

Waterloo Town Council Meeting  
July 9, 2024

A meeting of the Waterloo Town Council was held July 9, 2024, at 6:02 p.m. at the Waterloo Historic Train Depot present were:

Josh Caudill	Ken Surber
Greg Iddings	James Garman
Russell Goodman	Pam Howard / Town Manager
Andrew Kruse / Town Attorney	Renee Duszynski / Clerk Treasurer

The following business was discussed, and action was taken: Unless specified all votes were unanimous.

**Public Hearing:**

**Sewer Rate Ordinance 24-05:** Kruse opened the public hearing by reading the title “AN ORDINANCE AMENDING TITLE V, SECTION 51.401(B)(1) OF THE MUNICIPAL CODE REGARDING SEWER RATES AND CHARGES. Caudill asked Howard to review. In 2012 the Town of Waterloo was put on agreed order. In 2020 they gave the town a deadline of 2024 to complete the upgrades to the wastewater treatment plant and the collection system. In 2020 the COVID pandemic hit, and the project was stalled. The town has seven SSO sites and IDEM does not allow them. The town also has one CSO site, at the plant, which is allowed. This project will put in a wet weather system and upgrade the collection system. The total project is now \$23 million, and the town has done its due diligence to receive funding; \$4.5 million in USDA grants, \$2.5 million SRF forgivable loan and TIF has pledged \$1.4 million, and the rest in USDA loan. This will require a 19% increase to cover the payments of the bonds.

Andrew Cintron inquired why the rate did not previously decrease after a 2011 bond was paid off. Jeff Rowe, Baker Tilley, explained that other costs continued to rise and offset the savings of the bond expiration. He also explained the 2020 inflation was a factor and the town knew this imminent increase was approaching, He stated the town was in a unique position being awarded both Federal and State funds. The bids came in higher than expected and USDA was able to secure additional grant and loan from National office this aided in keeping the rate increase at a reasonable rate. The rate recommendation of 19% will allow daily operation, saving for capital expenses and bond payment. Kruse asked if a rate increase was required for the terms of the loan. Rowe confirmed.

Kim Eberly asked where the 5 million gallon tank would go. Howard responded at the sewer plant. Tiffani Smith who lives on a well had a flat rate question. Rowe explained the increase only applies to sewer.

Laura Landers asked if the sewer line on Lockhart Street was part of the project. Howard said there are no plans to in this project. Landers stated they have had their lines fixed and it has been determined that the issue is in the Town’s lines.

Kim Eberly asked if it would be less costly to send the waste to Auburn. Andrew Cintron stated there is a lift station on County Road 35 that Auburn put in that would be capable of taking the

town's wastewater. Rowe stated there would still be required work in the collection system to prevent the SSO's and CSO's in the system before the wastewater would be sent to an alternative location.

Mark Henderson asked about the land behind the Wayne Street Tavern, stating that it was purchased by the Town for a wet weather system. Howard explained that it was purchased for a swale. Henderson asked if the council just found out and asked about waiving the Second and Third reading; he was concerned that they rushed into the decision by doing that. Rowe stated state statute does allow for that and the town has known for months. He explained that after the bids came back the Town went back to USDA National Office for additional funding and due to the upcoming legislative changes and BABA it shortened the timeline. Henderson asked final loan total: \$2,357,000 \$9,000,000 and \$3,211,000,000 totaling almost \$15 million at 1.375% APR for the first two and 2.125% APR for the last. He asked the final interest total after the life of the loan. Rowe does not have that figure with him, but they do calculate that figure and provide it to the town at closing. Henderson asked how many properties the town owns. Howard stated roughly 16 properties. He asked why they keep the property at N Wayne it is costing the town money. Howard stated they just have not developed a plan for that property yet, and there have not been any interested buyers. Henderson asked what they consider average usage for wastewater. Rowe said 4,000 gallons is the industry standard for the average usage. Henderson also asked if Waterloo is still the highest in the state. Rowe stated that other cities and towns are continually raising rates to catch up with inflation. Henderson also asked if the properties of the 2017 annexation were hooked up. Howard confirmed. He went on to ask if it was bringing in revenue. Duszynski confirmed that several of the top ten users were in that area.

Goodman asked about cost of impact in not awarded before July 1. Rowe explained BABA and the repercussions of a higher rate increase. Andrew Cintron has not been employed by the Town of Waterloo for a year and stated that when he was an employee there was a surplus in the operating funds. He went on to ask about increasing water. Rowe explained that there are reserve requirements and not all the cash on hand is not necessarily available. Statue requires each utility to act independently and not in a deficit. Andrew Cintron also asked if asset management was complete. Howard stated that the AMP that was required for the project was complete, and the utilities were currently working with Wessler Engineering to do another one that is more in depth and will be updated regularly. Andrew Cintron asked if there would be another rate increase once that comes back. Howard does not believe so. Howard believes that asset management plan is on the right track. Andrew Cintron asked about specific lift stations like Maple Street that aren't on the project. Josh Caudill stated this is a project that in not being rushed into. This will only get more expensive. Kruse also reminded that the deadline of IDEMS agreed order is nearing. Caudill stated he is a rate payer as well and also does not like the upcoming increase. Kim Eberly asked if there are sewer backups and waste on sidewalks now. Howard confirmed.

