



Clark County Park District
Regular Monthly Board Meeting
6/17/21
6:00 p.m.

- 1. Call To Order**
 - a. Commissioner Richards called the meeting to order at 6:00 p.m.
- 2. Roll Call**
 - a. Commissioners in attendance were Jeff Wallace, Jana Williamson, Randy Blankenship, Jeff Trefz, Roy Sweet, Joey Ewing, and John Richards. Also in attendance were Executive Director Jeff Tippett and Office Manager Danielle Brown.
- 3. Pledge of Allegiance**
- 4. Approval of Agenda**
 - a. Wallace motioned to approve the agenda with the following changes, he would like to move the first bulleted item under New Business which is the
 - b. Discussion and Vote of the Central Illinois Forestry Tree Management to the first bullet of New Business and also table items 11, 12, and 13. Blankenship second. 7 ayes, 0 nays. Motion carried.
- 5. Approval of Minutes**
 - a. Regular Monthly Board Meeting Minutes 5/20/21
 - i. Williamson motioned to approve the Regular Monthly Board Meeting Minutes dated 5/20/21. Ewing second. 7 ayes, 0 nays. Motion carried.
- 6. Public Comment**
 - a. None
- 7. Director's Report**
 - a. Tippett commented that he was contacted by Karen Young from West Union, that we could have a Husqvarna zero turn mower that they might be able to get from us. He advised her to email him the request. At the time that he wrote this report, there was nothing yet this morning or yesterday morning he did receive an email requesting under an intergovernmental agreement that we give them the Husqvarna zero turn mower. We can't vote on it, but he is just letting them know it will be there at the next Trails, Community Park, Finance.
 - b. Wallace commented so the zero turn, we don't have a need for that to which Tippett responded that no, we don't, we are replacing it.
 - c. Tippett commented that the rock boat has again been delayed. The throttle cable we ordered was 50', we waited two weeks and then by chance it turns out that they didn't have it and they had to reorder it at 52' and it is three weeks out.
 - d. Tippett commented that they are working on the online reservations. We have all talked to the CEO of the company which is Hercules, and he is now assumed



control of this. Just yesterday they had a teleconference with him, and he thinks we are on our way to get this done, or at least he hopes so.

- e. Tippet commented that he met with Dallas Richardson and he is going to start the overlay of the B section starting Monday, if it is nice weather, Tuesday if it's not. If it needs to be changed. He apologized to the campers, we put out a flyer stating the sweeper would be coming through on Monday, cover all of your valuables so they don't get dusty. Apparently, one of Dallas' guys came through on Thursday afternoon and there were a few upset people, there was nothing that he could do about it. Lisa Thomas asked what an overlay is to which Tippet responded that they take asphalt that they let lay out in the sun until its warm and then they put it on, and they roll it in. it holds much better than cold patch. Then a little later, once everyone goes home, he will run sealer over it.
- f. Georgann Welsh asked if they were going to do both lanes in B or the middle lane in B to which Tippet responded that it is patchy right now. We only had so much to deal with, he thinks that they had 16 trucks, they figured it all out what they could do, but it is mostly going to be in the corners where you drive.
- g. Ewing asked where they are at on the OHV bathroom. Tippet commented that the OHV bathroom, they are waiting for the heaters to come in, he has a July 1st date for them to come in. Later, on the agenda, he will ask them to issue the check which he will hold until they finish the punch list and when we are satisfied, he can pay them right away. He doesn't have to sit and wait another month for the check. Ewing commented that is why he was asking about it, the bill is on the payment list, he didn't know if we were satisfied with it. Tippet responded that he wouldn't be satisfied until the heaters are actually in and he is confident they will be put in and they can write them the check and just hold on to it.
- h. Wallace asked if Tippet had any comments about the Third of July and how that stuff is coming along. Tippet responded that the Third of July is coming along, the manager for the band called and everything is there. He wanted to know what kind of stage we were going to have, and we told him that Ronnie Reed will have a drop deck to put the stage on. He is going to bring an overhead canvas, a 10X10 cover, to cover them so the band doesn't get hot. Roy Rice will be under the concession stand. We all heard Chris Miller, Zac Edington will be heading up the band. We are there.
- i. Lisa Thomas commented asked if she should bring up an issue with the advanced check, that has to be given to the vendor within 30 days of being voted on. So, if you have a problem with the final job, you can't legally withhold that check. That is the Illinois Prompt Payment Act.
- j. Ewing commented about the fireworks, he is being told that fireworks are up 800%, are we still to which Tippet responded that \$8,500 is what we are paying for fireworks, we paid \$6,500 last year. Ewing commented so there was an



increase, he knew that everything was up, he was making sure that they had enough funds for a decent show without going and breaking the bank. Wallace commented that this is a different vendor because this guy is not doing it anymore. Tippet commented that this guy is out of Tinley Park, he thinks that this is the same guy that is doing Marshall.

8. Payment of Bills

- a. Brown commented that the total amount of bills to be approved for payment is \$56,477.44. The reasons for the adjustments from the \$52,019.06 is adjusting for the credits from Industrial Supply, \$2,000, as well as a credit for Bolin Enterprise, that credit is for refill of propane, the \$3,353.21 is just for fuel. We further would like to adjust that for approval of \$14,177.44, the bill for Central State at \$42,300 is to be discussed and asked for approval later on in the meeting.
- b. Wallace asked what is the amount that they are approving right now to which Brown responded \$14,177.44.
- c. Wallace motioned to approve the bills in the amount of \$14,177.44. Blankenship second. Wallace aye, Williamson aye, Blankenship aye, Trefz aye, Sweet aye, Ewing aye, Richards aye. 0 nays. Motion carried.

