

ANNUAL MEETING MINUTES

BOARD OF DIRECTORS OF FALLING WATERS CONSERVANCY DISTRICT

March 13, 2023; TIME: 6:30 p.m.; Executive Cottage Homes Clubhouse located at 682 Verdano Terrace, Crown Point, IN 46307

Members Present: Chairman Dave Cullom, Vice-Chairman Mark Langbehn and Director Don Plumb. Also, present included: Engineer Adam McAlpine and Financial Secretary Karen Giesler. Attorney Nathan Vis attended by phone.

1. Meeting opened at 6:30 p.m. with the reciting of the Pledge of Allegiance.
2. Attorney Vis explained that two nominating petitions were turned in for two open seats on the board.

Mark Langbehn and Don Plumb will sign their oath of office.

3. Nominations open for Board Chairman.

Director Langbehn made a motion to nominate Dave Cullom as FWCD Chairman, following a second by Director Plumb.

Dave Cullom accepts and there are no other nominations for Chairman. Dave Cullom will serve as Chairman for 2023.

4. Nominations open for Vice-Chairman.

Chairman Cullom made a motion to nominate Mark Langbehn as Vice-Chairman, following a second by Director Plumb.

Mark Langbehn accepts and there are no other nominations for Vice-Chairman. Mark Langbehn will serve as Vice-Chairman for 2023.

5. Open the floor for public comments about the annual meeting.

There are no public comments about the annual meeting. The floor is closed.

6. Chairman Cullom made a motion to close the annual meeting, following a second by Director Plumb. Motion duly carries, 3-0.

7. The annual meeting is closed by Chairman Cullom at 6:34 pm.

REGULAR MEETING MINUTES

BOARD OF DIRECTORS OF FALLING WATERS CONSERVANCY DISTRICT

March 13, 2023; TIME: 6:35 p.m.; Executive Cottage Homes Clubhouse located at 682 Verdano Terrace, Crown Point, IN 46307

Members Present: Chairman Dave Cullom, Vice-Chairman, Vice-Chairman Mark Langbehn and Director Don Plumb. Also, present included: Engineer Adam McAlpine and Financial Secretary Karen Giesler. Attorney Nathan Vis attended by phone.

8. The regular meeting was opened at 6:35 pm.

9. Approval of Minutes from January 9, 2023.

Chairman Cullom made a motion to accept the minutes from January 9, 2023, following a second by Vice-Chairman Langbehn. Motion duly carries, 3-0.

10. Operator Report:

Chairman Cullom explained that the operator could not be present and reviewed the checklist.

Chairman Cullom will follow up to see where they are at with the effluent flow meter.

Vice-Chairman Langbehn reported that the surge protectors are done.

11. Engineer Report:

Engineer McAlpine explained that last month he looked into lots 37 & 38 and provided a recommendation. At this time he does not have any concerns, it is already capped further down the line.

Engineer McAlpine reported the only other issue that remains outstanding is the northern outfall.

Vice-Chairman Langbehn explained that he found it and it is functioning. Engineer McAlpine will follow up with DVG.

Secretary Giesler reported that lots 37 & 38 are back in the name of the developer and the \$3,216.40 in repair fees have not been paid back to the district.

There was further discussion about capping the line that was broke north of the roadway to get it out of the easement between lots 37 & 38, but the cost will be about \$7,500.00 and the board is waiting to be reimbursed before the job will be done.

12. Secretary Report:

A. Financial Report February 2023:

Vice-Chairman Langbehn made a motion to approve the financial report for February, following a second by Chairman Cullom. Motion duly carries, 3-0.

Vice-Chairman Langbehn questioned if the district can put funds into a CD?

Attorney Vis responded that the district is allowed to put money into a CD.

Secretary Giesler will contact Centier about certificate of deposits.

Chairman Cullom made a motion to approve the claims, following a second by Vice-Chairman Langbehn. Motion duly carries, 3-0.

13. Attorney Report:

A. Attorney Vis explained that the board has covered the items that have been going on the last two months and questioned if the piles of dirt, erosion lack of seed and drought by the smaller lake been addressed?

Vice-Chairman Langbehn responded that it was discussed with the developer and he is going to discuss that with Viking because they are responsible for dumping most of that dirt.

- B. Attorney Vis explained that he has the proposed ordinance prepared for motorized vehicles on the lake and that can be approved at the next meeting.

14. Board:

- A. HYRE-Voltage coming in quote:

Chairman Cullom will contact Hyre to see where they are at on the quote.

- B. Re-piping at the lift station:

Chairman Cullom explained that this item is tabled for now and FWCD is still waiting on DVG to deliver the final bid package and when the time comes to start working, there will be something in place to start getting bids.

- C. Trench in back area:

Vice-Chairman Langbehn explained that he will contact Misch to see if he can get it on the schedule.

- D. FWCD Trees that need to be trimmed and cleaning outlooks:

Chairman Cullom reported that the trimming of trees and cleaning outlooks has been complete. It will all need to be maintained as time goes by.

15. Any other matter the board wishes to discuss:

Vice-Chairman Langbehn explained that he received a phone call from a resident to report that he did very well ice fishing on the small pond and the fish that he caught looked very healthy. The resident also told him that he would donate \$200.00 towards stocking fish.

Vice-Chairman Langbehn reported that he spoke with McNamara about a vendor that comes to Valparaiso in the spring and he sells fish.

Vice-Chairman Langbehn reported that some kids were caught on the treatment plant roof and he is in the process of getting a quote from Hammond Fence to at least put fencing on the west and south sides so kids cannot get on the roof.

Director Plumb would like to discourage residents from putting Christmas trees in the lake because some of the trees have been put in shallow waters.

Attorney Vis and Secretary Giesler will prepare general notices of blue space for Spring/Summer v/s Fall/Winter.

16. Open floor to the public:

A Freeholder questioned if the board can make sure the FWCD mowing company will make sure to keep the cut grass off of the lights along the front wall?


Sectary Giesler will contact Edmonds to see if they are interested in mowing for FWCD this year.

17. Adjourn:

Being no more business before the board, Chairman Cullom made a motion to adjourn, following a second by Director Plumb. Motion duly carries 3-0.

Meeting adjourned by Chairman Cullom at 7:10pm.


Chairman


Vice-Chairman

4-10-2023
Date


Secretary