

Luce Township Board Minutes
July 8, 2026
5:30 pm

Attendance: Lisa Hemmer, Board President Rick Garrett, Board Secretary
 Daryl Woolard, Board Member Jeremy Gorman, Trustee
 Linda Garrett, Clerk Mike Epperson

Meeting was called to order by President Hemmer at 5:30 pm.

Approval of July 1, 2026 Board Minutes

Motion to approve minutes of the July 1, 2026, meeting: Daryl Woolard

Motion second: Rick Garrett

Vote: 3 – 0

Report on Beauty Shop Project

A letter from Daniel Jenkins, HD Construction, was read and has been included as part of these minutes beginning on page 186.

It was noted that the bid for the siding and roof project was approved by the board in a public meeting on October 22, 2025.

Various items contained in the letter were discussed with Mike Epperson, the contractor referred to in the letter, explaining some of the work completed.

Motion to pay HD Construction the \$4,264.40 billed for additional work completed: Rick Garrett

Motion second: Daryl Woolard

Vote: 3 – 0

Adjournment - Time: 5:47 pm

Motion to Adjourn: Daryl Woolard Motion Second: Rick Garrett Vote: 3-0


 Lisa A. Hemmer


 Wm. Rick Garrett


 Daryl Woolard

HD CONSTRUCTION

DATE: July 7 2026

584 S WASHINGTON STREET
DALE INDIANA, 47523
hdconstruction@psci.net

Luce Township Beauty Shop

Luce Township Trustees:

Jeremy Gorman requested I attend your scheduled meeting, however I had prior engagements.

Beauty shop was a bid project to replace vinyl siding with vertical siding and a new roof, do not replace aluminum post and nothing bid on interior. I bid project for Todd Daming and inspected 4 different locations that did have osb board. During removal of vinyl siding we noticed the exterior walls had aluminum back stryofoam everywhere except the four corners which has no structural integrity. May 28th 2026 I talked with Linda and Todd, they understood we had to put osb on the entire building. I called Jeremy at 9:31 am May 28th and explained the situation, and understood because he was a contractor years ago. We discussed the nail pops on the inside were caused by screwing the osb to 2x4 framing which pulls the studs from drywall. OSB on exterior walls increased buildings structural stability.

May 28 Jeremy stated fix nail pops and Mr Weber will paint, this conversation was on speaker phone because that's the only way I can hear, three of my employees were standing in front of beauty shop and heard this conversation.

Mr Weber called me and was not happy about having to paint and the mess. I got onto my guys for not cleaning up, which one was my son, he sent me videos and pictures of the interior cleaned after each time we sanded.

June 8 2026 12:51pm Jeremy called me, I returned call at 2:11. Jeremy stated paint inside and clean his Uncle did not want to paint. I said will have to pull off another job but Ill take care of it.

June 12 missed call from Jeremy at 11:29 returned call at 11:40 Jeremy and I discussed drywall mess I stated there was not a mess I sent videos and pictures to Mr Weber. Told Jeremy we would finish Monday June 15 if all drywall compound dried. We had to come back June 22 to finish painting because Mrs Weber had clients.

Friday June 19 2026 did a walk through with Jeremy, light bulb front porch and caulk front window.

Wednesday June 24 2026 I met with Jeremy a local contractor and three of my employees at site again.

Jeremy started the conversation out with "We should not pay for the interior work" I stated I notified him of everything we had done yes you are going to pay. I explained to the contractor Jeremy had there what we had done why the nail pops happened, how I contacted Jeremy, Linda and Todd while we were working. Jeremy stated he was in charge of the money I should have contacted him, I reminded him he called me to fix nail pops do not paint, then paint, then 2 walk throughs.

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Luce Township Beauty Shop

I explained to contractor and Jeremy the construction of that buildings foundation is bad, one block from the beauty shop somebody was tracking a track hole across the lot, we witnessed floor shaking and new nail pops. The OSB will defiantly help prolong the life of the structure.

In conclusion to the walk through Jeremy and the local contractor stated work looked good they understood the issues we faced. I have done Construction for 30 years we take pride in our work and try to save Fire Departments and Municipalities money.

July 2 2026 I get another text from Jeremy stating he would like for me to be at the meeting?

I had prior engagements, so I wrote this letter to explain the structural unseen issue, the issues I had dealing with a board member and family conflicts. We enjoyed making your building look great for the community, I have not enjoyed the drama. Respectfully Daniel Jenkins

