

**Town of Lynnville**  
**Lynnville Town Council**  
**April 15, 2025, Agenda**

**CALL MEETING TO ORDER**

**MOMENT OF SILENCE - PLEDGE OF ALLEGEANCE**

**ROLL CALL**

**APPROVAL OF MINUTES:** February 18, 2025

**APPROVAL OF CURRENT BILLS:** April 2, 2025 - April 15, 2025

**Treasury Report – March 2025**

General Operating	\$35,133.15	Community Center	\$ 8,258.38
MVH/LRS	\$135,892.17	Fire Department	\$ 161,378.08
LIT	\$98,510.02	Park	\$162,297.35
Public Safety	\$102,150.30	Utilities Operating	\$34,677.04
Public Improv Projects	\$253,420.31	Opioid Settlement	\$3,629.20

**Brian Cook, Town Manager**

Work Report Submitted

P.O. Report Submitted

Work Order Report Submitted

**Mike Mitchell, Town Marshal**

Work Report Submitted

**Michael May, Fire Department**

**Residential Business**

1. Long Term Camping Agreements
  - a. Curtis Smith
  - b. Austin Beddingfield
  - c. Joseph Caddell
  - d. Tony Yost
  - e. Allen Hill
2. Air Permit for Peabody Midwest Mining LLC Wild Boar Mine – **Informational Only**

**Old Business**

**Annex**

1. Window Replacements
  - a. 03/04/25-David to move forward getting estimates
  - b. 03/10/25-estimates to be obtained-one came in at \$5,540
  - c. 03/18/25-waiting on estimates
  - d. 04/01/25-estimate received from Taylor Home--\$6,500
  - e. PO issued to Martin Brothers
2. Mainstream for basic connection
  - a. 04/01/25-estimate received-\$82.90 per month
  - b. Agreement signed with Mainstream to connect

## Community Center

1. Current Rates – Tabled 03/14/25 meeting
  - a. 03/04/25-Rachel suggested \$50 increase in pricing
  - b. 03/04/25-Rachel suggested a 3-day rate option
  - c. Motion passed to raise rates by \$50
2. Estimate on Trailer for Storage of Tables and Chairs
  - a. 04/01/25-US Cargo \$7,200
  - b. Trailer has been ordered should arrive approximately May 15<sup>th</sup>
3. Drainage plan behind building
  - a. 04/01/25-obtain estimates-PRPC \$2,692.48
  - b. Brian is to move ahead and either get another quote or issue PO

## Park

1. New Park Area Development – Tabled 03/04/25
  - a. 03/04/25-gathering info with developers. Rachel suggests E-Rep for ideas
  - b. 04/01/25-Wes Symonds – Development ideas
2. Trail Lights
  - a. 03/04/25-David asked Rachel to gather information and pricing information
  - b. 04/01/25-lighting consultant update
  - c. A letter of interest has been developed and will be sent out shortly
3. 115 Possum Lane
  - a. Town Attorney sent a letter

## Town

1. Banners for new light poles
  - a. 03/18/25-decide maximum amount to be spent
  - b. 04/01/25-update on selection
  - c. Council approved the committee to go ahead and order
2. Town Strategic Plan
  - a. 03/04/25-David to move forward to obtain information
  - b. 04/01/25-Commonwealth Strategic Plan
  - c. Entered into an agreement with commonwealth
3. Ordinances review and updates

## New Business

1. Salary Ordinance Amendment – No documentation provided
2. John deer quote approval - \$12,668.04
3. Quotes for Employee Insurance – No documentation provided
4. Quote to have Exterior Community Center Painted
5. Update on 211 Beaver Ln
6. Update on 121 W State Rd 68
7. Quote to Install Wi-Fi at Recreation building – No documentation provided
8. Ordinance Violations
  - a. **306 Cherry St** - Various Ordinance Violation – No utility hooked up at residence
  - b. **309 E 3<sup>rd</sup> St** - Code and Structural Violations – No utility hooked up at residence
  - c. **131 Maple St** – No utility hooked up at residence, garage converted into home
  - d. **209 Main St** – Code and Structural Violations

- e. **227 E 4<sup>th</sup> St** – Driveway needs cleaned up
- f. **415 N Main St.** - Abandoned house needs cleaned up
- g. **212 Oak St** - Garage not completed: permit expired?
- h. **447 Petersburg Rd** - House on Petersburg Rd. selling lawnmowers from an R1
- i. **314 Church St** - Various Ordinance Violations - Parking Spaces – Parking Up to Code
- j. **315 Cherry St** – Various Ordinance Violations
- k. **309 E 3<sup>rd</sup> St** –

9. PARK LEASE RENEWALS – have legal review and update

10. Approve the purchase for a New Stove at Community Center

**Chris Wischer, Attorney**

- 1. Update 501C3
- 2. Ordinances needed

**Lauri Stockus, Clerk-Treasurer**

Upcoming:

- 1. Breakfast with the Easter Bunny and Bluey April 19
- 2. Town Wide Yard Sale April 26
- 3. Mother’s Day Tea May 3
- 4. Clerk-Treasurer on Vacation June 7-June 16

Training Schedule:

- 1. Urban Forestry – Council May 8
- 2. 2025 Legislation - Council May 20

**Doris Horn, Town Council Member**

**Rachel Titzer, Town Council Member**

**David Goldenberg, Town Council President**

**\*\*ADDRESS THE FLOOR\*\***

**NEXT MEETING: May 6, 2025, 6:00pm Town Hall**

**TIME OF ADJOURNMENT**

**ANY AND ALL BUSINESS TO PROPERLY COME BEFORE THE LYNNVILLE TOWN COUNCIL**

Persons with disabilities or non-English speaking persons who wish to attend a public meeting or hearing and need assistance should contact Lauri Stockus, at Town Hall, 207 Main St., Lynnville, IN 47619 or 812-922-5111 not later than one (1) week prior to any meeting or hearing. Every effort will be made to provide reasonable accommodation for any such person(s).

**Lynnville Town Council**  
**April 15, 2025, Meeting Roll Call**

Brian Cook, Town Manager	Present ___ Absent <u>X</u>
Mike Mitchell, Town Marshal	Present ___ Absent <u>X</u>
Michael May, Fire Department	Present ___ Absent <u>X</u>
Chris Wischer, Attorney	Present <u>X</u> Absent ___
Lauri Stockus, Clerk-Treasurer	Present <u>X</u> Absent ___
Rachel Titzer, Town Council Member	Present <u>X</u> Absent ___
Doris Horn, Town Council Member	Present <u>X</u> Absent ___
David Goldenberg, Town Council President	Present <u>X</u> Absent ___

Time Meeting Called to Order 6:00pm

Time Meeting Adjournment 7:19pm

**Town of Lynnville  
Lynnville Town Council  
April 15, 2025, Agenda**

**Present: Chris Wischer, Lauri Stockus, Doris Horn, Rachel Titzer David Goldenberg**

**Absent: Brian Cook, Mike Mitchell, Michael May**

**Call Meeting to Order at 6:00pm**

**Moment of Silence - Pledge of Allegiance**

**Roll Call**

**Approval of Minutes**

Doris makes a motion to approve February 18, 2025, minutes as presented. Rachel seconds the motion. Rachel in favor. Doris in favor. David in favor. Motion carries.

**Approval of Current Bills**

Doris makes a motion to approve the current bills of April 2, 2025 - April 15, 2025, as presented. Rachel seconds the motion. Rachel in favor. Doris in favor. David in favor. Motion carries

**Treasury Report – March 2025**

General Operating	\$35,133.15	Community Center	\$ 8,258.38
MVH/LRS	\$135,892.17	Fire Department	\$ 161,378.08
LIT	\$98,510.02	Park	\$162,297.35
Public Safety	\$102,150.30	Utilities Operating	\$34,677.04
Public Improv Projects	\$253,420.31	Opioid Settlement	\$3,629.20

**Brian Cook, Town Manager – Not Present**

Work Report Submitted

P.O. Report Submitted

Work Order Report Submitted

**Mike Mitchell, Town Marshal - Not Present**

Work Report Submitted

**Michael May, Fire Department – Not Present**

**Residential Business**

Long Term Camping Agreements

**Curtis Smith**

Rachel makes a motion to approve Long Term Camping Agreement as presented. Doris seconds the motion. Rachel in favor. Doris in favor. David in favor. Motion carries

**Austin Beddingfield**

Rachel makes a motion to approve Long Term Camping Agreement as presented. Doris seconds the motion. Rachel in favor. Doris in favor. David in favor. Motion carries

**Joseph Caddell**

Rachel makes a motion to approve Long Term Camping Agreement as presented. Doris seconds the motion. Rachel in favor. Doris in favor. David in favor. Motion carries

## **Tony Yost**

Rachel makes a motion to approve Long Term Camping Agreement as presented. Doris seconds the motion. Rachel in favor. Doris in favor. David in favor. Motion carries

## **Allen Hill**

Rachel makes a motion to approve Long Term Camping Agreement as presented. Doris seconds the motion. Rachel in favor. Doris in favor. David in favor. Motion carries

## Air Permit for Peabody Midwest Mining LLC Wild Boar Mine – Informational Only

### **Old Business**

## **Annex**

### Window Replacements - Informational Only

1. 03/04/25-David to move forward getting estimates
2. 03/10/25-estimates to be obtained-one came in at \$5,540
3. 03/18/25-waiting on estimates
4. 04/01/25-estimate received from Taylor Home--\$6,500
5. 04/15/25-PO issued to Martin Brothers

### Mainstream for basic connection

1. 04/01/25-estimate received-\$82.90 per month with Mainstream
2. 04/15/25-waiting for estimate from Ohio Valley for service

## **Community Center**

### Current Rates – Informational Only

1. 03/04/25-Rachel suggested \$50 increase in pricing
2. 03/04/25-Rachel suggested a 3-day rate option
3. 04/15/25-Motion passed to raise rates by \$50

### Estimate on Trailer for Storage of Tables and Chairs – Informational Only

1. 04/01/25-US Cargo \$7,200
2. 04/15/25-Trailer has been ordered should arrive approximately May 15<sup>th</sup>

### Drainage plan behind building

1. 04/01/25-obtain estimates-PRPC \$2,692.48
2. 04/15/25-Brian is to move ahead and either get another quote or issue PO

## **Park**

### New Park Area Development – Tabled 03/04/25

1. 03/04/25-gathering info with developers. Rachel suggests E-Rep for ideas
2. 04/01/25-Wes Symonds – Development ideas

### Trail Lights

1. 03/04/25-David asked Rachel to gather information and pricing information
2. 04/01/25-lighting consultant update
3. 04/15/25-A letter of interest has been developed and will be sent out shortly. Aaron from Commonwealth will be updating on Friday

### 115 Possum Lane

1. 04/01/25-Leased property has a driveway culvert that needs repaired/replaced. Causing water to not flow freely and properly
2. 04/15/25-Town Attorney working on getting a letter sent to lessee

## Town

### Banners for new light poles

1. 03/18/25-decide maximum amount to be spent
2. 04/01/25-update on selection
3. 04/15/25-Council approved the committee to go ahead and order. Vista Print was suggested to use for printing

### Town Strategic Plan

1. 03/04/25-David to move forward to obtain information
2. 04/01/25-Commonwealth Strategic Plan
3. 04/15/25-Entered into an agreement with commonwealth

### Ordinances review and updates

Town Attorney will review and update ordinances in the future. At this time, there are enough projects going on and nothing else needs to be added to that list.

### **New Business**

Salary Ordinance Amendment – No documentation provided.

Salary Ordinance amendment- Tabled

New Pay Rates for Park Employees are as follows:

- |                      |                   |                    |
|----------------------|-------------------|--------------------|
| 1. G. B. - \$13.00   | 4. K.J. - \$13.60 | 7. D. R. - \$13.00 |
| 2. 1. J.L. - \$15.25 | 5. J.L. - \$15.25 |                    |
| 3. K.H. - \$15.25    | 6. K.R. - \$15.50 |                    |

Doris makes a motion to approve the pay raises as presented. Rachel seconds the motion. Rachel in favor. Doris in favor. David in favor. Motion carries

### John Deer Mower Quote Approval - \$12,668.04.

Rachel makes a motion to approve the purchase of the John Deer mower for the Town of Lynnville. Doris seconds the motion. Rachel in favor. Doris in favor. David in favor. Motion carries

### Quotes for Employee Insurance – No documentation provided.

Tabled

### Quote to have Exterior Community Center Painted.

Tabled

### Update for 211 Beaver Ln

Mr. Bruner messaged they are close to settling but there is no other update at this time.

### Update for 121 W State Rd 68

Mr. Bruner messaged they are close to settling but there is no other update at this time.

### Quote to Install Wi-Fi at Recreation building – No documentation provided.

Continuing to obtain estimates. Waiting for estimates from Ohio Valley.

### Ordinance Violations.

**306 Cherry St** - Various Ordinance Violation – No utility hooked up at residence

**309 E 3<sup>rd</sup> St** - Code and Structural Violations – No utility hooked up at residence

**131 Maple St** – No utility hooked up at residence, garage converted into home

**209 Main St** – Code and Structural Violations

**227 E 4<sup>th</sup> St** – Driveway needs cleaned up

**415 N Main St.** - Abandoned house needs cleaned up

**212 Oak St** - Garage not completed: permit expired

**447 Petersburg Rd** - House on Petersburg Rd. selling lawnmowers from an R1

**314 Church St** - Various Ordinance Violations - Parking Spaces – Parking Up to Code

**315 Cherry St** – Various Ordinance Violations

All violations were given to the Town Attorney to review and suggest the best course of action to proceed.

PARK LEASE RENEWALS – have legal review and update

Tabled to allow Town Attorney to review and suggest updates.

Approval for the purchase of a New Stove for the Community Center

Doris makes a motion to approve the purchase of a stove up to \$900.00 for the Community Center. David seconds the motion. Rachel in favor. Doris in favor. David in favor. Motion carries

The existing stove that is in the Community Center is to be moved to the Annex.

**Chris Wischer, Attorney**

Update 501C3

The Articles have been filed, and the by-laws are to be finished. Should have completed in around 2 months.

Ordinances needed

The ones that are already being worked on are sufficient for now. Once some of the ongoing projects have been completed and things slow down, they will work on reviewing and updating existing ordinances.

**Lauri Stockus, Clerk-Treasurer**

Upcoming:

- |  |                |
|--|----------------|
| 1. Breakfast with the Easter Bunny and Bluey | April 19       |
| 2. Town Wide Yard Sale                       | April 26       |
| 3. Mother’s Day Tea - <b>Cancelled</b>       | May 3          |
| 4. Clerk-Treasurer on Vacation               | June 7-June 16 |

Training Schedule:

- |                                      |        |
|--------------------------------------|--------|
| 1. Urban Forestry – <b>Council</b>   | May 8  |
| 2. 2025 Legislation - <b>Council</b> | May 20 |

**Doris Horn, Town Council Member**

Will pick up Bunny suit from cleaners for the Easter Breakfast.

Have been working on the Farmer’s Market.

**Rachel Titzer, Town Council Member**

Kids for Vets will be hosting a lemonade stand during the Town Wide Yard Sale April 26, 2025. They would also like to have their lemonade stand at other community events also.

Bright Beginnings Day Care will have concessions set up at the Community Center for the Town Wide Yard Sale.

The paperwork for Tecumseh Trail sign is ready to be signed for Custom Signs to start.

Working on a logo for the Farmer's Market and getting the paperwork sent out. Also, running a contest on Facebook to give the annex a name.

There was heated discussion concerning a request to put rock on one alley. The heated concern is if the town pays to put rock or maintains one alley they should do it for all alleys. It was also discussed how the community may perceive it if the alley being rocked/maintained runs next to and is used by council members. Per Chris, the general rule is that towns are not required to maintain alleys only to keep them passable and safe. The request for rock was withdrawn.

Alley discussion on what, if any, repairs/maintenance the town will do is tabled. Doris wants all the alleys opened up completely, paved and useable and she will be getting estimates.

**David Goldenberg, Town Council President**

Working on getting a grant to help get safety rails for the narrow road by the lake. Some sort of safety features need to go there even if the grant is not received.

**\*\*ADDRESS THE FLOOR\*\***

The Council recognized Ray Wallace. Ray states why his property taxes have doubled this year. Rachel and Chris explained tax rates and how they work. The last time the Town of Lynnville's tax rate was raised was in 2014. The Town of Lynnville's tax rate is the 3<sup>rd</sup> lowest in Pike, Gibson, Warrick and Vanderburgh counties. They also explained there was a bond for the Main St Project.

**NEXT MEETING: May 6, 2025, 6:00pm Town Hall**


Doris makes the motion to adjourn the Town Council meeting. Rachel seconds the motion. Rachel in favor. Doris in favor. David in favor. The meeting is adjourned at 7:19pm.

**Lynnville Town Council:**

  
Rachel Titzer, Council Member

  
Doris Horn, Council Member

  
David Goldenberg, Council President

Attest:   
Lauri Stockus, Clerk-Treasurer

Persons with disabilities or non-English speaking persons who wish to attend a public meeting or hearing and need assistance should contact Lauri Stockus. at Town Hall, 207 Main St., Lynnville, IN 47619 or 812-922-5111 not later than one (1) week prior to any meeting or hearing. Every effort will be made to provide reasonable accommodation for any such person or person.

April 15, 2025 Sign In

Ray Wauack

Travis Lubchans

# ACCOUNTS PAYABLE VOUCHER REGISTER SUMMARY

## TOWN OF LYNNVILLE

GOVERNMENTAL UNIT

AGENCY

APV Register Batch - April 15, 2025 Town Council Meeting

Installed by the TOWN OF LYNNVILLE-2018

Page 1 of 2 Pages

General Form No. 364 (1997) APVREGISTER\_SUM.FRX

NOTES:(1) Use both sides of the form if needed. Signatures of governing board should appear only on the final page of each meeting in which accounts payable vouchers are allowed.  
(2) The Memorandum is for entering action on accounts payable vouchers if disallowed in whole or in part, if continue to a later meeting of governing board, or for other pertinent information.

Check Date	Vendor	Name of Claimant	Office Department	Amount of Voucher	Amount Allowed	Warrant	Check/Memorandum (See Note (2) Above)
//	102	4JS HARDWARE, LLC	9 -BUILDING REPAIR /	61.19			Rec Building Repairs - plumbing
//	54	AUTOZONE STORES LLC	0 -TOWN MARSHAL -	4.39			10 pack of bulbs
04/07/2025	235	BFI WASTE SERVICES OF	SLUDGE REMOVAL	5133.95	5133.95	23884	Monthly service
04/08/2025	275	BILL TAYLOR	0-PUBLIC IMPROVEMENT	1500.00	1500.00	7504	Annex "Caging" Wall for Records
04/07/2025	270	CINTAS CORPORATION NO 2	MATERIALS AND	253.16	253.16	23892	1st aid kits for trucks
04/07/2025	225	CITI CARDS	9 -GROUND	214.73	214.73	23891	Signage for park
//	213	COMMONWEALTH	0-PUBLIC IMPROVEMENT	31731.11			Main St Project
//	66	CORE & MAIN LP	WWTP DEPRICIATING	187.80			Leak @ WWTP - Submitted for
04/02/2025	31	DUKE ENERGY	5 -ELECTRIC/NATURAL	211.70	211.70	23839	Monthly service
04/02/2025	31	DUKE ENERGY	0 -ELECTRIC	481.10	481.10	23840	Monthly service
04/02/2025	31	DUKE ENERGY	9 -ELECTRIC	1473.11	1473.11	23841	Monthly service
04/02/2025	31	DUKE ENERGY	PURCHASED POWER	1863.34	1863.34	23842	Monthly service
//	239	ENVIRONMENTAL RESOURCE	PROFESSIONAL SERVICES	536.12			Hardness Study
04/08/2025	231	HOOSIER BUSINESS	9 -OFFICE SUPPLIES	58.38	58.38	2405	Quarterly service
04/08/2025	231	HOOSIER BUSINESS	MATERIALS AND	116.76	116.76	5116	Quarterly service
//	803	HOOSIER FIRE EQUIPMENT	VEHICLE/EQUIPMENT	168.00			Hydro Test
04/07/2025	905	IND DEPT OF WORKFORCE	PAYROLL NET SALARIES	285.65	285.65	23880	1st Quarter Balance Due
04/02/2025	904	INDIANA DEPT OF	SALES TAX	926.22	926.22	23880	WH
04/08/2025	8	INDIANA UNDERGROUND	PROFESSIONAL SERVICES	105.45	105.45	5117	Quarterly service
04/03/2025	274	KATHERINE HOFMANN	9 -BUILDING REPAIR /	49.98	49.98	2404	Rec Building Flooring - Clear coat
//	221	LENSLOCK INC.	0 -TOWN MARSHAL -	2292.00			Body cam program annual contract
03/31/2025	1207	LNB COMMUNITY BANK	5 -REPAIRS AND	10.00	10.00	23862	Service charge
04/02/2025	1203	LYNNVILLE UTILITIES	5 -WATER/SEWER	47.64	47.64	23847	Monthly service
04/02/2025	1203	LYNNVILLE UTILITIES	WATER / SEWER	47.64	47.64	23848	Monthly service
04/02/2025	1203	LYNNVILLE UTILITIES	0 -WATER / SEWER	123.53	123.53	23849	Monthly service
04/02/2025	1203	LYNNVILLE UTILITIES	9 -WATER / SEWER	220.66	220.66	23850	Monthly service
04/02/2025	1203	LYNNVILLE UTILITIES	MATERIALS AND	55.91	55.91	23851	Monthly service
//	177	MACQUEEN	EQUIPMENT / MACHINERY	160.00			Compressor repair
04/02/2025	77	MAINSTREAM FIBER	PHONE / INTERNET / TV	101.70	101.70	23843	Monthly service
04/02/2025	77	MAINSTREAM FIBER	0 -PHONE / INTERNET /	301.37	301.37	23844	Monthly service
04/02/2025	77	MAINSTREAM FIBER	9 -PHONE / INTERNET	195.54	195.54	23845	Monthly service
04/02/2025	77	MAINSTREAM FIBER	MATERIALS AND	213.39	213.39	23846	Monthly service
04/07/2025	207	MCEEN SERVICES LLC	PROFESSIONAL SERVICES	7865.00	7865.00	5114	Monthly service
//	243	MENARD INC	9 -BUILDING REPAIR /	377.81			Rec Building Repair - Thamicrofiber
04/07/2025	1605	PATOKA LAKE REGIONAL	PURCHASED WATER	9852.43	9852.43	5115	Monthly service
03/31/2025	81	PAYROC LLC	5 -REPAIRS AND	130.84	130.84	23868	Monthly service
03/31/2025	81	PAYROC LLC	9 -OPERATING SUPPLIES	232.26	232.26	23870	Monthly service
04/07/2025	1602	PAYROLL	0 -COUNCIL MEMBERS	4568.03	4568.03	23871	Gen Council
04/07/2025	1602	PAYROLL	SALARIES/WAGES	10040.62	10040.62	23872	WTP Wages
04/07/2025	1602	PAYROLL	PAYROLL FEDERAL 941	15755.92	15755.92	23873	Net DD Entry

# ACCOUNTS PAYABLE VOUCHER REGISTER SUMMARY

TOWN OF LYNNVILLE

GOVERNMENTAL UNIT

AGENCY

NOTES: (1) Use both sides of the form if needed. Signatures of governing board should appear only on the final page of each meeting in which accounts payable vouchers are allowed.  
 (2) The Memorandum is for entering action on accounts payable vouchers if disallowed in whole or in part, if continue to a later meeting of governing board, or for other pertinent information.

