

**MINUTES OF A REGULAR SESSION OF THE
BOARD OF COMMISSIONERS HELD May 12, 2025**

Comes now the hour of 8:30 am. on the 12th of May, 2025 in the Commissioners Room in the Noble County Annex building, Albion, Indiana, being the time, date and place set for a regular session of the Board of Commissioners of Noble County, Indiana.

Present were:

Gary Leatherman, President
Anita Hess, Vice President
Gary Timmerman, Member

Also present were:

Zack Smith, Highway Engineer
Jacqueline L Knafel, County Coordinator
Dennis Graft, Noble County Attorney
Matt Getts, KPC Media

Gary Leatherman, Commissioner President, called the meeting to order at approximately 8:30am.

CORRESPONDENCE

- Gazebo - e-mails from Zack and Steve Hook
- IDEM – Landfill Groundwater Monitoring
- Health department – newsletter
- IDEM – Landfill Gas Inspection
- IDEM – Linamar Structures – air permit
- Clerk of the Courts – monthly report April 2025

MINUTES

Minutes of the previous meeting were read and approved as corrected with a motion from Anita Hess and a second from Gary Timmerman. Motion carried 3-0.

CLAIMS

The 12-page report for claims dated 5/12/25 was reviewed. Gary Timmerman moved to approve the \$290,366.25 in claims. Anita Hess seconded and the motion carried 3-0.

MISC CLAIMS

Miscellaneous claims for the month of April were reviewed. The 3-page report totaled \$11,569,201.76 which included a \$11,000,000.00 investment. Gary Timmerman moved to approve. Anita Hess seconded. The motion carries 3-0.

PAYROLL

Payroll dated 5/15/25 was also reviewed. This was a 3-page report totaling \$556,606.37 and was approved with a motion from Gary Timmerman. Anita Hess seconded and the motion carried 3-0.

OLD BUSINESS

- Commissioner Appt - the commissioners appointed Tina Gienger to sit on the Alcohol Beverage Commission board with a motion coming from Anita Hess. Gary Timmerman seconded and the motion carried 3-0.
- Johnson Controls – there were 2 proposals for the fire protection at the south complex dealing with the renovation at that facility. One for an open circuit that need hooked up in the amount of \$1,115.33 and the same amount for disabling and hide two existing devices for the upcoming renovation. Gary Timmerman moved to sign the contracts. Anita Hess seconded and the motion carried 3-0. Copies of the signed proposal were e-mailed to Glenn Ryan and Jason Pippenger on 5/13/25.

NEW BUSINESS

- Titles were signed for the two probation vehicles that will go into an auction coming up the end of this month. They were a 2010 Chevy Impala with the last four vin of 3378 and a 2015 Chevy Impala with 1203 last four vin number. Anita moved to sign the titles. Gary Timmerman seconded and the motion carried 3-0.

- Trane service agreement - the commissioners reviewed a copy of the service agreement with Trane for the courthouse heating and cooling system in the amount of \$3,245.00 for year one, \$4,324.00 for year two and \$4,677.00 for year three. Motion to sign came from Gary Timmerman. Anita Hess seconded and the motion carried 3-0.

HIGHWAY

Richard Rogers, Highway Inspector, is present for the following:

- Utility permits for filing
- Richard has a request to close Noble Street in Wolf Lake from June 2 through June 6 for an event. Anita Hess moved to approve. Gary Timmerman seconded and the motion carried 3-0.

Zack Smith, Highway Engineer, has the following engineering update for the commissioners:

