

Battle Ground Town Council
Meeting Minutes, April 13, 2026

Attending: Council President Chad Lohmeyer, Councilors Steve Hahn, Erin Munn, Mary Jo Totten, Matt Coppock. Also attending: Eric Burns, Chief Deputy Fred Townsend, Town Supervisor Ron Holladay, Clerk Treasurer Georgia Jones

Guests: Denny Morris, Viki Rogers, Chris Limiac, Colin Sullivan, Edward Mroosian, Julie Pepple, and Kathy Vernon.

The President called the meeting to order at 6:00 p.m. A request from Denny Morris was moved to the top of the agenda.

Guest Comment

Denny Morris advised the council of a tree at 308 S Railroad Street that is dropping dead limbs in the street. When Railroad Street was reconstructed years ago, the tree roots were removed to replace the sidewalk, and the tree is now dying. A second item is the turning radius at the corner of Prophet Street is not sufficient for busses and trucks, and the yard there has deep ruts. He requested review of both issues. Ron Holladay advised there is a water line in the easement which must be considered. He and Chad Lohmeyer will look at the options for this area. Denny left the meeting after this discussion.

Public Hearing Cumulative Capital Development Fund

Motion by Chad Lohmeyer to open a public hearing on the proposed re-establishment of a CCD rate for Town of Battle Ground. Second of Mary Jo Totten, motion carried with unanimous vote. The change proposed is an increase of \$.01 per \$100 of assessed value added to the current rate. Hearing no comments from the public, Chad moved to close the hearing, with second of Mary Jo Totten. Motion carried with unanimous vote.

Ordinance 2026-660 was presented for approval, re-establishing the Cumulative Capital Development rate at \$.05 per \$100 of Assessed Value. Second of Steve Hahn, motion carried with unanimous vote. Following a 30-day remonstrance period, the ordinance will be submitted to the Department of Local Government Finance.

Public Hearing Additional Appropriation

Chad Lohmeyer moved to open a public hearing to receive comments on Resolution 26-137 Additional Appropriations, with second of Steve Hahn.

Fund	Budget Classification	Additional Amount Requested
9510 Ord Violations	Other Services and Charges	\$ 5,300
1151 Law Enforcement Education	Other Services and Charges	\$ 3,700
0061 Rainy Day	Other Services and Charges	\$ 357,250
9503 Donations	Supplies	\$ 908
9502 Local Road	Capital Outlay	\$ 135,114
0021 Econ Dev	Capital Outlay	\$ 523,000

The budget increase makes available these amounts for use as the town works through the final months prior to financing the Regional Sewer Project serving the commercial area and west of State Road 43. The requested increases were advertised according to statute. Hearing no comments from the public, Chad Lohmyer moved to

close the hearing, with second of Mary Jo Totten. Motion carried with unanimous vote. Chad also moved to approve Resolution 26-137 Additional Appropriations, with second of Steve Hahn. Motion carried with unanimous vote.

Minutes

Mary Jo Totten moved to approve the minutes of March 9, with second of Steve Hahn. Motion carried with unanimous vote.

Town Attorney

Eric Burns stated the agreement with UMH Woods Edge for Gateway Regional Sewer Project Phase I is now at the point where an invoice to reimburse construction and engineering costs should be sent to the company along with the town's W9 form. The final terms for Phase II and Phase III are under review.

The default judgement for 102 Jewett Street will be signed, and the property moves toward a sheriff's sale. Habitat for Humanity was discussed as a potential interested party. That organization likely would not participate in the sale but may use the property if donated. The automobile left with the property may also have use as a donation. There was continued discussion of 504 Jewett Street, an unoccupied structure in an incomplete state of rehabilitation. The county housing inspector will be contacted regarding the structure and the town will enforce mowing and other ordinances for the property.

Contract Services

Butler Fairman Seufert report was presented by Chris Limiac. The Hawks Nest project is still on hold, having poor weather and other issues.

Gateway Regional Phase I installation at Woods Edge has a few items to complete. Subcontractors are collecting data for the next phases and the design is progressing with input from Bowen. New easements for the sewer route are needed, and Chris is working to stay with the pace of the project so the expense is in line with financing.

Storm water management for Shawnee Ridge was discussed by a group who met at Outlet B to review the outfall at 6313 Munsee Drive.

Tippecanoe Area Plan held a public meeting for the Hailstorm subdivision plan. There is public sewer technically close enough to connect the proposed homes, however topography is difficult to manage, requiring a lift station. Mary Jo Totten moved to waive the connection requirement, with second of Chad Lohmeyer. Motion carried with unanimous vote. This action is for sewer connection, the water utility is the purview of the Conservancy District Board of Directors.

Clerk-Treasurer

A **motion** to approve the Register of Claims March 10 to April 13 in the amount \$487,249.84 was offered by Mary Jo Totten, with second of Matt Coppock. Motion carried with unanimous vote.

Accounting software to replace Keystone is being evaluated. Chad Lohmeyer and Erin Munn will participate as a review committee on behalf of the Council.