Page 2 of 2 Pages

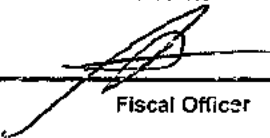
Installed by the TOWN OF LYNNVILLE-2018

General Form No. 364 (1997) APVREGISTER\_SUM.FRX

Check Date	Vendor	Name of Claimant	Office Department	Amount of Voucher	Amount Allowed	Warrant	Check/ Memorandum (See Note (2) Above)
04/07/2025	1602	PAYROLL	5 -REPAIRS AND	196.77	196.77	23874	Community Center-Repairs/Maint
04/07/2025	1602	PAYROLL	9 -GROUNDSKEEPER	6053.20	6053.20	23875	Park Groundskeeper
04/02/2025	143	POINT MAN TECHNOLOGY LLC	9 -OPERATING SUPPLIES	180.00	180.00	2402	
04/02/2025	143	POINT MAN TECHNOLOGY LLC	PROFESSIONAL SERVICES	560.00	560.00	5112	Monthly service
04/02/2025	143	POINT MAN TECHNOLOGY LLC	0 -PROFESSIONAL	180.00	180.00	7499	Monthly service
04/02/2025	1402	QUADIENT, INC	POSTAGE SERVICES	38.39	38.39	2165	Quarterly Leasing service
04/02/2025	1402	QUADIENT, INC	9 -POSTAGE SERVICES	38.39	38.39	2403	Quarterly lease service
04/02/2025	1402	QUADIENT, INC	MATERIALS AND	76.80	76.80	5113	Quarterly lease service
04/02/2025	1402	QUADIENT, INC	0 -POSTAGE SERVICES	38.39	38.39	7500	Quarterly leasing service
04/08/2025	264	RENTOKIL NORTH AMERICA	5 -REPAIRS AND	100.00	100.00	23905	Quarterly service
04/08/2025	264	RENTOKIL NORTH AMERICA	0 -BUILDING REPAIR /	80.00	80.00	23906	Quarterly service
04/08/2025	264	RENTOKIL NORTH AMERICA	9 -BUILDING REPAIR /	251.20	251.20	23907	Quarterly service -Rec
04/08/2025	264	RENTOKIL NORTH AMERICA	PROFESSIONAL SERVICES	161.20	161.20	23908	Quarterly service
04/08/2025	241	SAM'S CLUB MC/SYNCB	0 -PRINTING /	411.43	411.43	23895	Plaque for Bruner
04/08/2025	241	SAM'S CLUB MC/SYNCB	9 -BUILDING REPAIR /	215.40	215.40	23896	Showerhouse repair/update
04/08/2025	241	SAM'S CLUB MC/SYNCB	TRANSPORTATION	994.43	994.43	23897	New tires installed
04/07/2025	172	STOLL-KEENON-OGDEN PLLC	0 -LIT DISTRIBUTION	2918.00	2918.00	7503	Emails/Discuss sewer rate study w/Lauri,
04/07/2025	2005	TRANSFER OF FUNDS	0 -FICAMED/WKFRC	23.41	23.41	23877	1st Quarter Balance Due
04/07/2025	2005	TRANSFER OF FUNDS	9 -WORKERS COMP -	92.18	92.18	23878	1st Quarter Balance Due
04/07/2025	2005	TRANSFER OF FUNDS	SALARIES/WAGES	170.06	170.06	23879	1st Quarter Balance Due
03/01/2025	2005	TRANSFER OF FUNDS	SALARIES/WAGES	747.47	747.47	23883	TM March insurance pmt
04/04/2025	200	WEX BANK	0 -TOWN MARSHAL -	66.22	66.22	23863	Monthly service
04/04/2025	200	WEX BANK	9 -EQUIPMENT REPAIR /	201.90	201.90	23864	Monthly service
04/04/2025	200	WEX BANK	TRANSPORTATION	260.17	260.17	23865	Monthly service
04/04/2025	200	WEX BANK	TRANSPORTATION	366.28	366.28	23866	Monthly service
04/04/2025	200	WEX BANK	FUEL FOR TRUCKS	62.85	62.85	23867	Monthly service
03/10/2025	200	WEX BANK	FUEL FOR TRUCKS	62.85	62.85	23869	Monthly service
04/08/2025	200	WEX BANK	FUEL FOR TRUCKS	227.15	227.15	23910	Monthly service
		Checks: 0 - 23910		112728.17	77209.95		

I hereby certify that each of the above listed vouchers and the invoices, or bills attached thereto, are true and correct and I have audited same in accordance with IC 5-11-10-i.6

4/15, 2025

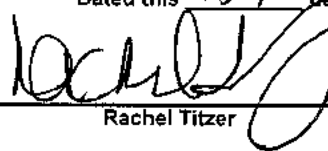
  
\_\_\_\_\_  
Fiscal Officer

ALLOWANCE OF ACCOUNTS PAYABLE VOUCHERS

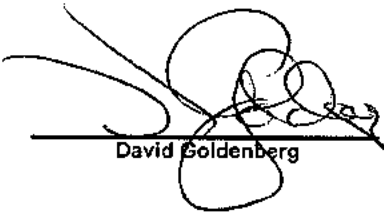
TOWN OF LYNNVILLE

We have examined the Accounts Payable Vouchers listed on the foregoing Register of Accounts Payable Vouchers consisting of 2 pages and except for accounts payables not allowed as shown on the Register such accounts payables are hereby allowed in the total amount of \$ 112728.17.

Dated this 15<sup>th</sup> day of April 2025.

  
\_\_\_\_\_  
Rachel Titzer

Doris Horn  
\_\_\_\_\_  
Doris Horn

  
\_\_\_\_\_  
David Goldenberg

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Signatures of Governing Board

# Payfile Distribution Journal

For payfile ending 04/04/2025 12:00:00 AM

All Records

Distribution Name	Account Number	Wage Amount	Deduction Name	Deduction Amount
<b>Location: Groundskeeping</b>				
Gen Groundskeeping	1101001114.000	\$1291.81	Federal Withholding	\$853.34
MVH Wages	2201001112.000	\$1141.84	FICA Withholding	\$565.65
Community Center-Rep	2226000361.000	\$182.83	Medicare Withholding	\$132.29
Town Manager	4437020111.400	\$170.48	State Withholding	\$273.70
WTP Wages	6101001112.000	\$1542.63	Local Withholding	\$45.62
WWTP Wages	6201001112.000	\$4973.54	Ambetter from MHS- P	\$132.12
			DD - Centurion Feder	\$360.09
			DD - German American	\$4227.22
			DD - Heritage Federa	\$240.47
			DD - IN Members Cred	\$1408.17
			DD - Old National	\$1016.77
			Delta Dental	\$7.82
			Globe Life	\$25.56
			VSP Vision Care	\$14.31
	<b>Groundskeeping Wages Total</b>	<b>\$9303.13</b>	<b>Deductions Total</b>	<b>\$9303.13</b>
			<b>Net Pay</b>	<b>\$0.00</b>
<b>Location: Park</b>				
Park Groundskeeper	2204001111.000	\$1690.95	Federal Withholding	\$51.94
Park Employees	2204001113.000	\$2011.96	FICA Withholding	\$321.88
Park Superintendent	2204001116.000	\$1538.46	Medicare Withholding	\$75.28
			State Withholding	\$155.75
			Local Withholding	\$25.95
			DD - Diamond Valley	\$1328.47
			DD - Fifth Third Ban	\$256.36
			DD - LNB Community	\$1919.38
			DD - Liberty Federal	\$57.30
			DD - Peoples	\$999.49
			Globe Life	\$49.57
	<b>Park Wages Total</b>	<b>\$5241.37</b>	<b>Deductions Total</b>	<b>\$5241.37</b>
			<b>Net Pay</b>	<b>\$0.00</b>
<b>Location: Town Hall</b>				
Gen Council	1101001111.000	\$271.29	Federal Withholding	\$226.33
Gen Town Hall	1101001111.240	\$120.58	FICA Withholding	\$293.62
Gen Clerk Treasurer	1101001112.000	\$566.43	Medicare Withholding	\$68.66
Park Clerk Treasurer	2204001112.000	\$89.40	State Withholding	\$142.07
Park Extra Help	2204001114.000	\$66.99	Local Withholding	\$33.07
Park Board Members	2204001115.000	\$229.56	AFLAC- Post Tax	\$29.95
Town Marshal	2240200111.400	\$224.00	AFLAC- PreTax	\$26.30
Community Center Coo	4437001371.000	\$461.53	DD - Bancorp	\$1098.62
WTP Wages	6101001112.000	\$1413.48	DD - Fifth Third Ban	\$309.05

# Payfile Distribution Journal

For payfile ending 04/04/2025 12:00:00 AM

All Records

Distribution Name	Account Number	Wage Amount	Deduction Name	Deduction Amount
WWTP Wages	6201001112.000	\$1413.48	DD - LNB Community	\$1709.71
			DD - Liberty Federal	\$665.80
			DD - USAA Federal Sa	\$159.02
			Globe Life	\$94.54
<b>Town Hall Wages Total</b>		\$4856.74	<b>Deductions Total</b>	<b>\$4856.74</b>
				<b>Net Pay</b> \$0.00
<hr/>				
<b>Location: GRAND TOTAL</b>				
Gen Council	1101001111.000	\$271.29	Federal Withholding	\$1131.61
Gen Town Hall	1101001111.240	\$120.58	FICA Withholding	\$1181.15
Gen Clerk Treasurer	1101001112.000	\$566.43	Medicare Withholding	\$276.23
Gen Groundskeeping	1101001114.000	\$1291.81	State Withholding	\$571.52
MVH Wages	2201001112.000	\$1141.84	Local Withholding	\$104.64
Park Groundskeeper	2204001111.000	\$1690.95	AFLAC- Post Tax	\$29.95
Park Clerk Treasurer	2204001112.000	\$89.40	AFLAC- PreTax	\$26.30
Park Employees	2204001113.000	\$2011.96	Ambetter from MHS- P	\$132.12
Park Extra Help	2204001114.000	\$66.99	DD - Bancorp	\$1098.62
Park Board Members	2204001115.000	\$229.56	DD - Centurion Feder	\$360.09
Park Superintendent	2204001116.000	\$1538.46	DD - Diamond Valley	\$1328.47
Community Center-Rep	2226000361.000	\$182.83	DD - Fifth Third Ban	\$565.41
Town Marshal	2240200111.400	\$224.00	DD - German American	\$4227.22
Community Center Coo	4437001371.000	\$461.53	DD - Heritage Federa	\$240.47
Town Manager	4437020111.400	\$170.48	DD - IN Members Cred	\$1408.17
WTP Wages	6101001112.000	\$2956.11	DD - LNB Community	\$3629.09
WWTP Wages	6201001112.000	\$6387.02	DD - Liberty Federal	\$723.10
			DD - Old National	\$1016.77
			DD - Peoples	\$999.49
			DD - USAA Federal Sa	\$159.02
			Delta Dental	\$7.82
			Globe Life	\$169.67
			VSP Vision Care	\$14.31
<b>GRAND TOTAL Wages Total</b>		\$19401.24	<b>Deductions Total</b>	<b>\$19401.24</b>
				<b>Net Pay</b> \$0.00

# Hours Report Summary

For payfile ending 04/04/2025 12:00:00 AM

All Records

**Paytype : Normal**

Distribution Name	Account Number	Units Taken	Hours Worked	Salary Hours	Amount
Gen Council	1101001111.000	0.00000	0.00000	0.00000	\$271.29
Gen Town Hall	1101001111.240	0.00000	5.24250	0.00000	\$120.58
Gen Clerk Treasurer	1101001112.000	0.00000	0.00000	0.00000	\$566.43
Gen Groundskeeping	1101001114.000	0.00000	65.08450	0.00000	\$1291.81
MVH Wages	2201001112.000	0.00000	14.38300	0.00000	\$362.98
Park Groundskeeper	2204001111.000	0.00000	118.00000	0.00000	\$1690.95
Park Clerk Treasurer	2204001112.000	0.00000	0.00000	0.00000	\$89.40
Park Employees	2204001113.000	0.00000	148.67000	0.00000	\$2011.96
Park Extra Help	2204001114.000	0.00000	2.91250	0.00000	\$66.99
Park Board Members	2204001115.000	0.00000	0.00000	0.00000	\$229.56
Park Superintendent	2204001116.000	0.00000	0.00000	99.00000	\$1538.46
Community Center-Repairs/Maint	2226000361.000	0.00000	5.19150	0.00000	\$96.25
Town Marshal	2240200111.400	0.00000	8.00000	0.00000	\$224.00
Community Center Coordinator	4437001371.000	0.00000	0.00000	0.00000	\$461.53
Town Manager	4437020111.400	0.00000	4.00000	0.00000	\$170.48
WTP Wages	6101001112.000	0.00000	58.63300	0.00000	\$2523.39
WWTP Wages	6201001112.000	0.00000	86.63300	0.00000	\$3716.75
<b>Subtotals for Paytype : Normal</b>		0.00000	516.75000	99.00000	\$15432.81

**Paytype : Overtime**

Distribution Name	Account Number	Units Taken	Hours Worked	Salary Hours	Amount
MVH Wages	2201001112.000	0.00000	0.00000	0.00000	\$0.00
Community Center-Repairs/Maint	2226000361.000	0.00000	0.00000	0.00000	\$0.00
WTP Wages	6101001112.000	0.00000	0.00000	0.00000	\$0.00
WWTP Wages	6201001112.000	0.00000	35.00000	0.00000	\$2237.55
<b>Subtotals for Paytype : Overtime</b>		0.00000	35.00000	0.00000	\$2237.55

# Hours Report Summary

For payfile ending 04/04/2025 12:00:00 AM  
All Records

Distribution Name	Account Number	Units Taken	PTO	Hours Worked	Salary Hours	Amount
MVH Wages	2201001112.000	32.40000		0.0000	0.00000	\$778.86
Community Center-Repairs/Maint	2226000361.000	3.60000		0.0000	0.00000	\$86.58
WTP Wages	6101001112.000	18.00000		0.0000	0.00000	\$432.72
WWTP Wages	6201001112.000	18.00000		0.0000	0.00000	\$432.72
<b>Subtotals for Paytype : PTO</b>		<b>72.00000</b>		<b>0.00000</b>	<b>0.00000</b>	<b>\$1730.88</b>

PTO	Units Taken	Hours Worked	Salary Hours	Amount
	72.00000	551.75000	99.00000	\$19401.24

Total Records Printed : 20

Installed by the TOWN OF LYNNVILLE-2018  
Fund Report  
All Funds  
For the month of March 2025  
Grouped By Bank Number  
Ordered By Bank Number, Fund Number

FUND TITLE	BALANCE BEG OF YEAR	REVENUE YTD	DISBURSED YTD	BALANCE BEG OF MONTH	REVENUE MTD	DISBURSED MTD	CURRENT BALANCE
Bank Number 0							
101 GENERAL	57931.31	4342.27	27140.43	48412.24	2028.54	15307.63	35133.15
176 ARPA GRANT - COMMUNITY CENTER	1800.00	0.00	0.00	1800.00	0.00	0.00	1800.00
177 ARP GRANT	5861.90	0.00	0.00	5861.90	0.00	0.00	5861.90
201 MVH - MOTOR VEHICLE HIGHWAY	40531.57	8142.38	6518.78	41576.42	3069.82	2491.07	42155.17
202 LRS - LOCAL ROADS AND STREET	50732.31	4681.63	1147.13	53089.92	1579.51	402.62	54266.81
203 MVH-50% RESTRICTED	34964.08	4506.11	0.00	37838.28	1631.91	0.00	39470.19
217 DONATION	1381.02	900.00	0.00	1381.02	900.00	0.00	2281.02
240 PUBLIC SAFETY	94291.64	17322.75	9464.09	101573.54	5774.25	5197.49	102150.30
241 POLICE DONATION FUND	150.00	0.00	0.00	150.00	0.00	0.00	150.00
242 RAINY DAY FUND	46535.06	0.00	0.00	46535.06	0.00	0.00	46535.06
256 OPIOID SETTLEMENT UNRESTRICTED	1923.76	0.00	0.00	1923.76	0.00	0.00	1923.76
257 OPIOID SETTLEMENT RESTRICTED	1705.44	0.00	0.00	1705.44	0.00	0.00	1705.44
270 TECUMSEH TRAIL FUND-MAINTENANCE AND DONATION	4906.64	0.00	368.98	4626.83	0.00	89.17	4537.66
311 REDEVELOPMENT AUTHORITY 2024 PROJECT CONSTRUCTION	0.00	0.00	0.00	0.00	0.00	0.00	0.00
401 CCI - CUMULATIVE CAPITAL IMPROVEMENTS	7457.22	0.00	0.00	7457.22	0.00	0.00	7457.22
402 CCD - CUMULATIVE CAPITAL DEVELOPMENT	0.00	0.00	0.00	0.00	0.00	0.00	0.00
405 PUBLIC IMPROVEMENT PROJECTS	167866.90	137930.45	52377.04	262666.52	10000.00	19246.21	253420.31
437 LIT - LOCAL INCOME TAX	91439.43	16437.00	9366.41	97061.42	5479.00	4030.40	98510.02
ibTotal Bank Number 0	609478.28	194262.59	106382.86	713659.57	30463.03	46764.59	697358.01
Bank Number 1							
101 WTP-CASH OPERATING-DAILY DEPOSITS	7630.91	54426.87	76099.15	-10286.61	20023.15	23777.91	-14041.37
103 WTP-DEPRECIATING	38546.99	10375.01	13648.80	35123.20	150.00	0.00	35273.20
104 WTP-CUSTOMER DEPOSITS	41804.74	700.00	547.14	42104.74	200.00	347.14	41957.60
201 WWTP-CASH OPERATING-DAILY DEPOSITS	78166.76	93197.18	122645.53	50165.92	33976.36	35423.87	48718.41

Installed by the TOWN OF LYNNVILLE-2018  
Fund Report

FUND TITLE	BALANCE BEG OF YEAR	REVENUE YTD	DISBURSED YTD	BALANCE BEG OF MONTH	REVENUE MTD	DISBURSED MTD	CURRENT BALANCE
202 WWTP-BOND/INTEREST	90143.99	6500.00	101515.95	-4871.96	0.00	0.00	-4871.96
203 WWTP-DEPRECIATING	39566.87	2000.00	13648.80	28018.07	0.00	0.00	28018.07
1906 CONSTRUCTION IN PROGRESS - SPURGEON PROJECT	53698.20	311926.80	62071.50	318710.90	0.00	15157.40	303553.50
1bTotal Bank Number 1	349558.46	479125.86	390176.87	458964.26	54349.51	74706.32	438607.45
3ank Number 4							
701 PAYROLL	4711.77	101774.97	106503.95	-295.70	39495.34	39216.85	-17.21
1bTotal Bank Number 4	4711.77	101774.97	106503.95	-295.70	39495.34	39216.85	-17.21
3ank Number 5							
226 COMMUNITY CENTER	8572.80	8619.36	8933.78	7916.27	2161.65	1819.54	8258.38
1bTotal Bank Number 5	8572.80	8619.36	8933.78	7916.27	2161.65	1819.54	8258.38
3ank Number 6							
208 FIRE TERRITORY EQUIPMENT	37204.44	0.00	0.00	37204.44	0.00	0.00	37204.44
209 FIRE PROTECTION TERRITORY	124846.12	1429.11	35091.19	114818.02	243.99	23877.97	91184.04
1410 FIRE PROTECTION TERRITORY - NEW VEHICLE	32989.60	0.00	0.00	32989.60	0.00	0.00	32989.60
1bTotal Bank Number 6	195040.16	1429.11	35091.19	185012.06	243.99	23877.97	161378.08
3ank Number 8							
301 WWTP-CONSTRUCTION	0.00	0.00	0.00	0.00	0.00	0.00	0.00
1bTotal Bank Number 8	0.00	0.00	0.00	0.00	0.00	0.00	0.00
3ank Number 9							
204 LYNNVILLE PARK	197198.88	31674.77	66576.30	181235.54	13590.22	32528.41	162297.35
1bTotal Bank Number 9	197198.88	31674.77	66576.30	181235.54	13590.22	32528.41	162297.35
GRAND TOTAL ***	1364660.35	816886.66	713664.95	1546492.00	140303.74	218913.68	1467882.06

Projects Funding

April 2025

Public Improvement Fund

		Paid	
CCMG	\$100,000.00		
Jecumseh Sign	\$2,639.90		
Town Hall Updates	\$20,183.14		
Town Hall Server Updates	\$7,500.00		
Town Hall LED sign	\$17,378.73		
Town Hall Baffles	\$3,448.66		
Town Strategic Plan	\$		
WTP Server Updates	\$3,639.21	APV #23794	
Annex Back Door Replacement	\$1,457.57	APV #23503	
Annex Heating & A/C	\$13,459.00	APV #23620	
Annex Roof - Reimburse	\$16,409.00		
Annex Painting - Reimburse	\$8,300.00		
Annex Tree Removal/Trim	\$2,000.00	APV #23806	
Annex Parking Lot Rock	\$3,412.00	APV #23768	
Annex Caging Wall for Records	\$1,500.00	APV #23902	
Annex Electrical Update	\$3,033.00	APV #23832	
Annex Wi-Fi Connection	\$		
Window Replacement	\$6,500.00		
Farmer's Market Bags	\$115.99		
Gutter Repair/Replacement	\$		
17 Streetlights	\$20,629.20		
Holiday Decorations	\$10,201.00		Including shipping
Thermostats	\$1,670.00	APV #23620	
Community Center Bathrooms	\$8,080.00	APV #23504	
		APV #23621	
Community Center Flooring	\$3,000.00	APV #23709	
Community Center -chairs	\$1,799.70		
Community Center -tables	\$1,749.72	APV #23583	
Community Center -chair racks	\$		

Projects Funding

Rec Building Repairs	03/04/2025	\$680.87	APV #23656	
Rec Building Repairs	03/18/2025	\$317.11	APV #23757	
Rec Building Repairs	04/01/2025	\$156.92	APV #23778	
Rec Building Repairs	04/03/2025	\$49.98	APV #23861	
Rec Building Plumbing	04/04/2025	\$61.19	APV #23901	
Pest Control-Exclusion Work	03/27/2025	\$341.00	APV #23826	
Rec Building Repair	04/03/2025	\$169.79	APV #23904	
Roof repair	04/01/2025	\$2,355.00	APV #23836	Honest Abe
			APV #	
Shower House Repairs	04/01/2025	\$118.65	APV #23779	
Shower House Repairs	04/01/2025	\$215.40	APV #23896	
Pest Control-Exclusion Work	03/27/2025	\$308.00	APV #23826	
		\$		

Utilities

SCADA				
Utility Asset Management Plan	\$26,983.00			
Utility Rate Study	\$11,000.00	APV #23728		
Utility PER and AMP	\$6,000.00	APV #23728		
Air Quality Meter	\$30,000.00	APV #		
	\$1,209.86	APV #23713	03/04/2025 meeting	
	\$45,192.86			

Projects Funding

Community Center storage trailer	\$7,200	
Community Center-drainage	\$2,692.48	
Community Center-exterior paint	\$	
Wi-Fi for Park	\$	
Cameras for Park	\$	
Repairs for E Primitive Road	\$24,548.60	
ADA doors for Trailhead Building	\$2,790.40	APV #23769 \$1395.20 each (2)
Benches/Tables for TH Plaza	\$	
Planters/Flowers for Streetlights	\$4,311.94	
Tractor attachment	\$12,668.04	
	<b>\$299,649.24</b>	

MVH/LRS

		Paid
CCMG	\$82,379.85	

Lynnville Park

Kubota Repair		\$8,533.62	APV #23587
Rec Building Repairs	01/07/2025	\$519.41	APV #23466
Rec Building Repairs	01/14/2025	\$142.30	APV #23485
Rec Building Repairs	01/21/2025	\$61.26	APV #23489
Rec Building Repairs	01/31/2025	\$79.73	APV #23529
Rec Building Repairs	01/31/2025	\$545.18	APV #23538
Rec Building Repairs	02/04/2025	\$75.81	APV #23569
Rec Building Repairs	02/11/2025	\$69.81	APV #23605
Rec Building Repairs	02/18/2025	\$680.81	APV #23619
Ansul System Removal	03/04/2025	\$160.00	APV #23644
Rec Building Repairs	03/04/2025	\$51.36	APV #23651

sent to Marshal

## Lynnville Park Long Term Camping Agreement

I, Curtis Smith, wish to enter the following contract with Lynnville Park for long-term camping starting 6 day of April 2025 through 6 day of June 2025 (6 months maximum). ANY Exception for longer stay may ONLY be approved at a Park Board meeting by majority (2 or more) approval.

