

**TOWN OF CEDAR LAKE, LAKE COUNTY, INDIANA  
MINUTES OF THE UTILITY BOARD**

**August 16, 2022**

**Public Meeting Advertised for 6:30 PM  
Conducted at the Cedar Lake Town Hall  
Pledge of Allegiance & Moment of Silence**



**Roll Call:**

Present	Robert H. Carnahan Board Member	Ward 1	Absent	Colleen Schieben Board Member	Ward 6
Present	John Foreman Board Member	Ward 2	Present	Richard Sharpe Board President	Ward 7
Present	Julie Rivera Board Member	Ward 3	Present	Jennifer N. Sandberg, IAMC Clerk-Treasurer	
Present	Ralph Miller Board Vice President	Ward 4	Present	Chris Salatas Town Manager	
Present	Randell Niemeyer Board Member	Ward 5	Present	David Austgen Town Attorney	

**NEW BUSINESS**

**1. Approval of Minutes – July 19, 2022**

A motion to approve was made by Julie Rivera with second by Ralph Miller. Roll Call: Carnahan – Yes, Foreman – Yes, Rivera – Yes, Niemeyer – Yes, Miller – Yes, Sharpe – Yes. Vote 6 - 0.

**2. NIES Pay Request - Insituform Technologies USA LLC**

Neil Simstad reported this is the services agreement that was approved last year. This is for the lining of the east side sanitary sewer interceptor on Morse Street, south of 133<sup>rd</sup> Avenue. The contract amount was approximately \$534,000. The project was under and the final amount for payment for the contract is \$512,918.46. Mr. Simstad stated they have reviewed the videos with Tony in the sewer department. Everything is consistent with what was requested as part of the project required for their pre-construction and post construction videos submitted.

He stated they would look to work with Chris going forward to determine if they would be willing to extend the contract in terms of amounts as well as length and size diameter of the sanitary sewers. That is if they so choose to line additional areas in town. Mr. Foreman asked if there would be any more pay requests. Mr. Simstad stated no. This is the first and final request.

A motion to approve was made by Randy Niemeyer with second by Julie Rivera. Roll Call: Carnahan – Yes, Foreman – Yes, Rivera – Yes, Niemeyer – Yes, Miller – Yes, Sharpe – Yes. Vote 6 - 0.

**3. Acceptance of the proposed development by LBL Development, LLC, into the Town's Utility Service Territory for potable water and sanitary sewer**

Mr. Salatas reported LBL Development is contemplating a development west of the municipal boundaries. They requested that if and when they do proceed with the development, that the Town would accept the potable water and sanitary sewer infrastructure into the utility territory. He asked they approve this because he believes it is critical to the long-term protection of what they view as the service territory and keeping other utility providers outside of the Town's planning district. Mr. Niemeyer stated this area has been identified over every single update of the comprehensive master

**TOWN OF CEDAR LAKE, LAKE COUNTY, INDIANA  
MINUTES OF THE UTILITY BOARD**

plan over the last two decades as part of the planning area. It is also part of the service area for Fire and EMS.

A motion to approve was made by Randy Niemeyer with second by John Foreman. Roll Call: Carnahan – Yes, Foreman – Yes, Rivera – Yes, Niemeyer – Yes, Miller – Yes, Sharpe – Yes. Vote 6 - 0. Mr. Niemeyer noted the letter to be conveyed would need to be reviewed by the attorney and submitted by the Town Manager.

**4. Written Report**

- a. Fund Report - Clerk Treasurer Sandberg reported the cash and expenditure reports were sent previously. She reported Chris and herself met with Sue Haase and Corby Thompson to discuss the utilities and how they wish to proceed forward with budgeting.

**5. Consultant(s) & Staff Report(s)**

**b. Engineer - NIES**

- i. Sanitary Update – Mr. Simstad reported the east side sanitary sewer interceptor lining and manhole rehabilitations are complete. The SSES for the west side meters are being read next week. The sewer department will move forward with inspections of manholes to look at opportunities to rehab to remove I&I from the system with de facto increase in capacity. This is similar to the recent lining work done by SpectraTech. Mr. Niemeyer asked if he had an estimate on the capacity to be gained. Mr. Simstad stated it would be dependent on the inspections performed and what they determine the areas of I&I are. A brief discussion continued. Mr. Simstad reported they have begun work on the west side sanitary sewer interceptor. They have begun work and there has been a pipe production issue. They are intended to be back in production is September.
- ii. Water Update – They will begin construction and staging in late September for the elevated tank. All the documents have been submitted for the east side transmission main. They will be scheduling an SRF meeting as they did with the tower. It is required per the financing. The well tests have been received for Paradise Cove. They are moving forward with the design. They had a pre-construction meeting for the Utopia Water Main meeting on-site. They expect material delivery by September. Once they get a firm date, they'll schedule a pre-construction meeting at Town Hall and forward the information to the residents. Mr. Carnahan asked if the water tower is still scheduled for completion by August 2023. Mr. Simstad responded yes.

**c. Director of Operations/Superintendent**

- i. Operation & Maintenance Report – Mr. Kubiak stated with the Parrish project, they discovered several water mains they were unaware of. They found a six-inch water main that runs all the way up Parrish on the west side of the road. It wasn't on any of the maps. They have also found other service lines that they are working on capping off. They are waiting on some parts for Lift Station #8. The electric is being redone this week.
- d. Town Attorney – Mr. Austgen stated they have closed on one more property for the west side sewer phase II project. That leaves one to acquire.

**6. JMOB Report – Mr. Salatas reported no report but they will need to schedule one with Lowell.**

**TOWN OF CEDAR LAKE, LAKE COUNTY, INDIANA  
MINUTES OF THE UTILITY BOARD**

**PUBLIC COMMENT**

None

**ADJOURNMENT** President Sharpe adjourned the meeting at approximately 7:01 PM.

**TOWN OF CEDAR LAKE, LAKE COUNTY, INDIANA UTILITY BOARD**

\_\_\_\_\_  
Richard Sharpe, President

\_\_\_\_\_  
Ralph Miller, Vice President

\_\_\_\_\_  
Robert H. Carnahan

\_\_\_\_\_  
John Foreman

\_\_\_\_\_  
Julie Rivera

\_\_\_\_\_  
Randy Niemeyer

ATTEST:

\_\_\_\_\_  
Colleen Schieben

\_\_\_\_\_  
Jennifer N. Sandberg, IAMC  
Clerk-Treasurer

The Minutes of the Cedar Lake Utility Board are transcribed pursuant to IC 5-14-1.5-4(b), which states:

- (b) As the meeting progresses, the following *memoranda* shall be kept:
- (1) The date, time and place of the meeting.
  - (2) The members of the governing body recorded as either present or absent.
  - (3) The general substance of all matters proposed, discussed, or decided.
  - (4) A record of all votes taken, by individual members if there is a roll call.