- Storm update – Zack reported that he has still not received an estimate for the damage done to the buildings at the garage back in March. He reported that once received he will have a 3rd party review the details of the estimate to make sure that all is taken care of. He also reported that the temporary repairs that have been done are holding up nicely with no additional damage or leakage being an issue.
- Bridge 33 – with the opening of the bids for the CCMG projects and the approval of the low bids pending review, Zack has a contract for signature for RL McCoy who got the low bid for Bridge 33. The engineering estimate was for \$760,917.62. RL McCoy was slightly over the estimate coming in at \$771,403.52 but was the lowest of the 3 bids received. Motion to sign the contract came from Gary Timmerman. Anita Hess seconded and the motion carried 3-0.
- The CCMG overlay project estimate was \$1,334,00.00 Pulvers bid came in with the lowest of three bidders at \$1,292,968.00. Zack has a contract to sign for Pulver's and a motion from Gary Timmerman and a second from Anita Hess. Motion carried 3-0.
- CCD ORDINANCE – a public hearing was held on the proposed redistribution of CCD funds. The ordinance proposed would make the split 90/10 rather than the 75/25 it is currently. With no public opposition being voiced either in writing or in person, the ordinance was signed with a motion from Anita Hess and a second from Gary Timmerman. Motion carried 3-0.
- Zack reviewed the Road Ratings report with the commissioners. Zack explained that the Paser system is used for this reporting and that Richard drives the roads and does the reporting. He has done this for many years for the county and this gives the county a consistant reporting have one person grade the roads every year. There are 8.9% of the 812.22 miles of county roads that are residential, 26.1 that primary roads. Secondary roads come in at 6.7 % and rural roads at 58.2%. The road ratings for 2025 are coming in at 6.8 which Paser road ratings put at GOOD condition. Zack told the commissioners that this is broken down into townships and given to the township drivers for them to know of areas of concern. Zack also provided maps of all county roads. He is asking for approval of this report in order to place the findings on the web. Anita Hess moved to approve the report. Gary Timmerman seconded and the motion carried 3-0.
- CCMG for 2024 -CN -01 – Richard reported that work continues for cement work at Brookside estates.
- A critical finding at the recent bridge inspection was corrected in-house with repairs being done.
- Bridge 136 – this is reaching completion with guardrails yet to be installed.
- Bridge 44 – this too is nearing completion
- Ball Road – work will be beginning soon on this safety project.
- Bridge 134 – There are LPA vouchers for this bridge the first being for preliminary engineering in the amount of \$3,445.80 which is approved with a motion from Gary Timmerman and a second from Anita Hess. Motion carried 3-0. The second LPA voucher is for right of way acquisition and is in the amount of \$2,750.00. Gary Timmerman moved to approve. Anita Hess seconded and the motion carried 3-0.
- Old State Road 3 – this project is ready to go out to bid.
- Riley Road & Appleman Road the LPA voucher for this project is in the amount of \$4,505.15 and is approved with a motion from Gary Timmerman and a second from Anita Hess. Motion carries 3-0

COURTHOUSE

Zack Smith, Project Manager, reported that the finish line is approaching. Zack has one request from probation for a desk in the Circuit courtroom to add a wall outlet in the wall next to the desk. LA Electric was contacted and came in with a proposal of \$900.00. Gary Timmerman moved to approve the installation of an additional outlet not to exceed \$900.00. Anita Hess seconded and the motion carried 3-0.

The leases for the two buildings the county were leasing expires the end of this month and we need to make sure everything is out of those buildings.

Parking was briefly discussed with no decisions made.

SHERIFF

Max Weber, Noble County Sheriff, was present to ask for a part-time warrants clerk for the department. Max indicated that he has enough in his budget to cover the estimated 10 hrs a week this person would be working. Anita Hess moved to approve the hire. Gary Timmerman seconded and the motion carried 3-0.

UNSAFE HOUSING

Mike Klopfenstein, Building Inspector, was present to discuss an unsafe housing complaint going back to 2023. The property is owned by Derek Barth and began with mobile home fire in November 2022. The owner was given a year to clean up the area. He was wanting to remove the mobile home but leave the add-on structure. Mike reported that some progress has been made with the removal of the mobile home but the remaining structures are still open and exposed. Mike feels that he has had ample time to do what was asked and feels that the commissioners need to take the next step. Anita Hess moved to do findings and orders for a fine of \$5,000.00 to be imposed if progress is not made in the next month with a review set for June 23, 2025 and at that time the commissioners will seek bids for demolition with that hearing to be set for August 11, 2025. Gary Timmerman seconded and the motion carried 3-0.

Property Max – Mike is reporting that in talking with the owner of this property, he is asking for an additional 2 weeks for frame removal due to the recent rain it has been to wet to remove. This will be reviewed on May 27, 2025

COUNCIL ON AGING

Cherish Mishleau along with the new director Sharon Montoya are present requesting signatures on the Council on Aging grant.

- Authorizing Resolution 2025 -15 – Anita Hess moved to approve. Gary Timmerman seconded and the motion carried 3-0.
- Local Financial Certifications and Capital Use Assurances – motion to sign came from Anita Hess and was seconded by Gary Timmerman. Motion carried 3-0.
- Pass-through agreement – this was also signed with a motion from Anita Hess and a second from Gary Timmerman. Motion carried 3-0.
- Federal Fiscal Year 2026 certification and assurances for FTA assistance programs was signed. Anita Hess moved to approve. Gary Timmerman seconded and the motion carried 3-0.
- Categorical exclusion was signed with a motion from Anita Hess and a second from Gary Timmerman. Motion carried 3-0.
- Certification of Use of Project equipment was reviewed and signed with a motion from Anita Hess and a second from Gary Timmerman. Motion carried 3-0.
- And finally the Special Warranty Arrangement was signed with a motion from Anita Hess. Gary Timmerman seconded and the motion carried 3-0.
- Two small transit vehicles will be coming to the agency on Monday. Cherish presented a purchase order for signatures. Anita Hess moved to sign the purchase order in the amount of \$237,278.00 of which the local match would be \$37,788.00. Gary Timmerman seconded and the motion carried. Cherish reported that the COA currently has 21 vehicles and just recently added 3 more drivers.