### CAMPER MUST BE AN OUT OF TOWN WORKER-NO EXCEPTIONS

1. All campers must have reservations and must be on regular camping sites.
  - a. **One (1)** camper/RV per W/E/S and W/E site only
  - b. **Two (2)** tents per primitive site only
  - c. **Two (2)** vehicles per site only
  - d. No camping will be allowed outside regular camping sites.
2. Campsite checkout is 12:00pm Monday through Saturday and 2:00pm Sunday. If campers have not checked out by check out times an extra night will be charged.
3. All fires must be inside fire rings in designated areas only.
4. Pets must **ALWAYS** be leashed.
5. All pet waste **MUST** be picked up and disposed of properly, not left on the ground.
6. Quiet hours in Lynnville Park are from **10pm-7am**.
7. No generators are allowed to operate during quiet hours.
8. Parking in designated areas **ONLY**. Under **NO** circumstances are any roads to be blocked unless pre-approved by Park Superintendent.
9. The speeding limit is 10mph throughout the entire park.
10. Motorcycles, ATVs, and UTVs are **ONLY** allowed in campsites for parking.
11. Campers must dispose of **ALL** trash. No trash may be left outside in campsites.
12. Any campers or guest(s) of campers who are not in compliance with the rules of Lynnville Park will be asked to leave the grounds.
13. Campers are responsible for the action and conduct of your guests.
14. Possession of fireworks, firearm and bow& arrows are strictly prohibited in Lynnville Park
15. Monthly fee for Lynnville Park Long Term Camping Agreement fees includes seven hundred and fifty dollars and no/100 (750.00) (revised March 2025)

### Requirements needed turned in **BEFORE** application can be turned in to Council

1. Campers must provide a copy of their employee contract.
2. A copy of current registration AND insurance on your camper/RV must be provided.
3. Must provide a copy of valid Drivers License.
4. All applicants must consent to a background check.
5. Must complete this Long Term Camping Agreement Form for council to review. Council will approve or deny applicants.

\*\*Until Long Term Camping Agreement is approved by council, applicant may camp at the weekly rate, \$175.00.\*\*

*Lynnville Park would like to welcome you and hope you have a safe and enjoyable stay with us.*

Sent to Marshall

All into turned in

given to  
TH 4/10

4/9/25, 12:50 PM

Lynnville Park Long Term Camping Agreement

I, Austin Bedelingsfeld, wish to enter the following contract with Lynnville Park for long-term camping starting 05 15 day of 05 2025 through 27 day of 09 2025 (6 months maximum). ANY Exception for longer stay may ONLY be approved at a Park Board meeting by majority (2 or more) approval.

CAMPER MUST BE AN OUT OF TOWN WORKER-NO EXCEPTIONS

1. All campers must have reservations and must be on regular camping sites.
  - a. One (1) camper RV per W.F.S and W.F. site only
  - b. Two (2) tents per primitive site only
  - c. Two (2) vehicles per site only
  - d. No camping will be allowed outside regular camping sites.
2. Campsite checkout is 12:00pm Monday through Saturday and 2:00pm Sunday. If campers have not checked out by check out times an extra night will be charged.
3. All fires must be inside fire rings in designated areas only.
4. Pets must ALWAYS be leashed.
5. All pet waste MUST be picked up and disposed of properly, not left on the ground.
6. Quiet hours in Lynnville Park are from 10pm-7am.
7. No generators are allowed to operate during quiet hours.
8. Parking in designated areas ONLY. Under NO circumstances are any roads to be blocked unless pre-approved by Park Superintendent.
9. The speed limit is 10mph throughout the entire park.
10. Motorcycles, ATVs, and UTVs are ONLY allowed in campsites for parking.
11. Campers must dispose of ALL trash. No trash may be left outside in campsites.
12. Any campers or guests of campers who are not in compliance with the rules of Lynnville Park will be asked to leave the grounds.
13. Campers are responsible for the action and conduct of your guests.
14. Possession of fireworks, firearm and bow& arrows are strictly prohibited in Lynnville Park
15. Monthly fee for Lynnville Park Long Term Camping Agreement fees includes seven hundred and fifty dollars and no 100 (750.00) (revised March 2025)

Requirements needed turned in BEFORE application can be turned in to Council

1. Campers must provide a copy of their employee contract.
2. A copy of current registration AND insurance on your camper/RV must be provided.
3. Must provide a copy of valid Drivers License.
4. All applicants must consent to a background check.
5. Must complete this Long Term Camping Agreement Form for council to review. Council will approve or deny applicants.

\*\*Until Long Term Camping Agreement is approved by council, applicant may camp at the weekly rate. \$175.00.\*\*

*Lynnville Park would like to welcome you and hope you have a safe and enjoyable stay with us.*

Mail - Park Office - Outlook

https://outlook.office.com/mail/inbox/fd/AAQhADZnOgOSNwXhnlTZwVWENISJUZSUBOTgEtTRINDZOTJQGGYVWAQAHRAVLLMhOUHBAQVZLdV.../



sent to Marshal

All info turned in  
given to TH  
9/10

## Lynnville Park Long Term Camping Agreement

I, Tracy Yost, wish to enter the following contract with Lynnville Park for long-term camping starting April day of 13 2025 through Sept day of 14 2025 (6 months maximum). ANY Exception for longer stay may ONLY be approved at a Park Board meeting by majority (2 or more) approval.

### CAMPER MUST BE AN OUT OF TOWN WORKER-NO EXCEPTIONS

1. All campers must have reservations and must be on regular camping sites.
  - a. One (1) camper/RV per W/E/S and W/E site only
  - b. Two (2) tents per primitive site only
  - c. Two (2) vehicles per site only
  - d. No camping will be allowed outside regular camping sites.
2. Campsite checkout is 12:00pm Monday through Saturday and 2:00pm Sunday. If campers have not checked out by check out times an extra night will be charged.
3. All fires must be inside fire rings in designated areas only.
4. Pets must ALWAYS be leashed.
5. All per waste MUST be picked up and disposed of properly, not left on the ground.
6. Quiet hours in Lynnville Park are from 10pm-7am.
7. No generators are allowed to operate during quiet hours.
8. Parking in designated areas ONLY. Under NO circumstances are any roads to be blocked unless pre-approved by Park Superintendent.
9. The speeding limit is 10mph throughout the entire park.
10. Motorcycles, ATVs, and UTVs are ONLY allowed in campsites for parking.
11. Campers must dispose of ALL trash. No trash may be left outside in campsites.
12. Any campers or guest(s) of campers who are not in compliance with the rules of Lynnville Park will be asked to leave the grounds.
13. Campers are responsible for the action and conduct of your guests.
14. Possession of fireworks, firearm and bow& arrows are strictly prohibited in Lynnville Park
15. Monthly fee for Lynnville Park Long Term Camping Agreement fees includes seven hundred and fifty dollars and no/100 (750.00) (revised March 2025)

### Requirements needed turned in BEFORE application can be turned in to Council

1. Campers must provide a copy of their employee contract.
2. A copy of current registration AND insurance on your camper/RV must be provided.
3. Must provide a copy of valid Drivers License.
4. All applicants must consent to a background check.
5. Must complete this Long Term Camping Agreement Form for council to review. Council will approve or deny applicants.

\*\*Until Long Term Camping Agreement is approved by council, applicant may camp at the weekly rate, \$175.00.\*\*

*Lynnville Park would like to welcome you and hope you have a safe and enjoyable stay with us.*

sent to Marshal

All INFO turned in  
given to TTT  
4/10

## Lynnville Park Long Term Camping Agreement

I, [Name], wish to enter the following contract with Lynnville Park for long-term camping starting [Date] day of [Month] 20[Year] through [Date] day of [Month] 20[Year] (6 months maximum). ANY Exception for longer stay may ONLY be approved at a Park Board meeting by majority (2 or more) approval.

### CAMPER MUST BE AN OUT OF TOWN WORKER-NO EXCEPTIONS

1. All campers must have reservations and must be on regular camping sites.
  - a. One (1) camper/RV per W/E/S and W/E site only
  - b. Two (2) tents per primitive site only
  - c. Two (2) vehicles per site only
  - d. No camping will be allowed outside regular camping sites.
2. Campsite checkout is 12:00pm Monday through Saturday and 2:00pm Sunday. If campers have not checked out by check out times an extra night will be charged.
3. All fires must be inside fire rings in designated areas only.
4. Pets must ALWAYS be leashed.
5. All pet waste MUST be picked up and disposed of properly, not left on the ground.
6. Quiet hours in Lynnville Park are from 10pm-7am.
7. No generators are allowed to operate during quiet hours.
8. Parking in designated areas ONLY. Under NO circumstances are any roads to be blocked unless pre-approved by Park Superintendent.
9. The speeding limit is 10mph throughout the entire park.
10. Motorcycles, ATVs, and UTVs are ONLY allowed in campsites for parking.
11. Campers must dispose of ALL trash. No trash may be left outside in campsites.
12. Any campers or guest(s) of campers who are not in compliance with the rules of Lynnville Park will be asked to leave the grounds.
13. Campers are responsible for the action and conduct of your guests.
14. Possession of fireworks, firearm and bow& arrows are strictly prohibited in Lynnville Park
15. Monthly fee for Lynnville Park Long Term Camping Agreement fees includes seven hundred and fifty dollars and no/100 (750.00) (revised March 2025)

Requirements needed turned in BEFORE application can be turned in to Council

1. Campers must provide a copy of their employee contract.
2. A copy of current registration AND insurance on your camper/RV must be provided.
3. Must provide a copy of valid Drivers License.
4. All applicants must consent to a background check.
5. Must complete this Long Term Camping Agreement Form for council to review. Council will approve or deny applicants.

\*\*Until Long Term Camping Agreement is approved by council, applicant may camp at the weekly rate, \$175.00.\*\*\*

*Lynnville Park would like to welcome you and hope you have a safe and enjoyable stay with us.*



# INDIANA DEPARTMENT OF ENVIRONMENTAL MANAGEMENT

100 N. Senate Avenue • Indianapolis, IN 46204  
(800) 451-6027 • (317) 232-8603 • Fax (317) 233-6647 • [www.idem.IN.gov](http://www.idem.IN.gov)

Mike Braun  
Governor

Clint Woods  
Commissioner

**April 10, 2025**  
**Peabody Midwest Mining LLC Wild Boar Mine**  
**173-48795-00020**

RECEIVED

To: Interested Parties

Lynnville Clerk Treasurer

This notice is to inform you that a final decision has been issued for the air permit application referenced above. This notice is for informational purposes only. You are not required to take any action.

You are receiving this notice because you asked to be on IDEM's notification list for this company and/or county; or because your property is nearby the company being permitted; or because you represent a local/regional government entity.

The enclosed Notice of Decision Letter provides additional information about the final permit decision.

The final decision and supporting materials are available electronically at:

IDEM's online searchable database: <https://www.in.gov/apps/idem/caats/>. Choose Search Option by Permit Number, then enter permit 48795

and

IDEM's Virtual File Cabinet (VFC): <https://www.in.gov/idem>. Enter VFC in the search box, then search for permit documents using a variety of criteria, such as Program area, date range, permit #, Agency Interest Number, or Source ID.

If you have technical questions regarding the enclosed documents, please contact the Office of Air Quality, Permits Branch at (317) 233-0178, or toll-free at 1-800-451-6027 (ext. 3-0178), and ask to speak to the permit reviewer who prepared the permit.

**Please Note:** *If you would like to be removed from the Air Permits mailing list, please contact Joanne Smiddie-Brush with the Air Permits Administration Section at 1-800-451-6027, ext. 3-0185 or via e-mail at [JBRUSH@IDEM.IN.GOV](mailto:JBRUSH@IDEM.IN.GOV). If you have recently moved and this Notice has been forwarded to you, please notify us of your new address and if you wish to remain on the mailing list. Mail that is returned to IDEM by the Post Office with a forwarding address in a different county will be removed from our list unless otherwise requested.*

Enclosure  
Final Interested Parties Cover Letter 1/13/2025

Visit on [IN.gov/survey](http://IN.gov/survey) or scan the QR code to provide feedback.

*We appreciate your input!*





# INDIANA DEPARTMENT OF ENVIRONMENTAL MANAGEMENT

100 N. Senate Avenue • Indianapolis, IN 46204  
(800) 451-6027 • (317) 232-8603 • Fax (317) 233-6647 • [www.idem.IN.gov](http://www.idem.IN.gov)

Mike Braun  
Governor

Clint Woods  
Commissioner

To: Interested Parties

Date: April 10, 2025

From: Jenny Acker, Chief  
Permits Branch  
Office of Air Quality

Source Name: Peabody Midwest Mining LLC Wild Boar Mine

Permit Level: SSOA Administrative Amendment

Permit Number: 173-48795-00020

Source Location: 10001 N SR 61, Lynnville, IN 47619

Type of Action Taken: Changes that are administrative in nature

## Notice of Decision: Approval

Please be advised that on behalf of the Commissioner of the Department of Environmental Management, I have issued a decision regarding the matter referenced above. Pursuant to 326 IAC 2, this approval was effective immediately upon submittal of the application.

The final decision is available on the IDEM website at: <https://www.in.gov/apps/idem/caats/>  
To view the document, choose Search Option **by Permit Number**, then enter permit 48795. This search will also provide the application received date and **final** permit issuance date.

The final decision is also available via IDEM's Virtual File Cabinet (VFC). Please go to: <https://www.in.gov/idem> and enter VFC in the search box. You will then have the option to search for permit documents using a variety of criteria.

*(continues on next page)*

Visit [on.IN.gov/survey](https://on.IN.gov/survey) or scan the QR code to provide feedback.

*We appreciate your input!*



If you would like to request a paper copy of the permit document, please contact IDEM's Office of Records Management:

IDEM - Office of Records Management  
Indiana Government Center North  
100 North Senate Avenue  
Indianapolis, IN 46204  
Phone: (317) 232-8667  
Fax: (317) 233-6647  
Email: [IDEMFILEROOM@idem.in.gov](mailto:IDEMFILEROOM@idem.in.gov)

If you wish to challenge this decision, IC 4-21.5-3-7 requires that you file a petition for administrative review. This petition may include a request for stay of effectiveness and must be submitted to the Indiana Office of Administrative Law Proceedings, 100 N. Senate Avenue Suite N802, Indianapolis, IN 46204, **within eighteen (18) calendar days from the mailing of this notice.** The filing of a petition for administrative review is complete on the earliest of the following dates that apply to the filing:

- (1) the date the document is delivered to the Indiana Office of Administrative Law Proceedings (OALP)
- (2) the date of the postmark on the envelope containing the document, if the document is mailed to OALP by U.S. mail; or
- (3) The date on which the document is deposited with a private carrier, as shown by receipt issued by the carrier, if the document is sent to the OALP by private carrier.

The petition must include facts demonstrating that you are either the applicant, a person aggrieved or adversely affected by the decision or otherwise entitled to review by law. Please identify the permit, decision, or other order for which you seek review by permit number, name of the applicant, location, date of this notice and all of the following:

- (1) the name and address of the person making the request;
- (2) the interest of the person making the request;
- (3) identification of any persons represented by the person making the request;
- (4) the reasons, with particularity, for the request;
- (5) the issues, with particularity, proposed for considerations at any hearing; and
- (6) identification of the terms and conditions which, in the judgment of the person making the request, would be appropriate in the case in question to satisfy the requirements of the law governing documents of the type issued by the Commissioner.

If you have technical questions regarding the enclosed documents, please contact the Office of Air Quality, Permits Branch at (317) 233-0178. Callers from within Indiana may call toll-free at 1-800-451-6027, ext. 3-0178.

# What if you are not satisfied with this decision and you want to file an appeal?

## **Who may file an appeal?**

The decision described in the accompanying Notice of Decision may be administratively appealed. Filing an appeal is formally known as filing a "Petition for Administrative Review" to request an "administrative hearing."

If you object to this decision issued by the Indiana Department of Environmental Management (IDEM) and are: 1) the person to whom the decision was directed, 2) a party specified by law as being eligible to appeal, or 3) aggrieved or adversely affected by the decision, you are entitled to file an appeal. (An aggrieved or adversely affected person is one who would be considered by the court to be negatively impacted by the decision. If you file an appeal because you feel that you are aggrieved, it will be up to you to demonstrate in your appeal how you are directly impacted in a negative way by the decision).

The Office of Administrative Law Proceedings (OALP) is a separate state agency independent of IDEM. OALP was formed in 2019 by H.E.A. 1223 to provide Indiana with a central and independent hearings process for many types of disputes.

## **What is required of persons filing an appeal?**

Filing an appeal is a legal proceeding, so it is suggested that you consult with an attorney. Your request for an appeal must include your name and address and identify your interest in the decision (Or, if you are representing someone else, his or her name and address and their interest in the decision). In addition, please include a photocopy of the accompanying Notice of Decision or list the permit number and name of the applicant, or responsible party, in your letter.

Before a hearing is granted, you must identify the reason for the appeal request and the issues proposed for consideration at the hearing. You also must identify the permit terms and conditions that, in your judgment, would appropriately satisfy the requirements of law with respect to the IDEM decision being appealed. That is, you must suggest an alternative to the language in the permit (or other order, or decision) being appealed, and your suggested changes must be consistent with all applicable laws (See Indiana Code 13-15-6-2) and rules (See Title 315 of the Indiana Administrative Code, or 315 IAC).

The effective date of this agency action is stated on the accompanying Notice of Decision (or other IDEM decision notice). If you file a "Petition for Administrative Review" (appeal), you may wish to specifically request that the action be "stayed" (temporarily halted) because most appeals do not allow for an automatic "stay." If, after an evidentiary hearing, a "stay" is granted, the IDEM-approved action may be halted altogether, or only allowed to continue in part, until a final decision has been made regarding the appeal. However, if the action is not "stayed" the IDEM-approved activity will be allowed to continue during the appeal process.

*(See reverse side)*

### **Where can you file an appeal?**

If you wish to file an appeal, you must do so in writing. Do not send the original copy of your appeal request to IDEM. Instead, send or deliver your appeal to:

Office of Administrative Law Proceedings  
100 N. Senate Avenue  
Indiana Government Center North  
Suite N802  
Indianapolis, IN 46204

If you file an appeal, also please send a copy of your appeal letter to the IDEM contact person identified in the Notice of Decision, and to the applicant (person receiving an IDEM permit, or other approval).

Your appeal (petition for administrative review) must be received by the Office of Administrative Law Proceedings (OALP) in a timely manner. Different types of permit approvals have different deadlines for filing an appeal. The accompanying Notice of Decision (NOD) explains how to determine the due date for filing an appeal for this particular permit decision. To ensure that you meet this filing requirement, your appeal request must be:

- 1) Delivered in person to the Office of Administrative Law Proceedings (OALP) by the close-of-business on the due date. (If the due date falls on a day when the OALP is closed for the weekend or for a state holiday, then your petition will be accepted on the next business day on which OALP is open) or
- 2) Given to a private carrier who will deliver it to the OALP on your behalf, (and from whom you must obtain a receipt dated on or before the due date)
- 3) For those appeal requests sent by U.S. Mail, your letter must be postmarked by no later than midnight of the due date.

### **What are the costs associated with filing an appeal?**

The OEA does not charge a fee for filing documents for an administrative review or for the use of its hearing facilities. Another cost that could be associated with your appeal would be for attorney's fees. Although you have the option to act as your own attorney, the administrative review and associated hearing are complex legal proceedings; therefore, you should consider whether your interests would be better represented by an experienced attorney.

**For additional information on filing a petition with OALP, visit their website at <https://www.in.gov/oalp/>**

**To:** Lauri Stockus  
**Subject:** Fwd: [External]Re: Estimate for Sign

Please print this for David or I to sign off on this evening

Rachel

Begin forwarded message:

**From:** Rachel Titzer <council2@townoflynnville.com>  
**Date:** April 10, 2025 at 12:53:44 PM CDT  
**To:** Oliver Ali <joywritersigns@gmail.com>  
**Subject:** Re: [External]Re: Estimate for Sign

I will sign off it this evening after work and send it back. Thanks!  
Rachel

On Apr 10, 2025, at 12:50 PM, Ali Oliver <joywritersigns@gmail.com> wrote:

Hey Rachel,

Attached is the updated estimate from Custom Sign for the Tecumseh Trail sign. I've reviewed it and everything looks good to me, but I feel like you or David would be the appropriate person to officially sign it. Do you agree?

Have a great day,  
Ali

Joy Writer Signs  
[joywritersigns@gmail.com](mailto:joywritersigns@gmail.com)  
812-430-5211  
[@ali.joywritersigns](mailto:ali.joywritersigns)

On Wed, Apr 9, 2025 at 11:06 AM Josh Roeder <[jroeder@customsigns.bz](mailto:jroeder@customsigns.bz)> wrote:  
Ali,

I have attached your estimate below. Once approved, please sign and send

Business Development  
Custom Sign & Engineering, Inc.  
5344 Vann Road  
Newburgh, IN 47630

[iroeder@customsign.bz](mailto:iroeder@customsign.bz)  
Ph. 812-589-3201

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

<LynnvilleSignage\_TecumsehTrail\_ForQuoting\_REV\_OL.pdf>  
<Town of Lynnville Estimate 4-9-25.docx>



JOHN DEERE

*Hutson*

# Selling Equipment

Quote Id: 32656305

Customer Name: TOWN OF LYNNVILLE/LYNNVILLE PARK

**ALL PURCHASE ORDERS MUST BE MADE OUT TO (VENDOR):**

Deere & Company  
2000 John Deere Run  
Cary, NC 27513  
FED ID: 36-2382580  
UEID: FNSWEDARMK53

**ALL PURCHASE ORDERS MUST BE SENT TO DELIVERING DEALER:**

Hutson, Inc.  
10300 Telephone Road  
Chandler, IN 47610  
812-424-5507  
contactus@hutsoninc.com

## JOHN DEERE Z930M ZTrak

Hours:

Suggested List \*

Stock Number:

\$ 16,452.00

Contract: IN Grounds Maint Sourcewell PA 54401 (PG 3P  
CG 22)

Selling Price \*

\$ 12,668.04

Price Effective Date: April 14, 2025

\* Price per item - includes Fees and Non-contract items

Code	Description	Qty	List Price	Discount%	Discount Amount	Contract Price	Extended Contract Price
216ETC	Z930M ZTrak	1	\$ 14,409.00	23.00	\$ 3,314.07	\$ 11,094.93	\$ 11,094.93
<b>Standard Options - Per Unit</b>							
001A	United States/Canada	1	\$ 0.00	23.00	\$ 0.00	\$ 0.00	\$ 0.00
1040	24x12N12 Michelin X Tweel Turf for 54 In. and 60 In. Decks	1	\$ 1,448.00	23.00	\$ 333.04	\$ 1,114.96	\$ 1,114.96
1504	60 In. Side Discharge Mower Deck	1	\$ 0.00	23.00	\$ 0.00	\$ 0.00	\$ 0.00
2093	Fully Adjustable Suspension Seat with Armrests (24" High Back)	1	\$ 595.00	23.00	\$ 136.85	\$ 458.15	\$ 458.15
<b>Standard Options Total</b>			<b>\$ 2,043.00</b>		<b>\$ 469.89</b>	<b>\$ 1,573.11</b>	<b>\$ 1,573.11</b>
<b>Value Added Services Total</b>			<b>\$ 0.00</b>			<b>\$ 0.00</b>	<b>\$ 0.00</b>
<b>Total Selling Price</b>			<b>\$ 16,452.00</b>		<b>\$ 3,783.96</b>	<b>\$ 12,668.04</b>	<b>\$ 12,668.04</b>



**JOHN DEERE**

**Extended Repair Plan Proposal**

**PowerGard™ Protection Plan Residential**

Date : April 15, 2025

Machine/Use Information		Plan Description	Price	
Manufacturer	JOHN DEERE	Plan Type:	Deductible:	
Equipment Type	Z930M GAS	Coverage:	Quoted Price	\$ 0.00
Model	Z930M GAS	Total Months:		
		Total Hours:		

THIS PROPOSAL IS VALID FOR 30-DAYS FROM DATE ISSUED. GRACE pricing is offered only early during the Deere basic warranty period and has no surcharges. After this period, DELAYED PURCHASE pricing (surcharged) is offered later during the John Deere Basic Warranty. Many PowerGard quotes presented in the Delayed Purchase Period will require inspection/certification process and must also pass fluid testing. The Total Months and Total Hours listed above include the John Deere Basic Warranty terms (24 months / 2000 hours on Tractors, 24 months on Golf & Turf Products, 12 months for all AG Harvesting and Sprayer equipment, and 12 months/1000 hours on most Gator Utility Vehicles). "Limited" Plan coverage = Engine & Powertrain only, "Comprehensive" Plan coverage = Full Machine.

**Proposal Prepared for:**

*I have been offered this coverage and*

Customer Name - Please Print

I ACCEPT the Residential plan

I DECLINE the Residential plan

Customer Signature

*If declined, I fully understand that my equipment listed above is not covered for repair expenses due to component failures beyond the original basic warranty period provided by John Deere.*

**Note :** This is not a contract. For specific PowerGard™ Protection plan Residential coverage, please refer to the terms and conditions on John Deere's public website ([www.JohnDeere.com](http://www.JohnDeere.com)) under Services & Support >Warranty > Extended Warranties > PowerGard protection plan Residential.