9. New Business

- a. Discussion and Vote Central Illinois Forestry Tree Management
 - i. Tippet commented that they have Bob Wagner here for questions and answers.
 - ii. Ewing commented that we have an estimated board footage of 184,504 and that is for total north end, north of the bridge to which Wagner responded north of the bridge and east of the creek. Ewing clarified so that is just the footage for the east side to which Wagner responded that is correct. Richards asked if that is a total of what is there or is that a total of what he has marked to which Wagner responded that is a total of what is marked. He thinks the numbers come right at 4 trees per acre which is pretty light. Ewing clarified so that is nothing on the west side, you haven't marked that to which Wagner responded that he used Mill Creek itself as the dividing line.
 - iii. Ewing asked in his professional opinion, the volume of footage, is that going to be fairly true across the creek on that side or will it be a little less to which Wagner responded it should be very similar. Ewing commented that is section 25 & 26. Wagner responded yes. He didn't mark anything within eyesight of the lake, there on the south side where the water is, he stayed on the north side of the ravine behind the housing development, so they shouldn't see anything there. Initially he was thinking that they would need 2 access points, but he thinks that the Morgan property, wherever that road ends, 1525 maybe, whatever it is, if they can secure



access right there, he thinks that they can pull from both sides, so they would only need one. The layout of the terrain is such so it shouldn't be an issue moving north or south to get everything.

- iv.** Richards asked if that is something that he handles, getting that access, to which Wagner responded that it would probably be easier for a local to contact the landowner and secure that rather than him, he doesn't know them. He can try. If someone knows Morgan, and there is a Pruitt right next to him. That would be the most logical place, the easiest in and the easiest out, the shortest route across any of the adjacent neighbors.
- v.** Ewing clarified that this volume of footage is on a total cut, this is not on a 10 year or 15 year to which Wagner responded that is just this year's cut. There is a lot of material there that in 15 years you could easily have. Ewing commented so even at 184,000 we could potentially have, we could cut it again in 15 years to which Wagner added and still have just as good of a sale. Ewing commented that at these numbers we aren't going in and cutting everything 16" or less to which Wagner responded no, most of the diameters were on the small end at 24", but a lot of this stuff was 26" and up, beautiful woods.
- vi.** Sweet asked what happens if they can't secure access from Morgan's or Mr. Pruitt to which Wagner responded then you are probably going to have trouble proceeding with the sale. Lots of times, they can put it on the buyers to secure the easement. It is not uncommon for them to approach a landowner and say if I can harvest and transport across you, they will pay them "x" amount of dollars, that is pretty typical. Sometimes, the access that you may have is not as good as going across a neighbor so they will approach the neighbor. That is a possibility.
- vii.** Wallace asked if it is a gravel road to which Wagner responded that it is a township road. Wallace commented that if it is still a township road to which Ewing commented but to get to that road, you are going to have to cross, does the township road go all the way to the park to which Wagner responded he doesn't know. Sweet commented that it use to go back to Pruitt's and stop there to which Wagner responded yeah, it stops right there at the house. He doesn't know, but lots of times they never close a road, they just quit maintaining it and then over the years. Sweet commented if they didn't get motor fuel tax and they haven't gotten motor fuel tax, if you are hoping from the end of the gravel road on down, it's not going to happen. The end of the gravel is there at Pruitt's unless something has changes over the past couple of years.
- viii.** Wallace commented so they are voting tonight on whether to proceed with everything and have Mr. Wagner work up a bid packet.



- ix.** Blankenship commented that he has a question on the amount of money. His high estimate is \$115,638, but that was based for prices on 2011 to which Wagner responded well, the program, he has to go in and physically change every value, low, average, high and he also has to go in and change that date. Those figures came from the last Illinois Timber Price Survey that they put out which was last winter. The values would've been received, then they compile it, and put it out in December. They are about 6 months behind, not quite 6 months. A lot of the values, if he is talking to a buyer, they may say do you have any sales that are heavy on sugar maple or white oak or whatever, they say the market is up a little bit, so he adjusts the values in there all the time. Those are the current prices, he just didn't change the date. He thinks that he told Tippet that high value will be the starting point of the bid, it will start there and then go up.
- x.** Wallace commented that within the bid packet, does he think that it would be in the best interest of the Board, and to move forward with the project, to have the buyer be the one responsible for working on the egress, what is his recommendation. Wagner commented that he wouldn't put it solely on them, he will put in there, or he can relay to the buyers that they are working on easement, but some of them may have contacts already. He doesn't foresee having a major problem.
- xi.** Sweet commented would it not be prudent to secure the okay of the two landowners, Pruitt and Morgan, and the okay from the road commissioner before this piece of business is voted on. Wagner commented that as far as the road commissioner goes, that is one of the first thing the buyers contact, to let them know. Especially if it is late winter when they may be posting the roads. The road shouldn't be an issue at all, it would be to their advantage if they have secured easement in and out of there. He doesn't know either one of the landowners. All they would need would be the most logical because he has land west of Pruitt and on the east side of Pruitt. Pruitt has the long fence row down through there, so Morgan would be the most logical one that would work best for them.
- xii.** Ewing commented Wagner looked over there and we have enough area to yard on the park to which Wagner responded yes, certainly. Ewing commented so the only thing we would have to access is that road over there and part of that road is either Pruitt's or Morgan's, wherever that language lies now being that the road doesn't go anywhere. So, we wouldn't be yarding on any adjacent landowners' property, we would be yarding on the park to which Wagner responded that is correct, it would just be to and from. You are looking at probably a 20' easement across.



