

County Council Meeting

March 12, 2019

The meeting was opened with the Pledge to the Flag led by Howard Malcomb. All Council members were present.

Mike Gerth made a motion to approve the prior minutes. Charles Weber seconded the motion. Unanimous

Greg Martin from the County Park came before the council with a request to approve funds from fund 1178 for the following items:

Mower -\$14,000 Skaggs 31HP

E. Wood Chipper-\$5,000 one semi-each park

Ty Speer -\$1,000 Hazard Trees

Shelter 3-\$2000 re-roof/header work

BMW- \$500 grant shelter 2 breaker box

E1-\$2850 sewer pump

Signs \$2300 4 signs (PG, PG, PGT, SG)

Erler \$6000 match grant (spray-ground shade structure/seating)

GM \$6000 Master Plan, Greg would be contracted out for the next Five year Master Plan.

Greg stated the parks non-reverting fund has \$150,000. The park will use some of that money for items already spoken for. By the end of the year there should still be \$83,000 left in this fund. There is \$10,000 in regular budget for building grounds. They demoed a building at the front entrance and are working on the campground. They usually do one or two projects a year.

Mike Gerth asked what the Master Plan was. Greg stated that it was a year long process that starts in April, takes six months to a year, involves a public study, open up public comments, and do ABCD for the Department of Natural Resources planning criteria. Rough draft will be due by Jan 15th and they give you feed back. April 15, 2020 would be the final plan. It has been contracted out in the past, but it's more practical to let Greg do it. The park has done several successful Master Plans in the past.

David Woodall made a motion to approve money from fund 1178 to make these purchases. Charles Weber seconded the motion. Unanimous

The County Park has been working on the Next Levels Trails Grant. A proposal was made to Crosley to include Tunnel Mill, but they were turned down by Crosley. The park is looking to get help from Indianapolis for this project. Dan Wright Vernon Mayor is going to talk to the State Representative about help with this.

Randall Shepherd, County Assessor, came before the Council talking about things that they have come up in their office that needs to be addressed and done in their office that they wanted to

bring before the Board. Indiana Code says we are to be sending out Form 11 to all property owners. This gives a breakdown of anything on the property such as land and any improvements such as a single house, sheds or pole barns these need to be sent out by April 30, the people have until June 15 to appeal the assessment if they think it is too high or too low. If they are sent out after April 30 then they would have a year to appeal so that would be until June 15th 2020. If they appeal and the PTABOA board decides their assessment is too high and they have paid taxes they would be due a refund. Randall stated they needed to get them out by April 30th. We have found six things that need addressed that needs to come before you. The six things are the Form 11, Form 2, Verification of Sales Disclosures, Soil type map updates, updating the plat book and identification of Meth Houses on the property cards. As of today the only item being addressed is the Verification of Sales Disclosures and Randall stated that he is doing that himself. When he found out about this he talked to Tyler who does reassessments of properties. They do the same thing in Scott County. Tyler would charge the county \$14,100.00. Another option would be use the part time money in the salary budget in the reassessment fund and hire someone part time and buy a car for that person to run around and do the inspections. Which would cost because of the insurance, gas and maintenance? Conservatively this would cost approximately \$25,000.00. The third option he saw was that he would do it himself. And within the reassessment budget there were salaries already set up and established, so he looked at that and saw he could stay within the budget, with Tyler at \$14,100 and \$25,000 for a part time person, he decided to pay himself \$7,000 and do the job. So that is being taken care of now.

So he was asking the board how they wanted him to proceed on not only the Sales Disclosures, but also the Form 11's. The Sales Disclosures there are three options. For the Form 11 he has two quotes the first quote is for \$8,200 and the other quote for \$7900. The first quote estimating 18,000 envelopes being sent out, the second quote would be 15,500 envelopes sent out. That's a difference of 2500 envelopes. He recommends going with the \$8200 quote and if it is less than 18,000 envelopes then, it would be less than the \$8200 dollars quote. He would like them to tell him how to proceed, to get permission on how to spend the money as Counsel sees fit.

Mike Gerth asked does the Form 11 have to be sent by itself or can it go out with tax bills? Randall stated yes and then stated it doesn't have to be according to the State you can use a Form TS1A that goes out with the tax bill that shows your assessment, but it doesn't separate the land from your home. The State says you can use this but, the homeowner has until June 15, 2020 to appeal that assessment instead of June 15, 2019. We can use that if you want too. But according to State Statue IC Code 6-1.1-4-22(a). Says the Assessor's office shall send out the Form 11's, we don't have too but it gives the homeowner an additional year to appeal. Charles Weber asked what a Form 11 is and Randall stated it has the break down for everything on your property; it has your home value, your land value, your pole barn, woodshed and chicken coop whatever it might be. It is all broken down item by item so you know exactly what each item is

assessed at. Howard asked where the money would come from and Randall stated the Reassessment fund. After several more questions Bob Ellis made a motion to send out the Form

