

MONTGOMERY COUNTY REGIONAL WATER & SEWER DISTRICT
04/10/2024 Board Meeting Minutes
Montgomery County Government Center
1580 Constitution Row - Suite E
Crawfordsville, IN 47933

The Montgomery County Regional Water & Sewer District met in session on Wednesday, April 10th, 2024 at 4:01pm. The meeting was conducted at the Montgomery County Government Center in Crawfordsville, Indiana.

Board members present were: Chairman Dan Guard, Joyce Grimble, Greg Morrison

Also present: Lana Beregszazi - BCS Management; Dan Taylor - Taylor, Minnette, Schneider, and Clutter P.C, Amy Moore - VS Engineering

I. Call to Order - Chairman Dan Guard called the meeting to order at 4:01pm. Quorum present.

II. Management & Administration:

A. Minutes & Board Meeting Schedule

Minutes for 3/14/2024 were provided by BCS Management for Board approval. *Greg Morrison motioned to approve the minutes from 3/14/2024. Joyce Grimble seconded. Motion passed 3-0. (Jacob Bohlander and David Reeves are absent.)*

III. Project Updates:

A. Astbury Funds Request - Pumps Maintenance

Lana Beregszazi shared that Astbury is requesting to spend up to \$4,000 for Aqua Aerobics Engineering to inspect and assess (possible resolutions to) pumps. Full details included on page 1 of the maintenance report shared by Tom Astbury, submitted via email earlier today.

Motion to approve by Greg Morrison. Seconded by Joyce Grimble. No further discussion. Motion passed 3-0. (Jacob Bohlander and David Reeves are absent.)

B. Administrative Report

- i.** Lana Beregszazi shared operating results showing a year-to-date current net surplus of nearly \$21,000 due to slightly lower claims than usual and the collection of a large overdue balance from Nucor Steel.
- ii.** Request sent to Redevelopment Commission (RDC) for confirmation of amortization schedule on loan to file with State Board of Accounts. Dan Taylor discussed contract stated interest accrued in year 1 before payments began in year 2, per paragraph 3.
- iii.** Lana Beregszazi and Amy Cating worked with the State Board of Accounts field examiner for the ongoing audit. Exit interview coordination coming soon to close out. Invoice from SBOA to follow.
- iv.** Windhoven acknowledges that they have received the request to pay the \$24,000 for the damage to the sewer main that occurred on their construction site. Dan Taylor said bringing a suit would reduce any delay. Lana Beregszazi - BCS Management - will inform Windhoven that a response is due before the next Board meeting. Waiting for response before escalating.
- v.** Brief update on the new Casey's truck stop gas station within the Montgomery RSD territory. A high level study is forthcoming to get a budgetary estimate of the

cost to extend the sewer main to that area. Economic development opportunities at the SR-32 and I-74 intersection should exist in the future.

- vi. Lana Beregszazi shared a website activity report. Noted high volume of clicks on the online payments page.

IV. New Business

A. Voluntary Connection Incentive Program Proposal - BCS Management

Discussed the new voluntary connection education and incentive program. Potential to add 45+ connections to the sewer main. Lana Beregszazi shared marketing collateral (tri-fold) for this effort. The approximate cost for graphic design, printing, mailing postage, call handling, and other effort would not exceed \$5,000. Greg Morrison proposed waiving the \$1,500 connection fee as an incentive for all of the potential connectors. Waiving the fee is lost revenue but not a direct cost to the RSD. Each additional customer is approximately a \$900 annual revenue increase. Achieving 5 to 10 new customers is a fair estimate for the campaign. Joyce Grimble recommended an extra incentive by discounting the grinder stations (4 on hand, count and condition to be confirmed by Tom Astbury) for the first connectors; offer for \$4,000 each (~25% discount) to low pressure laterals only. Typically a 90 day notice to connect is provided; but Lana recommends a 6-month program term. Joyce Grimble supports the 6-month timeline so property owners have enough time to budget and bid out work.

Lana Beregszazi asked the board to approve the deployment of the program to include development of a brochure, letter, refining mailing list and fielding resident questions are part of the program.

Motion to approve by Dan Guard. Second by Joyce Grimble. Discussion to add proof of letter and other marketing materials before going to print. Motion passed 3-0. (Jacob Bohlander and David Reeves are absent.)

B. Customer ACH Withdrawal Initiation

Lana Beregszazi brought forward the issue of last month's customer ACH withdrawals not yet initiated. Request made for Amy Cating - In The Black bookkeeper - to be granted authority to initiate ACH withdrawals.

Motion to approve by Joyce Grimble. Second by Greg Morrison. No further discussion. Motion passed 3-0. (Jacob Bohlander and David Reeves are absent.)

V. Old Business

A. Early Bird Conice, LLC Contract Review

Conice did not decommission their septic system or connect to the sewer line when the grinder pump was installed. The free pump was provided as an incentive to connect. Conice has not paid their recent sewer bills because they have not connected yet. Dan Taylor has requested the contract but has not yet received or reviewed it. Lana Beregszazi provided further background information, including how liens have been applied. Dan Taylor will share relevant contract terms with the Board as soon as possible.

VI. Treasurer's Report

A. Operating Fund Bank Balance = \$85,389.43 | Grinder Pump Maintenance Fund Balance = \$15,942.80

Lana Beregszazi confirmed the rate increases last year have helped match revenue with expenses to provide for a more sustainable financial future for the RSD, a nonprofit organization.

B. Account Payable Claims = \$16,025.61

Greg Morrison motioned to approve a claim payment as presented. Joyce Grimble seconded. No further discussion. Motion passed 3-0. (Jacob Bohlander and David Reeves are absent.)

VII. Adjournment

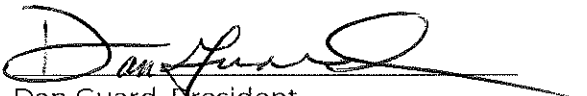
Discussed Board chairman signing recent minutes (November 2023, January and March 2024) as a formality. Dan Guard will make arrangements to provide claims to Amy Cating.

Having no other business to come before the Board, Dan Guard moved to adjourn. Joyce Grimble seconded. Motion passed 3-0. (Jacob Bohlander and David Reeves are absent.)

Meeting adjourned at 4:40pm.

Submitted by Lana Beregszazi - BCS Management

Approved this 8 day of ~~April~~ ^{May}, 2024.


Dan Guard, President