

LAPORTE COUNTY REGIONAL SEWER AND WATER DISTRICT

MEETING MINUTES November 25, 2025 9:00 a.m.

Time and Place:

The LaPorte County Regional Sewer & Water District monthly board meeting was held on Tuesday, November 25, 2025, at 9:00 a.m. Central Time, at 809 State Street, Room #3, LaPorte, IN 46350, and by Zoom Meeting, Login:

<https://us02web.zoom.us/j/82015295897?pwd=SjllK0FsYnFzM3B5TFZxNUsxQ0xvdz09>

Meeting ID: 820 1529 5897 Password: 060992

A. **Call to Order**

John Carr called the meeting to order at 9:00 a.m.

B. **Pledge of Allegiance**

Pledge of Allegiance was said.

C. **Roll Call**

Roll call was taken.

Present: John Carr, Mitch Bishop, Corey Campbell and Mark Danielson

Absent: Jerry Jackson, Marcella Kunstek and Amanda Lahners

Also Present: Daniel Byam, Jones Petrie Rafinski
Steve Carter, O.W. Krohn & Associates
Barry McDonnell, Esq
Jennifer Ransbottom, Jones Petrie Rafinski
Chris Vogeler, Astbury (via zoom)

D. **Approval of Minutes**

The minutes from the October 28, 2025, Monthly Board meeting were presented. Corey Campbell made a motion to approve the October 28 meeting minutes as presented. The motion was seconded by Mark Danielson. All were in favor. The motion carried unanimously.

E. **Public Comments:**

No public comments

F. Reports

1. Steve Carter – Claims and Finance

Steve Carter provided the financial report for the month ending October 31, 2025

- a. Rolling Prairie
 - i. Operating Receipts for the month - \$17,783.16
 - ii. Disbursements of \$8,502.30
 - iii. Interest income: \$333.75
 - iv. Loan Principal: \$1,830.00
 - v. Net Positive Cash Flow: \$7,784.61
 - vi. Ending Total Balance of \$371,824.75
 - vii. Monthly Analysis of Fund Balances
 - a. Operation & Maintenance (Horizon): \$351,502.53
 - b. Debt Service Reserve (BONY): \$16,190.50
 - c. Bond & Interest (BONY): \$4,131.72
- b. Hudson Saugany Service Area
 - i. Operating Receipts for the month from customer billings: \$5,247.85
 - ii. Operating Disbursements: \$510.00
 - iii. Interest income of \$13,102.81
 - iv. Non-Operating Disbursements of \$92,029.50
 - v. Net Negative Cash: \$26,607.22
 - vi. Total Ending Cash Balance: \$2,377,034.88
 - vii. Monthly Analysis of Fund Balances
 - a. Operation & Maintenance (Horizon Checking): \$60,059.71
 - b. Debt Service Reserve (BONY): \$6,067.94
 - c. Bond & Interest Account (BONY): \$20,616.54
 - d. Construction Fund (Hoosier Fund): \$1,728,605.34
 - e. Construction Fund (BONY): \$561,685.35
- c. Toll Road – Horizon Account.
 - i. Operating Receipts: \$84,406.02
 - ii. Disbursements: \$62,008.17
 - iii. Interest income: \$558.59
 - iv. Net Increase Cash: \$20,956.44
 - v. Net Ending Balance: \$209,092.91
 - vi. Monthly Analysis of Fund Balances
 - a. Operation & Maintenance (Horizon): \$85,298.69
 - vii. Improvement Fund (Hoosier Fund): \$123,794.22
- d. Claims totaling \$101,450.66

Barry McDonnell inquired about the Rolling Prairie billing charge of \$6,000. Steve Carter indicated that the \$6,000 was \$3,000-\$4,000 in liens, which will come back from the customer when the lien is collected.

Cory Campbell made a motion to accept the financial report as presented and claims in the amount of \$101,450.66 as submitted. Mark Danielson seconded the motion. All were in favor. The motion was approved unanimously.