- xiii.** Richards asked what is there now, is it a hay field or what to which Wagner responded that he believes it is a bean field. Ewing commented that if there are crops there then it wouldn't be ours to which Wagner responded yes, as far as us crossing. Ewing commented that is not where they would be yarding at to which Wagner responded no, they would be yarding on the park.
- xiv.** Richards commented so what they would be voting on tonight would just be an approval to move forward and putting these out to bid. It would not be moving towards accepting a bid or to start cutting or anything like that. It would just be to put it out to bid and then they would have a much better idea of what they could expect from the sale of the timber and then at that point and time they would have to have another discussion and vote.
- xv.** Wagner commented that if someone could get him Morgan's contact number, he has his address, he got that from the assessor's office, he will go talk to him. He didn't know if anyone on the Board was friends with him. Tippet commented that he talked to Junior a little bit when he was in the office about whose land it was, and he said that he didn't have too much of a problem, but Uncle Phil is going to want some money, so when you are ready, go talk to Uncle Phil. Wagner commented so he wasn't totally opposed to which Tippet responded that he was not.
- xvi.** Ewing commented that what he would like to see them do is vote on whether or not they want to move forward with this that way it gives Wagner enough time. He would like Mr. Wagner to present to them what he is going to submit to bid as far as terms, conditions, and stuff in there and then we need to look at that to make sure that meets our needs as far as the park before they send this to bid. But he thinks right now they need to give Mr. Wagner direction as to whether they want to pursue this or not. He doesn't think it is going to be that big of a deal, but it could be a deal breaker. If they can't get easements, he guesses it is a null and void deal, but he would like to have something in front of them contract wise moving forward in a contract with the terms, conditions, and all of that that they want in there, whether we put skid roads, no machine logging, this type of stuff in there.
- xvii.** Wagner commented that he thinks that he had sent Tippet a copy of a contract and in that contract every site has specific things that they want, so they can put anything in there that you want. All he would need would be what the Board wants as far as any limitations. They really don't have any public use outside of hunting, and they can block out those dates. They can really do about anything.



- xviii. Tippettt asked what if he and Mr. Wagner drew up the contract and brought it back to the Board and let you see it. But they could sit down and figure out everything that they wanted, he thinks they know pretty much. Richards commented yeah, and then bring it to committee and discuss it there.
- xix. Richards commented to vote to move forward with that yes or no tonight, do they need to vote on that.
- xx. Wallace commented that this is basically an administrative type of thing, they aren't spending any money, correct? Tippettt responded not that he is aware of. Wallace commented that they will still continue on.
- xxi. Wagner commented that once they are satisfied with the wording in the contract and everything and they have secured the easement and he puts it up and submitted out to bid, and depending on any holidays, it is out for 3 weeks at the most from the time it's sent out to sale, so it goes pretty quick. It takes them a month to get everything worked up.
- xxii. Wallace commented so he would assume by the next Regular Board Meeting the Board would be prepared to vote on a bid contract to which Tippettt responded yes.
- xxiii. Ewing commented that they would be able to entertain the information that come in in committee one more time to give everybody a chance for more discussion. Then the committee direction would be to the Board. Instead of waiting until the next meeting, the committee discussion as to whether or not they have easement access or anything like that. Tippettt can work up the dates and times and whether we are going to allow hunting during the time or not, whether there is an 80,000 haul road or whether wintertime would shut it down, there would be limitations on dates and times. That would be up to the person logging to assume that. Thomas asked what committee to which Ewing responded Master Plan.
- xxiv. Richards commented so what they would like to have done is for Tippettt to make contact about an easement, work on the language of the contract, and then they will discuss any further language of the contract at the committee meeting. Then hopefully, by the time the next Regular Board Meeting rolls around they will have a contract sitting in front of them and possibly an easement in hand.
- xxv. Ewing commented that is the right way to do it, they are limited on access and if they don't have the access to do it. That is Dolson Township isn't it, that is Josh Higginbotham over here, he is the road commissioner now.
- xxvi. Richards commented that they will commission that to Tippettt and move on then.



- xxvii. Wagner commented that if that is all for him, he will get out of their hair to which Tippettt responded yes, and he will contact him on Monday. Wagner commented that if someone could get him Morgan's number, it might be better face to face, but he could call him and get something set up. Tippettt commented that they will get Haws to go and sweet talk him.
- b. Discussion and Vote Resolution regarding fund balance for Paving and Lighting Fund
- i. Brown commented that they went over this in the Finance Meeting a little bit and this is in reference to the Treasurer's Report. The Paving and Light Fund balance as of March 21st, 2021 is a negative \$37,171. He spoke with their accountant, Ben Lueken, and they can either leave the negative balance or the Board can go for approving a zeroing out fund resolution. This was done in previous years for the Liability Fund and the Audit Fund. The similarity of these funds is the receipts that they have in the end are property taxes that are levied. This past year it was \$7,403 for levied taxes and going forward, since the lowering of taxes, it will be \$7,211.
 - ii. Ewing asked how are they \$30,000 in on paper for Paving and Lighting to which Brown responded that they expensed a disbursement to Clark County Highway Department, and we spent \$55,136 on road repairs. Ewing commented for the road repairs that we are paving now to which Tippettt responded yes, the last of it is the paving out of \$20,000 and it was \$30,000 for the parking lot. Ewing asked wasn't that out of the last budget though, didn't we already budget, they pulled that out of contingency or something like that.
 - iii. Brown commented that it is not necessarily in reference to the budget, it is by Fund. Wallace commented that it really boggles the mind a little bit. Ewing commented that they only have \$7,400 that they levy for, but then we always exhaust the \$7,400 but that money can only be spent on that but then out of the general.
 - iv. Brown commented that what they would be doing if they pass the resolution is the expense would match the receipt within that fund. In this case, the total receipts for the 2020 fiscal year was \$7,403, the total expenses were \$55,146. So, by zeroing out or by having this resolution how it would then be recorded is how the expense portion would just show the Paving and Light Fund of \$7,403, it would match the income. The rest of the expense would then be moved over to our largest fund, which is Recreation. Ewing commented that he thinks he understands.
 - v. Sweet commented so the balance you are going to take out of a different find to which Brown responded basically, yes. It is very similar to what