11. Mike Gerth seconded the motion. Unanimous

Next Randall talked about the Verification or inspection of Sales Disclosures. Again this is State Statue that they verify the Sales Disclosures. Most comply with the property cards. But he had one that a pool was gone and then he found a pole barn addition that wasn't being assessed. Sometime things are over assessed and some are under assessed. I found out about this my third day in office and that it is State Statue. Randall stated I made a quick decision, probably a rookie mistake. I didn't bring it to you guys on advice on how to do it and how to proceed. I should have done that. But what it comes down to is having three options. I can do it like I have been. Hire Tyler Technology to do them for \$14,100 which would be prorated now since it would not be for the entire year. Go with a part time person at \$25,000.00 to \$30,000.00 with buying a car and expenses. Howard stated he didn't have a problem with Randall doing it, if it's less expensive and he is dealing with it anyway. But he didn't know what everyone else thought. Randall stated that with him doing it other than running the wheels off his wife's car there was no gas or maintenance expenses, no charges other than that \$7,000.00. Howard stated that would be a separate paycheck and Randall stated yes because it is coming out of a separate line item. Mandy Creech stated her understanding was the previous Assessor was being paid something for this already, what happened to that money. Randall stated the previous Assessor was being paid \$8,000.00 by the Salary ordinance out of the reassessment fund. Mandy stated then you are going to get paid \$7,000.00 on top of the \$8,000.00 for a total of \$15,000.00 not really \$7,000.00 Randall stated correct. Michael Gerth questioned, what is the difference between the \$8,000.00 that the prior Assessor was getting and the \$7,000.00 you are now getting? Randall stated it happened before him in 2007 that the township trustees would go out and do personal property assessments for mobile homes, School buses and tractors. That was taken away from the township trustees in 2008 and given to the Assessors, so that money was taken from the trustees and given to the Assessors. Therefore putting more work upon the Assessor, that is my belief where the \$8,000.00 came from, but I don't know that for sure. The \$7,000 that he is paying himself additionally is work outside the office. It is a totally separate thing, a totally separate State Statue and everything. Then questions came up about the Salary Ordinance and Ellie Bright County Attorney Stated the \$8,000.00 is on the Salary Ordinance it just needs to be spelled out on the Ordinance. Everything needs to say where the Reassessment money is going too and spelled out on the Salary Ordinance. So the Salary Ordinance needs to be amended. The way the council wants to pay the \$8000.00 and \$7000.00 is up to them. Ellie explained how the break down should be done. She said according to the State Board of Accounts he can get this pay but they require that all things are outlined to show what that money is being spent on. After more discussion Howard asked if they would need to table it to get more verification. Ellie stated yes to get more verification I would table it to make a better informed decision .Cheryl Miller who works in the Assessor's office asked what kind of information do you want from us? Cheryl then talked about some of the things they do in the office. The Councils just wants more clarification of duties and the salary ordinance fixed. Charlie

Weber made a motion to table until they get the list. Paul Belding seconded the motion.

Unanimous

Ellie Bright, County Attorney, brought before the Council information about the Sheriff's Department Buyout. The Sheriff's Department Retirement plan is based on averaging the last five years of W2's. She found out that Kevin Hall's \$25,000.00 buyout was included on his W2. With that they don't have an option but to pay it. So the county will pay \$208.00 dollars a month for the rest of his life for his retirement. Her recommendation was to include it. Council would then sign a Third Amendment to Jennings County Police Retirement Plan Amendment 3. This will allow the buyout for this deputy and then disallow it for any other deputies. Dave Woodall made a motion to allow \$25,000.00 be included in his retirement calculation for Kevin Hall. Mandy Creech Seconded. Unanimous

Mike Gerth made a motion to adopt Third Amendment to Jennings County Police Retirement Plan. Charles Weber Seconded the motion. Unanimous

JD Woods, with the Jackson County Community Corrections who was attending in place of JL Brewer to get the Inter local Cooperation agreement signed. Howard asked Ellie what she thought about this agreement. She said she had only had the agreement for ten days and that she felt everything was being rushed. She would recommend that they table until it can be looked at. Ellie talked about it being a phase in project so only 6 prisoners would be there to begin with from Jennings County. So it would be a couple years before the county would have 50 prisoners there. This will be a 20 year contract that we will have to live with. A question was asked, Can the Grant move forward without signing it? JD was not sure about that, JL would have to the answers to that question he is the grant writer. What if the facility goes belly up? The bond would still have to be paid so we would still be on the hook for our portion. It was then stated that JL Brewer and Gary Smith with Reedy Financial could answer some of their questions and concerns. Ellie's recommendation would be not to sign it tonight, because it's all been very rushed. After a lot of discussion the decision was made to have a special meeting to talk over the agreement and change it to a voting session on March 27, 2019 from 6:00pm to 7:00 pm.