VACATION

Ryan Weber, a local surveyor, was present representing a Mr. Yoder in a request for a vacation of right of way. Mr. Weber had several handouts for the commissioners about what is being proposed and is wanting direction as to how all of this can be accomplished. The Yoders are wanting the right of way vacated in order to make this a private drive. Andrew and Katherine Hastings along with Tim Cox which area residents in the area are also present. They wanted to make sure that the vacation was all to the north of their properties and coming in a shared drive that could potentially

land lock the Hastings property. Mr. Weber indicated that he wanted to work something out that would be agreeable will all residents. The commissioners indicated that as long as something agreeable to all involved was reached that there would not be an issue with the vacation. This will be revisited once the situation is resolved with all landowners involved with a motion from Gary Timmerman and a second from Anita Hess. Motion carried 3-0.

IT HIRE

Dave Baum, IT Director, informed the commissioners that he has hired Kyle Mawhorter for the full time position in the IT department. Kyle has been a 2 cycle intern here at the county and is familiar with the layout of the county. The start date is uncertain at this time as Kyle will be graduating from Purdue sometime this month. Dave is asking that Kyle be an exempt employee starting at \$55,000.00 with the waiver of the 10% penalty. Gary Timmerman move to approve the exempt status of \$55,000.00 with no reduction in pay. Anita Hess seconded and the motion carried 3-0.

RECESS 11:05 AM

BACK IN SESSION 1:00 PM

INSURANCE

Jarrod Ramer along with Lyndsay Patterson from Black & Ramer insurance were present to share some renewal numbers with the commissioners. Jarrod has reached out to Travelers and Liberty Mutual for numbers this year. While he does not have a quote from Liberty at the time of this meeting, it was his understanding that there could be a 20-25% increase in premiums. Travelers came in at \$652,143 a year which is a slight increase over the Liberty Mutual's cost of 24/25. Liberty Mutual 24/25 had a \$25,000.00 for law enforcement Travelers was \$50,000.00 - Public Officials – Liberty Mutual has a \$10,000 deductible 24/25 and Travelers was \$25,000.00. Same was true for Employment Practices Liability. However Travelers has a \$1000.00 deductible for most vehicles where Liberty had bumped theirs to \$3000.00. Workmans Comp and accident and sickness policy premiums looked to be the same.

As far as buildings go, the value of the courthouse was increased to \$30,000,000.00 with a blanket of all buildings of \$100,000,000.00. There were some questions about "the first right of repairs" clause in our current policy and Gary Timmerman is asking about a possible line item set aside for deductibles. Again, we are still awaiting the quote from Liberty Mutual to make a final decision but the commissioners will review the information provided to them today.

RECESS

Executive Session 1:40pm – 2:10 pm

BACK IN SESSION 2:15 pm

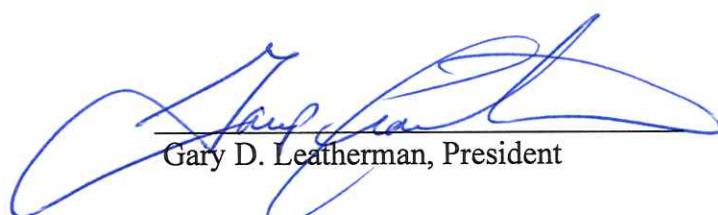
RIGHT OF WAY BRIDGE PROJECTS

The commissioners had reviewed a couple of right of way proposals for bridge projects. Anita Hess made a motion to approve the additional amount of \$13,551.00 for parcel 2 and the additional amount of \$15,580.00 for parcel 4. Gary Timmerman seconded the motion and it carried 3-0. This issue on the other bridge project was discussed and the following motion was made concerning this project. Anita Hess moved to make the discussed offer and if rejected to move forward with condemnation. Gary Timmerman seconded the motion. Motion carried 3-0.

ADJOURNMENT

This session of the Board of Commissioners of Noble County was at approximately 3:00 pm recessed from day to day until May 27, 2025

Dated this 27th day of May, 2025


Gary D. Leatherman, President

Anita Hess
Anita Hess, Vice President

Gary Timmerman
Gary Timmerman Member

ATTESTED: Michelle Mawhorter
Michelle Mawhorter, Auditor