PERRY COUNTY BOARD OF COMMISSIONERS
MEETING MINUTES
July 16, 2024

The Perry County Board of Commissioners met at 6:00 p.m., as was duly advertised. Commissioners: President Randy Cole (RC) and Rebecca Thorn (RT), and Randy Kleaving (RK) were in attendance. Auditor Kristinia Hammack was also present. There was no *Sheriff, Attorney, or News Representative* in attendance.

The meeting opened with all present reciting the Pledge of Allegiance.

AGENDA

RK made a motion to approve the agenda as modified, seconded by RT. Motion carried 3-0.

PUBLIC COMMENTS

a) Coroner Warren Taylor presented a diagram to the Commissioners of the proposed layout for the coolers in his office. He desperately needs the new cooler. The past two weekends, there were multiple deaths and currently there is no where to store these bodies.
In this new diagram, the coolers are in the Boiler Room next to the Coroner's office. Both coolers will be set up on the same platform inside this room. There will be only one door that goes into the Boiler Room, and this will be from the Coroner's office.
With the money the ARP Committee approved for this new cooler, he has contacted the vendor he received his quote from. The quote expired the end of May. The vendor will still honor the quote price, however stated for how much longer is not known. Taylor is needing to get approval from the Commissioners to get the cooler ordered.
Taylor has spoken to Kleeman Construction and they have sent an estimate to construct the platform the coolers will be placed on. With the amount approved by the ARP Committee, the amount needed for this project will be approximately $2,600 short. Taylor asked the Commissioners to find a source to fund this shortage.
RT asked with everything extra that is going to be needed, it will cost how much? Taylor responded that the estimate is for the cooler and Kleeman Construction to build the platform, he will be $2,600 short. Also, Valley Supply will have to put fans in the old Boiler Room as the exhaust fans were removed when the boiler was removed. The fans will be needed to circulate the air. Valley Supply gave an estimate of approximately $900.00. RT stated this will bring the additional amount needed to $3,500, and Taylor confirmed this.
RC recapped the costs:

Platform	$10,000.00
Exhaust System	$ 900.00
Cooler (including Freight and Installation	$17,600.00

RK asked what options in funds does the County have to pull from for this additional $3,500, as this is very important. He feels this new diagram is much better than the previous one.
RT asked Taylor if the cooler could be delivered early since the price is being held, and he stated that the cooler cannot be delivered until the platform is built. Taylor was told by the vendor it would take approximately four to six weeks to get he cooler built, disassembled for shipment and reassembled onsite. RT asked the about the warranty on the cooler, and Taylor stated part of it is for two years, and a fifteen-year warranty on the inside and outside panels.
Regarding the fans, RC asked if there is a fresh air intake from somewhere? Taylor responded there are two fans, one will pull air into the boiler room, and another fan to pull it out. RC stated just as long as it is not exhausting conditioned air out.
RC asked of the lift is being redone, and Taylor stated that that the lift has to be left alone due to the beam cannot be moved. Kleeman Construction looked at the beam, and it is supporting the roof, so it cannot be removed.

RC stated there is money in the Building and Maintenance budget. $15,000 was budgeted and approximately $8,000 was used on the air conditioner at the Courthouse. The $3,500 can be pulled out of this fund.
RT asked Taylor how quickly Kleeman Construction can begin work, and he responded that they informed Steve Hauser just as quickly as they can, as they have other work as well.

RT made a motion to approve $3,500 from the Building Maintenance fund under Commissioners, seconded by RK. Motion carried 3-0.

MINUTES

a) 07.01.2024

RT made a motion to accept as presented, seconded by RK. Motion carried 3-0.