**PowerGard™ Protection Plan Residential (Residential plan) is:**

The PowerGard™ Protection Plan Residential is an extended repair plan that provides parts and labor coverage up to four years beyond the manufacturer's warranty. It is available on all riding lawn equipment, zero-turn radius mowers, utility vehicles, utility tractors and compact utility tractors. Your John Deere equipment will be in the hands of qualified, certified technicians from John Deere dealers using Genuine John Deere Parts.

**Not covered under a Residential plan:**

Residential plans do not cover routine maintenance services or items normally designed to be replaced by the purchaser due to normal wear and tear. They do not cover any product used for commercial or rental applications. They also do not cover repairs for damage from accident, misuse, fire, theft, or exposure to weather conditions such as lightning, hail, flood or water. See the actual PowerGard™ Protection Plan Residential Terms and Conditions for a complete listing of coverage, and limitations and conditions under the program.



**JOHN DEERE**

---

**Benefits of a Residential plan:**

- Offer the choice of adding up to 4 years of repair coverage beyond the machine's factory warranty.
- Do not require preapproval before repairs are made by the authorized John Deere dealership.
- Is transferable by the original purchaser for the balance of the original agreement period.
- Ensures higher resale value and makes equipment more marketable during sale or trade-in.
- Comprehensive Plans:
  - No deductibles and no out-of-pocket costs on covered repairs.
  - Free transportation for factory warranty and extended repair plan repairs for the term of the plan (Note: A surcharge may apply for machines located outside of the dealership's normal service area).
- Limited Powertrain Plans:
  - Low deductibles on covered repairs
  - Do not provide transportation coverage



**Customer:**

**Quotes are valid for 30 days from the creation date or upon contract expiration, whichever occurs first.**

**A Purchase Order (PO) or Letter of Intent (LOI) including the below information is required to proceed with this sale. The PO or LOI will be returned if information is missing.**

- Vendor: Deere & Company
- 2000 John Deere Run  
Cary, NC 27513
  
- Signature on all LOIs and POs with a signature line
- Contract name or number; or JD Quote ID
- Sold to street address
- Ship to street address (no PO box)
- Bill to contact name and phone number
- Bill to address
  
- Bill to email address (required to send the invoice and/or to obtain the tax exemption certificate)
  
- Membership number if required by the contract

**For any questions, please contact:**

**Rice Jeremy**

Hutson, Inc.  
10300 Telephone Road  
Chandler, IN 47610

Tel: 812-424-5507  
Fax: 812-853-9290  
Email: [jeremy.rice@hutsoninc.com](mailto:jeremy.rice@hutsoninc.com)

Quotes of equipment offered through contracts between Deere & Company, its divisions and subsidiaries (collectively "Deere") and government agencies are subject to audit and access by Deere's Strategic Accounts Business Division to ensure compliance with the terms and conditions of the contracts.



87-05-03-301-014.000-010  
 General Information  
 Parcel Number  
 87-05-03-301-014.000-010  
 Local Parcel Number  
 041-4020-0014  
 Tax ID:

Routing Number  
 036-013

Property Class 510  
 1 Family Dwell - Platted Lot

Year: 2024

County  
 Warrick

Township  
 HART TOWNSHIP  
 District 010 (Local 041)  
 LYNNVILLE TOWN  
 School Corp 8130  
 WARRICK COUNTY

Neighborhood 5010001\_AV  
 CITY OF LYNNVILLE MARKET ARE  
 Section/Plat  
 3  
 Location Address (1)  
 306 CHERRY ST  
 LYNNVILLE, IN 47619

Harter, Bernard Gerald & Zonya  
 Ownership  
 Harter, Bernard Gerald & Zonya Laden  
 P O BOX 34  
 LYNNVILLE, IN 47619-0034

Legal  
 PT LOT 18 LYNN5 ADD-45 X 143 FT

306 CHERRY ST  
 510, 1 Family Dwell - Platted Lot

Transfer of Ownership  
 Date  
 11/17/2017  
 01/26/2001  
 01/01/1900  
 Owner  
 Harter, Bernard Gerald  
 Harter, Bernard Gerald  
 HARTER BERNARD

CITY OF LYNNVILLE MARKE 1/2  
 Notes  
 8/17/2021 TR22: changed prop class from 540 to 510  
 5/10/2017 TR18: Changed property class from 540 to 510. Moved Dwell & DetGar to 87-05-03-301-015.000-011. kdrhsc 05/10/17  
 3/4/2013 TR13: Correcting input error: of a D grade to a D-2. kdh 03/04/13  
 3/28/2008 TR09: Chng grd of MH from C to D-2. BJS 3-28-08  
 2/8/2008 MHPE: MANUFACTURED-PERM. FOUNDATION PERM FOUNDATION ADDED FOR 07/08 FORWARD  
 VERIFIED BY TOWNSHIP. KH 02/08/08  
 2/12/2001 SPLIT: SPLIT 15' TO 041-4020-0036 CSM 2/12/01  
 3/22/2000 Child: Previous parcel\_id: 041-4020-0014



Valuation Scores (Not in Progress) Values are Unqualified Values and are Subject to Change

Assessment Year	2024	2023	2022	2021	2020
Reason For Change	WIP	AA	AA	AA	GenReval
As Of Date	04/14/2024	01/01/2023	01/01/2022	01/01/2021	01/01/2020
Valuation Method	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod
Equalization Factor	1.0000	1.0000	1.0000	1.0000	1.0000
Notice Required	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Land	\$14,800	\$14,800	\$14,800	\$3,200	\$3,200
Land Res (1)	\$14,800	\$14,800	\$14,800	\$3,200	\$3,200
Land Non Res (2)	\$0	\$0	\$0	\$0	\$0
Land Non Res (3)	\$0	\$0	\$0	\$0	\$0
Improvement	\$27,500	\$27,300	\$23,600	\$25,300	\$27,700
Imp Res (1)	\$27,500	\$27,300	\$23,600	\$25,300	\$27,700
Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
Imp Non Res (3)	\$0	\$0	\$0	\$0	\$0
Total	\$42,300	\$42,100	\$38,400	\$28,500	\$30,900
Total Res (1)	\$42,300	\$42,100	\$38,400	\$28,500	\$30,900
Total Non Res (2)	\$0	\$0	\$0	\$0	\$0
Total Non Res (3)	\$0	\$0	\$0	\$0	\$0

Standard Price Per Sq Ft: \$105,529

Land Type	9	A	Act Front.	45	Size	0.14	Factor	1.00	Rate	\$105,529	Ext. Value	\$14,774	0%	Int. %	1.0000	Market Factor	100.00	Cap 1	0.00	Cap 2	0.00	Cap 3	0.00	Value	\$14,770
-----------	---	---	------------	----	------	------	--------	------	------	-----------	------------	----------	----	--------	--------	---------------	--------	-------	------	-------	------	-------	------	-------	----------

Lot

Market Model  
 5010001\_AV - LYNNVILLE - MARK

Topography  
 Flood Hazard

Public Utilities  
 ERA

Streets or Roads  
 TIF

Neighborhood Life Cycle Stage  
 Improving

Printed  
 Friday, April 26, 2024

Review Group 2024  
 Appraiser 07/15/2021 TYLER

Calculated Acreage	0.14
Actual Frontage	45
Developer Discount	<input type="checkbox"/>
Parcel Acreage	0.14
81 Legal Drain NV	0.00
82 Public Roads NV	0.00
83 UT Towers NV	0.00
9 Homesite	0.14
91/92 Acres	0.00
Total Acres Farmland	0.00
Farmland Value	\$0
Measured Acreage	0.00
Avg Farmland Value/Acre	0.0
Value of Farmland	\$0
Classified Total	\$0
Farm / Classified Value	\$0
Homesite(s) Value	\$14,800
91/92 Value	\$0
Supp. Page Land Value	\$0
CAP 1 Value	\$14,800
CAP 2 Value	\$0
CAP 3 Value	\$0
Total Value	\$14,800



309 E 3<sup>rd</sup> St

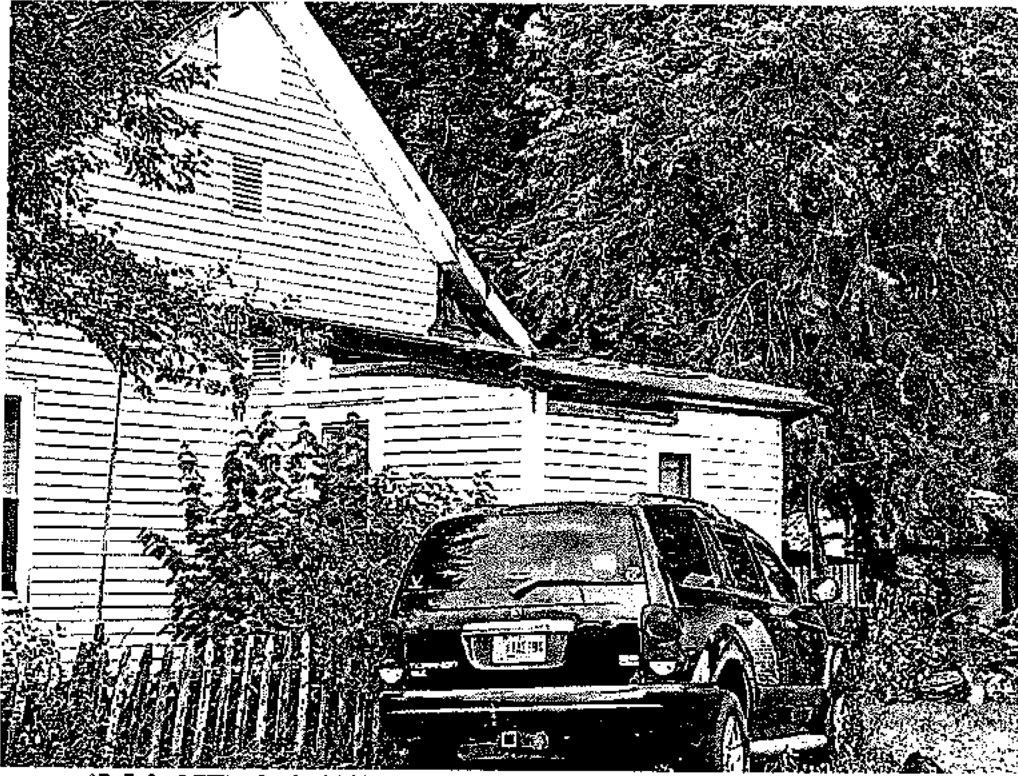


6/17/2024 – Lauri asked to verify no water in on at this resident and to get picture of garbage in backyard.

6/18/2023 – Water and wastewater were capped off at 309 E 3<sup>rd</sup> St.

Backyard garbage from pictures sent.

309 E 3<sup>rd</sup> St



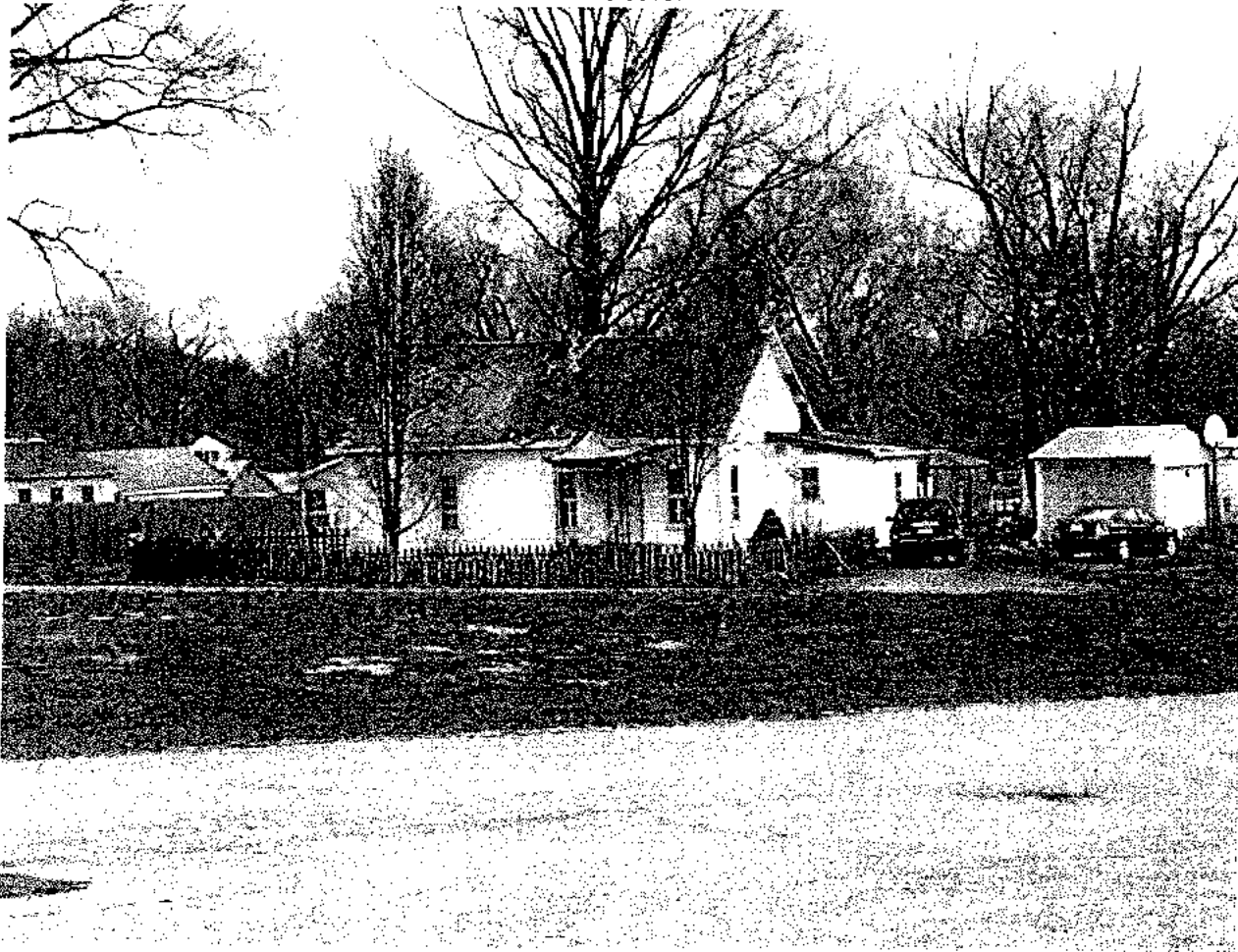
## Lynnville Clerk

---

**From:** David Goldenberg <dgoldenberg13@yahoo.com>  
**Sent:** Tuesday, April 15, 2025 2:28 PM  
**To:** Lynnville Clerk  
**Subject:** [External]Please print

No running water. Needs a great deal of repairs.

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.



Sent from my iPhone  
David Goldenberg

**87-05-03-301-009.000-010**  
**Parcel Information**  
 Parcel Number  
 87-05-03-301-009.000-010  
 Local Parcel Number  
 041-4020-0009

**Tax ID:**

**Routing Number**  
 038-008

**Property Class 510**  
 1 Family Dwell - Platted Lot

**Year: 2024**

**Location Information**  
 County  
 Warrick  
 Township  
 HART TOWNSHIP  
 District 010 (Local 041)  
 LYNNVILLE TOWN  
 School Corp 8130  
 WARRICK COUNTY

**Neighborhood 5010001\_AV**  
 CITY OF LYNNVILLE MARKET ARE  
**Section/Plat**  
 3  
**Location Address (1)**  
 309 E THIRD ST  
 LYNNVILLE, IN 47619

**MILLER, MANDY E**  
**Ownership**  
 MILLER, MANDY E  
 105 Ben St  
 Haubstadt, IN 47639

**Legal**  
 PT LOT 19 LYNN'S 2ND ENLG

**309 E THIRD ST**  
**Transit of Ownership**  
 Date  
 11/08/2019  
 01/01/1900  
 Owner  
 MILLER, MANDY E  
 Sanders Jerry F & Bett

**510, 1 Family Dwell - Platted Lot**  
**Transit of Ownership**  
 Doc ID Code Book/Page Adj Sale Price VII  
 2019R-011274 WD 2019R-011274 \$30,000 V  
 WD /

**CITY OF LYNNVILLE MARKE 1/2**  
**Notes**  
 10/22/2016 TR19: Remove UII Shed per Change Finder: bjs 10/22/16  
 12/6/2017 TR19: Removed Sound Value on UII Shed per JL report. MS 12/6/17  
 1/15/2011 APPEAL: FORM 130 11/12 UNABLE TO POST  
 Lower grade of dwelling from D+2 to D-1 & eff yr from 1950 to 1940; chng CFP to EFP(7x16); remove 1800 woodshed; add 2010 12x12 wood shed, sv at \$100. Land: 7,000, Imp: 24,800, bjs 11-15-11  
 3/28/2008 TR06: Chng eff yr of dwell from 1900 to 1950. BJS 3-28-08  
 3/22/2002 CHID: Previous parcel\_id: 041-4020-0009



**Valuation Records Work in Progress Values - Auto-Certified Values - Not Subject to Change**

Assessment Year	2024	2023	2022	2021	2020
Reason For Change	WIP	AA	AA	AA	GenReval
As Of Date	04/14/2024	01/01/2024	01/01/2023	01/01/2021	01/01/2020
Valuation Method	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod
Equalization Factor	1.0000	1.0000	1.0000	1.0000	1.0000
Notice Required	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Land	\$15,700	\$15,700	\$15,700	\$3,700	\$4,100
Land Res (1)	\$15,700	\$15,700	\$15,700	\$3,700	\$4,100
Land Non Res (2)	\$0	\$0	\$0	\$0	\$0
Land Non Res (3)	\$0	\$0	\$0	\$0	\$0
Improvement	\$34,600	\$34,600	\$32,400	\$27,900	\$22,900
Imp Res (1)	\$34,600	\$34,600	\$32,400	\$27,900	\$22,900
Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
Imp Non Res (3)	\$0	\$0	\$0	\$0	\$0
Total	\$50,300	\$50,300	\$48,100	\$31,600	\$27,000
Total Res (1)	\$50,300	\$50,300	\$48,100	\$31,600	\$27,000
Total Non Res (2)	\$0	\$0	\$0	\$0	\$0
Total Non Res (3)	\$0	\$0	\$0	\$0	\$0

**Land Data (Standard Price) Res: 100.0 (0) Based on Res: 100.00, GIL: 0.0**

Land Pricing Metho	9	A	Act Front.	95	Size Factor	1.00	Rate	\$97,788	Adj. Value	\$15,646	Ext. Value	\$15,700	Infl. %	0%	Market Factor	1.0000	Cap 1	100.00	Cap 2	0.00	Cap 3	0.00	Value	\$15,650
--------------------	---	---	------------	----	-------------	------	------	----------	------------	----------	------------	----------	---------	----	---------------	--------	-------	--------	-------	------	-------	------	-------	----------

**Zoning**  
 Subdivision  
 Lot  
 Market Model  
 5010001\_AV - LYNNVILLE - MARK

**Topography**  
 Flood Hazard  
 Public Utilities  
 ERA  
 Streets or Roads  
 TIF

**Neighborhood Life Cycle Stage**  
 Improving  
 Printed Friday, April 26, 2024  
 Review Group 2024

**Data Source** External Only  
**Collector** 04/14/2017 WSC  
**Appraiser** 07/15/2021 TYLER

**Calculations**  
 Calculated Acreage 0.16  
 Actual Frontage 95  
 Developer Discount   
 Parcel Acreage 0.16  
 81 Legal Drain NV 0.00  
 82 Public Roads NV 0.00  
 83 UT Towers NV 0.00  
 9 Homesite 0.16  
 91/92 Acres 0.00  
 Total Acres Farmland 0.00  
 Farmland Value \$0  
 Measured Acreage 0.00  
 Avg Farmland Value/Acre 0.0  
 Value of Farmland \$0  
 Classified Total \$0  
 Farm / Classified Value \$0  
 Homesite(s) Value \$15,700  
 91/92 Value \$0  
 Supp. Page Land Value  
 CAP 1 Value \$15,700  
 CAP 2 Value \$0  
 CAP 3 Value \$0  
 Total Value \$15,700

**General Information**

Occupancy: Single-Family  
 Description: Single-Family  
 Story Height: 1  
 Style: RES - 15 - 1 Lvl 1001  
 Finished Area: 1018 sqft  
 Make:

**Floor Finish**

Earth  
 Tile  
 Slab  
 Carpet  
 Sub & Joist  
 Unfinished  
 Wood  
 Other  
 Parquet

**Wall Finish**

Plaster/Drywall  
 Unfinished  
 Paneling  
 Other  
 Fiberboard

**Roofing**

Built-Up  
 Metal  
 Asphalt  
 Slate  
 Tile  
 Wood Shingle  
 Other

**Exterior Features**

**Plumbing**

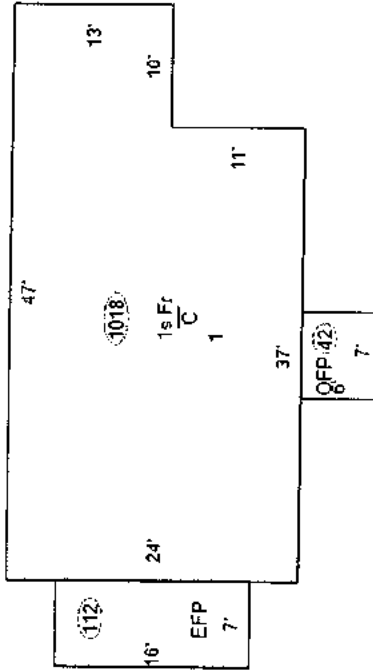
Full Bath: 1  
 Half Bath: 0  
 Kitchen Sinks: 1  
 Water Heaters: 1  
 Add Fixtures: 0  
 Total: 3

**Accommodations**

Bedrooms: 2  
 Living Rooms: 0  
 Dining Rooms: 0  
 Family Rooms: 0  
 Total Rooms: 4

**Heat Type**

Central Warm Air



Description	Area	Value
Porch, Open Frame	42	\$3,400
Porch, Enclosed Frame	112	\$7,200

Description	Count	Value
Specialty Plumbing		

Summary of Improvements									
Description	Story	Constr	Grade	Year	Eff	Eff	Co	Age	nd
	Height	Type		Built	Year	Year			
1: Single-Family	1	Wood Fr	D-1	1900	1940	84	F		

Base Rate	LCM	Adj Rate	Size	RCN	Norm Dap	Abn Obs	Remain. Value
0.93	0.93		1,018 sqft	\$65,816	65%	0%	\$23,040

PC	Nbhd	Mkt	Cap 1	Cap 2	Cap 3	Improv Value
100%	100%	1.500	100.00	0.00	0.00	\$34,600

Cost	Value	Totals
1018	1018	\$81,700
1 Fr		
2		
3		
4		
1/4		
1/2		
3/4		
Attic		
Bsmt		
Crawl	1018	0
Slab		\$5,900
Adjustments	1 Row Type Adj. x 1.00	Total Base \$87,600
Unfin Int (-)		\$87,600
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)	1:1018	\$2,900
No Elec (-)		\$0
Plumbing (+ / -)	5 - 5 = 0 x \$0	\$0
Spec Plumb (+)		\$0
Elevator (+)		\$0
Sub-Total, One Unit		\$90,500
Sub-Total, 1 Units		\$10,600
Exterior Features (+)		\$101,100
Garages (+) 0 sqft		\$0
Quality and Design Factor (Grade)		\$101,100
Location Multiplier		0.70
Replacement Cost		0.93
		\$65,816

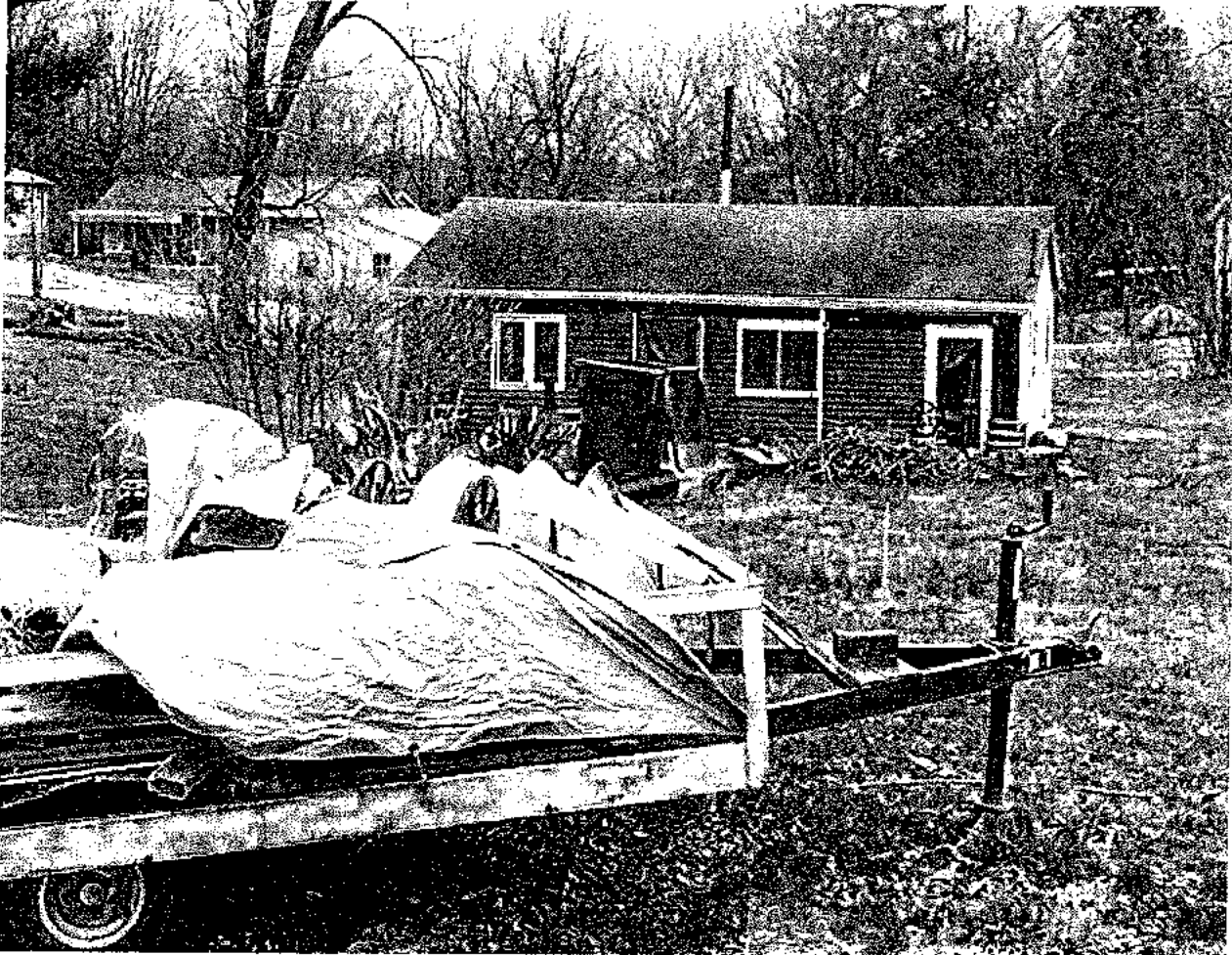
## Lynnville Clerk

---

**From:** David Goldenberg <dgoldenberg13@yahoo.com>  
**Sent:** Tuesday, April 15, 2025 2:34 PM  
**To:** Lynnville Clerk  
**Subject:** [External]Please print

No running water or sewer. It was a garage that has been converted into a home. Needs to be brought up to code?

