that goes all of the way back 1994 I believe when that took title. We took though under the conditions that this be utilized for the parking lot at the Dunes Park. The process has been going through. It looks like DLZ did the plat of survey for the parking lot expansion. This has gone through all of the other places that need to approve it and one of the last stops is for us to approve it. We have it in the agenda items where they are talking about adding which would basically be to the east of the parking lot. It would expand it out so the Commissioners just need to approve. Frankly it is a condition of us holding title to it. I think we were just the easiest to hold title when it came through. The Commissioners need to approve the parking lot expansion.

Com. Blaney, moved to approve the Dune Park Station Parking Lot Expansion, Com. Biggs, second, motion carried.

**EMA – LANCE BELLA, DIRECTOR**

**A quote from The Sand Master a sole source provider for a skid steer attachment and 5,000 sandbags in the amount of \$12,100.04.**

Mr. Bella, Last year after the flood as you remember we recognized that we really need to do a better job as far as being able to not only deliver materials in the event of a flood to help the citizens but then a method of being able to put sand in bags in order to help them rather than them having to do it or us getting a lot of people fill sandbags by hand. We found a system that could be utilized on the front of a bobcat where we would have one operator and one person loading bags into a template. This loads 18 sandbags at one time. They scoop up the sand with this device with the bobcat, shake it, it fills the bags and drops all 18 bags at the same time. So two people could be filling 18 sandbags at one time and we're kind of partnering with the Highway Dept. so they would store this device and then if needed they would help deploy it with a bobcat and operate it or one of our people could operate it.

Atty. McClure, And we have a sole source provider that was provided this is why we don't have multiple quotes on this. It's obviously something fairly unique.

Mr. Bella, Yes sir.

Com. Blaney, I think it will help tremendously having watched people struggle with the sandbag process during the flood.

Com. Blaney, moved to approve the Sandmaster, Com. Biggs, second, motion carried.

**RECORDER CHUCK HARRIS**

**A request to approve the standard operating procedures for dispensing blank Quit Claim Deeds and Survivorship Affidavits.**

Atty. McClure, The Recorder's office reached out to me and wanted to do this form basically outlying that they have a lot of citizens that come up and need a blank quit claim deed or survivorship affidavit. Sometimes the terms of art get lost between a quit claim deed and a warranty deed and things like that. While the Recorder's office is providing a blank form for the citizens to be able to fill out and that probably is taking care of most of the citizens needs that is happening. The Recorder's office wanted to develop this form and I helped them do that but basically it outlines exactly that the Recorder's office isn't providing legal advice. There may be other issues that this deed is not taking care of. It's a form treat it like a form. Then this is required that the citizens initial and signoff that they've seen this and understand the limitations of what is happening so that we don't have problems later on down the road.

Mr. Miller, It is basically absolving our office of any claim that we offer legal advice to them filling the form out because by law of course we cannot as the crux of this entire disclaimer. The

quit claim deed form when it goes from our office to the Assessor, to the Auditor and back to us that is why we put together an SOP and internal our office has a SOP, a standard operating procedure document and we use it and we shared it with the other two offices so they would know. This was all discussed between the Auditor's office, the Assessor's office and ours. We all worked out the plan and I think it will be a good move forward. The question was why don't we just discontinue handing the forms out. It is six of one half a dozen of the other. It is kind of nice to have them because of the problem you run into now a days. We used to tell people to go to the office supply store to get a form and they don't have them anymore. The best solution with the help of our County Atty. was to put together a disclaimer that says we're not offering legal advice on these two types of documents. Those are the only two forms that we hand out that would have any reflection on transfer of ownership of a parcel or property.

Atty. McClure, Those are the two most utilized.

Mr. Miller, Yes.

Com. Blaney, moved to approve, Com. Biggs, second, motion carried.

### **EXPO CENTER, LORI DALY, DIRECTOR**

#### **Kelsey's Steak House - Catering Agreement for 2019**

Com. Good, Is this in addition to the other ones that we approved.

Ms. Daly, Yes.

Com. Blaney, moved to approve, Com. Biggs, second, motion carried.

Ms. Daly, While we're talking about caterers. All 7 of our caterers will be on site offering hors d' oeuvres at the event.

#### **Boyce Systems – Annual Maintenance Acceptance Agreement for the accounting system.**

Ms. Daly, This is the same thing that you approved for Scot. This is our internal key ledger accounting system.

