

**Minutes of Meeting of Board of Directors
Independence Hill Conservancy District
Tuesday, June 4, 2024**

A regular meeting of the Board of Directors of Independence Hill Conservancy District was held on Tuesday, June 4, 2024, at IHCD office at 8015 Cleveland Place, Merrillville, Indiana. The Chairman David M. Uzelac called the meeting to order at 5:00 p.m. and led the Pledge of Allegiance. The Secretary, Lynn E. Sattler, called the roll, and the following directors, staff and advisors were present or absent as noted:

DIRECTORS:

Present

Absent

Michael A. Mirin, Area 1 Director	X	
Christina Williamson, Area 2 Director	X	
George Kymakis, Area 3 Director	X	
James W. Beshears, Area 4 Director	X	
David M Uzelac, Area 5 Director	X	

STAFF/ADVISORS:

Present

Absent

Lynn E. Sattler, Secretary, Office Manager, Clerk	X	
Aravind S. Muzumdar, Engineer	X	
Terrence Bronowski, Accountant	X	
Angela Jones, Attorney	X	
Brian Smolar, Project Manager		X

A Quorum existing, the meeting was held.

Chairman Report: (Chairman David Uzelac)

- A. Executive Session Statement: Saturday May 25 and June 1, 2024 executive sessions occurred at 9am. Subject matter considered was to discuss prospective employees. No other subject matters were discussed.
- B. Front Desk Clerk Hiring: Chairman Uzelac introduced a potential new employee for the front desk. Brianna was offered the position at \$15.50/hour and there is a probationary period involved. Brianna will report to Lynn Sattler. Brianna will begin at IHCD on June 10, 2024. Motion to approve hiring of Brianna Tolle made by George Kymakis and seconded by Michael Mirin. No discussion, all in favor, none opposed, motion carried.

Minutes of Meetings:

- A. **March 24, 2024:** Motion made to table minutes by Michael Mirin and seconded by James Beshears. No discussion, all in favor and none opposed, motion carried.

Attorney/Legal Report

- A. Nipsco: Counsel reported that Kevin Smith reached out to NIPSCO who advised that they are speaking to someone up the chain of command to get the money refunded.

Accountant Report:

- A. Connection Fees: Mr. Bronowski provided the connection fees for Redwood for the board to review.
- B. Annual Report: Our annual report due for our bond has been drafted and Mr. Bronowski reviewed it for accuracy. There is also an engagement agreement for Chairman Uzelac to sign regarding the annual report. The bond is up next year.

Engineer Report:

- A. Redwood Merrillville Sewer Main Extensions: No new developments.
- B. Intersection of US 30 & Taney Place: No new developments.
- C. Overflow Basin Generators: As reported previously, we are expecting that the generator will be delivered on site around the week of June 17, 2024.
- D. Resurfacing of asphalt pavement at pump station driveway: Resurfacing has been completed. Additional binder in soft areas was needed and a change order has been submitted in the amount of \$9,299.00 for installation of 65 tons of additional binder to wedge in soft areas. Mr. Muzumdar recommends approval of the change order. James Beshears made a motion to approve the change order. Seconded by Michael Mirin. No discussion, all in favor, none opposed, motion carried.
- E. Force Main: James Beshears requested that Mr. Muzumdar take a look and do the force main specifications for a potential tap in another location. Chairman Uzelac advised we have a second blow out coming from Heritage and Redwood coming through a 40-year-old pipe. James Beshears made a motion for Mr. Muzumdar to draw up specifications for the force main. This was seconded by George Kymakis. No discussion, all in favor, none opposed, motion carried.

Committee Reports:

- A. Maintenance: Brian Smolar, Project Manager:
 - a. Report submitted.
- B. Personnel: Director Mirin Chair, No Report.
 - a. Report from Chairman.

Financial Report:

Claims: Accounts Payable Voucher Register Summary batch dated June 4 2024. Motion made by George Kymakis to approve vouchers 33995 through 34014 in the amount of \$81,539.90. Seconded by Michael Mirin. No discussion. All in favor, motion carries.

Old Business:

None.

New Business:

None.

Audience Comments:

There were no audience comments.

Adjourn:

There being no further business, the meeting was adjourned at 5:12 p.m.

APPROVED this 18th day of JUNE

By: 
Chairman

ATTEST:


Secretary

ADA NOTICE

Independence Hill Conservancy District (IHCD) will generally, upon request and without charge, provide appropriate aids and services for qualified persons with disabilities so that they can participate equally in IHCD programs, services, and activities, such as qualified sign language interpreters, and documents in large print, for example, for people who have speech, hearing, or vision impairments. Anyone who requires an auxiliary aid or service should contact the IHCD office as soon as possible, but no later than 24 hours before the scheduled event, at 8015 Cleveland Place, Merrillville, IN 46410, telephone 219-769-3996, fax 219-769-6237, email contact@IHCD-in.com, or dial Relay Indiana, at 711 or 800-743-3333.