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.



Sent from my iPhone  
David Goldenberg

**87-01-33-402-025.000-010**  
**General Information**  
 Parcel Number 87-01-33-402-025.000-010  
 Local Parcel Number 87-01-33-402-025.000-010  
 Tax ID:

**Routing Number**  
 019-006

**Property Class 599**  
 Other Residential Structures

**Year: 2024**

**Location Information**  
 County Warrick  
 Township HART TOWNSHIP  
 District 010 (Local 041)  
 LYNNVILLE TOWN  
 School Corp 8130  
 WARRICK COUNTY  
 Neighborhood 5010001\_AV  
 CITY OF LYNNVILLE MARKET ARE  
 Section/Plat

**Location Address (1)**  
 131 MAPLE ST  
 LYNNVILLE, IN 47619

**Zoning**  
 Subdivision

**Lot**

**Market Model**  
 5010001\_AV - LYNNVILLE - MARK

**Characteristics**  
 Topography Flood Hazard   
 Level   
 Public Utilities ERA   
 All   
 Streets or Roads TIF   
 Paved   
 Neighborhood Life Cycle Stage

Improving  
 Printed Friday, April 26, 2024  
 Review Group 2024

**Corn, Deanna D**  
 Ownership  
 Corn, Deanna D  
 578 N MAIN ST  
 LYNNVILLE, IN 47619-2022

**Legal**  
 PT LOT 25 & PT LOT 26 & PT LOT 27 MC KINNEY  
 & DE PRIEST

**131 MAPLE ST**  
 599, Other Residential Structures  
 Date 02/07/2012  
 03/06/2002  
 01/01/1900  
 Owner Corn, Deanna D  
 Corn, Terill D & Rita A  
 Tooley, Rethel

**Transfer of Ownership**  
 Doc ID Code Book/Page Adj Sale Price VI  
 Wa 2012R-001257 / \$16,000  
 WD /  
 WD /



**Valuation Records (Work in Progress - Values are for Reference Purposes and are Subject to Change)**

Assessment Year	2024	2023	2022	2021	2020
Reason For Change	WIP	AA	AA	AA	GenReval
As Of Date	04/14/2024	01/01/2023	01/01/2022	01/01/2021	01/01/2020
Valuation Method	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod
Equalization Factor	1.0000	1.0000	1.0000	1.0000	1.0000
Notice Required	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Land	\$22,100	\$22,100	\$22,100	\$10,700	\$10,700
Land Res (1)	\$22,100	\$22,100	\$22,100	\$10,700	\$10,700
Land Non Res (2)	\$0	\$0	\$0	\$0	\$0
Land Non Res (3)	\$0	\$0	\$0	\$0	\$0
Improvement	\$7,200	\$7,700	\$7,700	\$6,800	\$13,700
Imp Res (1)	\$7,200	\$7,700	\$7,700	\$6,800	\$13,700
Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
Imp Non Res (3)	\$0	\$0	\$0	\$0	\$0
Total	\$29,300	\$29,800	\$29,800	\$17,500	\$24,400
Total Res (1)	\$29,300	\$29,800	\$29,800	\$17,500	\$24,400
Total Non Res (2)	\$0	\$0	\$0	\$0	\$0
Total Non Res (3)	\$0	\$0	\$0	\$0	\$0

Land Type	Pricing Method	Act Front.	Size Factor	Rate	Adj. Rate	Ext. Value	Intl. %	Market Factor	Cap 1	Cap 2	Cap 3	Value
9	A	0	0.3700	1.00	\$59,705	\$22,091	0%	1.0000	100.00	0.00	0.00	\$22,090

**Legal Data (Standard Depth: Res: 100' of 100' Base Lot Res: 0' of 100' of 100')**

**CITY OF LYNNVILLE MARKE** 1/2

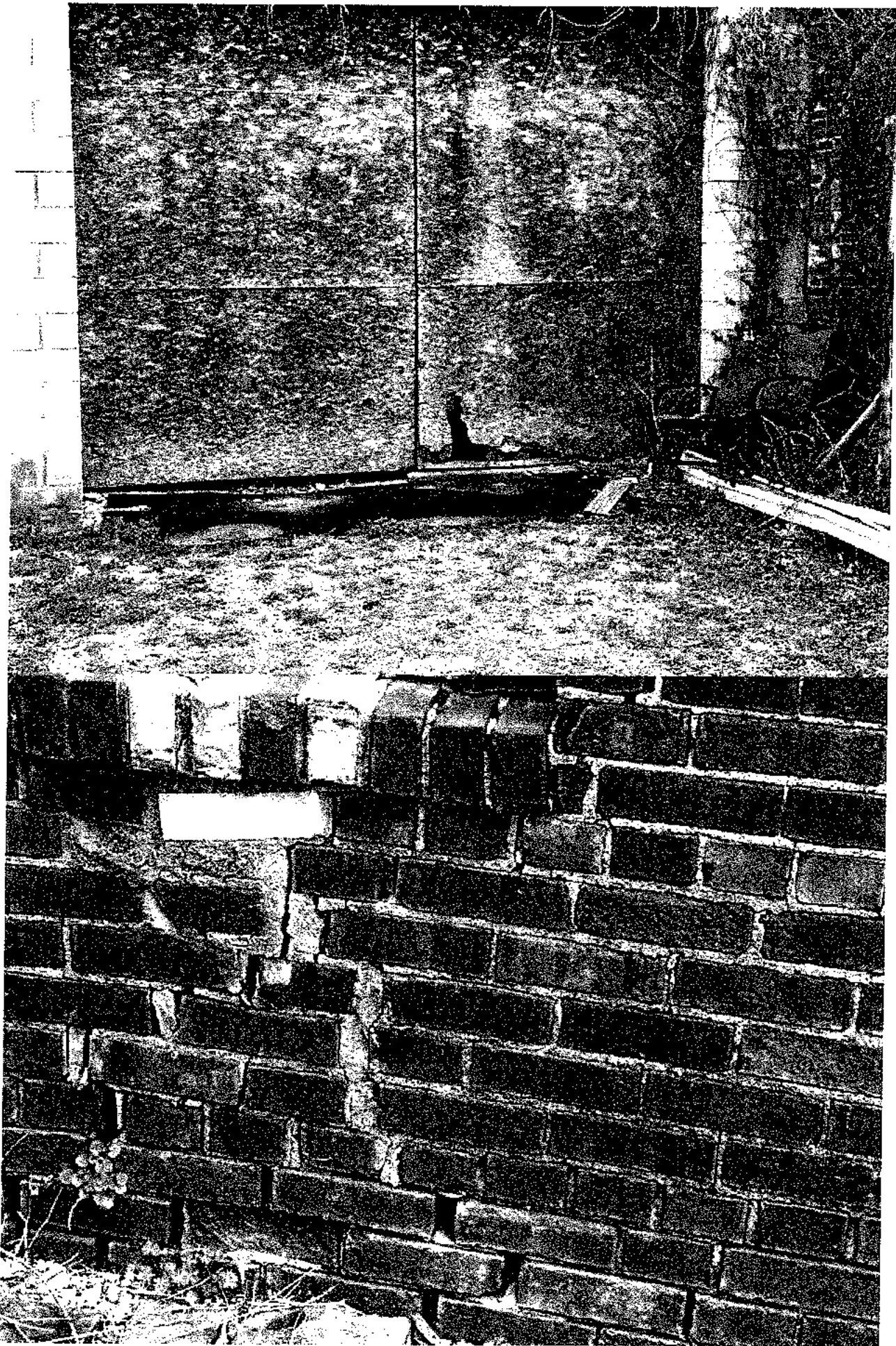
18/2021 REMOVED: Removed MH.  
 7/5/2017 TR18: Change sketch from MH & Addn to 1st FC; add OFF per aerial. 09 7-25-17  
 3/22/2012 MHPP: MH PERSONAL PROPERTY RITA & TERRILL CORN 141-8030-0100  
 1/2/2012 TR12: Moved MH w/addition from 87-141-9030-0100. Added homestead. vs 1-3-12  
 5/20/2008 PTABOA: 2007/08 PTABOA Sound value MH at 2500. BJS 5-20-08  
 4/21/2008 REMOVED: REMOVED 1978 14/65 MOBILE HOME FOR 08/09 MOVED TO PERSONAL PROPERTY PER STATE 2008. KH 04/21/08  
 3/26/2008 TR08: Chng gnd of deigar from C to D. BJS 3-26-08  
 3/22/2002 ChID: Previous parcel\_id: 041-4011-0025

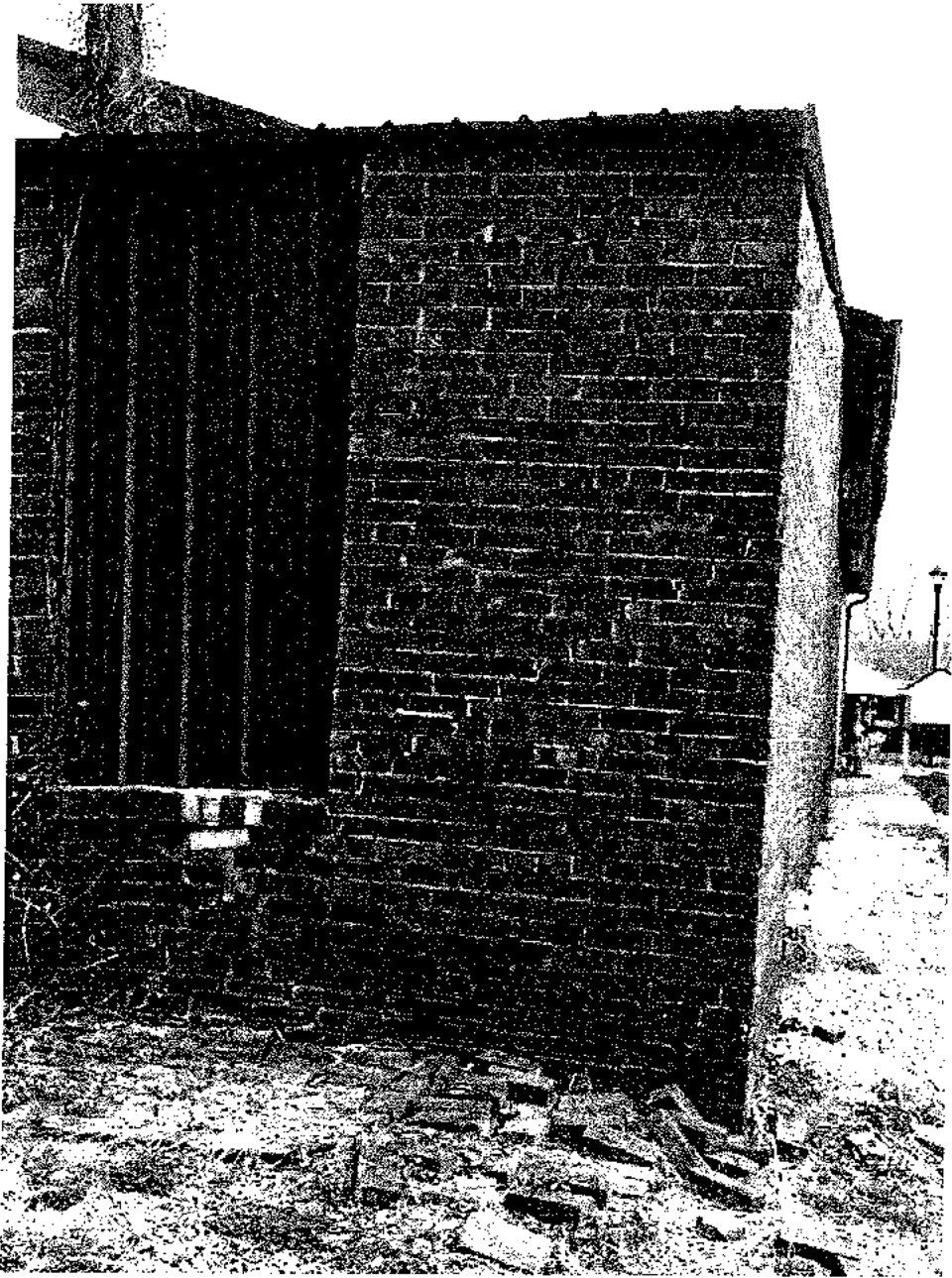
Calculated Acreage 0.37  
 Actual Frontage 0  
 Developer Discount   
 Parcel Acreage 0.00  
 81 Legal Drain NV 0.00  
 82 Public Roads NV 0.00  
 83 UT Towers NV 0.00  
 9 Homesite 0.37  
 91/92 Acres 0.00  
 Total Acres Farmland -0.37  
 Farmland Value \$0  
 Measured Acreage 0.00  
 Avg Farmland Value/Acre 0.0  
 Value of Farmland \$0  
 Classified Total \$0  
 Farm / Classified Value \$0  
 Homesite(s) Value \$22,100  
 91/92 Value \$0  
 Supp. Page Land Value \$22,100  
 CAP 1 Value \$0  
 CAP 2 Value \$0  
 CAP 3 Value \$0  
 Total Value \$22,100

Data Source External Only Collector 04/13/2017 WSC Appraiser 07/15/2021 TYLER









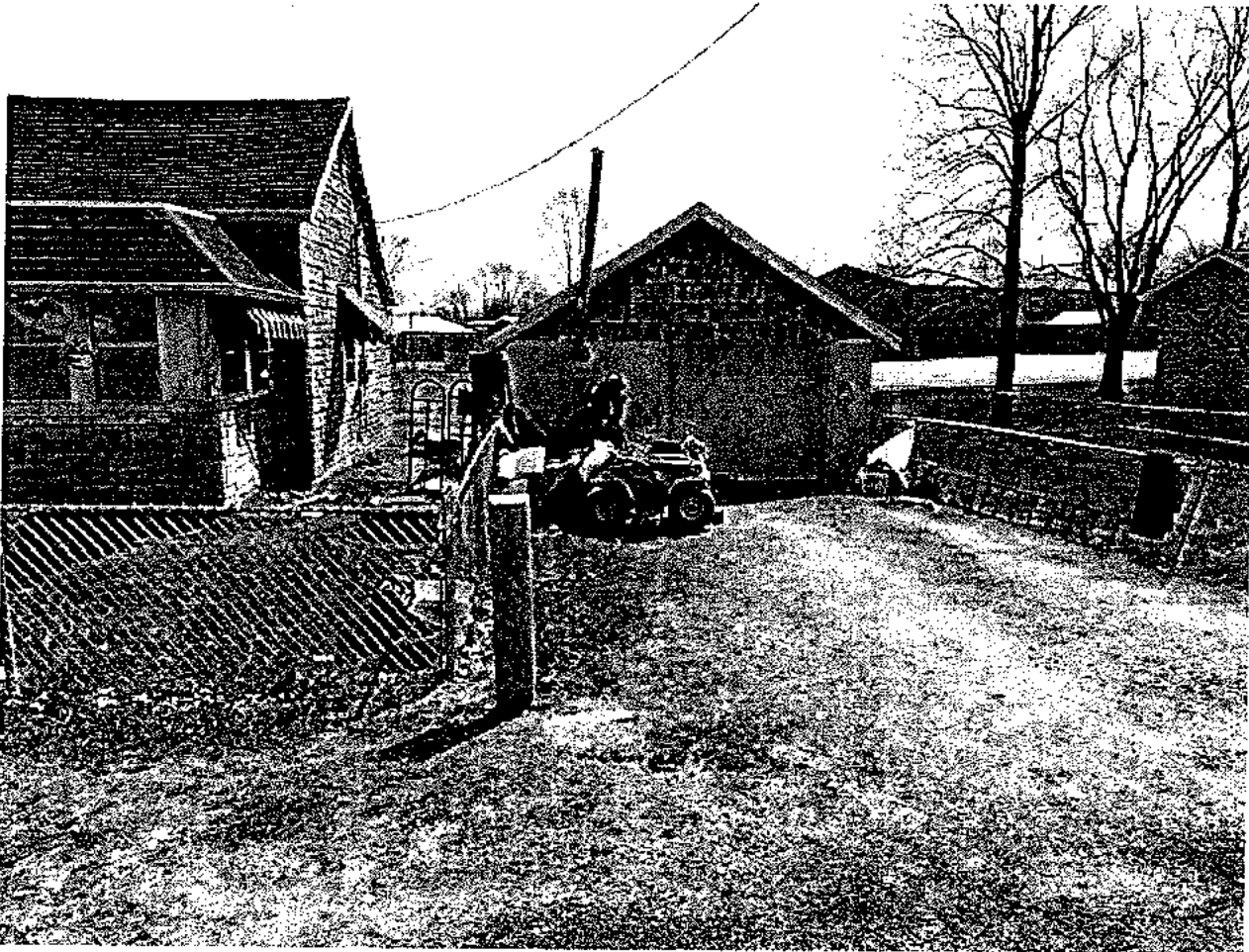
## Lynnville Clerk

---

**From:** David Goldenberg <dgoldenberg13@yahoo.com>  
**Sent:** Tuesday, April 15, 2025 2:37 PM  
**To:** Lynnville Clerk  
**Subject:** [External]Please print

Needs cleaned up

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.



Sent from my iPhone  
David Goldenberg

## Lynnville Clerk

---

**From:** David Goldenberg <dgoldenberg13@yahoo.com>  
**Sent:** Tuesday, April 15, 2025 2:36 PM  
**To:** Lynnville Clerk  
**Subject:** [External]Please print

Needs cleaned up

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.



Sent from my iPhone  
David Goldenberg

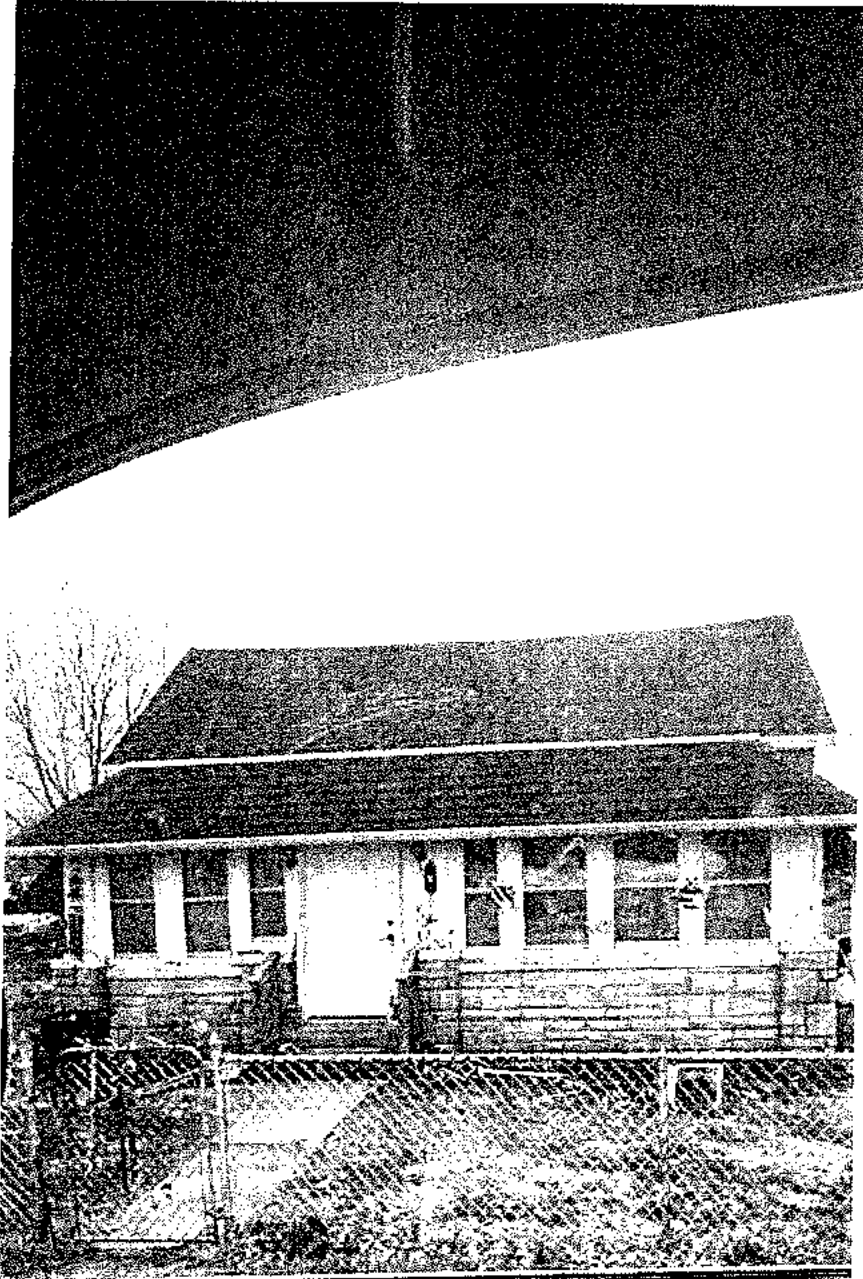
## Lynnville Clerk

---

**From:** David Goldenberg <dgoldenberg13@yahoo.com>  
**Sent:** Tuesday, April 15, 2025 2:30 PM  
**To:** Lynnville Clerk  
**Subject:** [External]Please print

Needs cleaned up-ordinance violation

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.



