MINUTES OF REGULAR MEETING

OF THE BOARD OF TRUSTEES OF TURKEY CREEK REGIONAL SEWER DISTRICT

The Board of Trustees of the Turkey Creek Regional Sewer District met in the office of said District, 4852 North 1200 West, Cromwell, IN, on the August 17, 2026. Such meeting pursuant to annual notice in accordance with the rules of the Board of Trustees and I.C. 5-14-1.5.

President Boone read the following: Public comments or questions will be addressed during the "General Public Business" section of tonight's agenda. Therefore, if anyone has a comment to present which has not previously been presented, or a question to ask which has not previously been asked, please do so when acknowledged by the Board. State your name and address, and you will be allowed two (2) minutes for your comment or discussion of your question.

President Boone called for the roll call of members of the Board Shown to be present or absent:

PRESENT	Jim Boone	Bob Dumford	Don DeWitt
	Dan Mikolajczak	Jim Young	Kimberly Cates*
ABSENT	Rick Paloian		

*Board Member Kimberly Cates was present via phone as a non-voting member

Also present were Andy Boxberger of Carson, LLP, John Magsam & Mike Harkness of Jones & Henry Engineers, LTD, Lilli Dwyer of The Paper, Office Manager Emily Delorey, and Superintendent Timothy Woodward.

Approval of Minutes:

President Boone verified that the Board had copies of the minutes from July 20, 2026, meeting. After review, the motion to approve was made by Board Member Young and seconded by Board Member Young and passed.

Approval of Claims:

The August Claims List was presented and reviewed. Board Member DeWitt mentioned the MicroByte invoices to which Superintendent Woodward stated they were for annual maintenance on the lift station software and help desk services. Woodward also noted that the 33 back up batteries are replaced every two years. Woodward asked what the invoice for Vineyard Community Church was for, to which Office Manager Delorey stated it was a reimbursement for overpayment. Woodward also stated that the W.W. Williams invoices were for annual Lift Station maintenance. After review, the motion to approve the August Claims List as presented was made by Board Member Mikolajczak and seconded by DeWitt and passed.

Boone then presented the Claims List for July 17th and July 31, 2026, payroll. A motion to approve July 17th and July 31, 2026, payrolls was made by Young and seconded by Board Member Dumford and passed.

Boone then presented a list of claims to be approved by the Board and submitted to State Revolving Funds (SRF) for payment. A motion to approve the claims for SRF submission was made by Young and seconded by Dumford and passed.

Report of Officers:

There were no reports of officers.

Reports of Committees, Consulting Engineers, Attorneys and/or Superintendent:

Andy Boxberger of Carson, LLP introduced an updated Water Rate and Water Use Ordinance for Board review. Boxberger stated that, should the Ordinance pass, water customers on the disconnect notice would have to pay their full water and sewer bill to prevent disconnection. Boxberger also noted that the Ordinance would set the Water Connection fee for new connections at $4,500.00. Adding that a public hearing would be held at the following meeting. A motion to introduce the updated Water Rate and Water Use Ordinance was made by Young and seconded by Dumford and passed.

Woodward added that Delorey and Gemini Billing Services Owner, Ashliegh Thomas, suggested the change due to numerous accounts falling behind on their monthly bills and only paying their water bills. Delorey mentioned that the plan is to file a lien on any outstanding accounts past 90 days, to lower or balance out accounts to zero and start everyone fresh before the next round of disconnection notices are sent out. Adding that it is not the District's intent to have customers immediately pay a large bill, most over $1000.00.

Boxberger also introduced a Subdivision Control Ordinance that would set a separate monthly rate for future developments and would allow new developments to pay an amount up front to reserve capacity at the plant. Dumford asked if other District's had a similar Ordinance to which Boxberger said yes that includes reserved capacity for five years. Board Member Cates asked for clarification that if the development is sold to a different owner or fails to develop, the agreement would stay with the land to which Boxberger said yes and the policy is transferable. Board members asked for an example of this working in other District's; Boxberger will send examples and noted this would be an incentive for future developments. Cates expressed her concern that development on the old Golf Course in Syracuse has gone through several developers, possibly three or four.

Boxberger then presented an updated Employee Handbook that would move the retirement eligibility from two years to 90 days. A motion to approve the updated Employee Handbook was made by Mikolajczak and seconded by DeWitt and passed. Cates mentioned that she has personally experienced many issues with her own Nationwide account.

John Magsam with Jones and Henry Engineers presented a pay application for SLB Pipe Solutions LLC for the amount $76,671.31 for the installation of pipes throughout July. Delorey noted this was approved earlier in the meeting when the invoices for SRF submission was presented.

Mike Harkness of Jones and Henry Engineers presented two new On Call Water Agreements, each for the amount of $15,000.00. A motion to approve two On Call Water Agreements was made by Dumford and seconded by Mikolajczak and passed.

Boone asked for an updated on the Buttermilk Lift Station relocation to which Harkness stated that Jones and Henry has received the survey and designs back and are meeting with the Department of Natural Resources (DNR) the following week. Adding that easements are needed for the new Lift Station location and the existing sewer line.

Boxberger spoke on future SRF funding and the projects the District wants to focus on. Including moving the Buttermilk Lift Station, paying off the Bond and the Enchanted Hills septic elimination. Adding there is enough money in the current BAN to cover the Buttermilk Lift Station design. Harkness added that once the design was completed, it would be presented to the sewer committee.

An update on the Fascination Place Water Improvement project was provided by Woodward and Magsam, noting that bids of the installation of the Enchanted Hills water meter and raw well install would go out next month and there are delays affecting the delivery of the water plant generator.

Woodward stated that the insurance claim through Tokio Marine for the Lift Station damaged over the 4th of July holiday was in process. Adding parts and materials would be in the first week of September and the District is obtaining quotes to remove what is left of the tree. Woodward added that NIPSCO has been very difficult to get ahold of and that a new pole and meter are needed at the Lift Station. Board Members suggested having Boxberger reach out to NIPSCO to speed up the process.

General Public Business:

Lilli Dwyer of The Paper asked for clarification on the Water Rate Ordinance as to what amount customers would have to pay. Boxberger and Delorey stated customers on the disconnect list would have to pay their full water and sewer balance in order to prevent disconnection and/or get their water turned back on.

Dwyer also asked as to what EDU stood for to which Boxberger replied it meant Equivalent Dwelling User.

Woodward asking if a letter should be mailed out to water customers ahead of the Ordinance to notify them of the upcoming change to which the Board stated yes. Boxberger will draft the letter.

Dwyer also asked for clarification on the easements needed for the Buttermilk Lift Station and which Harkness clarified it was for the new Lift Station and the gravity sewer line. Adding the easements gives permission to use the property.

Dwyer also asked for an updated to the Baker Tilly rate study and if a new proposed rate had been discussed to which Boxberger stated the District is still working on the number and is hoping to have an answer before the next meeting.

Adjournment:

There being no further business, a motion to adjourn the meeting was made by Young and seconded by Dumford and passed. The meeting adjourned at 6:12 p.m.

Dated (Date Minutes were completed)

James Boone, President

Emily Delorey, Office Manager

Timothy S. Woodward, Superintendent