they did with the Liability Insurance and the Audit Funds. In 2018 those were passed.

- vi. Wallace commented because they can't change their tax levy to change the percentage or whatever. She said because we lowered our taxes it went down from \$7,403 to \$7,211, so we are not getting enough from that particular fund to offset the expenses they are putting out for the roads, so they are getting the rest out of another fund, does that make sense to which Sweet responded, it does.
- vii. Ewing clarified that this is not from the culvert they had wash out, none of that stuff to which Tippettt responded no. Ewing commented because all that came out of contingency. This is just our campground patchwork and the front parking lot.
- viii. Tippettt commented that this is saying that they will zero it out every year.
- ix. Wallace motioned on the resolution to zero out the balance of the paving and lighting fund. Richards second.
- x. Sweet asked is there a downside to this, are they setting themselves up for a downfall to which Tippettt responded that this would look better for the Auditing firms, when the audit comes out, it looks better if they zeroed out all of these balances.
- xi. Brown commented that no matter what the expense is still there, they are just moving the expense from a fund that does not have enough receipts to cover it to a fund that does.
- xii. Thomas asked what fund does contingencies fall under to which Brown responded either Corporate or Recreation. Thomas commented so when you agreed to take it out of Contingency, that portion actually comes out of that fund so it should have never went negative in the first place. You already agreed on how it was going to be expensed in the first place. When you guys agreed to transfer Contingencies for that Paving and Lighting expense, you already did the transfer because you already agreed to take it out of another fund by using Contingencies.
- xiii. Tippettt commented that now all they are saying is that they are going to zero out the funds for auditing purposes, it has no bearing on us.
- xiv. Thomas commented that the Paving and Lighting Fund should never had been negative in the first place because they agreed to take a portion of it out of another fund to which Tippettt responded and put it in Paving and Lighting. Thomas commented that you don't put it in Paving and Lighting, it was split. Part of it was Paving and Lighting and part of it was paid out of Corporate or Recreation. What year was it expensed into which Brown responded this last fiscal year. Thomas clarified so that is already to the auditors to which Brown responded yes. Thomas



commented that they had already agreed to take it out of another fund though. She doesn't know how it was worded when they did it, that might make a difference too.

- xv. Tippet commented that it is the same way that they do the other two funds, they just zero them out at the end of the year. It is easier for the auditors to deal with. Thomas commented that she remembers that, standing ordinance that every year that they recreation fund would balance those out.
- xvi. Richards asked if she is saying that the staking point is whether they took the money out of contingencies and put it in to Paving and Lighting, like that is where the discrepancy would be to which Thomas responded no, she is saying that the expense should've been split in the first place, part of it to "x" fund and part of it to "y" fund. Richards commented that he thinks, if anyone's memory remembers this better, he thinks what they did is take all of the money out of Paving and Lighting and used it and everything else came out of the contingencies fund. So, the money never got transferred to the Paving and Lighting to which Blankenship commented that you don't have to. Ewing commented you don't, but that fund is going to show a negative \$30,000. Blankenship commented no because it didn't come out of Paving and Lighting, it came out of somewhere else so Paving and Lighting should be where it was. It is just like you writing a check and me writing a check, you can't write a check out of my account so my account would never go negative if they both shared the cost. Ewing commented that when they did do that, they pulled the \$7,400 out of Paving and Lighting and the remainder of it from Maintenance Capital or Maintenance something, so now they have to pay Paving and Lighting back, is that what you are saying? Tippet responded no, it is just an accounting procedure, we zero out the balance. Ewing commented so we are just using that as a budget versus actual then of what we actually spent.
- xvii. Thomas commented that it is an accounting issue so there is no need for an ordinance because it was already agreed to be transferred out of another fund and line item. Tippet commented that the past history of the Board has been to resolution that for a zero balance. Thomas commented that the expense wasn't made with the agreement that it would all come out of Paving and Lighting, the expense was agreed upon to come out of two different funds and line items.
- xviii. Ewing asked who is wanting us to pass this resolution to which Tippet responded the accountant is. Ewing clarified that the attorney is wanting this resolution to which Tippet responded yes. All they did was change the wording from the Audit Fund to Paving and Lighting. Thomas



commented that the expense was not approved to come completely out of Paving and Lighting Fund.