Sent from my iPhone  
David Goldenberg

## Lynnville Clerk

---

**From:** David Goldenberg <dgoldenberg13@yahoo.com>  
**Sent:** Tuesday, April 15, 2025 2:31 PM  
**To:** Lynnville Clerk  
**Subject:** [External]Please print

Needs cleaned up-4th street across from elementary.

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.



Sent from my iPhone  
David Goldenberg





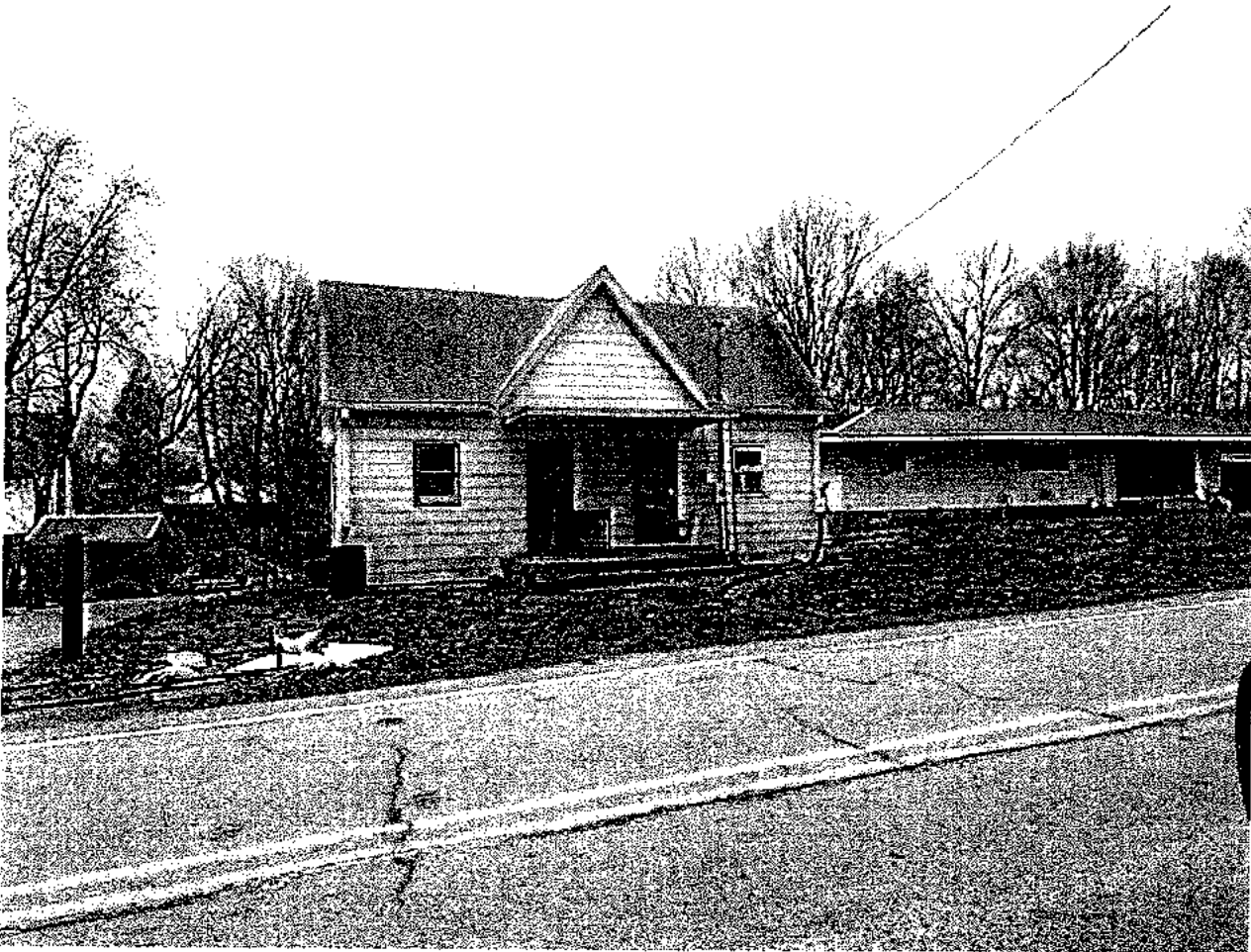
## Lynnville Clerk

---

**From:** David Goldenberg <dgoldenberg13@yahoo.com>  
**Sent:** Tuesday, April 15, 2025 2:35 PM  
**To:** Lynnville Clerk  
**Subject:** [External]Please print

2nd house north of third on 61. Abandoned needs cleaned up.

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.



Sent from my iPhone  
David Goldenberg

## Lynnville Clerk

---

**From:** David Goldenberg <dgoldenberg13@yahoo.com>  
**Sent:** Tuesday, April 15, 2025 2:32 PM  
**To:** Lynnville Clerk  
**Subject:** [External]Please print

Abandoned home. Needs cleaned up.

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.



Sent from my iPhone  
David Goldenberg

87-05-04-405-115.000-010  
 Parcel Number  
 87-05-04-405-115.000-010  
 Local Parcel Number  
 041-4080-0115

Tax ID:

Routing Number  
 030-021

Property Class 510  
 1 Family Dwell - Platted Lot

Year: 2024

Location Information  
 County Warrick  
 Township HART TOWNSHIP  
 District 010 (Local 041)  
 LYNNVILLE TOWN  
 School Corp #130  
 WARRICK COUNTY

Neighborhood 5010001\_AV  
 CITY OF LYNNVILLE MARKET ARE  
 Section/Plat  
 4  
 Location Address (1)  
 415 N MAIN ST  
 LYNNVILLE, IN 47619

Zoning  
 Subdivision

Lot

Market Model  
 5010001\_AV - LYNNVILLE - MARK

Topography  
 Flood Hazard  
 ERA  
 TIF

Public Utilities  
 Streets or Roads

Neighborhood Life Cycle Stage  
 Improving  
 Printed Friday, April 26, 2024

Review Group 2024

Wollison, Brenda  
 Ownership  
 Wollison, Brenda  
 RR 1 PO Box 114  
 Lynnville, IN 47619

Legal  
 PT LOT 29 LYNNVILLE

415 N MAIN ST  
 Ownership  
 Date 01/01/1900  
 Owner Wollison, Brenda

510, 1 Family Dwell - Platted Lot  
 Transfer of Ownership  
 Doc ID Code Book/Page Adj Sale Price VII  
 WD /

CITY OF LYNNVILLE MARKE 1/2  
 Notes  
 3/23/2012 TR12: 2012 TRENDING CHANGE  
 Changed dwell cond F to P. is 6-8-11



Valuation Records Work in Progress Values are not certified, values are subject to change

Assessment Year	2024	2024	2023	2022	2021	2020
Reason For Change	WIP	AA	AA	AA	AA	GenReval
As Of Date	04/14/2024	01/01/2024	01/01/2023	01/01/2022	01/01/2021	01/01/2020
Valuation Method	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod
Equalization Factor	1.0000	1.0000	1.0000	1.0000	1.0000	1.0000
Notice Required	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Land	\$15,200	\$15,200	\$15,200	\$15,200	\$3,500	\$3,800
Land Res (1)	\$15,200	\$15,200	\$15,200	\$15,200	\$3,500	\$3,800
Land Non Res (2)	\$0	\$0	\$0	\$0	\$0	\$0
Land Non Res (3)	\$0	\$0	\$0	\$0	\$0	\$0
Improvement	\$27,900	\$27,900	\$27,800	\$26,100	\$22,500	\$18,400
Imp Res (1)	\$27,900	\$27,900	\$27,800	\$26,100	\$22,500	\$18,400
Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0	\$0
Imp Non Res (3)	\$0	\$0	\$0	\$0	\$0	\$0
Total	\$43,100	\$43,100	\$43,000	\$41,300	\$26,000	\$22,200
Total Res (1)	\$43,100	\$43,100	\$43,000	\$41,300	\$26,000	\$22,200
Total Non Res (2)	\$0	\$0	\$0	\$0	\$0	\$0
Total Non Res (3)	\$0	\$0	\$0	\$0	\$0	\$0

Market Model (Standard) Deprec Res 100% Cap Res 100% 0.15 0.15

Land Meth	Soil ID	Pricing Method	Act Front	Size Factor	Rate	Adj. Rate	Ext. Value	Infl. %	Market Factor	Cap 1	Cap 2	Cap 3	Value
9	A		32	0.15	1.00	\$101,400	\$15,210	0%	1.0000	100.00	0.00	0.00	\$15,210

Calculated Acreage 0.15  
 Actual Frontage 32  
 Developer Discount   
 Parcel Acreage 0.15  
 81 Legal Drain NV 0.00  
 82 Public Roads NV 0.00  
 83 UT Towers NV 0.00  
 9 Homesite 0.15  
 91/92 Acres 0.00  
 Total Acres Farmland 0.00  
 Farmland Value \$0  
 Measured Acreage 0.00  
 Avg Farmland Value/Acre 0.0  
 Value of Farmland \$0  
 Classified Total \$0  
 Farm / Classified Value \$0  
 Homesite(s) Value \$15,200  
 91/92 Value \$0  
 Supp. Page Land Value \$15,200  
 CAP 1 Value \$0  
 CAP 2 Value \$0  
 CAP 3 Value \$0  
 Total Value \$15,200

Data Source External Only Collector 04/13/2017 WSC Appraiser 07/13/2021 TYLER

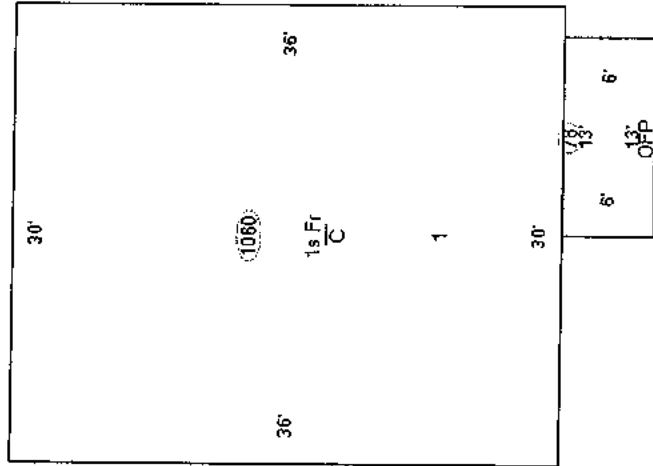
General Information		Plumbing	
Occupancy	Single-Family	#	TF
Description	Single-Family R 01	1	3
Story Height	1	0	0
Style	RES - 15 - 1 Lvl 1001	1	1
Finished Area	1080 sqft	1	1
Make		0	0
Total		3	5

Floor Finish	
<input type="checkbox"/> Earth	<input type="checkbox"/> Tile
<input type="checkbox"/> Slab	<input checked="" type="checkbox"/> Carpet
<input checked="" type="checkbox"/> Sub & Joist	<input type="checkbox"/> Unfinished
<input checked="" type="checkbox"/> Wood	<input type="checkbox"/> Other
<input type="checkbox"/> Parquet	

Wall Finish	
<input checked="" type="checkbox"/> Plaster/Drywall	<input type="checkbox"/> Unfinished
<input type="checkbox"/> Paneling	<input type="checkbox"/> Other
<input type="checkbox"/> Fiberboard	

Roofing	
<input type="checkbox"/> Built-Up	<input type="checkbox"/> Metal
<input type="checkbox"/> Wood Shingle	<input checked="" type="checkbox"/> Asphalt
	<input type="checkbox"/> Slate
	<input type="checkbox"/> Tile
	<input type="checkbox"/> Other

Exterior Features	
Description	Area
Porch, Open Frame	78
	Value
	\$0



Description	Count	Value
Specialty Plumbing		

Supply of Improvements	
Base Rate	0.93
LCM	0.93
Adj Rate	
Size	1,080 sqft
RCN	\$74,386
Norm Dep	75%
Abn Value	\$18,600
Remain. Value	

Supply of Improvements	
Base Rate	0.93
LCM	0.93
Adj Rate	
Size	1,080 sqft
RCN	\$74,386
Norm Dep	75%
Abn Value	\$18,600
Remain. Value	

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1080	1080	\$84,000	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt				
Crawl	1080	0	\$6,000	
Slab				

Adjustments	Total Base
Unfn Int (-)	\$90,000
Ex Liv Units (+)	\$0
Rec Room (+)	\$0
Loft (+)	\$0
Fireplace (+)	\$0
No Heating (-)	\$0
A/C (+)	\$0
No Elec (-)	\$0
Plumbing (+ / -)	\$0
Spec Plumb (+)	\$0
Elevator (+)	\$0
Sub-Total, One Unit	\$90,000
Sub-Total, 1 Units	\$4,100
Exterior Features (+)	\$0
Garages (+) 0 sqft	\$94,100
Quality and Design Factor (Grade)	0.85
Location Multiplier	0.93
Replacement Cost	\$74,386

PC	Nbhd	Mkkt	Cap 1	Cap 2	Cap 3	Improv Value
100%	100%	1,000	1,500	100.00	0.00	\$27,900

87-05-04-404-003-000-010  
 General Information  
 Parcel Number  
 87-05-04-404-003-000-010  
 Local Parcel Number  
 041-4025-0003  
 Tax ID:

Routing Number  
 030-023

Property Class 510  
 1 Family Dwell - Platted Lot

Year: 2024

Location Information  
 County  
 Warrick  
 Township  
 HART TOWNSHIP  
 District 010 (Local 041)  
 LYNNVILLE TOWN  
 School Corp 8130  
 WARRICK COUNTY  
 Neighborhood 5010001\_AV  
 CITY OF LYNNVILLE MARKET ARE

Section/Plat  
 4  
 Location Address (1)  
 447 OLD PETERSBURG RD  
 LYNNVILLE, IN 47619

Zoning  
 Subdivision

Lot

Market Model  
 5010001\_AV - LYNNVILLE - MARK

Map Categories  
 Topography  
 Level  
 Public Utilities  
 All  
 Streets or Roads  
 Paved  
 Neighborhood Life Cycle Stage  
 Improving  
 Printed  
 Friday, April 26, 2024

Review Group 2024

QUINN, ERVIN EUGENE & MARY  
 Ownership  
 QUINN, ERVIN EUGENE & MARY AN  
 PO BOX 82  
 LYNNVILLE, IN 47619

Legal  
 LOT 3 MILES SUB

Owner  
 QUINN, ERVIN EUGE  
 BAEHL PROPERTIES  
 MARX, TAMMY  
 Marx, Steven J  
 LYNNVILLE NATIIONA

Transfer of Ownership

447 OLD PETERSBURG RD

510, 1 Family Dwell - Platted Lot

Date	Doc ID	Code	Book/Page	Adj Sale Price	VI
09/28/2018	2018R-007914	Wa	2018R-007914	\$85,000	V
05/16/2014	2014R-003677	Wa	2014R-003677	\$73,000	I
12/17/2010	2010R-010953	Qu	2010R-010953	\$0	I
03/03/1995	WD	WD	7208		I
01/01/1900	WD	WD	/		I



2024	2024	2024	2023	2021	2020
Assessment Year	Assessment Year	Assessment Year	Assessment Year	Assessment Year	Assessment Year
WIP	AA	AA	AA	AA	GenReval
04/14/2024	01/01/2024	01/01/2023	01/01/2022	01/01/2021	01/01/2020
Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Alternative Cost (	Indiana Cost Mod	Indiana Cost Mod
1.0000	1.0000	1.0000	1.0000	1.0000	1.0000
Notice Required					
Land	\$24,000	\$24,000	\$11,900	\$9,800	\$9,800
Land Res (1)	\$24,000	\$24,000	\$11,900	\$9,800	\$9,800
Land Non Res (2)	\$0	\$0	\$0	\$0	\$0
Land Non Res (3)	\$0	\$0	\$0	\$0	\$0
Improvement	\$107,700	\$107,800	\$107,000	\$85,300	\$77,900
Imp Res (1)	\$107,700	\$105,400	\$107,000	\$85,300	\$77,900
Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
Imp Non Res (3)	\$0	\$2,400	\$0	\$0	\$0
Total	\$131,700	\$131,800	\$118,900	\$95,100	\$87,700
Total Res (1)	\$131,700	\$129,400	\$118,900	\$95,100	\$87,700
Total Non Res (2)	\$0	\$0	\$0	\$0	\$0
Total Non Res (3)	\$0	\$2,400	\$0	\$0	\$0

Land Data (Standard) Depur. Res. 00, C 100, Base Lot Res. 00, C 100, 01, 00

Pricing Metho	Act Front.	Size	Factor	Rate	Adj. Rate	Ext. Value	Inf. %	Market Factor	Cap 1	Cap 2	Cap 3	Value
9 A	110	0.45	1.00	\$33,429	\$53,429	\$24,043	0%	1.0000	100.00	0.00	0.00	\$24,040

Calculated Acreage 0.45  
 Actual Frontage 110  
 Developer Discount   
 Parcel Acreage 0.45  
 81 Legal Drain NV 0.00  
 82 Public Roads NV 0.00  
 83 UT Towers NV 0.00  
 9 Homesite 0.45  
 91/92 Acres 0.00  
 Total Acres Farmland 0.00  
 Farmland Value \$0  
 Measured Acreage 0.00  
 Avg Farmland Value/Acre 0.0  
 Value of Farmland \$0  
 Classified Total \$0  
 Farm / Classified Value \$0  
 Homesite(s) Value \$24,000  
 91/92 Value \$0  
 Supp. Page Land Value \$0  
 CAP 1 Value \$24,000  
 CAP 2 Value \$0  
 CAP 3 Value \$0  
 Total Value \$24,000

CITY OF LYNNVILLE MARKE 1/2  
 Notes  
 2/24/2023 CHANGEFINDER: Aceded 10-14 Utility shed for 23/24 per changefinder sylen  
 5/27/2014 Chld: Previous parcel\_id: 041-4025-0003  
 3/27/2008 TR08: Cing gid of dwell & atgar from C-1 to C.B.S 3-27-08

Appraiser 07/13/2021 TYLER

WSC

Collector 04/13/2017

Data Source External Only





General Information	
Occupancy	Single-Family
Description	Single-Family
Story Height	1
Style	RES - 117 - Mfg Home
Finished Area	1456 sqft
Make	

Plumbing	
#	TF
Full Bath	2
Half Bath	0
Kitchen Sinks	1
Water Heaters	1
Add Fixtures	0
Total	4

Accommodations	
Bedrooms	3
Living Rooms	1
Dining Rooms	0
Family Rooms	0
Total Rooms	5

Floor Finish	
<input type="checkbox"/> Earth	<input checked="" type="checkbox"/> Tile
<input type="checkbox"/> Slab	<input checked="" type="checkbox"/> Carpet
<input checked="" type="checkbox"/> Sub & Joist	<input type="checkbox"/> Unfinished
<input type="checkbox"/> Wood	<input type="checkbox"/> Other
<input type="checkbox"/> Parquet	

Wall Finish	
<input checked="" type="checkbox"/> Plaster/Drywall	<input type="checkbox"/> Unfinished
<input type="checkbox"/> Paneling	<input type="checkbox"/> Other
<input type="checkbox"/> Fiberboard	

Roofing	
<input type="checkbox"/> Built-Up	<input type="checkbox"/> Metal
<input type="checkbox"/> Wood Shingle	<input checked="" type="checkbox"/> Asphalt
	<input type="checkbox"/> Slate
	<input type="checkbox"/> Tile

Exterior Features	
Area	Value
112	\$2,200

Floor Constr	
1	1Fr
2	
3	
4	
1/4	
1/2	
3/4	
Attic	
Bsmt	
Crawl	
Slab	

Adjustments	
Unfin Int (-)	
Ex Liv Units (+)	
Rec Room (+)	
Loft (+)	
Fireplace (+)	
No Heating (-)	
A/C (+)	1:1456
No Elec (-)	
Plumbing (+/-)	8 - 5 = 3 x \$600
Spec Plumb (+)	
Elevator (+)	

Total Base	
\$106,900	
\$106,900	
\$0	
\$0	
\$0	
\$0	
\$0	
\$0	
\$0	
\$3,600	
\$0	
\$2,400	
\$0	
\$0	
\$112,900	

Sub-Total, One Unit	
Sub-Total, 1 Units	\$2,200
Exterior Features (+)	\$15,200
Garages (+) 513 sqft	
Quality and Design Factor (Grade)	0.85
Location Multiplier	0.93
Replacement Cost	\$103,002

Summary of Improvements	
Description	Count
Specialty Plumbing	
Remain. Value	Abn Obs
\$76,220	0% 100%
\$14,740	0% 50%