Com. Blaney, moved to approve, Com. Biggs, second, motion carried.

### **ITS DEPT. – DON WELLSAND, DIRECTOR**

#### **Adams Remco – A copier purchase agreement for D04 Juvenile Services**

#### **Adams Remco – A 3 year fixed copier maintenance agreement for D04 Juvenile Services.**

Mr. Wellsand, This is for the Clerk's office at the Juvenile. We received State pricing from Adams Remco on that plus Adams Remco offers a 3 year fixed maintenance cost and the Clerk agreed to pay for that.

Com. Blaney, moved to approve the copier purchase agreement and maintenance agreement, Com. Biggs, second, motion carried.

#### **NITCO – A sales contract to provide temporary backup service to the Admin. Center for 1 year with an installation fee of \$199.00 and a monthly fee of \$286.85.**

Mr. Wellsand, This is a contract to put in a backup internet service with the help of Comcast line to help whatever happened a few weeks ago so we could at least get back into service. It will be a little bit slower and the telephones should be okay at that point. The internet will be a little bit slower because the bandwidth is considerably less.

Com. Blaney, The backup bandwidth not (Inaudible).

Com. Good, Can you give us some information on what happened about a month ago when we dropped our service here at the County. A lot of people saw the outage but this is our

opportunity to explain what happened. It was out of our realm of responsibility, but it was sort of strange the way it went down. Please enlighten the public.

Mr. Wellsand, Basically it was that winter storm that came through. The ice got on top of a tree and it knocked some tree limbs down onto REMC's telephone pole which is where our fiber happened to be in that section of the County and the voltage line came down and shorted out the fiber. They got the first part fixed where they thought it was at. Within a few hours it wasn't too bad, but then they kept going down the line another 100 ft. or 500 ft. and they would find some more breaks and that is what took so long.

Com. Good, It was just a series of unfortunate events.

Mr. Wellsand, It was an act of nature we couldn't do anything about it.

Mr. Lanchsweerd, NITCO explained in their 35 years of their build (Inaudible) they've never seen anything like this. What was supposed to happen to stop the succession of breaks did not happen so as Don explained when the tree hit the wires it was supposed to hit a breaker. That breaker was not tripped causing a surge of power to a volt box. There were approximately 48 circuits in that box. Only about 6 or 7 of them were salvageable the rest were melted because they caught on fire. Then there were 3 faults.....they have 1 mile that they have to dig up fiber and replace a circuit. So this was not just exposing lines because I know that was a question from the Commissioners' office. Those exposed lines were encased in steel but that wouldn't have stopped this. Again if that fault head had hit the break the way it was supposed to have we wouldn't have noticed an interruption in service. It was something that they did not foresee and they have assured us that their engineers are now inspecting every inch along that line to make sure that does not happen in the future.

Com. Good, Thank you gentlemen for that explanation because I just felt that the public needed to have that because that put us in a bind for a while. When you start talking 911 and public safety it gets hairy and we don't like that. Thank you for everything you guys did I know we were chasing our tail there for a while, but thank you. I think we handled it and responded was great. Thank you for the definition and what happened.

Com. Blaney, moved to approve, Com. Biggs, second, motion carried.

**3 Quotes for TV's for the Expo Center:**

- **Broadway Music**                    **\$12,939.94**
- **Omni**                                    **\$13,129.60**
- **Adams Remco**                    **\$14,340.00**

Ms. Daly, (4) 85" TV's that will be mounted in the Expo Center space throughout the location. It is part of having an event center and being able to communicate digitally instead of taping banners up and the type of thing. We're really trying to get away from that out there. These are the TV's for the event space. If you have a wedding or something you can put pictures on it. You can do all kinds of things and there are 4 of them located within this space so they will be very prominent and very identifiable so we're pretty excited about that.

Com. Blaney, moved to approve the quote from Broadway Music at \$12,939.94, Com. Biggs, second, motion carried.

**FACILITIES DEPT. – RAY CLOYD, DIRECTOR**

Com. Good, I would like to take this opportunity to introduce to you Ray Cloyd. Ray is our new Buildings Facility Director. Ray is a Porter County resident. When our last Buildings Facility person tendered their resignation to better things we did a large search and we all found Ray. He has been here for 2 weeks and we're really excited having Ray here. I know personally being a building guy I'm very excited about this hire and I think he brings a lot of credibility and knowledge to Porter County Government. As you've heard me say before welcome welcome aboard.