**Minutes of Meeting of Board of Directors
Independence Hill Conservancy District
Tuesday, June 18, 2024**

A regular meeting of the Board of Directors of Independence Hill Conservancy District was held on Tuesday, June 18, 2024, at IHCD office at 8015 Cleveland Place, Merrillville, Indiana. The Chairman David M. Uzelac called the meeting to order at 5:00 p.m. and led the Pledge of Allegiance. The Secretary, Lynn E. Sattler, called the roll, and the following directors, staff and advisors were present or absent as noted:

DIRECTORS:

Present

Absent

Michael A. Mirin, Area 1 Director	X	
Christina Williamson, Area 2 Director	X	
George Kymakis, Area 3 Director	X	
James W. Beshears, Area 4 Director	X	
David M Uzelac, Area 5 Director	X	

STAFF/ADVISORS:

Present

Absent

Lynn E. Sattler, Secretary, Office Manager, Clerk	X	
Aravind S. Muzumdar, Engineer	X	
Terrence Bronowski, Accountant		X
Angela Jones, Attorney	X	
Brian Smolar, Project Manager	X	

A Quorum existing, the meeting was held.

Chairman Report: (Chairman David Uzelac)

- A. Savannah Ridge Unit 8- Letter of Credit: Lynn Sattler forwarded the LOC to Chairman Uzelac to release the letter of credit. According to Mr. Smolar and Mr. Muzumdar they have met the criteria. Motion by James Beshears to release LOC to Savannah Ridge Unit 8. This was seconded by Christina Williamson. No discussion. All in favor, none opposed. Motion carried.
- B. US30 Lift Station Force Main: On June 12, 2024 there was another blow up on this force main. We had instructed Mr. Muzumdar to put up the specs to put a new line in at the last meeting. Chairman Uzelac advised he would like to use the return of funds from NIPSCO to earmark for this project (funds to be discussed in counsel report below). He expects the project could cost in excess of \$400k. We should expect approximately \$112k from NIPSCO. Mr. Muzumdar is still working on the specs to see where we stand. Chairman Uzelac advised that IHCD has requested money from Congressman Mrvan and Chairman Uzelac is hoping to apply some of those funds to this project. Mr. Beshears inquired whether we would increase the line on install and Mr. Muzumdar advised it would increase to a 10".

Minutes of Meetings:

- A. **March 24, 2024:** Motion made by Michael Mirin to approve the minutes and seconded by Christina Williamson. No discussion, all in favor and none opposed, motion carried.
- B. **June 4, 2024:** Motion made by Michael Mirin to approve the minutes and seconded by Christina Williamson. No discussion, all in favor and none opposed, motion carried.

Attorney/Legal Report

- A. Nipsco: Counsel reported that NIPSCO is going to refund the entire amount without any deduction and will incur any mobilization costs on their end. Counsel is waiting for a timeline on when IHCD can expect the check.

Accountant Report:

N/A

Engineer Report:

- A. Redwood Merrillville Sewer Main Extensions: Contractor completed TV inspection of the sewer mains. Mr. Smolar will report on the deficiencies in his report.
- B. Intersection of US 30 & Taney Place: No new developments.
- C. Overflow Basin Generators: IHCD was informed by the contractor that the generator is about to be shipped any day from the Georgia facility of Caterpillar to the distributor's facility in Illinois. The distributor will inspect the generator before shipping it to the job site. We will notify NIPSCO as soon as we get a firm date of delivery of the generator to the job site so NIPSCO can mobilize the installation of the meter.
- D. Sikh Church: No new developments
- E. Franklin Estates: No new developments.
- F. IHCD User Rate: IHCD has updated an earlier study performed in April of 2022 to compare IHCD's current user charge to current user charges of other area communities. Mr. Muzumdar provided a copy of a memo dated June 14, 2024 providing comparisons of monthly user charges for single family homes to 12 sewer districts in Lake County. IHCD has the lowest monthly user fee for residential homes.
- G. Liberty Estates: During routine inspection Mr. Smolar discovered that the casting on one of the manholes (Manhole G) has shifted and a lot of stone and debris at the invert of this manhole blocking the flow upstream. IHCD notified Mr. Randy Hall to take corrective action. The developer has provided maintenance indemnity to IHCD which expires on September 11, 2026. Mr. Muzumdar advised that counsel should notify the bank if the developer has not taken corrective action by June 17, 2024.

Committee Reports:

A. Maintenance: Brian Smolar, Project Manager:

- a. Redwood Estates: Manhole No. 8 has back pitch in it. This must be rectified before dedication. They will need to fill the flow line to address the pipe elevation.
- b. Force Main: This was put in in 1988. It's 2700 feet 8" iron. Many breaks have occurred. The idea would be to go from ductile iron to plastic and from 8" to 10"
- c. Crescent Lake: Generator went out. Waiting on a part (magnetic RPM censor).
- d. Taft Street: Belt was changed today for the air supply
- e. Taney: For Pump No. 3, the impeller is going to start failing. Mr. Smolar provided a proposal he claims is high and he is working on other proposals.

B. Personnel: Director Mirin Chair, No Report.

- a. None.

Financial Report:

Claims: Accounts Payable Voucher Register Summary batch dated June 18 2024. Motion made by George Kymakis to approve vouchers 34015 through 34049 in the amount of \$3,461,951.70. Seconded by Christina Williamson. No discussion. All in favor, motion carries.

Old Business:

None.

New Business:

None.

Audience Comments:

There were no audience comments.

Adjourn:

There being no further business, the meeting was adjourned at 5:20 p.m.

APPROVED this 2 day of July

By: [Signature]
Chairman

ATTEST:
[Signature]
Secretary