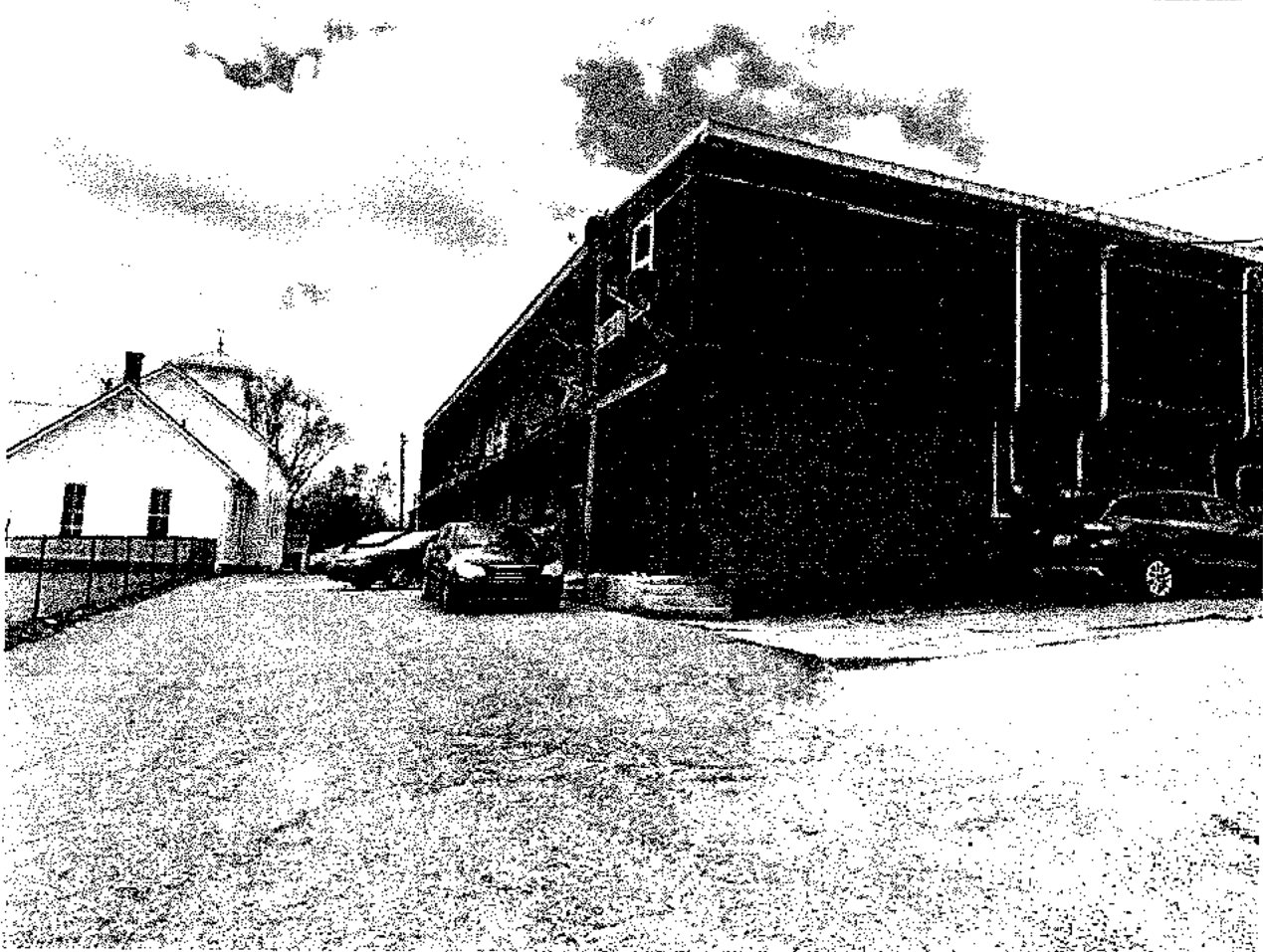
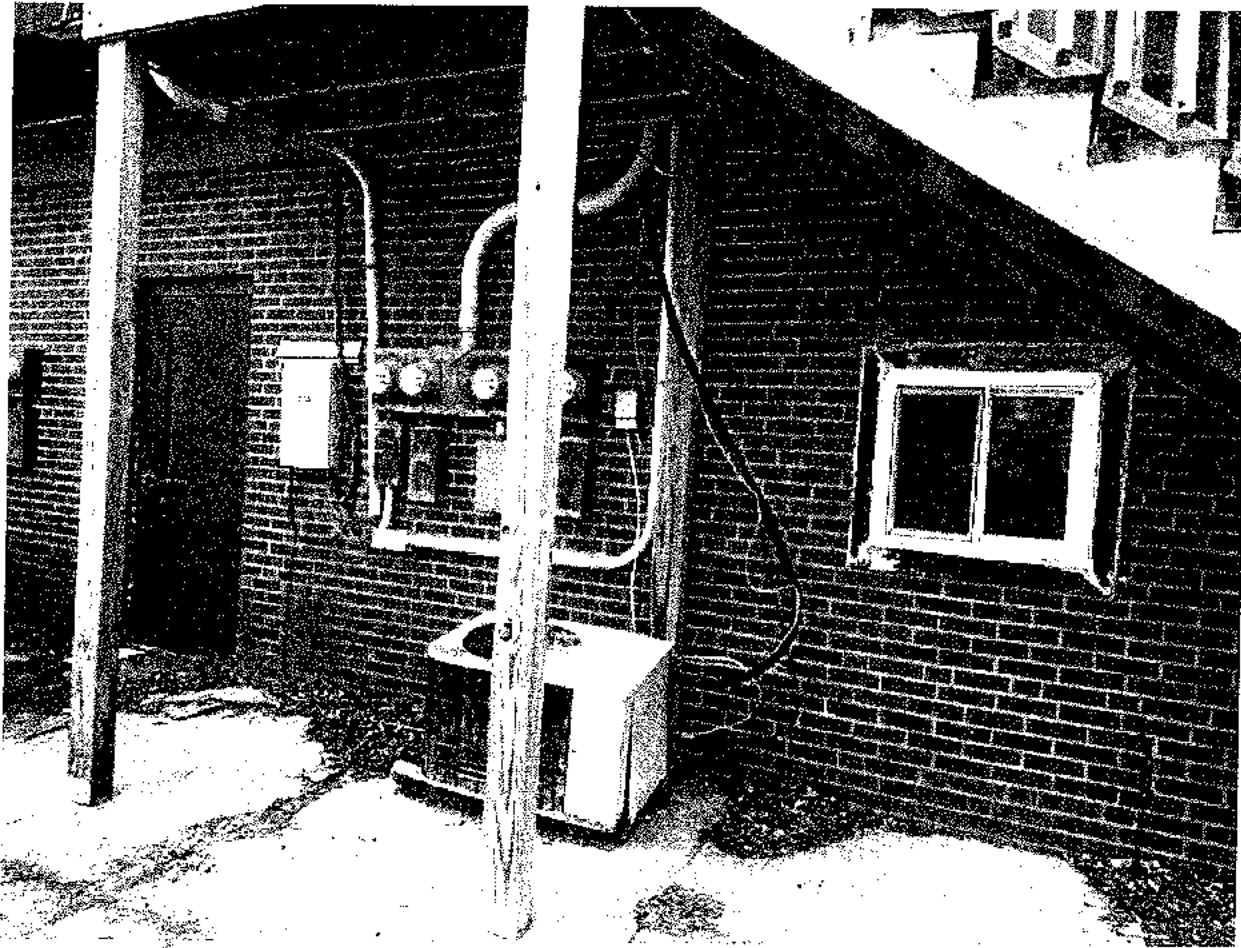
Summary of Improvements	
Base Rate	Adj Rate
\$25.66	\$15.99
LCM	RCN
0.93	\$103,002
Size	Norm Dep
1,456 sqft	26%
24'x40'	4%
PC Nbrhd	Mrkt
100%	100.00
Cap 1	Cap 2
100.00	0.00
Cap 3	Improv Value
0.00	\$66,300
	\$6,600

Description	
1: Single-Family	
2: Detached Garage 24'x40	
Story Height	Constr Type
1	Wood Fr
1	Wood Fr
Grade	Year Built
D+1	2002
D	2022
Eff Age	Eff Age
22	22
2	2
Value	
\$2,200	

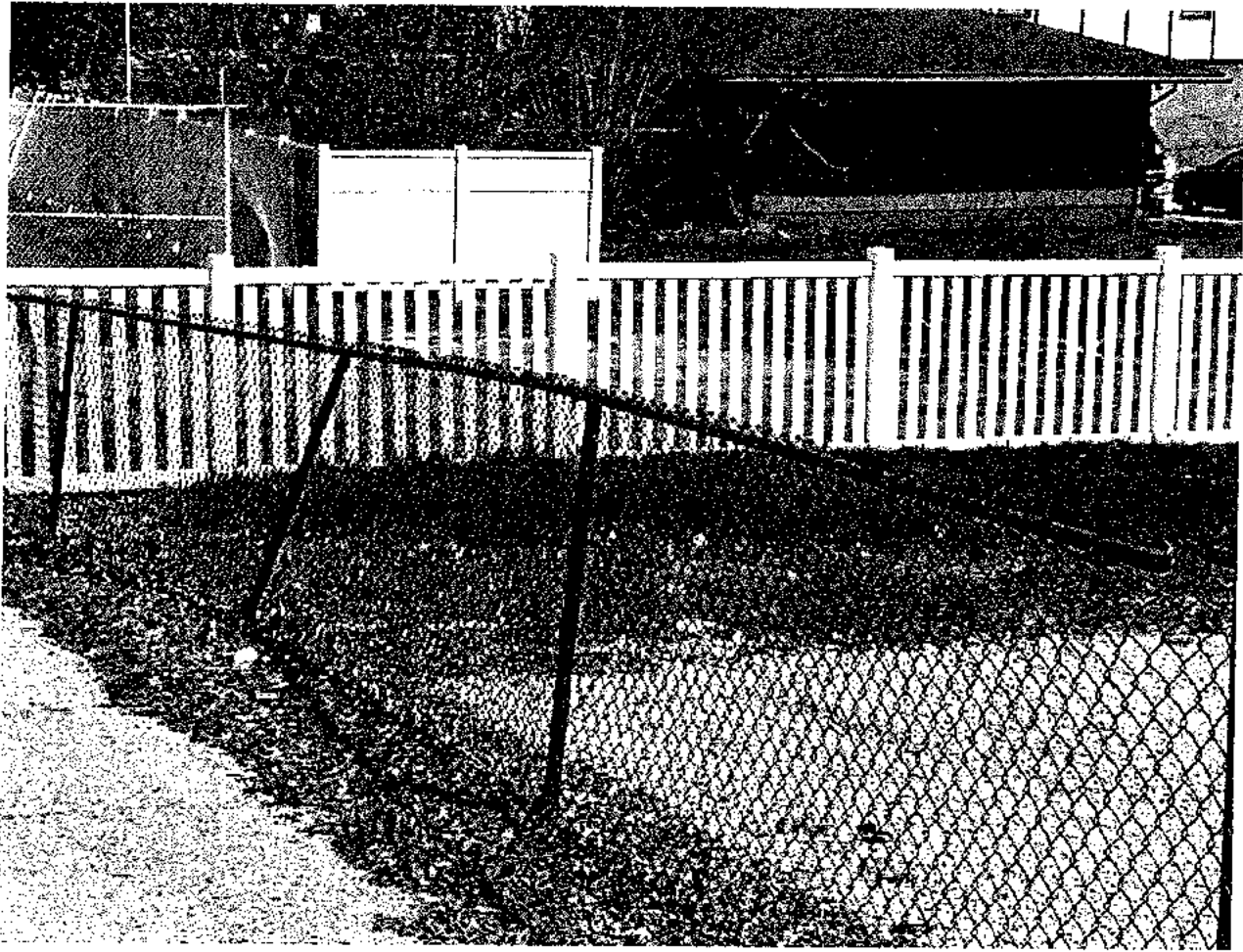
Total all pages	
\$72,900	

Total this page	
\$72,900	









87-05-03-305-005.000-010  
 General Information  
 Parcel Number  
 87-05-03-305-005.000-010  
 Local Parcel Number  
 041-4026-0005  
 Tax ID:

Routing Number  
 032-001

Property Class 401  
 4 to 19 Family Apartments

Year: 2024

Location Information

County  
 Warrick  
 Township  
 HART TOWNSHIP  
 District 010 (Local 041)  
 LYNNVILLE TOWN  
 School Corp 8130  
 WARRICK COUNTY  
 Neighborhood 4010001\_AV  
 LYNNVILLE TOWN-COMMERCIAL

Section/Plat  
 3

Location Address (r)  
 CHURCH ST  
 LYNNVILLE, IN 47619

Zoning

Subdivision

Lot

Market Model

4010001\_AV - LYNNVILLE - C&I

Topography  
 Flood Hazard

Public Utilities

Streets or Roads

Neighborhood Life Cycle Stage

Improving

Printed  
 Friday, April 26, 2024

Review Group 2024

TIP TOP HOMES LLC  
 Ownership  
 TIP TOP HOMES LLC  
 4445 E HOLMES AVE STE 101  
 MESA, AZ 85206-3398

Legal  
 LYNN'S ADD. ENGL.LOT 5

CHURCH ST  
 Ownership  
 TIP TOP HOMES LLC  
 2021R-011912 WD / \$840,000 V  
 02/06/2017 FEE PROPERTIES LL  
 01/01/1900 Powell, Leland C & Billi

401.4 to 19 Family Apartments  
 Transfer of Ownership  
 Doc ID Code Book/Page Adj Sale Price VI  
 2021R-011912 WD / \$840,000 V  
 Wa 2017R-0011215 \$590,000 I  
 WD /

LYNNVILLE TOWN-COMM 1/2  
 Notes  
 1/18/2022 IN SALES DISC: For 2223 corrected unit count from 23 to 32. Added 32 full baths, 32 kitchen sinks & 32 water heaters.  
 1/15/2021 IN SALES DISC: For 2223 Adjusted framing type to fire resistant and adjusted effective age.

2/20/2013 TR13: Changed the use code on the Apart from GCR to GCM, also got a warning that the wall height & construction on the unit is needed  
 to be input. kdh 02/20/13

8/2/2011 TR12: Added two commonpys 1-16x16 / 2-12x14. 18-8-5-11

2/24/2009 NC09: Added 2nd floor on part of building that was 1 story. MDH 2/24/09

3/27/2008 TR08: Remove inf fact 5-25% on land. BJS 3-27-08

4/28/2004 APPEAL: FORM 130 FILED. CHANGED GRADE OF APT BLDG TO D IN FAIR CONDITION WITH NEG 30% OBSOL SINCE IT WAS AN OLD SCHOOL AND CONVERTED INTO APTS. CHANGED PAVING TO D GRADE IN FAIR COND. REMOVED THE DUPLICATION ON PLBG FIXTURES. CSM 4/28/04

1/13/2002 CH1D: Previous parcel\_id: 041-4026-0005

Commercial

Valuation Records (For Progress Values, See Note on Subject to Change)

2024	2024	2024	2023	2021	2020
Assessment Year	Assessment Year	Assessment Year	Assessment Year	Assessment Year	Assessment Year
WIP	AA	AA	AA	AA	GenReval
04/14/2024	01/01/2024	01/01/2023	01/01/2023	01/01/2021	01/01/2020
Three Value Appr	Three Value Appr	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod
1.0000	1.0000	1.0000	1.0000	1.0000	1.0000
Equalization Factor	Equalization Factor	Equalization Factor	Equalization Factor	Equalization Factor	Equalization Factor
Notice Required	Notice Required	Notice Required	Notice Required	Notice Required	Notice Required
Land \$48,200	Land \$48,200	Land \$48,300	Land \$48,300	Land \$18,600	Land \$18,600
Land Res (1) \$0	Land Res (1) \$0	Land Res (1) \$0	Land Res (1) \$0	Land Res (1) \$0	Land Res (1) \$0
Land Non Res (2) \$48,200	Land Non Res (2) \$48,200	Land Non Res (2) \$48,300	Land Non Res (2) \$48,300	Land Non Res (2) \$18,600	Land Non Res (2) \$18,600
Land Non Res (3) \$0	Land Non Res (3) \$0	Land Non Res (3) \$0	Land Non Res (3) \$0	Land Non Res (3) \$0	Land Non Res (3) \$0
Improvement \$795,800	Improvement \$795,800	Improvement \$766,800	Improvement \$766,800	Improvement \$205,000	Improvement \$190,300
Imp Res (1) \$0	Imp Res (1) \$0	Imp Res (1) \$0	Imp Res (1) \$0	Imp Res (1) \$0	Imp Res (1) \$0
Imp Non Res (2) \$794,500	Imp Non Res (2) \$794,500	Imp Non Res (2) \$765,400	Imp Non Res (2) \$765,400	Imp Non Res (2) \$203,500	Imp Non Res (2) \$188,300
Imp Non Res (3) \$1,300	Imp Non Res (3) \$1,300	Imp Non Res (3) \$1,400	Imp Non Res (3) \$1,400	Imp Non Res (3) \$1,500	Imp Non Res (3) \$1,500
Total \$844,000	Total \$844,000	Total \$815,100	Total \$815,100	Total \$223,600	Total \$208,900
Total Res (1) \$0	Total Res (1) \$0	Total Res (1) \$0	Total Res (1) \$0	Total Res (1) \$0	Total Res (1) \$0
Total Non Res (2) \$842,700	Total Non Res (2) \$842,700	Total Non Res (2) \$813,700	Total Non Res (2) \$813,700	Total Non Res (2) \$222,100	Total Non Res (2) \$207,400
Total Non Res (3) \$1,300	Total Non Res (3) \$1,300	Total Non Res (3) \$1,400	Total Non Res (3) \$1,400	Total Non Res (3) \$1,500	Total Non Res (3) \$1,500

Land Data (Standard Display) Res: 2D, C: 1Z0 Base Lot Res: N X 0 G L N X 0

Land Type	Pricing Method	Soil ID	Act Front.	Act Size	Factor	Rate	Adj. Rate	Ext. Value	Inf. %	Market Factor	Cap 1	Cap 2	Cap 3	Value
11 A			193	0.87	1.11	\$50,000	\$55,500	\$48,285	0%	1.0000	0.00	100.00	0.00	\$48,290

Calculated Acreage 0.87  
 Actual Frontage 193  
 Developer Discount   
 Parcel Acreage 0.87  
 81 Legal Drain NV 0.00  
 82 Public Roads NV 0.00  
 83 UT Towers NV 0.00  
 9 Homesite 0.00  
 91/92 Acres 0.00  
 Total Acres Farmland 0.87  
 Farmland Value \$0  
 Measured Acreage 0.00  
 Avg Farmland Value/Acre 0.0  
 Value of Farmland \$0  
 Classified Total \$0  
 Farm / Classified Value \$0  
 Homesite(s) Value \$0  
 91/92 Value \$0  
 Supp. Page Land Value \$0  
 CAP 1 Value \$48,300  
 CAP 2 Value \$0  
 CAP 3 Value \$0  
 Total Value \$48,300

Appraiser 08/10/2021 TYLER

RN

Collector

05/25/2020

External Only

Data Source

Collector

05/25/2020

External Only

Data Source

Collector

05/25/2020

External Only

General Information	
Occupancy	C/I Building Apartment
Description	C/I Building C 01 Pre. Framing Fire Resistant
Story Height	2 Pre. Finish Finished Divided
Type	COM - 409 - APA # of Units 32

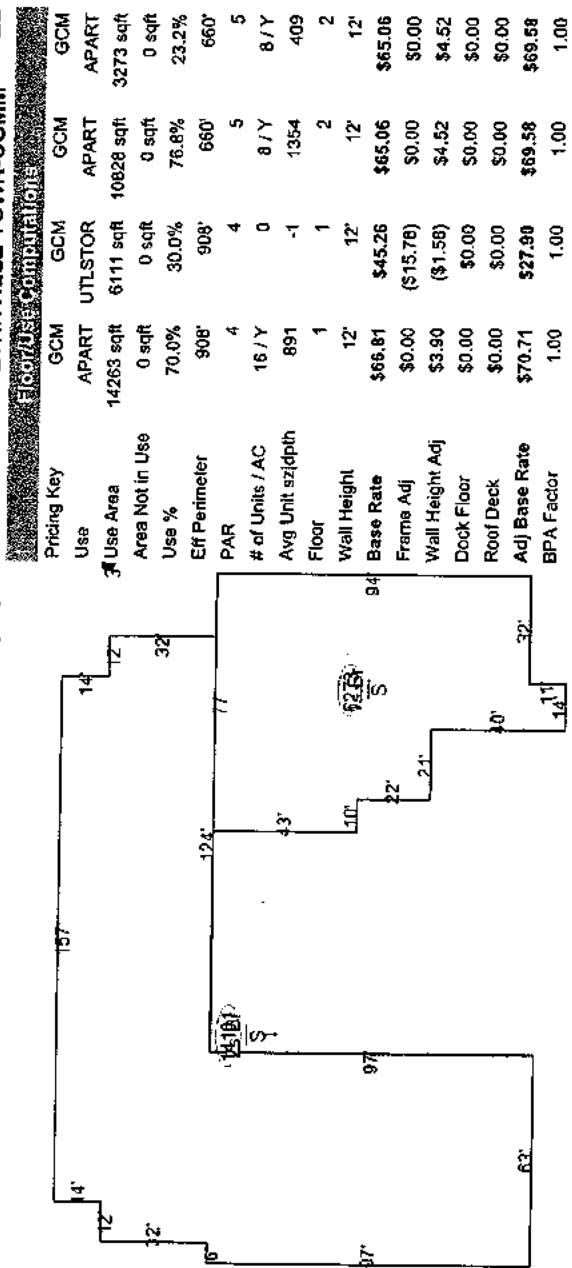
Wall Type	1: 2(908') U: 2(660')
Heating	20374 sqft 14101 sqft
A/C	6111 sqft
Sprinkler	

Plumbing RES(C)		Roofing	
#	TF	Built Up	Tile
32	96	0	0
0	0	0	0
32	32	0	0
32	32	0	0
0	0	0	0
96	160	0	0

Exterior Features		Area	Value
Description			

Special Features		Value	Description	Value
Other Plumbing				

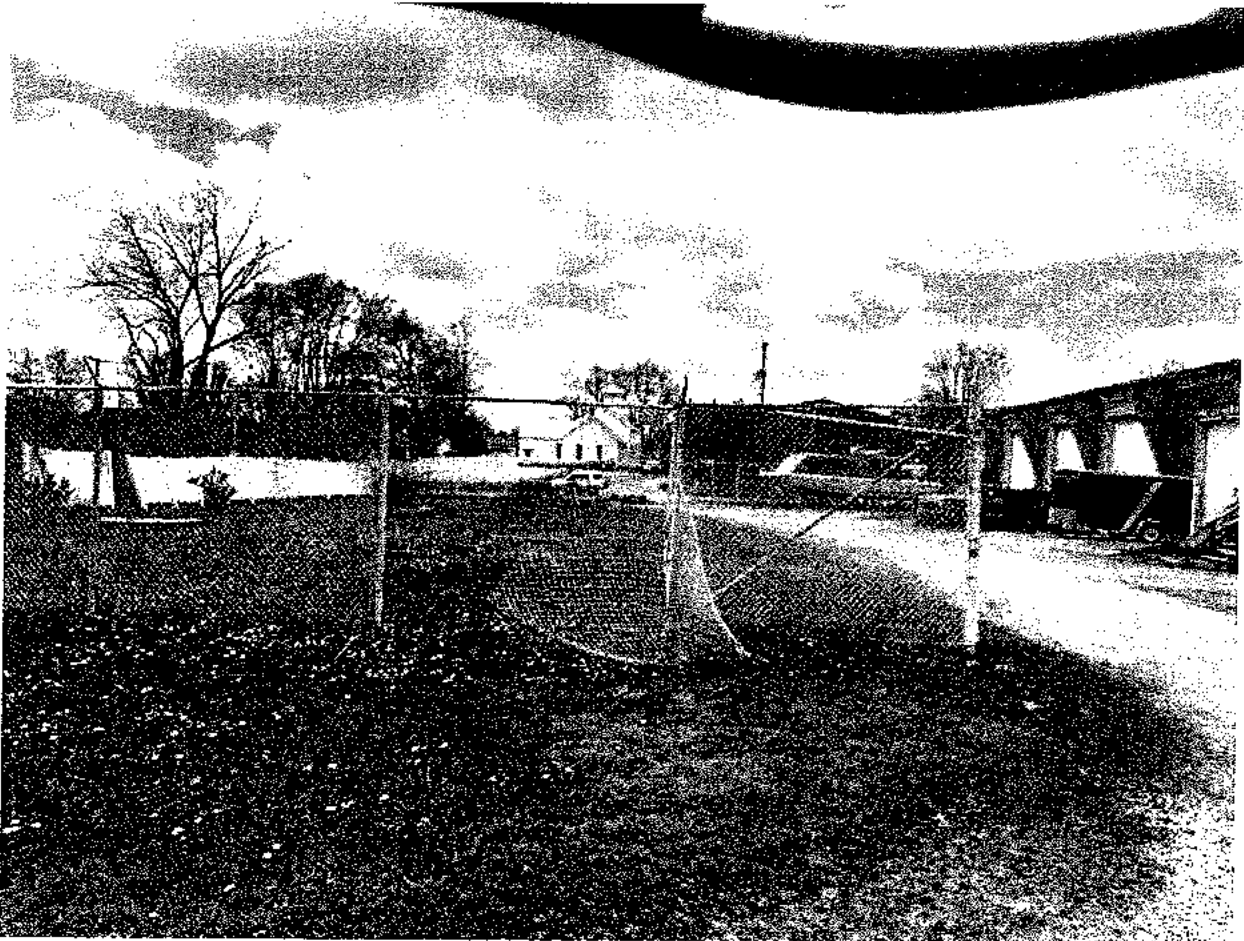
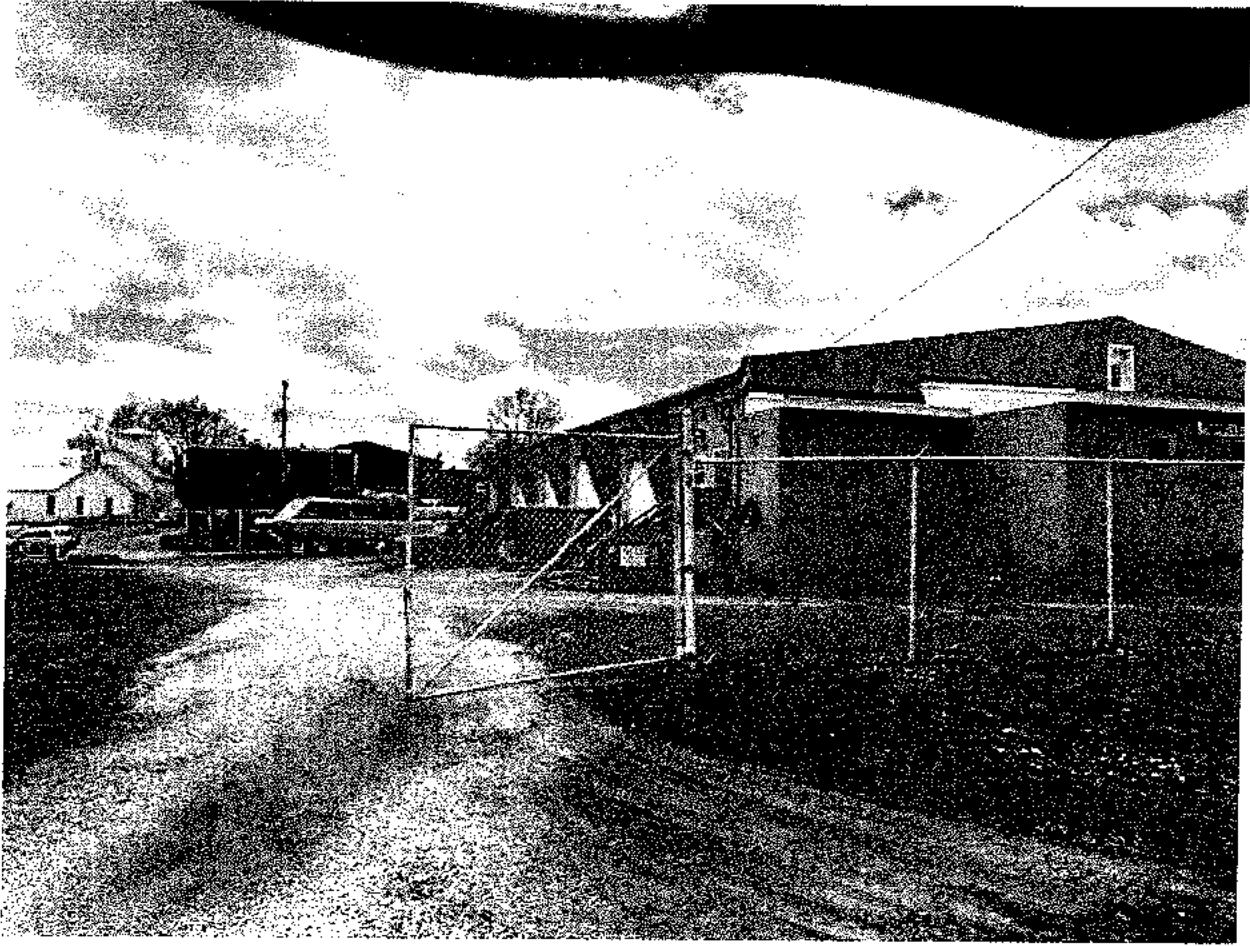
Story Height	Constr Type	Grade	Year Built	Eff Age	Co nd	Value
2	Brick	D	1958	1988	36 F	
1	Canopies - Commercial T	D	1960	1960	64 F	
1	Canopies - Commercial T	D	1960	1960	64 F	
1	Paving C 01	D	1958	1958	66 F	