Mr. Cloyd, Thank you I'm excited to be here.

Com. Good, We're looking forward to working with you Ray.

**Mitsubishi Electric – UPS Systems Group Maintenance Contract for the Sheriff’s Dept.**

Com. Good, Is this the backup battery for the Sheriff’s generator.

Mr. Cloyd, Yes sir.

Com. Good, This is not 911 generator this is Sheriff’s generator correct?

Mr. Cloyd, We’re combing both the Sheriff and 911. It gives us a discount of \$440.00.

Com. Blaney, moved to approve the Mitsubishi Electric UPS Systems Group Maintenance Contract, Com. Biggs, second, motion carried.

Com. Blaney, That was \$8,400.00.

**DEVELOPMENT & STORM WATER MNGMNT. – BOB THOMPSON, DIRECTOR**

**Open bids for Bridge 126, 700 North over Salt Creek.**

Ms. Urbanik, We have just one bid.

Com. Good, The bid from Gariup Construction is \$1,247,800.00.

Mr. Thompson, (Inaudible) estimate on this was \$1 million. We’re going to take this and take it under advisement and review it. Matt and Brandon with (Inaudible) are going to be looking at it.

Atty. McClure, You have some utility issues is part of this problem, that’s the bottom line?

Mr. Thompson, We had 3 back out yesterday. They said thank you but they’re not doing it.

Atty. McClure, It’s a utility line issue.

Mr. Thompson, NIPSCO is going to degenerate it but the fact is we have to do coffer dams on a certain section around and because of the height of that the coffer dams are 40’ size sheet piles and they have to get pretty tall equipment to be able to pound it down. It’s not vibration, it has to be hammered down. The fear is that the equipment is going to be in the lines anyway even if they degenerate it. The option was is to use smaller equipment and slice the sheet piling but it’s only in that particular area of the coffer dam. That is why we think they are backing out.

Mr. Gavelek, Our bid documents are written that we have the ability to throw out all of the bids, rebid it once we get some more information from the utilities so we are going to be working with our consultants to get that information and just evaluate this.

Com. Good, Okay, that is all you can do.

Atty. McClure, I think it’s important to note that is why this is probably is a little bit beyond the estimate that we had from our engineers is because the utility piling is a little of a unique.....

Mr. Gavelek, It’s a risk.

Com. Good, They’re putting their liability in there so understand.

Com. Biggs, I recommend due to the condition of that bridge and that road is a significant transportation vein within our roads that we accept it and start to get this done.

Mr. Thompson, It’s not that much more.....

Com. Biggs, No it isn’t that much more.

Com. Blaney, It’s 25% more.

Atty. McClure, Let’s take a look at it.

**Falling Waters Subdivision easement vacation**

Mr. Thompson, This is in Falling Waters Subdivision. The easements that were out there were dedicated to the County Commissioners. They want to remove a particular easement

between Lots 240 and 239. We forward down the staff report. The reason is because they had a perspective buyer that wanted to essentially put their house right in the middle of these 2 lots. We went out there and reviewed everything. We did a utility search on it. There are no utilities down there and there is not a storm line running in that. The easement is essentially not being used so our recommendation was to go ahead and vacate it.

Com. Blaney, moved to approve the easement vacation, Com. Biggs, second, motion carried.

Com. Good, Discussion?

Mr. Thompson, I guess to further explain it they basically ran these easements down the vast majority of the lots and side yards.

Atty. McClure, And ultimately we're taking 2 lots and making a lot and putting one house.

Com. Blaney, And we're not using it also.

**Rezone 327 North 400 East, Washington Township from I2, General Industrial to RR, Rural Residential. Petitioner James Zimmer – 1<sup>st</sup> Reading.**

Mr. Thompson, This is Plan Commission Resolution No. 19-01. It is a 1 acre piece of land that is on the east side of 400 East. It has been a residential structure there prior to any Plan Commission ordinances. This was rezoned to an industrial in this area because of all of the railroad tracks. Mr. Zimmer would like to keep this as a residential structure so the Plan Commission forwarded this favorable recommendation I believe by a 9 – 0 vote.