- xix. Blankenship commented that what she is saying is that they approved it all to come out of Paving and Lighting they would've had to transfer money to it, but they didn't. they took it out of Contingency or Maintenance or whatever. Tippet commented that now the auditors are saying that we have a negative balance in our paving and lighting and now they need to zero it out and be done with this.
 - xx. Thomas commented but the auditors have not looked to see if you have properly approved this in the first place. Tippet commented that they did last year to which Thomas commented that you didn't appropriate for it when you did. Sometimes they need a reminder of how it happened.
 - xxi. Richards commented that he is not going to lie, this is a little bit out of his depth as far as the accounting goes. But our accountant, that we are paying to do this is recommending that we do this, we should probably do it.
 - xxii. Ewing commented that if this is his recommendation to clean up the accounting issue, it won't hurt them or it is nothing against them, they are just negative, he guesses that they are not recognizing it in the budget they way that they should be.
 - xxiii. Tippet commented that moving forward they are going to do that to which Thomas commented that it looks bad on the Board, because it looks like you spent money that you didn't have in that fund. When in fact you did do it properly in the first place by transferring line items.
 - xxiv. Tippet commented that the Insurance and the Audit are the same way, we zero those out for the same reason is what you are saying. The audit they do appropriate for in the budget.
 - xxv. Ewing asked so once we enter into this resolution, is this something that is evolving or is this something that we have to do every year to which Tippet responded that this is something that should just continue every year.
 - xxvi. Williamson aye, Blankenship aye, Trefz aye, Sweet aye, Ewing aye, Richards aye, Wallace aye. 0 nays. Motion carried.
- c. Discussion and Vote OSLAD Fishing Dock Expenditure
- i. Tippet commented that is the Wahoo Dock bid, he called around to different companies to quote it and he gets nothing. He got a quote from Wyrick and it is \$18,556.88 with a \$9,278 deposit before he can order it. He is bringing it to them, this is on the OSLAD Grant, so we have already voted to go with the OSLAD Grant he just needs the Board to approve this dock so that he can get it ordered. Even if they order it tomorrow, it



will be late September before they see it, so the longer they wait it just extends the period that they won't see the dock.

- ii. Richards asked where the placement of this dock is going to be to which Tippet responded that if you were to go to the handicapped ramp over here in the storage area, down at the bottom, they are going to rip rap out and make an island and put a pad on it and that will be a walk pier, just like our regular docks down at the cabins. There will be one area for our handicap people to fish off of or just plain people to fish off of. Right now, we have no area for handicap people to go.
- iii. Richards clarified so this will be handicap accessible to which Tippet responded absolutely.
- iv. Wallace asked so that walkway down there is alright to which Tippet responded that it is fine. Ewing commented that he would hate to go down it in a wheelchair, but it is what it is. Wallace commented but there is moss and gets slick doesn't it to which Ewing commented that it does but we usually power wash it. Because it is under the trees, the leaves fall on it and rot and that is something that we have to keep clean but the handrail, the midrail, it is good. Tippet commented that it appears to be. Wallace asked if there was still lighting to which Tippet responded that there are 2 for sure, there might be one in the middle.
- v. Sweet commented so help me understand, it is handicapped accessible, but in order to get down you would have to go down steps to access it to which Tippet responded that it is a straight ramp, but the incline is pitched pretty good.
- vi. Ewing commented that they built that 20 years ago or so when they built the fuel docks, they put that in. it was here before he got here.
- vii. Tippet commented that they will cut off the old electric docks so that no one can get on there and they still have to take off the arms of the electric docks. Eventually that will be where the rock boat will be.
- viii. Sweet asked does it not seem odd to anyone else that it is handicap accessible but there is an incline that we don't know that people in a wheelchair can't get back up, we know that they can get down, they might not be able to stop. Ewing commented that is the thing, he doesn't know where else around the lake you could put handicap access. Sweet commented that he is not saying that, if they are going to call it handicap accessible, lets make sure it is what we are calling it. Ewing commented that it is, you need to go look at it, it is right back here, and it goes through the holler and it was built as a handicap accessible ramp years ago.
- ix. Wallace commented that he knows that it has been here 20 years, because when he was on the Board with Monk and those guys, they at



the time, they thought that they had issues with it and they looked at special paints to put on it, going in and getting some type of a composite or something, or lay down like a wire or ribbed stuff to make it more non slip, and then he was off the Board and they never did anything with it. It is a long way down there. He doesn't know if there is any other place that they could put it where they have where you don't go down any kind of a hill or anything. He knows this is part of the OSLAD thing is that we have to have the components, to get the boat launch, there are components that are attached to it, the kayak chutes, the handicap fishing dock, so we somehow have to proceed with it. He doesn't know if they have any other options as to where they could put it. Tippet commented that he will certainly look, they have 3 or 4 months to look before we actually have it.

- x. Sweet commented that what he is really wanting is this dock paid for. It is not necessarily the location. Tippet commented that he could move the location if he wants to. He would probably have to contact the OSLAD people, tell them and then they approve it. They came out and looked at all this and gave us the approval. Williamson commented and they looked at to which Tippet responded they did.
- xi. Richards commented that the only way to fix that is to put in some switchbacks, so you are trading distance for incline. That is the trouble with getting down to a lake. That is not going to be unique to here.
- xii. Ewing commented that he just wants to put docks in there to give them somewhere to go, because right now they have nothing, whether they are handicap or not, even that they don't have hardly any public access on this lake at all. He thought that they could utilize that being that they don't have the docks there anymore.
- xiii. Williamson asked if it makes a difference in the type of wheelchair whether it is a push or motorized to which Richards responded that he would say that it definitely would, but he doesn't know what the capability is of a motorized wheelchair incline is. But it was approved by the grant people, that is a good indication that it is adequate for now. In the future, on this possible development in Clarksville Cove, they are talking about doing a possible fishing pier there at some point. That may be a more suitable location for a less of an incline at some point.
- xiv. Ewing commented that it may be, but we are still going to have to be ADA compliant anyway. No matter where we put a public access dock, it is going to have to be ADA compliant.
- xv. Richards commented that if this one meets the requirements now, they can build a "more easily usable" one later, its done. If it meets the



requirements and it satisfies our grant, he thinks they are moving forward.