Steve Carter asked the Board's approval to transfer \$350,000 from the Hoosier Fund from the Hudson Saugany account to the Horizon Checking account to cover expenses. He indicated there is currently \$60,000 in the account, and payments for the month are approximately \$68,000 for engineering fees, and the additional money will cover claims for the next couple of months.

Mark Danielson made a motion to transfer \$350,000 from the Hudson/Saugany Hoosier Fund to the Horizon Checking account. Cory Campbell seconded the motion. All were in favor. The motion was approved unanimously.

a. **BAN Renewal – Huntington Bank**

Steve Carter indicated the Bond Anticipation Note Renewal closing with Huntington Bank will be December 15. He stated he is working with Barnes and Thornburg and Huntington Bank to get this completed. Jennifer Ransbottom inquired if the entire \$.5 million is being refinanced. Steve Carter stated the amount to be refinanced is being worked out, but it will be less than \$3.5 million. He stated \$857,00 was paid back, so the remaining principal is \$2.7 million.

2. Astbury Water Technologies

a. **Operations**

Chris Vogeler reported that everything is functioning well at the water and waste treatment plants. He indicated there are 2 items for approval, and that is the sludge hauling that is to occur in the coming weeks and preventive maintenance on the heating and cooling systems at the water and wastewater facilities.

Mitch Bishop made a motion to pay for the sludge removal and the maintenance on the humidifier and HVAC systems at the water and wastewater treatment plants. Mark Danielson seconded the motion. All were in favor. The motion was approved unanimously.

Chris Vogeler stated maintenance was performed on the compressor system and the front door.

b. **Billing**

Jennifer Ransbottom stated Astbury's billing report was included in their board report. She stated there were some aging accounts for Rolling Prairie and Saugany, which liens were filed.

G. JPR District Administrator

1. Variance Invoices for Property Owners

Jennifer Ransbottom reported that variance invoices for property owners that want to move past the 10-foot mark are being done. She indicated that so far 7 invoices have been sent, and 3 have already been paid. Payments are expected within the next couple of weeks. These payments will be earmarked separately and will be tracked for the construction contractor.

H. JPR – District Engineer

1. Hudson/Saugany Project Construction Update

Dan Byam indicated about 25-30% through the contract time. He noted there was a large reduction in Contract B due to the exemptions. Dan Byam noted that as of this month pipes are being installed on both contracts. TGB and Selge have installed about 8-10% on a complete pipe basis. Installation of grinders has not begun as of yet.

a. Contract A – TGB Pay App #4

Dan Byam presented Pay App #4 in the amount of \$370,922.71 for pipe installation and additional stored materials. JPR has reviewed the pay application and recommended payment of Pay App #4 for Contract A.

Mark Danielson made a motion to approve payment of Contract A, Pay App #4 to TGB in the amount of \$370,922.71. Mitch Bishop seconded the motion. All were in favor. The motion was approved unanimously.

b. Contract B Change Order #3

Dan Byam presented for Board authorization Change Order #3 for Contract B. The net change on the order is a deduction of \$1,640.94 due to the adjustment of grinder stations with property owners. There were situations where Type 1 grinders could be replaced with a Type 2 grinder that allows property owners to share grinders.

Mark Danielson made a motion to approve Contract B, Change Order #3 for a deduction in the amount of \$1,640.94. Corey Campbell seconded the motion. All were in favor. The motion was approved unanimously.

c. Contract B Pay App #2

Dan Byam presented Contract B Pay App #2 in the amount of \$152,681.86 for pipe installation. JPR has reviewed the pay application and recommended payment of Pay App #2 for Contract B.

Corey Campbell made a motion to approve payment of Contract B, Pay App #2 to Selge in the amount of \$152,681.86. Mark Danielson seconded the motion. All were in favor. The motion was approved unanimously.

