

Town of Roann

Meeting Minutes

13 March 2012

I. Call to order

Jamie Francis called to order the regular meeting of the **Town of Roann** at **7:00 p.m.** on the **13th day of March** in **Roann Town Hall**.

II. Roll call

The following persons were present: **Jamie Francis**, **Susan Floor**, **Robert "M" Ferguson Jr.**, **Kristina Lynn**, and **2 Citizens**.

III. Approval of minutes from last meeting

Robert "M" Ferguson Jr. read the minutes from the last meeting. The minutes were approved as read.

IV. Open issues

- a) Discussion for the Town Building located at 115 N Church Street were opened and **Susan Floor** spoke about the letter from **Kristina Lynn** that indicated the buildings worth of less than \$15,000.00, with this in mind refurbishing the building would not be cost effective. According to **Kristina Lynn**, past Board Member **Stephen Johnson** had the property reassessed and at that time it was valued at \$13,900.00. This allowed the Board to proceed without an appraisal and move straight to the bids. **Justin Vigar**, who was absent, was thought to have the bids that were opened at the last regular meeting. This made it hard to proceed, so it was tabled until the next regular monthly meeting. The question was asked by **Susan Floor** if the bids were considered closed and was answered in the affirmative by **Kristina Lynn**, but was also noted that the Board did not have to accept either one of the bids. **Jamie Francis** felt the need to table the acceptance of the bids until **Bruce Shaw** could get estimates on the construction of a new building. **Susan Floor** was in agreement and the subject was tabled.
- b) **Robert Ferguson** and **Kristina Lynn** are working on the liens for property owners that owe sewage arrears. A letter was drafted that is a fill in the blank form that was approved by **Kristina Lynn**. One problem that had arisen was many of the Final Bills were not sent to the clients in a long time. **Kristina Lynn** was going to go through the bills and her files to see if they were still active. **Kristina Lynn** suggested that we not do liens on the old Final Bills but that we move forward from January 1st, 2012. **Kristina Lynn** also suggested that she and **Robert Ferguson** go through the list of people on the list of clients and decide which ones we should pursue and which ones should be written off and until which time this could be accomplished this subject should be tables. Both **Jamie Francis** and **Susan Floor** were in agreement and the subject was tabled until the next meeting.
- c) **Brady Brower** had not looked at the roof on the north/west corner of the Town Hall building. **Bruce Shaw** will be getting estimates from different contractors

on having the roof repaired. This was tabled until Bruce Shaw can get names and proposals from at least two contractors.

- d) The board had a second reading of Amendments for General Ordinance Number 1, 2012, to amend General Ordinance 3, 1976 regulating the separated sewage system. A correction was made to change "white" and it now reads "while." Susan Floor made a motion to accept this as the second reading of the Ordinance Jamie Francis seconded the motion and was approved with a vote of 2 -0. The Ordinance will be signed in the next regular meeting of the Board upon approval.
- e) A new estimate to have the buildings appraised was given to the Board by Carol Long. This is from the group American Appraisal. Susan Floor wanted a chance to peruse the information. Jamie Francis also wanted a copy to be given to Bruce Shaw. Jamie Francis felt it necessary to table this until all parties had a chance to see the new information from American Appraisal.
- f) Robert Ferguson presented to the board a Barter Agreement to eliminate the teller stations in the main room of the Town Hall. Allen Palmer will be doing the work and removing the stations to the floor surface. In addition he will also rekey the front door and change the combination on the back vault. In exchange for the timers on the front and back vaults. A 60 day timeline was established. Robert Ferguson also presented to the Board two estimates to have the carpet replaced one for K & M Flooring in Wabash and the other from Miller Furniture also of Wabash. Removal of the carpet and major repair of the floor will be accomplished by Bruce Shaw's helper. Susan Floor made a motion to lock in the price at K & M Flooring for 90 days and to accept the Barter Agreement as written. Jamie Francis seconded the motion and a 2-0 vote was made to proceed.
- g) Contracts for the baseball diamonds were brought up and a maintenance logs for all vehicles . Kristina Lynn will continue to work on this and this will be brought up at the next meeting and be tabled at this time.

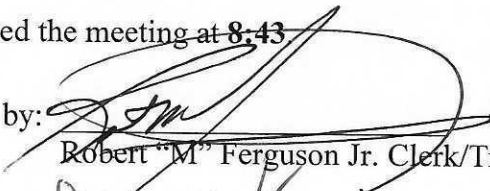
V. New business

- a) The Board discussed the need to find out who was in charge of the Roann Family Recreation Center. The property was in disrepair and was in need of broken windows and also to find out who was in charge of lawn upkeep.


VI. Adjournment

Jamie Francis Adjourned the meeting at **8:43**

Minutes respectfully submitted by:


Robert "M" Ferguson Jr. Clerk/Treasurer

Minutes approved by:


Justin Vigar Board President