- xvi. Trefz clarified that this is not taking the place of anything else, like the stuff that we previously talked about, the kayak chutes to which Tippet responded that it is part of it. The kayak chutes will be coming in, but we will do the kayaks, we will buy them and install them ourselves and the picnic area that we have talked about, we will actually buy all of that. Trefz commented that there is enough for everything to which Tippet responded yes. Ewing clarified that the kayak chutes won't be going in on the fishing dock, it will be going in on the launch to which Tippet responded yes. Trefz asked so this is not going in in the place of something else to which Tippet responded no. This has all been in the bill and the OSLAD grant from the beginning.
 - xvii. Wallace commented so this amount is in the budget scope for that to which Tippet responded yes.
 - xviii. Ewing commented so reading through the notes here it says design, delivery to job site, dock construction, anchors, and everything so this is, he brings it, he builds it, and tells us it's done. There aren't any hidden things to which Tippet responded that just like the other docks we have to drop enough rip rap and put a pad on top of it so our walkway would have something to be on. That part would be on us, as far as the dock itself goes, it is plug and play. Ewing was just making sure there wasn't any hidden something that we would have to do, so this is him 100% to which Tippet responded yes.
 - xix. Ewing motioned to approve the Wahoo Docks in the amount of \$18,556.88. Trefz second.
 - xx. Tippet asked if he could interrupt one second, can he get a deposit of \$9,278 in the form of a check, does that have to go into a motion.
 - xxi. Ewing commented that he would amend his motion to add the deposit of \$9,278.44 to get the dock ordered. Richards clarified that the motion includes the total budget amount of \$18,556.88 plus the deposit of \$9,278.44 on this motion. Trefz second. Blankenship aye, Trefz aye, Sweet aye, Ewing aye, Richards aye, Wallace aye, Williamson aye. 0 nays. Motion carried.
- d. Discussion NRCS Dam Assessment Funding
- i. Tippet commented that we contacted NRCS. He received this email about the dam assessment for the fiscal year 2022, and what this does is the first thing that we do is an assessment of the dam. NRCS, if the proper paperwork is in by the 30th of June and they approve it, they will pay for it. It is about \$25,000. We will get a good look at our dam and what kind of shape it is in.



- ii. Wallace commented that with this one thing you just mentioned, this is something that Banning has said is one of the requirements to do to which Tippet responded not Banning, NCRS. If we want to go through with it, this is what they say we have to do. It is a means to an end.
- iii. Tippet commented that once we get the assessment done, then they move on to how to fix the dam if there is anything that needs to be fixed. And that is the point where we can have the valve looked at and learn everything about it by having divers, that NCRS would probably pay for that or NCRS would probably pay for our silting pond or a silting pond somewhere around the lake. It is beneficial to the Park District all the way around. The last thing is there is a design phase part of it and that would be where the silting pond comes into it or whatever else we need at that point. That would probably be 2 or 3 years down the road before we got to that valve. We are just applying for it and it is a yearly thing. So, the assessment would be first, then hopefully, but June of 2023 we would have the design phase done where we could design our silting ponds or whatever we are going to do, then the year after that would be the execution. He thinks this is a worthwhile adventure that they are in and we are pursuing it as quickly as they can to get it in by the 30th.
- iv. Wallace commented so, basically, they will have the big scope done on the dam as far as the assessment and everything and they will take care of that. And then, the biggest project out of the two would be to take care of the silt pond versus the diving cost wise.
- v. Tippet commented that with even being two to three years out, he would still like to go ahead with the diving bids that they talked about at Lake Management. He has them all set. Take them back to Lake Management, look at them, and it is going to cost us \$5,000-6,000 to have them go down there to look at that valve, but he thinks it is a worthwhile investment that we have started, and he thinks that they should finish. He is not even saying that they should exercise the valve, but they should know, if it need be, they could open it and shut it, and nothing would block it. He doesn't even know what they would need to lower the lake for.
- vi. Blankenship commented that it is a good idea to know that it is not all full of crap.
- vii. Richards commented that as far as the timeline goes, realistically, for them to gather the funds together, to gather information, and everything else, he doesn't know that they would be able to execute that with any more speed than what he is talking about. As far as, if they have it done by 2024, which is a possibility to have a silt pond or two installed by that time. Tippet commented that is when they would do it, to complete



that function, and they all know that they have to do something here before that, in the new subdivision.

- viii. Ewing commented that if they pursue this, then they won't be out any funds out of the gate, and they should be able to provide the office. We have already paid Banning to do the assessment of the dam to which Tippet responded that was a visual assessment. Now they will actually look in the dam. Ewing asked didn't they take core samples of that not too long ago when it was soft on the other side to which Tippet responded not since he has been here. Ewing commented that he thought that Banning had them come in and do something, they had Boyers come in and fixed that where the little spring is at because Banning was interested in cutting all of those little trees out of it and getting it all cleaned up and all that. He thinks that this would be a great little venture to stay on top of, it is only going to help us.
- ix. Wallace commented that he mentioned at the committee meeting the other night when they were talking about it, there are just a couple of things contributing to the viability of this lake and one of those is the siltation. They know that they have to get a handle on that, and it just so happened that they were having discussions about what they need to get done over there behind what he would call Mill Creek Cove because that is silting in really bad, but it is not unlike several other areas like the north part of the lake, but this landed in our lap. We were thinking that we were going to have to spend some money to control the sedimentation over there, but now this has happened. Once again, this wouldn't necessarily fall on the burden of the taxpayers or the park or whatever. He thinks it is a good thing.

