

WEST CENTRAL CONSERVANCY DISTRICT  
SPECIAL MEETING MINUTES  
APRIL 1, 2013

Board Members Present: K. Buetow, C. Dorton, W. Holland, V. Underwood, J. Webb  
Board Members Absent: None

WCCD Assistant District Manager, Business Manager, Legal Counsel, Engineer Present  
WCCD Guests as per sign-in log

The Meeting was held in the WCCD Board Room at 4:30 P.M.

Chairman convened the Special Meeting after recognizing that the agenda was posted pursuant to the Indiana Open Door Law and that a quorum was present.

Chairman opened discussion with the Board on a proposed revenue bond funding. Umbaugh & Associates Representative Doug Baldessari presented the Board with a Proposed Improvement Project Financing and Estimated Bonding Capacity options. Discussion included a review of proposed District projects to be included, optional funding amounts for consideration, interest rates, monthly payment amounts and projected timeline. Board Member C. Dorton requested Umbaugh & Associates recalculate the bond refunding amount utilizing different amounts from existing funds from District bank accounts to lower the projected bond refunding total amount.

Chairman opened discussion with the Board on the improvement of the Canterbury Drive lift station and the option to eliminate it through the construction of the South Abner Regional lift station. V S Engineering Representative Amy Moore presented the Board current capacity/operational issues of the lift station and the impact on two proposed developments to be serviced within this year from that existing lift station. Options were presented of different expansion projects that allow the South Abner Creek flow basin to be serviced by sewer and allow for potential development. Discussion included utilizing proposed revenue bond refunding and consideration of removing the moratorium on the SDC charges in place since 2009. Motion by W. Holland, second by C. Dorton, vote unanimous, to approve the \$50,000 upgrade of the current Canterbury Drive lift station to permit the Proposed Settler's Run expansion to proceed. The motion included allocating the interceptor portion of the current SDC fees received from this development to pay for this upgrade. C. Dorton requested the topic of moratorium on the SDC charges be placed on the agenda of the April 15, 2013 Board Meeting.

Public comment time provided. Redwood Representative Jim Frey approached the Board with concerns of the Canterbury Drive upgrades being completed on a timely basis to allow the Settlers Run expansion to be fully completed. Platinum Properties Representative Ken Brasseur approached the Board with concerns from recent communications with V S Engineering and staff concerning proposed current project plans at Western Hills and the ability to be connected and serviced by the District system. Motion by W. Holland to allow Platinum Properties to

approach the Town of Danville to service this project. Motion failed due to a lack of a second. Motion by K. Buetow to proceed with Project A, Phase 1 at an estimated cost of \$2,900,000. Motion failed due to a lack of a second. Motion by V. Underwood to put this item on the agenda of the April 15, 2013 Board Meeting to allow sufficient time for Board Member review the various project options. Motion was seconded by J. Webb and then withdrawn during discussion. Motion by C. Dorton, second by J. Webb, for the Board to decide which project option would best satisfy the needs of the District while allowing Platinum Properties to resume project development plans and to be serviced by the District. This would allow more time to review all funding options including a proposed surcharge to the northwest quadrant to help fund this project. For K. Buetow, C. Dorton, V. Underwood, J. Webb. Against W. Holland. Motion passed 4-1.

Motion by W. Holland, second by C. Dorton, vote unanimous, to adjourn the meeting at 6:55 P.M.

K. Buetow, Chairman

W. Holland, Secretary