

PARK BOARD
ST. JOHN, INDIANA
August 6, 1996

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The Park Board of the Town of St. John met on this date with the following members present:

Attendee 1, Joan Millis	Attendee 4, Paul Haller (7:20 p.m.)
Attendee 2, Mary Anne Koke	Attendee 5, Fred Kish, Council Liaison (7:25 p.m.)
Attendee 3, Shirley Hawkins	Attendee 6,

The following members absent:

Absent 1,	Absent 4
Absent 2,	Absent 5
Absent 3,	Absent 6

CALL TO ORDER

The August 6th meeting was called to order at 7:11 PM with the recitation of the Pledge of Allegiance.

APPROVAL OF MINUTES

Motion by Mary Anne Koke, seconded by Shirley Hawkins, to approve the minutes of the July 2nd meeting as submitted. Passed unanimously.

OLD BUSINESS

[Five-Year Master Plan](#) - Joan Millis reported that Storrow and Kinsella had met with Pflum, Klausmeier & Gehrum Consultants, Inc. regarding the development of impact fees for the Park Board. There will be an additional \$2500 (ref: Storrow/ Kinsella faxed memo of July 22) to prepare individual park master plans based on observation and questionnaires (the alternative is an \$11,000 proposal for constituency group meetings to develop park master plans). Millis distinguished the work on the master plan from the impact fee study. This fee had not been disclosed previously, since this additional work

supports the impact fee process to be conducted by Pflum et al. Board members seriously questioned how the work to support the impact fees differed from the work on the master plan.

Timing is somewhat behind schedule due to the loss of an ad; the June 1 deadline for a temporary outline was missed. However, Millis noted that the master plans would be good for five years, and the impact fees would provide guidelines to generate income from developers starting in about 10-12 months. Storrow/Kinsella's work with Pflum, et al. has been approved by the Town Council to meet state statutes regarding impact fees, but requires the approval of the Park Board for the expenditure from the Park Development fund; members objected to the timing of the approval. Millis confirmed that the Town attorney has been informed of these developments, and noted that the current ordinance had several loopholes that probably could not withstand a legal challenge.

Shirley Hawkins inquired whether any further study would be conducted for the \$2500, and expressed her reservations that the work seemed redundant. Paul Haller concurred that further explanation should be sought to explain the additional fees. Storrow and Kinsella had been expected to attend a Park Board meeting to answer questions earlier this summer, and Ms. Millis expressed her hope that they would attend the September meeting. Joan Millis felt the funds and additional study will benefit the Park Board by getting closer to the implementation of the impact fees.

- Motion by Paul Haller, seconded by Mary Anne Koke, that an additional amount of \$2,500.00 be approved to cover the amendment to the contract to develop individual park master plans. Passed unanimously.

Central Park - Joan Millis noted that the Town Council had approved the purchase of 30 acres for a Central Park at 10616 White Oak Avenue, due to close on Thursday, August 8th by the Town Attorney and Town Council members. Ms. Millis suggested that the Board find out who is farming the 25 acres under cultivation, find out the average production/acre, and rent out the house on the property to generate income for the Development Fund. The outbuildings may be used to store Public Works' equipment and park tractors. The \$365,100.00 purchase requires \$50,000.00 down, \$50,000.00 in 6 months, with a 5-year payment plan to be paid from the Park Development Fund.

Paul Haller inquired whether the land would be annexed by the Town Council, and whether current insurance covers the land and buildings. Greg Speichert of the audience suggested that rent be collected from the various parties renting the storage areas.

Drinking Fountains at Prairie West, Schillton Hills and Homestead Park - Joan Millis noted that the drinking fountains have not been installed due to the heavy rains and summer staff vacations. She regularly contacts Public Works to encourage installation of the fountains.