10. Old Business

- a. Discussion and Vote Payment Central State regarding OHV Bathroom
 - i. Tippet commented that they did a punch list when they had the bathroom installed, and there were some problems with the bathroom, and they are down to the two heaters that weren't installed at the factory. They are on their way and should be here the first week of July and he is going to install them. That would be the end of his punch list and everything has been taken care of. Rather than wait until the next Board Meeting, he thinks they will have them in the first week of July, he would like to have the check ready in the amount of \$42,300 so that he can pay them and be done with that portion.
 - ii. Wallace commented that the heaters is not an issue with Central State, it is an issue with the company that they got them from.
 - iii. Ewing asked if we got the water heater fixed to which Tippet responded that it has been fixed. They put an auxiliary pressure tank on the



plumbing to flush the toilet because apparently the water pressure which is correct according to Clark Edgar water but isn't correct for that particular toilet, so they put in a tank. Ewing asked if this was on us to which Tippet responded no this is them making it right.

- iv. Ewing commented that this \$42,300 is for everything, there are no more hidden expenses or shouldn't be anything else. Tippet responded that this should satisfy our order.
- v. Richards commented that it was brought to their attention that this has to be paid within 30 days, so as long as you are not anticipation any issues with that, they can move forward. Richards asked if that is 30 days from today to which Thomas commented that she believes that it is 30 days from approval, but she can't pull anything up to look it up. Richards commented that the check is dated the 17th so we will just say 30 days from the 17th. Tippet commented that the next meeting date is the 16th so if it isn't completed by then, he will just have another one.
- vi. Ewing motioned to pay the \$42,300 to be paid to Central State upon completion of this project. Richards second. Trefz aye, Sweet aye, Ewing aye, Richards aye, Wallace aye, Williamson aye, Blankenship aye. 0 nays. Motion carried.

b. Discussion and Vote on Inspection of Valve

- i. Tippet commented that they saw the Bull Dog and the MER quotes at our last meeting. Bull Dog is the way to go, if they are not comfortable with it, they can table it to next month.
- ii. Blankenship asked if this is the one who goes down with tools to which Tippet responded that everyone goes down with tools. One is from Indiana and one is from Kentucky. The one from Kentucky, there is a lot of hidden costs to it such as making the report for us, which is \$92 per man hour, the administrative assistant who types it is \$60 per hour. There are a lot of hidden costs when you read it and that is why he would recommend Bull Dog. And then he is planning on taking the money out of erosion because what they are doing is part of erosion control.
- iii. Wallace asked if they could get the dollar amount to which Tippet responded that Bull Dog is \$5,855 and MER starts at \$6,007.
- iv. Sweet motioned to accept the quote from Bull Dog Diving Incorporated for the amount of \$5,855. Wallace second.
- v. Ewing asked for discussion, do they have a timeframe for this to which Tippet responded no. Ewing asked if they are a year out to which Tippet responded that when he spoke to him, he wanted to know when our low water was, and he told him August.
- vi. Sweet aye, Ewing aye, Richards aye, Wallace aye, Williamson aye, Blankenship aye, Trefz aye. 0 nays. Motion carried.



11. Executive Session

- a. Tabled

12. Motion to Adjourn Executive Session

- a. Tabled

13. Vote to approve and Open/Close Executive Session Meeting Minutes 3/18/21

- a. Tabled

14. Committee Reports

- a. Campers – 6/3/21

- i. Trefz commented that they talked about the disturbance in the campground over the holiday weekend. They also talked about signage although he thinks that had been talked about previously. There were several people here and it was brought up. Trefz asked Tippett if those were ordered to which Tippett responded that they are ordered. Ewing clarified that those are speed limit signs and one-way signs to which Tippett responded yes, but we have a bunch of signs upstairs so they actually bought the vinyl, and we will just cover those signs. Trefz commented if they planned on being placed at each end, the middle to which Tippett responded the middle, and at each end. At least one in the middle of 5mph and one in the middle of one way and if they are missing at each end, they will also display them there.
- ii. Trefz commented that they also discussed the trailer parking in the overflow parking on top of the hill. For the holiday weekends, the soccer fields will be open to that. He believes that there are signs also going in for that to which Tippett responded that it is ordered.
- iii. Trefz commented that they talked about the washer and dryer, they have been ordered. Tippett commented that we should have gotten it today or tomorrow. Trefz clarified that everything is all ready, so as soon as it comes in, they can be plugged in and ready to go to which Tippett responded yes.

- b. Lake Management – 6/10/21

- i. Blankenship commented that they talked about the Hiss & Dales silt work and what they are planning on doing. They really don't want to do one spot that is not on their property, it is after their property on the guy that owns like 6 acres to which Tippett responded that is what they are telling us. The silt isn't coming from them, it is coming from others and they don't want to be responsible for it. Blankenship commented that is pretty much what they covered.
- ii. Richards asked if they had an engineering plan to which Blankenship responded that they did have an engineering plan, but he is not sure that it is detailed enough to which Tippett responded that the engineering plan was for their property only. It was signed off by Robinson and it is



not very detailed at all and he cancelled today. He was supposed to meet with him today to have a looksee where they could put a silting pond and what it would entail and what he would charge to engineer that silting pond.