Dan Byam stated at the October meeting that 2 change orders were presented to the Board for cost adjustments for the contractors as a result of Davis Bacon wage rates being changed. After discussion with the Executive Committee, it was decided to discuss with staff at the State Revolving Fund (SRF) the perceived discrepancy in the language regarding how it states Davis Bacon wage rates are to be reissued. SRF indicated despite the fact that the Code of Federal Regulations uses the term that Davis Bacon wage rates lock in at project contract award. SRF indicated that when they are audited by the EPA, the EPA is looking for a legally fully executed document between the owner and the contractor to set that date. The Notice of Award will not be on that date, because the Davis Bacon wage rates that were issued during the project via change order would be the ones that would hold throughout the remainder of the project. Dan Byam indicated he has discussed with Marcella Kunstek, and she has indicated she has no issues with this, and we are ready to move forward with keeping these wage rates in the project. He indicated he would bring the cost revisions back to the Board for review and action at the December Board meeting. Mitch Bishop inquired what the anticipated increase would be. Dan Byam indicated approximately \$70,000 between both contracts. Barry McDonnell appreciated the positive spin Dan Byam presented, but he and Marcella Kunstek still disagree with SRF's interpretation of the Code of Federal Regulations. Dan Byam indicated there will be no back pay to the contractors.

Dan Byam stated a push in the last month with acquiring a handful of signed easements with 7 outstanding on the Phase 1 project.

Dan Byam indicated the project timeline has not changed, but once Phase 2 starts there may be a revision to the timeline.

Funding opportunities are still trying to be secured through Congressman Rudy Yakym's office for project subsidization. Dan Byam indicated every year JPR will be updating PER, Cost Estimates and Asset Management Plan every year in order to be in good standing with SRF and will be pursuing funding for Phase 2 through SRF in their next fiscal year, which is the end of March. The PER Certification and Asset Management Plan will be presented to the Board for approval sometime in March.

I. Executive Committee
Meeting held November 12, 2025

J. Engineering Committee
No meeting.

K. New Business

1. Second Amendment to the Amended and Restated Sewer Rate Ordinance
Barry McDonnell stated that when the First Amendment was created, it was for the initial rates for the Hudson/Saugany project, where there was a time crunch, and it was completed. Since then, were able to fill some of the unknown information, which changed the revised Schedule A-1. The totals did not change for a single-family dwelling is still \$110.00. What was done was separated user charge and debt service because some property owners are going to be paying debt service plus billing charge fees. There was no increase in rates.

Barry McDonnell read Ordinance 2025-05 An Ordinance Amending the Amended and Restated Sewer Rate Ordinance (Ordinance No. 2024-01) (“The Ordinance”) and Establishing a Revised Schedule of Rates and Charges to be Collected by the District (as defined in the Ordinance) From Owners of Property Served or to be Served by the District’s Hudson & Saugany Lake Wastewater System – Phase 1 Project (“Second Amendment”).

Corey Campbell made a motion to move Ordinance 2025-05 to a second reading. Mark Danielson seconded the motion. All were in favor. The motion was approved unanimously.

2. Next Meeting – December 16, 2025, in person and Zoom/Teams links.
3. Pre-Agenda Meeting & Attendees – John Carr, Marcella Kunstek, Steve Henschen, Barry McDonnell, Randy Rompola, and Jennifer Ransbottom, December 9, 2025, at 9:00 AM Central (10:00 AM Eastern).
4. December Meeting – December 16 – Date moved up 1 week – Notice Prepared and sent to Paper
5. 2026 Meeting Dates – 4th Tuesday of the month – December will be the 3rd Tuesday of the Month (December 15, 2026) – Room Available – Notice Prepared
6. 2027 Meeting Dates – 4th Tuesday of the Month – December will be the 3rd Tuesday of the Month (December 21, 2027) – Room Available – Notice Prepared

L. Old Business

IFA Regional Planning meeting: The Northwest Region meets approximately twice a year. The next meeting will be in January 2026, exact date TBD. The meeting will be held in Schererville with TBD location. – Jerry Jackson and Mitch Bishop will be attendees.

M. Adjournment

Mitch Bishop made a motion to adjourn. Second, by Corey Campbell. All were in favor. The motion was approved unanimously.

The meeting adjourned at 9:28 AM.

J:\Projects\2019 Projects\2019-0071 Laporte\Administrative Tasks\Board Packets\2025\12-16-2025\D.1. 2025-11-25 Meeting Minutes.doc