Police Department

Residents in Shawnee Ridge report concerns about large recreational vehicles parked on the street for long periods. Fred Townsend reviewed ordinances that speak to this issue.

A December 2025 fuel invoice from Newton Oil was presented for payment. Mary Jo Totten moved to approve \$2111.00, with second of Erin Munn.

A towing contract with Pearson Recovery for services ordered by the police department will be sent to Eric Burns for review. Approval would be on the May agenda.

The police department operations policy manual has a major update, presented to the council in one 3" binder of printed pages with the title General Orders 59. Fred Townsend requested the council agree to a temporary adoption for the update pending review before final adoption. Following discussion, there was stated preference to review the materials prior to any action. The topic is deferred to the May agenda.

The police department requested approval for using an electronic timecard application. There were questions about the cost and whether current payroll software was compatible. Erin was curious what are the problems with the current system, since any electronic solution was likely to cost money. From the internal controls perspective, it is important to verify where the employee is physically located when they are clocking in. No action was taken.

A contractor visited 107 N Railroad Street to prepare a quote for renovation.

Officers attended a three-day training conference and received a large portion of their annual requirements.

The department is interested in using the town employee handbook. Currently the department does not use the handbook and timekeeping is a topic for review. Georgia Jones requested information if there are sections of the handbook that would need revisions specific to the police.

A summary of department monthly activities was presented.

Steve Hahn commented that it might not be wise to pursue renovation of 107 N Railroad, if there is going to be new construction in the near future. There was comment that the use of 107 as a police station was thought to be temporary and that the Marshal indicated there would be no additional costs for using it.

Utilities and Street

Ron Holladay reported the Woods Edge pumps ran 465 minutes during a recent rain event, due to ground water infiltrating the sewer lines. This high volume of infiltration required three hours of manual observation and pump management by Jantzen and him. Ron advised the council to refrain from any adjustments to the billing.

A surface patch area on Jefferson and Sherman will be replaced at full depth. Superior Seal Coat quoted \$16,172.50 for 180 square feet at 6" depth. Motion to approve the quote by Mary Jo Totten with second of Steve Hahn. Motion carried with unanimous vote.

The pavement preservation treatment on Munsee last fall is not holding up. There is very poor adherence causing a lot of loose pea gravel that must be removed before it causes problems in the storm sewer. Ron will discuss the situation with Pavement Solutions.

Quotes for a replacement truck were received from Bill DeFouw in Lafayette and from Hubbard in Monticello. Hubbard gave a lower price on the same specification and also offered more value for the trade-in. The desired vehicle is a 2026 F350 regular cab, 4WD, with the electric package that offers a dash outlet. The trade is the 2011 F350 with 11' bed, 47,000 miles. Mary Jo Totten moved to approve up to \$55,000 for the truck, a 9' Aluminum bed and strobe lights. Second of Steve Hahn, motion carried with unanimous vote.

Street repairs were identified in twelve areas of Battle Ground. The West Lafayette Street Department agreed to provide Total Patch treatment at their cost of time and materials. This was deemed acceptable by the Council.

The 2001 F350 truck is considered excess inventory and could be sold. After discussion it was agreed to advertise for sale with sealed bids.

Area Plan - A solar ordinance will be ready for consideration at the May meeting.

Old Business

High School Street sidewalk project will commence in June when school is out for the summer. Residents will be notified of construction plans and traffic detours.

New Business

The Council reorganized committee areas of responsibility and assigned leadership. Each committee may add citizen volunteers to add expertise and develop projects.

Human Resources	Steve Hahn, Erin Munn
Utilities/Public Works	Chad Lohmeyer, Mary Jo Totten Steve Hahn, Matt Coppock Erin Munn, Chad
Facilities/Buildings	Lohmeyer Mary Jo Totten, Chad Lohmeyer Mary Jo Totten, Georgia Jones
Community	
Long Range Planning	Motion to adjourn 8:20 p.m. by Mary Jo Totten with second of Steve Hahn.
Town Code/Archives	Motion carried.



Georgia Jones, Clerk



Chad Lohmeyer, Council President

Memorandum of Open-Door Law Compliance

Battle Ground Town Council

Date: April 13, 2026

Time: 6:00 p.m.

Members Present

in Person: Chad Lohmeyer, Steve Hahn, Erin Munn, Mary Jo Totten, Matt Coppock.

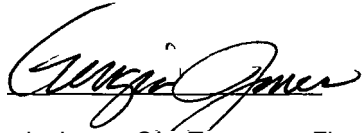
Via Zoom.us:

Also Present in Person: Eric Burns, Fred Townsend, Ron Holladay, Georgia Jones

Guest Present in Person: Denny Morris, Viki Rogers, Chris Limiac, Colin Sullivan, Edward Mroosian, Julie Pepple, and Kathy Vernon

Electronic Means of Communication Used For Members and Public: Zoom.us, Youtube.com

Attest:

A handwritten signature in black ink, appearing to read "Georgia Jones". The signature is fluid and cursive, with the first name "Georgia" written in a larger, more prominent script than the last name "Jones".

Georgia Jones, C^{Ar}>Treasurer, Financial Clerk