- iii. Wallace commented that Miller and Boyer were both here and Boyer was talking about how most of the water is coming out of the field directly to the east of that gravel road and coming down and through that ditch. Once it comes under the road, the water drops out and over and starts washing the soil away. They didn't feel that was their responsibility. That was a big part of what is filling the cove in. They did say that there was a couple of areas coming out of that field that they were going to take care of, and they marked those on that drawing. He also talked about the filling of that very large washout on the west side over there. What is good, since they had that meeting, that is when Tippettt got word from NRCS that they could actually help us with the silt pond. We thought that this was all going to be on us if we attack it. That was great.
- iv. Blankenship commented that he didn't think that their engineering design was to which Tippettt added that it wasn't very well thought out. Wallace commented that it wasn't like a true engineering plan to which Tippettt added it was just like a boilerplate explanation of it. Blankenship commented that it doesn't say much about it. Tippettt commented that he spoke to the attorney about it and told her what had transpired, and she said to let her know what they want her to do because she is still involved with their attorney.
- v. Blankenship commented that it didn't say that they were going to dig up a 40' pond and have it five foot off of the bottom for the pipe to come off the back, it didn't say anything. It didn't say how they were going to fix the problem at all, they said they were going to make a berm and this.
- vi. Ewing asked if they have a copy of what they have proposed for the roads and all that to which Tippettt responded no, it is just a plat where they hand drew things in and if you really look at it, they are still just pushing the water off the fields down through our property and they are going to have another problem in another space.
- vii. Richards asked well as far as to satisfy that provisional status to take that off, what do we want with that. Blankenship commented that they want it to be what they said, they want to stop the erosion, or they can't have a dock. Richards commented that you can't expect them to stop the erosion coming off of other people's property only what is coming off their property, correct to which Blankenship responded correct in most of it. The water doesn't start on their property, it comes from up here on this property and then comes across to that and goes to where it is really



washing. So, if they could slow it down some before it gets to where it really washes, it could help tremendously. It may be coming from a different direction, too. Richards commented that he has looked at it and it appears that what they are saying is correct. They do have a holler that comes from the north to the south right there where they are going to have to road across it and then there is another one that goes east and west north of Denise Pine-Mattis' and it is on both sides of that north/south road. You can see it eat and that is probably where the majority of that silt comes from. He is just saying that you can't reasonably expect them to fix that if they don't own it or have any control over it. Blankenship commented well they can't get on it for one, you just can't go on someone else's property and fix the problem. Richards commented but everything that is coming off of theirs needs to be dealt with and handled to everyone's satisfaction prior to lifting the provision is that right. Blankenship commented that somebody might talk to Pine-Mattas because her dock is almost filled in. Everybody that affects might put up a little money to fix that problem. If you have an \$80,000, you might want to use it.

- viii. Wallace asked that the thing that Boyer had with him, did he leave that with you to which Tippett responded that he did. Wallace commented okay so it had the spots like Blankenship was talking about where it was coming out of the north from the fields and flowing south, and how they were going to fix those. He also said if they need egress across, he thinks, but if we are not going to fix the siltation problem for a little bit, that may change, but he made the comment that if they needed egress to get in there and haul dirt or whatever we could have that.
- ix. Ewing commented if they are going to put another road in there around the other side to get to their build site, if they put a road in that is going to funnel even more water to one isolated location and it is all going to come down to these ditches and be funneled through. So as long as they mitigate the runoff water into some type of retention, he thinks Illinois has a retention pollution, there is language out there any time you put in a road or parking lot you have to have some type of silt or pollution containment area. Like Walmart has the pond out behind the parking lot all washes into one. He doesn't know if this is the same case under the same requirements.
- x. Wallace commented that it seems like they were doing, not necessarily a retention pond, but they were controlling the flow of the water from those areas where there were problems to which Tippett added in the worst way. According to the EPA, they are just going to dump a load of rip rap and let the water go down the rip rap. According to the EPA, that



is the worst, one of the least efficient ways, and then they are going to berm the back side towards the lake on the west side and they are just going to push it down into the ravine is all they are going to do. He has been approached by Mr. Smith, he has bought one of the lots and he wants to build a dock, nope. Then he came back and asked for permission to put his approach down to the water and he told him no. Richards asked if he had submitted an application yet to which Tippet responded that he has not, he did it by phone.

c. Finance – 6/14/21

- i. Wallace commented that they met on 6/14/21. Brown let them through that real nice like she always does. The only things that he wants to point out from that, which there wasn't really a lot of real concerns with the budget or anything. In looking at this, the profit and loss, our gross profit so far this year is \$106,000 which compares to last year, not to last year it is the previous year, \$117,000, so they are about \$11,000 down. There are anomalies every year. Our profit and loss, our net income is currently at \$250,339, in 2019 it was \$260,000, so they are within \$10,000 there. As far as where they stand on their budget, there is nothing alarming that stands out on the budget. There are a few areas that Brown pointed out, but nothing to go over with the Board just yet. All in all, they are doing okay, there are no issues.

d. Policy

- i. None

e. Trails

- i. None

15. Adjourn

- a. Ewing motioned to adjourn the meeting. Blankenship second. 7 ayes, 0 nays. Motion carried.
- b. Meeting was adjourned at 7:17 p.m.