KRISTINIA HAMMACK, AUDITOR

a) TrueRoll Contract Proposal

Auditor Kristinia Hammack stated this company, TrueRoll, is being used in Indiana as well as other states, assists counties with property tax deductions. This company pulls voting records, other states and counties for homestead deduction filings, and other information to determine if there are duplicate homestead deductions filed. This company does a more in-depth search of records to assist counties with invalid deductions. The Auditor's office will continue to do their annual audit, as this will not take the place of their audit.
Hammack would like to use this service. There is no cost to the County upfront; TrueRoll keeps 30% of what they collect in their audit. If they do not find anything, they do not get anything. Any findings that the Auditor's office has identified in their audit would be exempt from their collection fee. This service could potentially find additional money brought in to the County from searches being done outside of the County level regarding homestead deductions.
Hammack has reached out to other counties that are using this service, and they are seeing a large result of income.
RC stated that in the proposal, there were two offering, one is $11,000 which was to have access to their database. He asked how that would work, and Hammack stated that her office would have to do all the work. If TrueRoll did the full-service, RC stated the Auditor's office would still do the filings. RC asked if the 10% penalty can be applied to anybody that incorrectly claimed a homestead credit and can go back three years, and Hammack confirmed this. Hammack compares TrueRoll's service to a service the Treasurer uses; if they do not collect anything, then they do not get paid.
Hammack stated that most counties using TrueRoll's service is going with the full service versus the $11,000 and accessing their database. Hammack is proposing to go with the full-service option, where they receive 30% of what they collect and no upfront costs.
Deputy Auditor Leisa Ecker spoke in regards to the current annual audit that the Auditor's office performs. This audit included homestead deductions, disability deduction which is income based, the over 65 deduction which also is income based.
In the first audit in 2024, 322 letters were mailed to verify income for Disability deductions as well as the Over 65. This number included Homestead deductions as well. Owners of these properties have until December 31st to respond. Indiana Code 6-131-15-12.1 states that owners of property have to be given a written notice that these deductions will be removed, giving them the opportunity to come in and provide the verification to keep the deductions. RC asked that they have until the end of the year to do this, and Ecker confirmed this.
RT asked if there has been a large response back, and Ecker stated it has been slow. No response by the end of the year means those deductions are coming off.
RC asked if the Auditor's office will try to collect two years prior, and Auditor Hammack stated she intends to go with this year forward. RC stated that someone with a homestead credit on a moderate priced home, the property taxes could be $1,000 to $1,500 cheaper simply due to getting the Homestead deduction as well as the Homestead Supplement. They were being taxed at 1%, which will now be a 2% tax rate. This could be a substantial amount of money.
RT asked if TrueRoll goes by the records that the Auditor currently has, and Hammack stated they look at every state's voting records, where you have lived, and so much more information. It will be a more in-depth search.

RC asked to clarify that if someone is identified that was mistakenly given the Homestead deduction, TrueRoll could come in and essentially charge them for two years prior, and collect 30% of that amount. Ecker stated that TrueRoll cannot collect on anything that was already identified by the Auditor's office as an ineligible deduction; that is off the table.

RC stated that if he is understanding this correctly, if the Auditor's office finds these ineligible deductions, they will come off for the coming year. Whereas if TrueRoll finds these, the owners of the property will pay for three years; TrueRoll will be looking for revenue and not give a break to the property owner.

Ecker stated in the second review completed by the Auditor's office, a report was pulled from the LOW software to look for ineligible homesteads. These were potential ineligible homesteads. Out of 199 potential ineligible homesteads, 56 letters were mailed as potential ineligible homesteads after researching all 199. A portion of these letters have been responded to, and the ineligible have been removed. With TrueRoll, they will identify potential ineligible homesteads, but the Auditor's office will have to verify if they are in fact ineligible. RT stated this could add up to a lot of money, and Auditor Hammack stated she has counties receiving from $60,000 to $80,000 after the 30%.

RC stated that on the Homestead form, you have to provide your social security number and driver license number, as well as this information for your spouse. He asked if there is a method at looking at comparisons to search this? Ecker stated there is a state website, Gateway, that this information is entered into. You verify that they are not currently receiving a homestead in the State of Indiana. If a homestead is listed on this website, the Auditor's office notifies that county to verify if the homestead is active or they failed to vacate it in the system. Once that county vacates their property, then the property in Perry County is entered.

RC asked if all the Homesteads filed in Perry County have been uploaded, and Ecker stated it is being done currently and older homesteads need to be reviewed to ensure they are on this site.

RT asked where TrueRoll is located, and Auditor Hammack stated she believes Texas. Ecker stated TruRoll's service is currently being used in ten counties in Indiana, and they anticipate to be in twenty by the end of this year. Hammack stated they are new to the State of Indiana, but it shows success for the counties that are using their service. RC asked if TrueRoll would not be involved until the Auditor's audit is complete, and Hammack confirmed this.

Hammack stated this is the time of the year where TrueRoll would begin, as the Auditor's office has identified all that they can. This is the perfect time for TrueRoll to dig in so that they can provide information to the Auditor's office by October or November. That way the Auditor's office can send notifications for the removal of the deduction. Letters would need to be sent by the first of December so that owners of property have ample time to respond by December 31st.

RC asked if there are any other competitors of TrueRoll, and Hammack stated she has not heard of any.

RC asked if Gateway is something open to the public or an only County officials access this, and Hammack and Ecker did not know that answer.