Caudill closed public comments. Caudill read the ordinance.

Motion to read by title only made by Garman (Goodman) passed.

Motion to pass on the first reading made by Goodman (Garman) passed.

Motion to suspend the rules and pass on the second and third reading made by Garman (Surber) passed.

Motion to pass on third reading made by Goodman (Garman) passed.

Hearing adjourned at 6:56 pm

**Caudill did roll call and the pledge was recited.**

**Communication from the President:** None

**Communication from Town Manager:**

The library is doing the booklets for hometown hero's and will have a reception on July 12.

**Communication from The Clerk Treasurer:**

The fund report was reviewed.

Duszynski stated that they have started department budgets meetings. Once those are finished and the revenue comes in she will let the council know and schedule budget work sessions.

Caudill asked about ARPA.

**Communication from Boards and Committees:** None

**Approval of Minutes and Claims and Adjustments:**

Minutes from June 11th were reviewed. Corrections reviewed. Motion to approve as amended was made by Garman (Iddings) passed. Garman wanted to confirm that the property at 515 Best had been remediated. Howard confirmed.

Minutes from June 17th were reviewed. Corrections reviewed. Motion to approve as amended was made by Surber (Iddings) passed.

Minutes from July 2<sup>nd</sup> were reviewed. Caudill was not present and abstained. Corrections reviewed. Motion to approve as amended was made by Surber (Garman) passed.

Claims were reviewed. Caudill asked if the Ottenweller bill for the sewer relocation was the final bill. Howard explained there is still a bump that needs repaired and until it is complete the town will retain 5%. He also asked about an invoice for sludge removal. Howard stated there is still remediation from the Eco Centric oil spill. The wet weather prohibited it from drying properly for removal. Caudill asked if this would be the last time it needs removed; Hjelm explained there is one more load of sludge in the drying beds. He believes that is the last of the oil. Caudill asked if Eco Centric helped with the cost. Howard confirmed they did. Caudill asked about an invoice for A&Z for a survey. Howard explained that the property of the 700 block of South Wayne was resurveyed to split off 1.3 acres for a future well. Caudill asked if RDC was not aware of keeping it. Howard stated she dropped the ball in the first survey. He also asked if RDC was paying for

Center Street engineering. Howard confirmed. He noted the Walmart bill still shows Renata Ford. Duszynski will take care of that issue. Motion to approve claims made by Goodman (Garman) passed.

Adjustments reviewed. Caudill asked about late fee reversal. Duszynski explained. Motion to approve made by Garman (Goodman) passed.

#### **New Business:**

- 1. New Hire Depot Attendant:** Howard explained she interviewed Christine Knox for the nighttime position. There are two open positions for the night. Howard feels she would be great fit. She is very personable. Her daughter started July 2<sup>nd</sup> in the day shift. Caudill confirmed the hours and pay have been reviewed. They have. Motion to extend employment to Christine Knox made by Surber (Garman) passed.
- 2. Reserve Bylaws:** Oberholtzer, stated the Town must approve Reserve bylaws. Mark Arnold, reserve lead, presented the changes to the bylaws. The last update was in 2015, he stated a lot has changed since then. The reserve unit provided full police work on a volunteer basis. Arnold provided Kruse with the red line version. Waterloo currently has 4 reserve officers. Which is one of the largest in the area. These changes would reduce number of mandatory hours and add detail to the rules and regulations designed to attract and retain individuals to the program. Caudill asked Oberholtzer has he reviewed and approved. He confirmed. Arnold went on to state all the leadership has reviewed and given feedback. Iddings asked if they were like other units. Arnold stated they were. Kruse does not see any issues. He ensured that the SOP's were existing and were updated. Oberholtzer confirmed. Motion to approve made by Garman (Goodman) passed.
- 3. Center Street Infrastructure:** Howard stated this has been a project for a couple of years. RDC has hired A&Z as an engineer. During this process of planning Sewer Superintendent Dan Hjlem informed Howard there was infrastructure that needed addressed.

The paving portion is \$1.8 million. INDOT has raised the CCMG grant to \$1.5 million with the town's portion would be \$461,000. MVH has saved for the road portion and it ready to proceed. Match will come from MVH restricted and LRS. Two other roads, Cedar and E Van Vleek Street will also be applied for during this round. These projects will put the town at the \$1.5 million limit.