Atty. McClure, So in a nut shell it is currently non-residential zoning. There is a residential house on it now. With today's title issues and things like that the banks are unwilling to do loans or transfers unless the underlying zoning is correct.

Mr. Thompson, Correct, because residential is not allowed in this (Inaudible).

**PUBLIC HEARING OPENED**

Com. Good, First call is there anyone wishing to speak against this rezone? Second call anyone wishing to speak against this rezone? Third and final call anyone wishing to speak against the rezone? First call anyone wishing to speak in favor of this rezone? Second call anyone wishing to speak in favor of this rezone? Third and final call anyone wishing to speak in favor of this rezone?

**PUBLIC HEARING CLOSED**

Com. Blaney, moved to approve 1<sup>st</sup> Reading, Com. Biggs, second, motion carried.

Com. Good, We will have the 2<sup>nd</sup> Reading at our next meeting.

**Rezone South side of Burlington Beach Rd. between Calumet Ave. & Explorer Dr., Center Township from R1, Low Density Single Family Residential to OT, Office & Technology for a proposed physician's office. Petitioner Trust No. 1907 c/o Todd Leath, Hoepfner Wagner & Evans – 1<sup>st</sup> Reading.**

Mr. Thompson, This is Plan Commission Resolution No. 19-02. The request is to amend the zoning map from R1, Low Density Single Family Residential District to OT, Office & Technology District. This is located on Burlington Beach Rd. just east of the Horizon Bank that is at the intersection of Burlington Beach and North Calumet. This was heard before the Plan Commission at their February meeting date of February 27<sup>th</sup>. It was forwarded to the Commissioners with a favorable recommendation again by a 9 – 0 vote.

**PUBLIC HEARING OPENED**

Com. Good, First call is there anyone wishing to speak against this rezone? Second call anyone wishing to speak against this rezone? Third and final call anyone wishing to speak against the rezone? First call anyone wishing to speak in favor of this rezone? Second call anyone wishing to speak in favor of this rezone? Third and final call anyone wishing to speak in favor of this rezone?

**PUBLIC HEARING CLOSED**

Com. Blaney, moved to approve 1<sup>st</sup> Reading, Com. Biggs, second, motion carried.

Com. Good, We will have the 2<sup>nd</sup> Reading at our next meeting.

**RECYCLING AND WASTE REDUCTION – DONNA STUCKERT**

**A request to have a display and information table in the rotunda of the Admin. Building from Monday, May 6<sup>th</sup> through Friday, May 10<sup>th</sup> for Household Hazardous Waste and November 4<sup>th</sup> through the 8<sup>th</sup>, 2019 for America Recycles Day 2019.**

Com. Blaney, moved to approve, Com. Biggs, second, motion carried.

**VALPARAISO COMMUNITY SCHOOLS – JESSICA CORRAL, FLINT LAKE ART TEACHER**

**A request for approval by Jessica Corral, Coordinator for Spring Into the Arts to display artwork in the Administration Building and the Museum starting April 27<sup>th</sup> – May 20<sup>th</sup>, 2019. Kick off 10:30 to 2:30. Set up will be Friday, April 26<sup>th</sup>. There will be seven landmark locations in downtown Valparaiso. She would also like permission to hang banners outside the Admin. Building.**

Com. Blaney, Are you aware of that?

Mr. Pazour, Not in the Museum. We had a talk with Jessica we don't have (Inaudible) this year. It's a great program and hopefully and hopefully we can continue next year.

Com. Blaney, She is aware though?

Mr. Pazour, Yes, maybe the wires are crossed. So this is sort of a surprise to me that it was brought to my attention.

Atty. McClure, We may have had this request for a couple of weeks.

Mr. Pazour, Okay, great.

Com. Blaney, moved to approve in the Admin. Building only, Com. Biggs, second, motion carried.

Mr. Pazour, I guess it is important 100 years from now when they're looking back at us.

Com. Good, It's going to be right. Thanks Kevin.

With no further business the meeting was adjourned at 11:28 a.m.

BOARD OF COMMISSIONERS  
PORTER COUNTY, INDIANA

\_\_\_\_\_  
Jeffrey J. Good

\_\_\_\_\_  
Laura M. Blaney

\_\_\_\_\_  
Jim Biggs

Attest: \_\_\_\_\_  
Vicki Urbanik, Auditor