Equipment: Larimer Park - Joan Mills reported that she had looked into a "Lifetime Whirl #302" from Miracle Equipment, costing \$1,791.00 (includes a 5% discount), suitable for ages 2-12. She will also obtain two more quotations before purchasing equipment when the September draw is expected.

- Motion by Shirley Hawkins, seconded by Mary Anne Koke, to purchase a Lifetime Whirl, #302, for \$1791.00, provided it is the lowest bid, contingent upon the expected draw in the fall for spring installations. Passed unanimously.

NEW BUSINESS

[Aerator at Prairie West Park](#) - Mr. Greg Speichert of Crystal Palace Perennials instructed the Board on the aeration system he is proposing to control the growth of the algae in the Prairie West Park shallow lake. He discussed light penetration, internal growth cycling, limited plant variety, the use of chemicals safe for fish, buildup and breakdown of sludge, the need for bacteria, oxygen and nitrogen levels, summer temperatures, and shading differences on other lakes. He recommended one compressor for two units (\$750/ea) to turn over the water to aerify the water. He compared the benefits and negatives of different systems, using the pump-house for the compressor, and estimated that the Board would have a monthly operating fee of \$12-15/mo, which varies with water pressure required.

A member of the audience noted that the monies spent for chemicals to date would have already paid for one unit. Speichert noted that the grass carp do not eat algae; the copper sulfate is efficient at killing algae, however, the lawn fertilizer runoff is probably contributing to the growth, since there is no buffer along the edge of the lake. He recommended a 20' buffer of uncut grass to sift the fertilizer run-off (and control the geese) and particular shoreline plantings. Speichert discussed the combination of the Muenich pond chemistry and the Prairie West pond, which is increasing the sewage effect and odors from the algae breaking down. The matting algae will cause weak and fractured ice next winter (however, the aerator would prevent freezing of the lake). He further discussed the need for core samples, the composition of the proposed materials, 250' of tubes and 2 ends, valves, replacement veins, horsepower, and the cost of the compressor (about \$650) for a total estimated cost of \$2,000.00.

It was noted that the pond is essential for water retention for street flooding, as well as contributing to the park. Neighbors have tried "raking" the lake to remove the algae, which helps but is difficult. Shirley Hawkins felt that the present plan of chemical treatment should be continued. The subject was tabled until the amount of the next draw is known.

[Homestead Park II / Drainage](#) - Joan Millis discussed the Town Engineer's recommendations for drainage in Homestead Park II to control flooding which has affected homes at 12151 and 12211 West 102nd Avenue. Kenn Kraus recommends controlling runoff to the south by excavating swales to drain to existing 30" storm sewers, locating inlets and manholes in the swale, installing a berm and new 18" storm sewer, and a creating a small detention area. An existing 20' easement in Highline Park could be used by Public Works for installation of the pipes and inlets, with permission from the Park Board.

- Motion by Mary Anne Koke, seconded by Paul Haller, to allow Public Works to follow up on Kenn Kraus's recommendations to install the pipes in Highline Park. Passed unanimously.

Impact Fees - Joan Millis presented the proposal from Pflum, Klausmeier and Gehrum for an infrastructure for the impact fees for \$7,500.00, plus travel. Park Board members again expressed their reservations over the seeming redundancy of the work, based on materials already provided to Storrow and Kinsella. It is unclear whether the funds will come out of the Park Development Fund or Town Council funds; however John Taylor, Town Council member, expressed his opinion that the Park Board would not be responsible for the cost. Ms. Millis reiterated the difference between the work on the master plan and the impact fees. Taylor explained that Klausmeier provides the engineering consulting and addresses the complex state statutes. Klausmeier's work customizes the impact fees for each town at a reasonable rate, which is especially important since St. John is only about 1/3 developed. Paul Haller expressed his concern over the Town Council's approval of the study's cost.

- Motion by May Anne Koke, seconded by Shirley Hawkins, to send a favorable recommendation to the Town Council pending David Wickland's review of the services proposed by Pflum, Klausmeier & Gehrum for the infrastructure impact fee plan for the parks. Passed unanimously.

