

**EAST SHORE CONSERVANCY DISTRICT
REGULAR MEETING MINUTES 6/19/2026
CULVER PUBLIC LIBRARY**

Present: Chairman Fritz Steck was present in the room. Brian Welch, Jim Bremner, Pete Cleveland, and Bradley Wilson were online. Steve Carter and Ginny Munroe were also present.

CALL TO ORDER: The meeting began at approximately 10:32 a.m.

Chairman Fritz Steck explained that because they did not have 2 or more people in the room and the majority of Board members were present online, they could not conduct the meeting with voting. They would instead conduct the meeting without taking an official vote on matters presented in the meeting. He opened the meeting by explaining that it had been advertised according to Indiana code.

Minutes

Fritz and Ginny presented the annual meeting minutes and regular meeting minutes and asked for the Board to vote on these at the next meeting.

Claims

Ginny presented the claims and the Board agreed to vote on these at the next meeting.

Administrative Report

Ginny presented the Administrative Report, covering the following topics:

- **HEA 1459 Legislation (Requirement for Asset Management Plan, Training of Conservancy District Manager, and Other Legislative Changes)**
- **Lake Max Association Advertisement (Placement of Ad)**
- **Update on Culver Wastewater Treatment Plant (Engineering to Start)**
- **Update on Expiring Terms (Pete and Bradley's)**
- **SRF Loan Disbursement (Transfer of Funds to Occur in About a Week)**

Financial Report

Steve Carter presented the Financial Report for January through April, covering balances in the funds.

OLD BUSINESS

Disposal Field

Pete Cleveland reviewed the notice to bid for the sale of the disposal field. He covered the details of the notice to bid. He reviewed the minimum bid amount required per acre of the land,

the dates for the start (August 1) through the end date (August 28) and the award date (September 4). He also covered the bid sheet and how bidders would be required to submit their bid. He discussed the District Board's desire for either restricted development of single-family homes, or a conservation easement, or a combination of this. After a lengthy review of the bid notice, Pete and Board members opened the discussion to questions and/or comments.

District freeholder Linda Whitton thanked Pete for his work and asked if there is a guarantee that whoever secures a winning bid on the land will be able to hook on to the District's system. Board members addressed the question by explaining that it is likely the District would mandate that any houses would hook on to the system. Fritz explained that there are still available connections through the District's agreement with the Town of Culver, and that though some connections would be reserved for current available, buildable lots, there were some remaining that could still connect without exceeding the allotted amount available.

Adam Thada from LMEF said that the organization is drafting a potential conservancy easement.

The Board agreed to meet on July 3rd to vote on the matters that could not be voted on at this meeting due to the lack of two people being present in the room. Ginny suggested a different location than the Culver Town Library because July 3rd was a holiday for many organizations and she believed for the library. The Board decided to meet at the Lake Maxinkuckee Golf Clubhouse at the usual time of 10:30 a.m.