PTABOA Appointment- Charles Weber made a motion to appoint Larry Wasson to the PTABOA board. Dave Woodall Seconded the motion. Unanimous

Community Foundation Grant Payout- Tabled until next meeting to understand it better. Then after more discussion because of a deadline of March 14, 2019 Charles Weber made a motion to leave the money in the fund. Mike Gerth Seconded the motion. Unanimous

Madison Railroad- Dave Woodall made a motion to give \$5,000.00 to the Madison Railroad out of the County General fund. Bob Ellis Seconded the Motion. Four yes votes, three opposed votes.

Tessia Salsman, County Auditor, brought before the Council that they didn't say where to take the money to pay for the new approved Low Software System from. Mike Gerth made a motion to take the money from the County General Fund. Dave Woodall Seconded the motion. Unanimous

Kenny Freeman, County Sheriff, Came asking how they were going to pay out the Sheriff's Deputies increase on their salaries, He was wanting to know if they were going to pay it out as a one-time payout. He said that way they wouldn't have to change the salary ordinance. But the council said they would have to change the salary ordinance because it changes their salary. Mike Gerth made a motion the increase be treated as an increase to their salary. Paul Belding Seconded the motion. Six yes votes, 1 opposed vote.

Next Sheriff Freeman's friend and special deputy, Steve MCcue presented a power point presentation on a jail study he did. Our jail is 18 years old. The state average is 29 years old. Current jail is large enough. Current jail needs minor mid-life refresh. His recommendation is to postpone current plans for the new jail for fifteen years and focus on fixing things at the current jail and the jail staff. He would like to focus on fixing the jail and more jail staff and fix the pay gap. One thing he sent to the council was a line for training. He did the math today he was looking at how many hours you need to train a jail officer, and we need a CERT team. Four hours a month is what is recommended for training. So they aren't working at the jail training and so that would be extra money. They have to qualify with a pistol so that is time at the range, and that is ammunition at the range. They all have to be taser qualified and have to shoot two taser cartridges annually cartridges are expensive. The training budget needs to reflect the training time for each jailer. If you do the math you can see that it grows really quick. Especially if you pay them \$16.00 dollars an hour for their time, that is \$58,000.00. The Sheriff's Deputies also need training and they only have \$10,000.00 in their budget. They need nine additional officers. Sheriff Freeman then showed the video from the 2009 attempted jail escape. He is asking for nine more people. He is not asking for it today but he is asking for them today. Dave Woodall talked about raising taxes, but the sheriff stated he is not for raising taxes. Charles Weber said somewhere down the road we will have to build a new jail. Howard said we need to decide how many jailers we are going to hire and the repairs on the jail and where the money is going to come from. He would like to hire four more jailers this year and five more at the beginning of the year.

Tessia, the County Auditor brought before the Council that the Sheriff's training money of \$10,000.00 was put into wrong fund \$5000.00 needs to be put into the Jail fund and keep \$5,000.00 in the sheriff's fund. Next month they will need to do an additional to correct this.

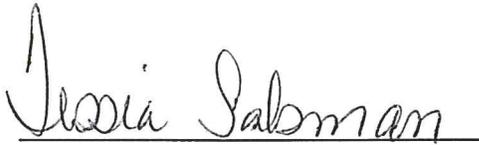
Tessia, asked for a transfer for the Recorder to pay her dues because she is short on money in that fund. She wants to transfer \$192.10 from postage to dues. Mike Gerth made a motion to transfer \$192.10 from postage to dues. Dave Woodall Seconded the motion. Unanimous

Tessia, also questioned the council, what fund does the Maintenance Assistance pay needs to come out of? Howard made a motion to take it out of County General. Mike Gerth Seconded the motion. Unanimous

Dave Woodall made a motion to reverse the appropriation of money in the Riverboat by \$79,250.00 Charles Weber Seconded the motion. Unanimous

Dave Woodall made a motion to change the County Council meetings start time from 7:00pm to 6:00pm. Mike Gerth Seconded the motion. Unanimous

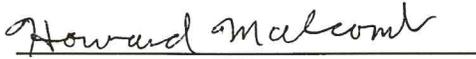
Howard Malcomb made a motion to adjourn the meeting. Paul Belding Seconded the Motion. Unanimous



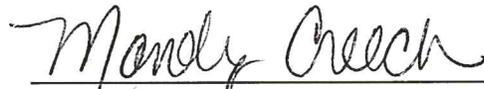
Tessia Salsman, Auditor



Mike Gerth



Howard Malcomb, President



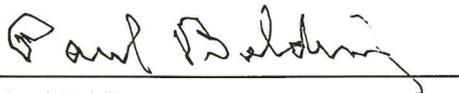
Mandy Creech



Dave Woodall, Vice-President



Bob Ellis



Paul Belding



Charlie Weber