Fitness Program Instructor - Joan Millis announced that Pam Zych regrettably resigned her position as fitness program instructor for family reasons. She asked for suggestions to find a replacement to lead the popular and profitable "Fit for Kids" program; it enabled other less profitable programs to be offered. Shirley Hawkins offered to contact a program she was familiar with. Joan Millis reiterated the need to save the time slots at Kolling if the program is continued.

REPORTS

Parks - Shirley Hawkins noted that the Homestead Park looks good. Mary Anne Koke inquired why the volleyball nets were down; the leagues are finished for the summer. The drinking fountains are still needed.

PAYMENT OF BILLS

Joan Millis presented the following bills for payment:

1461	Storrow & Kinsella	\$1,500.00	Master Plan
1462	Nelson Construction	\$375.00	Grade & cut swale
1463	Nelson Construction	\$1,330.00	Cut and fill swale
1558	Avalon Petroleum	\$562.96	Fuel
1559	Aquatic Weed	\$98.60	Prairie West
1560	Aquatic Weed	\$355.25	Prairie West
1561	Schilling Lumber	\$51.44	Lumber
1562	St. John Sports	\$70.00	t-shirts for volleyball
1563	Pam Zych	\$80.00	Summer volleyball
1564	Boric Religious Supply	\$5.81	Mailed information
1565	Nipsco	\$17.54	Larimer Park light
1566	Nipsco	\$25.08	Homestead Park light
1567	St. John Municipal Utilities	\$20.00	Water
1568	Jim's Repair	\$1.25	Weed-eater parts

1569	Lake Central	\$303.00	Rental of gym
1570	School Soccer	\$200.00	To sponsor soccer team

There was considerable disagreement whether the Park Board's Park Development Fund should bear responsibility for claims 1462 and 1463. Public Work's authorized Nelson Construction to grade the swale, but the bill was not submitted in a timely manner, nor was the Park Board informed of the work at the time.

- Motion by Mary Anne Koke, seconded by Shirley Hawkins, to pay all bills as read, which come from the Park Budget. Passed unanimously.

Shirley Hawkins inquired whether a motion regarding claims 1462 and 1463, earmarked for payment from the Park Development Fund, pending further clarification and explanation of the timing of the deduction would be appropriate. Joan Millis expressed her opinion that the use of the Fund is appropriate since the actions taken help develop the park for future use and to place equipment. Mary Anne Koke disagreed and noted that both the Nelson expenditures and the Storrow fees had already been deducted from the Fund prior to approval by the Park Board. She further expressed her preference for the park budget funds to be depleted before dipping into the Park Development Fund. Joan Millis noted that the park budget funds are low, as the Town Council has been using various funds to pay Town employees until the draws come in. Joan Millis indicated that she would be meeting with the Town Council on Thursday of this week to review the budget.

- Motion by Paul Haller, seconded by Shirley Hawkins, to pay the two remaining claims. Passed unanimously.

ANY AND ALL

Mary Anne Koke inquired whether J. Millis had heard from Mike Muenich on the status of Kilkenny. Joan noted that she had attended the Plan Commission meeting where she learned that the placement of the proposed water tower is not a Plan Commission decision; it will go to the Water and Sewer District. Joan is checking with Munster and Dyer to see if other municipalities have a water tower in their parks.

Joan Millis reviewed St. John Evangelist's request to borrow ten picnic tables for a thank you party for their workers.

Motion by Shirley Hawkins, seconded by Joan Millis, to loan 10 picnic tables to St. John Evangelist. Passed unanimously.

ADJOURNMENT

Motion by Shirley Hawkins, seconded by Paul Haller, to adjourn the meeting. Passed unanimously. The meeting was adjourned at 9:30 PM.

Respectfully submitted,

By: /s/ Norma R. Yaeger

Recording Secretary