

LAKE LEMON CONSERVANCY DISTRICT

Board of Directors Meeting

City of Bloomington Utilities Building

600 E. Miller. Bloomington, IN 47401

September 1, 2022

6:00 pm

The September 1, 2022 Board of Directors Meeting of the Lake Lemon Conservancy District was called to order by Chairman Mary Jane Brown at 6:00 p.m.

BOARD MEMBERS PRESENT: Chairman-Mary Jane Brown, Vice-Chairman Les Wadzinski, Treasurer-Debra Ladyman, Michael Klitzing (Zoom), Steve Priddy, Mike Blackwell, and Malcolm McClure.

ALSO PRESENT: Adam Casey, District Manager; Ross Carlson, Operations Supervisor; Jessica Healey, Administrative Assistant.

- I. Call Meeting to Order / Chairman's Remarks (MJB)
 - a. Welcome to the meeting. Start with public comment. Please come to the podium with name and district.

- II. Public Comment (MJB)
 - a. Gail Tala, District 5- In January I turned 70, and the lake did, too. Riddle Point Park used to be hopping. The new playground is nice, but the Park should be a destination. Perhaps we should rent kayaks and canoes. We could make more income. Perhaps we should have outdoor concerts at shelter house. Let's invite food trucks and have more events, like craft fairs. BROWN- We are planning much of this and there is more to come.
 - b. BROWN- CASEY made a dredging update YouTube video and it has been incredibly well-received. If you haven't watched it, please do. You can watch the video [HERE](#).

- III. Approval of July 28, 2022 Board Meeting Minutes (MJB)
 - a. LADYMAN- There is a typo on the second page c3 (dredging analysis). Second sentence...since. #6 pdf third sentence...mother nature
BLACKWELL MOTIONED TO APPROVE THE JULY 28th, 2022 BOARD MEETING MINUTES WITH CORRECTIONS. PRIDDY SECONDED THE MOTION. ALL OTHER MEMBERS "AYES".

- IV. Treasurer's Report (DL)
 - a. July Budget Highlights-
Income: \$ 133,183.25
Expense: \$ 97,023.08
Total Checking & Savings: \$ 1,370,862.87
Fixed Assets Total: \$ 1,080,594.15
Total Assets: \$ 2,451,457.02

Total Liabilities: \$ 1,115,213.57

Total Liabilities and Equity: \$ 2,451,457.02

Quick discussion regarding the barge lease money from Heartland. BLACKWELL- Heartland pays \$30,000 in the lease. What category does that fit into? CASEY- Miscellaneous since it wasn't in the budget. BLACKWELL- Suggests using line item for dredging rip rap income. LADYMAN, CASEY, & BROWN- Agree.

- b. July Report of Claims: Approval of Vouchers

BLACKWELL MOTIONED TO APPROVE ALLOWANCE OF VOUCHERS. PRIDY SECONDED THE MOTION. ALL OTHER MEMBERS "AYES". THE MOTION CARRIED.

V. Final Discussion: 2023 Proposed LLC Budget (DL)

- a. 2023 Proposed Budget: Second public discussion- This is the last time that the 2023 budget can be altered. The proposed budget can be seen [HERE](#). Please see PowerPoint presentation [HERE](#) for details discussed during board meeting.
- b. Substantial time was spent discussing use of the overflow pond in the dredging project. The overflow pond will not be permitted after the current contract expires. It is a "use it or lose it" option.
- c. Substantial time was also spent discussing the lease &/or sell options of assets.
BROWN MOTIONED TO APPROVE A CHANGE ORDER TO INCREASE CURRENT HEARTLAND DREDGING CONTRACT BY 20%; UTILIZE LONG CAUSEWAY POND FOR DISPOSAL BEGINNING IN 2023 FOR REMAINDER OF CURRENT CONTRACT; APPROXIMATELY 50% OF POND STORAGE CAPACITY. BLACKWELL SECONDED THE MOTION. ALL OTHER MEMBERS "AYES". THE MOTION CARRIED.
- d. LADYMAN- I love that this vote was unanimous.

VI. Manager's Report (AC)

- a. General Update - CASEY passed the update over to CARLSON.
- i. CARLSON- This weekend is our final weekend open. He has been at the Park every weekend since Memorial Day and has enjoyed his time at the Park. LADYMAN- If we have nice weather, can we stay open longer. CASEY- Yes, it is possible. If we can find staff, we can open. WADZINSKI- Doesn't like terminology that the Park is "closed" since people can still use the boat ramp and walk the Park. BROWN- Agrees. CARLSON- Perhaps we rephrase and let the public know that the beach and public restrooms will closed, but the park is open.
- ii. This year we added grills, made shelter house updates, the number of shelter house rentals increased, and we added 10 new picnic tables.
- iii. BLACKWELL- Has staff &/or the Board addressed what was brought up at the last meeting regarding Freeholders coming into the Park through the gate that have to pay? LADYMAN- It takes staff to run the gatehouse and we must pay them. The Board can look at this.

- iv. BLACKWELL- Has there been a beach dock discussion? CARLSON- Yes, we have started that. There are no hard quotes yet, but this fall we will dig in. CASEY- We are looking at dock capacity for six boats.
- v. CASEY- HEALEY is getting our Conservancy database very up to date. This Fall/winter we will finalize mapping. Great progress has been made there.

b. Vegetation Control: Update

- i. CASEY- Second and final lotus treatment took place last week. If anyone sees small spots, let me know.

c. Sediment Management Project: Update

- i. At the end of July approximately 25,000 yards had been moved to date. This is great progress, though we had hoped for more. Because of this, Heartland will be using a crane to add a large booster pump which will help move material up the elevation raise. This is included in the contract and no cost to us. Heartland hopes this can increase production up to 50%
- ii. BLACKWELL- Regarding assets not currently being used on the lake, two companies are interested in renting equipment from LLC to keep on the lake (small barge and excavator). Is the Board open to meeting with the Marina and Roth Contracting? CASEY- Yes, and it will be good to have Board members at the meetings. BROWN- Volunteers. CASEY- We can hold meetings this fall or winter. BROWN- LADYMAN should also attend these meetings. CASEY- Likes the idea of keeping equipment on the lake.
- iii. LADYMAN- Do we plan to lower the lake level this year? CASEY- No. Since we are dredging and mapping it isn't a great idea to do that this year. We don't want to expose sediment where water could slough it back in. As we go, debris is being removed.
- iv. BLACKWELL- Enjoyed CASEY's dredging video update, but would like to hear specific plans for moving forward. CASEY- Next Video will focus on three-year plan.

VII. New Business/ Correspondence for Future Agenda (MJB)

- a. Thursday, September 22, 2022: Board Meeting and Public Hearing on 2023 Proposed Budget; 6:00 PM at the City of Bloomington Utilities Building

VIII. Adjournment (MJB)

MCCLURE MOTIONS TO ADJOURN THE MEETING AND BLACKWELL SECONDS. ALL OTHER MEMBERS "AYES". THE MOTION CARRIED

*All Budget adjustments must be made by the conclusion of the September 1, 2022 Meeting.