

JULY 19, 2024

SPECIAL SESSION

PULASKI COUNTY COMMISSIONERS

The Pulaski County Commissioners met in Special Session Friday July 19, 2024 2:30PM at the Pulaski County Highway Department training room. Commissioners present were Charles Mellon and Maurice Loehmer with Auditor Elect Teresa Bryant and First Deputy Auditor Mary Mays. Commissioners Michael McClure was absent.

Also present were Joe Moyer, Gail Lambert, Connie Ehrlich and Nathan Origer.

The purpose of the Special Session was to discuss Courthouse Project change orders, changes to the terms of the Willow Creek Villas project low-interest loan and application to OCRA for a broad-readiness planning grant.

President Charles Mellon opened the meeting with the Pledge of Allegiance.

IN RE: CHANGE ORDERS

CO#1—Demolish existing wall and install new wall between Recorder’s Office vault and future new restroom on west side of Microfilm office--Total cost of \$7,165.79. Charles Mellon made a motion to approve, Maurice Loehmer seconded and motion carried unanimously.

CO#4—Remove parts of basement slab--Total cost of \$38,017.06 plus \$3,611.62 to Luminaut. There are moisture issues causing crumbling of current slab and now need to replace more slabs.

CO#5—Remove parts of basement slab to address concerns with elevations and too thin layers of existing slab—Total cost of \$40,084.32 plus \$3,808.01 to Luminaut.

Maurice Loehmer made a motion to approve both CO#4 and 5, Charles Mellon seconded and motion carried unanimously.

The current contingency balance is \$736,101.59.

IN RE: WILLOW CREEK VILLAS PROJECT LOW-INTEREST LOAN TERM CHANGES

Sullivan Development has been advised by legal counsel that the amortization period needs to be at least 18 months (potentially 20 years to avoid creating any confusion over the unorthodox term) as it needs to be long enough to extend beyond the 15 year Low Income Housing Tax Credit (LIHTC) program compliance period. This period does not begin until after project completion and initially leased and the maturity date of all senior debt. This matter was tabled until August Commissioners’ meeting to have input from County Attorney.

IN RE: APPLICATION TO OCRA FOR BROADBAND-READINESS PLANNING GRANT

In 2023, Commissioners approved allocating \$50,000.00 in ARPA funds toward the development of a broadband plan. These funds were on the backburner as we waited to learn that we would be unsuccessful in seeking USDA grant funds for a similar but broader purpose. OCRA (Indiana Office of Community & Rural Affairs) has now expanded the eligible uses of planning grants to include broadband and our share as a local match for a CDBG (Community Development Block Grant) planning grant would be a fraction of the total \$50,000.00.

With no other business to discuss, Maurice Loehmer made a motion to adjourn at 2:45PM, Charles Mellon seconded and motion carried unanimously.

Approved and signed this 5th day of August 2024.

_____ CHARLES MELLON	_____ MAURICE LOEHMER	_____ ABSENT MICHAEL MCCLURE
ATTEST: _____ Laura Wheeler, AUDITOR, PULASKI COUNTY, IN		