RT made a motion to table this proposal pending further review, seconded by RK. Motion carried 3-0.

b) Health Insurance Claims: $19,603.54

RT made a motion to approve, seconded by RK. Motion carried 3-0.

c) 07.16.2024 Payroll: $181,375.76

RK made a motion to approve, seconded by RT. Motion carried 3-0.

d) 07.16.2024 Payroll W/H: $38,755.38

RT made a motion to approve, seconded by RK. Motion carried 3-0.

e) 07.16.2024 AP Claim Docket: $885,994.32

RT made a motion to approve, seconded by RK. Motion carried 3-0.

STEVE HOWELL, HIGHWAY SUPERINTENDENT

a) Water lines on Old State Road 237

Howell stated that County Attorney Andrew Foster contacted him last week regarding the application to cut right-of-way. He wanted to add a line to it, which he did, and the contractor has signed it. RC asked if the County is granting an easement, and Howell responded no, the County has never given an easement. RC stated the County is allowing the contractor to come in and they are taking responsibility in the event the line fails that they will repair the road.

RT made a motion to approve the water line on 237 as presented, seconded by RK. Motion carried 3-0.

b) Lafayette Street Closure in Leopold
   The church in Leopold would like to close Lafayette Street on July 28th for the church picnic. This is something that is done every year.

RK made a motion to approve closure of the street in Leopold, seconded by RT. Motion carried 3-0.

COMMISSIONERS

a) Perry County Convention, Visitor and Tourism Commission Letter of Interest
   RC stated the County's old Ordinance was drafted in 1995, and in 2017 or 2018, it was changed. He was concerned the County was following the old one. The new one has a requirement for party affiliation; there could not be a simple majority. In this case, there are eleven members, only six members could be of a specific party. He further stated there was recently a Supreme Court case where they were determining what party you belonged to based on what party you voted in the primary.
   In this case, there were a lot of people who voted one party in the past primary. RC asked Attorney Foster if the County would be in violation, and was told that probably the best thing for the County is to rewrite this Ordinance to reflect the new State requirements. RC was told the County could go ahead and appoint somebody without concern of party affiliation.
   RT asked if the current Ordinance needed to be sent to Foster, and RC stated he has it. With the State Ordinance, Foster stated that the language the County has on the books and the language the State has on the books, it is substantially different. This will be addressed at a later date.
   RC asked for suggestions for appointments to this Commission to complete the term expiring December 31, 2024?
   RT stated there was a letter of interest from Barry Stiles. He lives in Derby and is very active in the community. She further stated she is impressed with Stiles and he knows who to go to in order to get things done.

RT made a motion to appoint Barry Stiles to the Perry County Convention, Visitor and Tourism Commission which will expire December 31, 2024, seconded by RK. Motion carried 3-0.

b) ARP Allocations

• PC Council on Aging Van Wrap	$ 5,000.00
• Girls Softball Barn	$ 35,000.00
• Legion Field Resurface Track	$ 38,500.00
• Clarity Audiology Hearing Equipment	$ 44,000.00
• Perry Central Pickleball Court	$ 44,000.00
• Rome Courthouse Repairs	$100,000.00
• Derby Walk Path	$ 70,000.00
• Perry County Coroner cooler	$ 25,000.00

   The Rome Courthouse Committee stated they can raise $100,000 if ARP would grant them $100,000. It was voted to give them a dollar for dollar match up to $100,000. They need to have this done by December 1st, reason being if they are not successful, then the money needs to be reallocated before the end of the year.

RK made a motion to approve the ARP Allocations, seconded by RT. Motion carried 3-0.

c) RC stated there has been a lot of talk throughout the community regarding Solid Waste. Solid Waste is governed by a board of seven members. The three Commissioners are on that board. The Commissioners are not the ones who make the decisions on that board, they are participants in those decisions. There has been no discussion or votes regarding closing any facilities or doing anything with that. RC suggested to go back and watch the Solid Waste meeting on YouTube. He stated you will see that the County has to provide a method for County residents to dispose of their trash as well as large items. RC stated that all the members are on board and they are going to have a solution. RT stated it is not going to close and RK stated there should be no downtime in between if anything is done. RK further stated that the Board found out how important the Solid Waste is to residents in the County for trash and recycling.

d) The next meeting is Tuesday, July 16, 2024 at 6:00 p.m.

The meeting was adjourned at 6:46 p.m. CST.
RT made a motion to adjourn, seconded by RK. Motion carried 3-0.

Randy Cole	Rebecca Thorn	Randy Kleaving
President	Vice-President	

Minutes reviewed by:
Kristinia L. Hammack, Auditor

Minutes prepared by:
Leisa M. Ecker, Deputy Auditor