Hjelm presented the infrastructure that needed replaced. There are water lines on Cedar Street that need to be abandoned. The cost of the water project from Cedar to Walnut Street is \$83,445. It also included an extension to provide water to Veterans Park. Landon Grogg, A&Z, presented the two alternatives from Railroad to Walnut. Sections are failing with old clay tile. Hjelm's opinion is the water work needs done but understands there may not be funding. The water work can be done later outside of the road. The sewer work will disrupt the road and is more imminent. Hjelm has the sewer televised last year and part of it can be lined and there does need to be a new manhole. There is a part that needs to be replaced prior to the road being replaced.

Duszynski reviewed the financial. Caudill confirmed these estimates are inclusive of the road project. Grogg explained the process of the grant. Caudill does not want to rely on RDC. Henderson asked how TIF works. Howard explained the process of TIF. Surber

asked if there will be a weight limit. A&Z stated there is a lot of asphalt and there will be no concern. Motion to approve the application for CCMG for Center, Cedar and Van Vleek made by Garman (Goodman) passed.

4. **Cemetery Building:** Wolfe met with 4 companies about remodeling the storage building at the cemetery. Only one company provided quotes. There are two quotes, and the difference is one included steel soffit for a total of \$20,225 and the other is vinyl soffit for a total of \$19,025.00 Duszynski stated there is \$20,000.00 appropriated for the building remodel in the budget. Iddings asked when it would start. Wolfe does not know off hand. Both quotes are for a 30-year warranty. Mark Henderson stated the vinyl would take more an impact during a storm. The soffit only would be vinyl and it would not be impacted as much. Motion to approve the quote from Mullins and Son's with the vinyl soffit for \$19,025 made by Goodman (Surber) passed.
5. **Depot Cameras:** The current software will not be supported in the future. The current cameras will no longer record to a computer. This issue is essential for safety. Oberholtzer presented proposed changes to the camera system. They will include better zoom, better location and this will also allow all camera recordings to be under viewed, in one. There are two quotes, one for \$4619 for a fixed bullet camera and the other for \$5000 which includes a higher quality mega pixel outdoor bullet camera. There is money in CEDIT earmarked for cameras available. Garman would like to ask the company additional questions. Caudill would like to table.
6. **Midwestern Engineers Inspector:** USDA requires the town to approve the inspector for the wastewater project. Mark Sullivan, Midwestern Engineers, presented a resume for Matt McClain. He stated he is an excellent inspector. Caudill asked to explain the process if there was an issue. Sullivan stated the town would call and he would be replaced. The inspector will stay locally during the project. Motion to approve made by Garman (Goodman) passed. There is also a pre-construction meeting on July 26<sup>th</sup>.
7. **Water Tower:** Hjelm presented the inspection from Dixon for the water tower. Hjelm reviewed the recommendations. They did state it does not need to be done until 2025 and 2026. The total recommendation totaled \$280,000.00
8. **CCMG Financial Letter:** Howard presented the two financial letters. The first one verifies the funds for Center Street for \$461,452.00. The second is for Cedar and Van Vleek Street for \$96,100.00
9. **PERF Resolution:** Tabled
10. **Disposal of Property:** Tabled
11. **NISPCO Choice Plan:** Tabled.

#### **Floor:**

Sallie Pease is proud of the downtown beautification.

Andrew Cintron was concerned about a late fee on his water bill. Duszynski explained that payments due after 4pm are applied to the next business day, there is a sign at the drive through and this has been the policy for 4 years. She explained that when they close out the end of the day they can no longer add to the batch.

He also stated that there are several street signs that need to be replaced.

He also expressed concern that residents were not receiving the summer sprinkling. Duszynski confirmed that they were, but the new billing software no longer prints "SSC" on the bill.

Credit. Hjelm believes the clerk's office needs to do a better job promoting awareness on this subject.

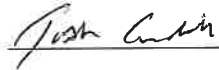
Andrew Cintron also feels "Pankop Park" is a disgrace. He continued to state that the swing frame was bowing and the wood was splintering. Howard will inform the park board. Also, he would like to recommend not using weed killer on the trees. He also stated that the trees are dying from being over sprayed with weed killer, and so are the trees along South Wayne.

Henderson would like to know why the town is keeping the land by the bar. He would like to see it go to good use.

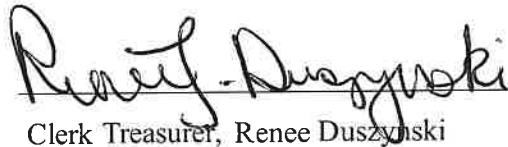
Cintron would like to know why the tree at the Lion's Club hasn't been replaced. He stated that when he worked for the town he observed the historic tree being cut down and did not see any signs of rot or damage.

I, Renee Duszynski, the duly qualified Clerk Treasurer, do hereby certify that the above and foregoing is a true and exact excerpt of minutes of the meeting of the Waterloo Town Council, Waterloo, Indiana, at which a quorum was in attendance and acting throughout, and held July 9, 2024, and, as such appears in the official minutes of said Waterloo Town Council, in my custody.

Meeting was adjourned at 9:36 p.m.



President, Josh Caudill



Clerk Treasurer, Renee Duszynski