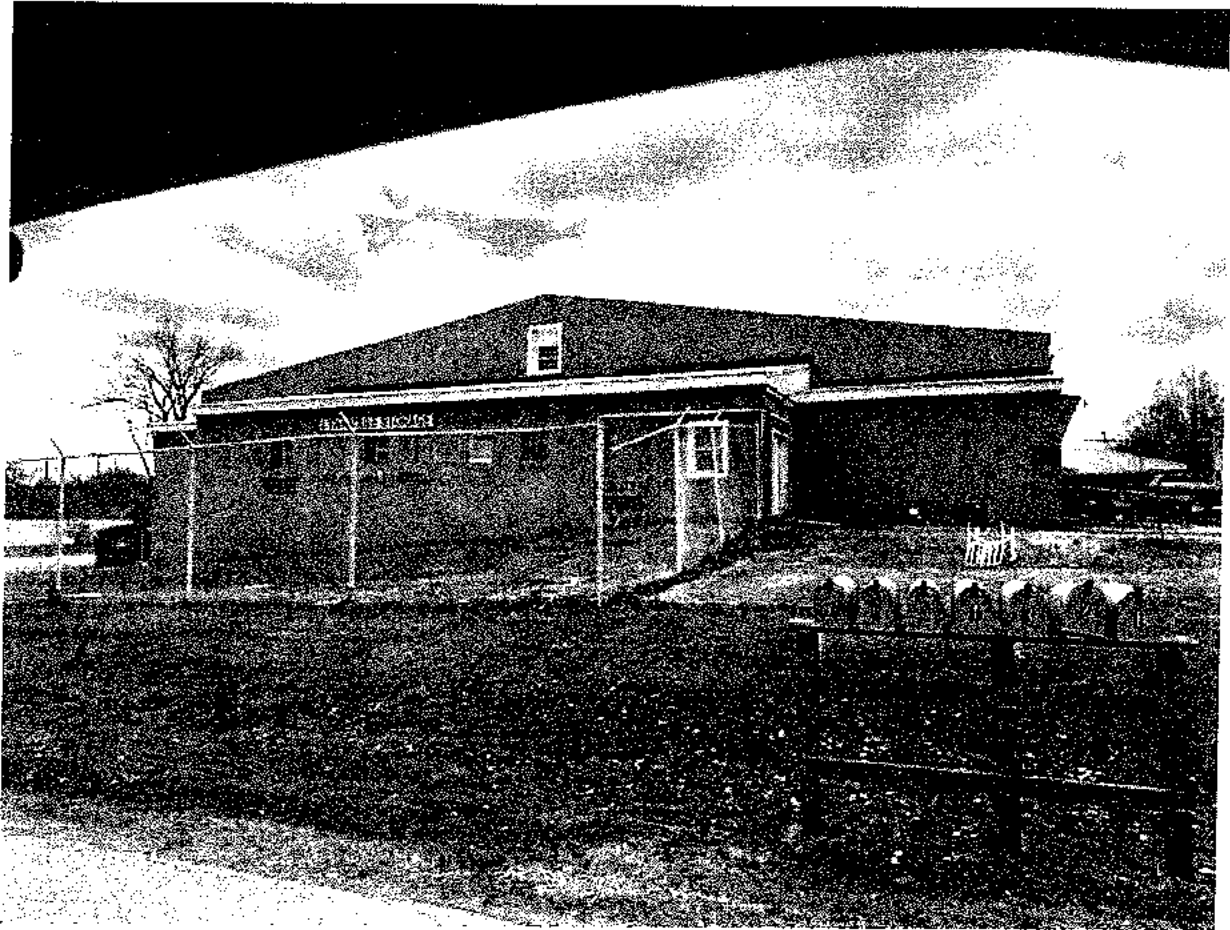


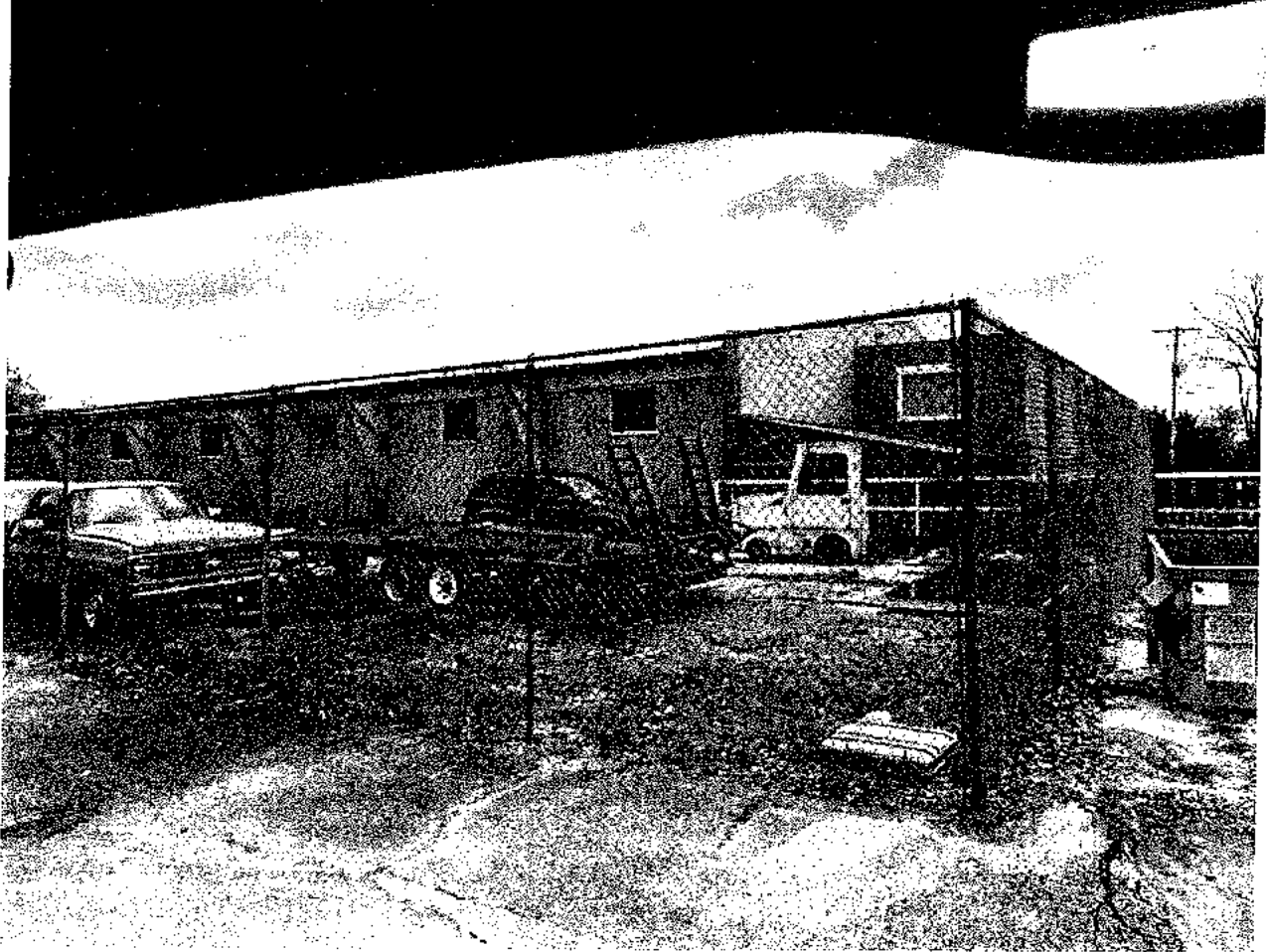
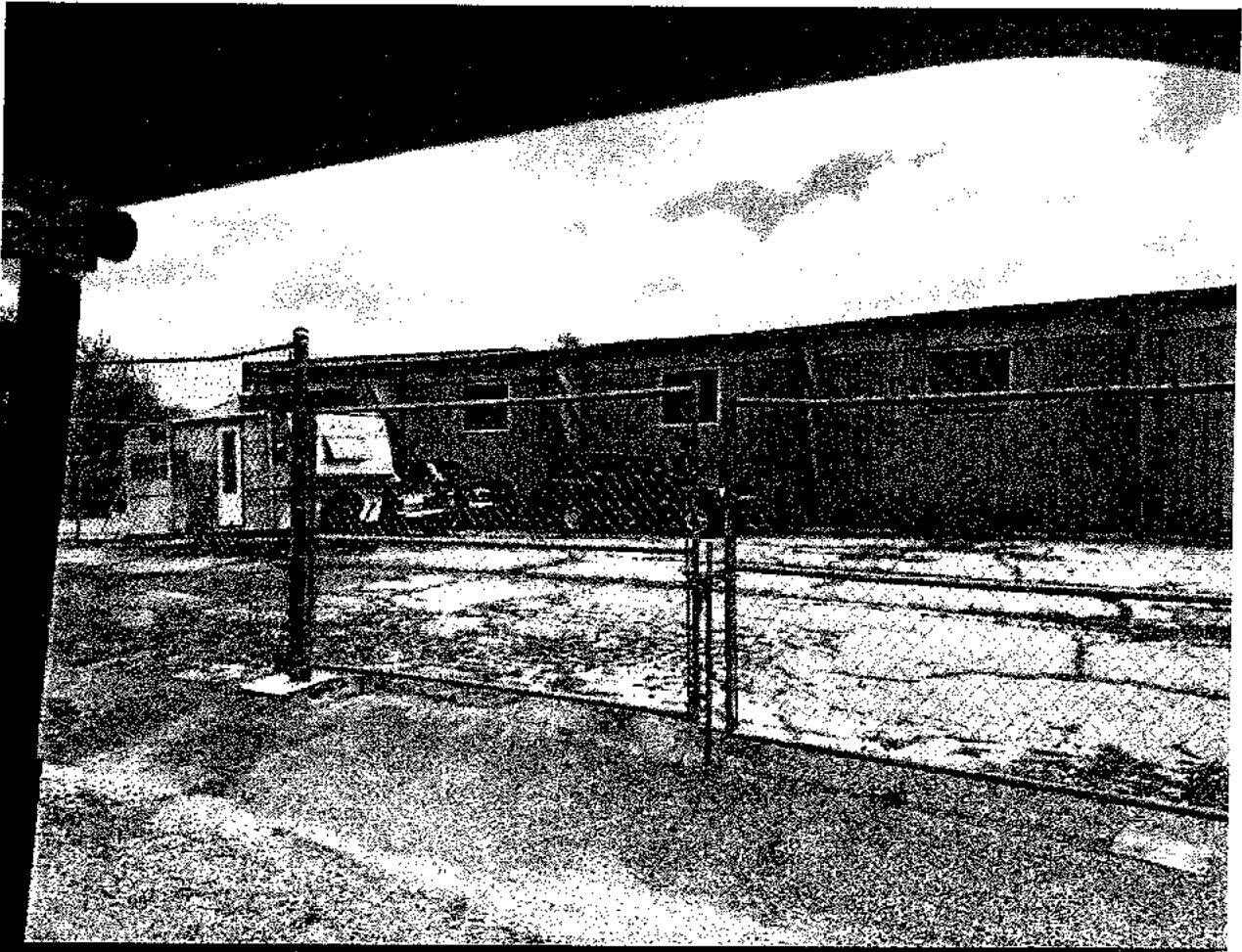
Floor/Use Computations		GCM		GCM	
Pricing Key	Use	APART	UTLSTOR	APART	GCM
Use Area	14263 sqft	6111 sqft	10828 sqft	0 sqft	3273 sqft
Area Not in Use	0 sqft	0 sqft	0 sqft	0 sqft	0 sqft
Use %	70.0%	30.0%	76.8%		23.2%
Eff Perimeter	908'	908'	660'	660'	660'
PAR	4	4	4	5	5
# of Units / AC	16 / Y	0	8 / Y	8 / Y	8 / Y
Avg Unit sz/dpth	891	-1	1354	409	409
Floor	1	1	2	2	2
Wall Height	12'	12'	12'	12'	12'
Base Rate	\$66.81	\$45.26	\$65.06	\$65.06	\$65.06
Frame Adj	\$0.00	(\$15.78)	\$0.00	\$0.00	\$0.00
Wall Height Adj	\$3.90	(\$1.58)	\$4.52	\$4.52	\$4.52
Dock Floor	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Roof Deck	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Adj Base Rate	\$70.71	\$27.90	\$69.58	\$69.58	\$69.58
BPA Factor	1.00	1.00	1.00	1.00	1.00
Sub Total (rate)	\$70.71	\$27.90	\$69.58	\$69.58	\$69.58
Interior Finish	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Partitions	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Heating	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
A/C	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Sprinkler	\$0.00	\$4.23	\$0.00	\$0.00	\$0.00
Lighting	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Unit Finish/SR	\$10.12	\$0.00	\$0.00	\$0.00	\$0.00
GCK Adj.	\$0.00	\$0.00	\$7.24	\$0.00	\$20.74
S.F. Price	\$80.83	\$32.13	\$78.82	\$78.82	\$90.32
Sub-Total	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Elevated Floor	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Total (Use)	\$1,152,878	\$198,346	\$831,807	\$295,617	\$295,617

Building Computations		Remain. Value	Abn Obs	Norm Dep	RCN	Size
Sub-Total (all floors)	\$2,476,649	\$0	0%	59%	\$1,937,859	34,475 sqft
Racquetball/Squash	\$0	\$0	0%	80%	\$2,708	168sqft
Theater Balcony	\$2,604,649	\$2,604,649	0%	80%	\$4,129	256sqft
Plumbing	\$128,000	\$0	0%	80%	\$9,568	6,000 sqft
Other Plumbing	\$0	\$0	0%	80%	\$1.59	
Special Features	\$0	\$1,937,859	0%	80%		
Exterior Features	\$0	\$0	0%	80%		

Summary of Improvements		LCM	Adj Rate	Base Rate	Norm Dep	RCN	Size	Remain. Value	Abn Obs	PC Nbrhd	Mrkt	Cap 1	Cap 2	Cap 3	Improv Value
Description															
1: C/I Building C 01		0.93		\$2.14	59%	\$1,937,859	34,475 sqft	\$794,520	0%	1000	1000	0.00	100.00	0.00	\$794,500
2: Canopies - Commercial T		0.93			80%	\$2,708	168sqft	\$540	0%	1000	1000	0.00	0.00	100.00	\$500
3: Canopies - Commercial T		0.93			80%	\$4,129	256sqft	\$830	0%	1000	1000	0.00	0.00	100.00	\$800
4: Paving C 01		0.93	\$1.59		80%	\$9,568	6,000 sqft	\$1,910	0%	1000	1000	0.00	100.00	0.00	\$1,900
Total all pages											\$1,593,500	Total this page		\$797,700	









## Lynnville Clerk

---

**From:** David Goldenberg <dgoldenberg13@yahoo.com>  
**Sent:** Tuesday, April 15, 2025 2:26 PM  
**To:** Lynnville Clerk  
**Subject:** [External]Please print

NOTE the open fence not yet removed is a town alley way that runs west to between the church and apts. The M1 has no fencing on the south side of building.

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.



Sent from my iPhone  
David Goldenberg

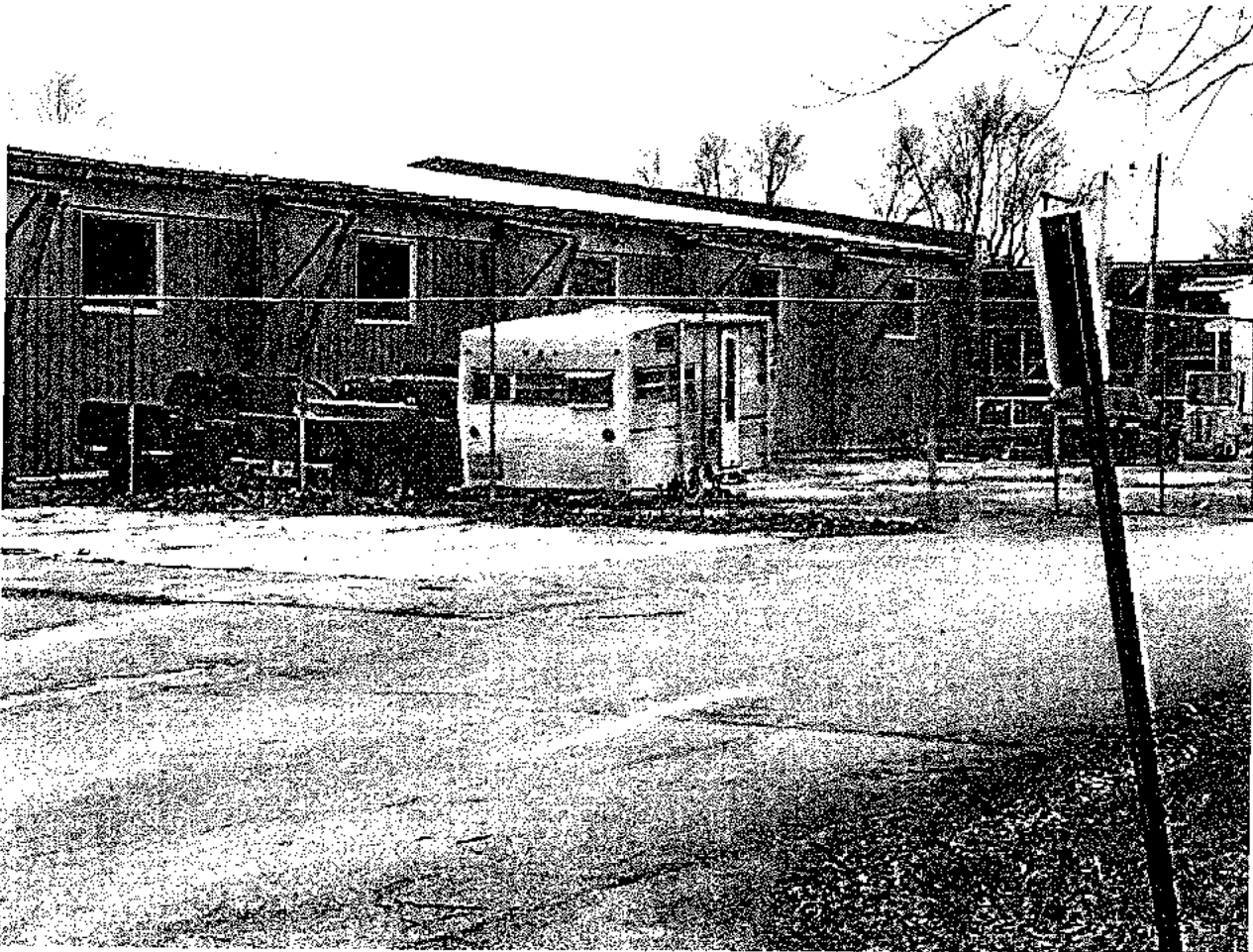
## Lynnville Clerk

---

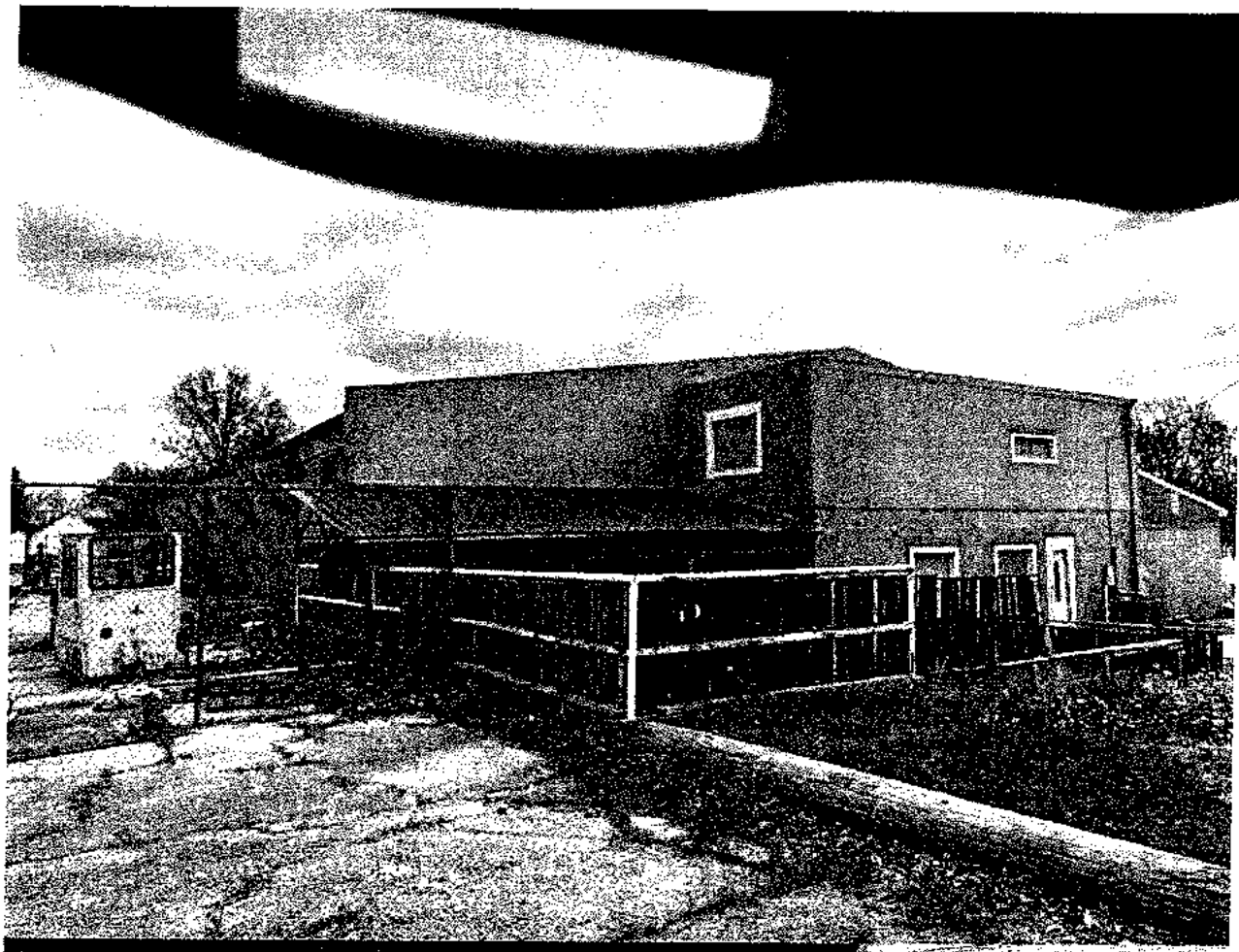
**From:** David Goldenberg <dgoldenberg13@yahoo.com>  
**Sent:** Tuesday, April 15, 2025 2:27 PM  
**To:** Lynnville Clerk  
**Subject:** [External]Please print

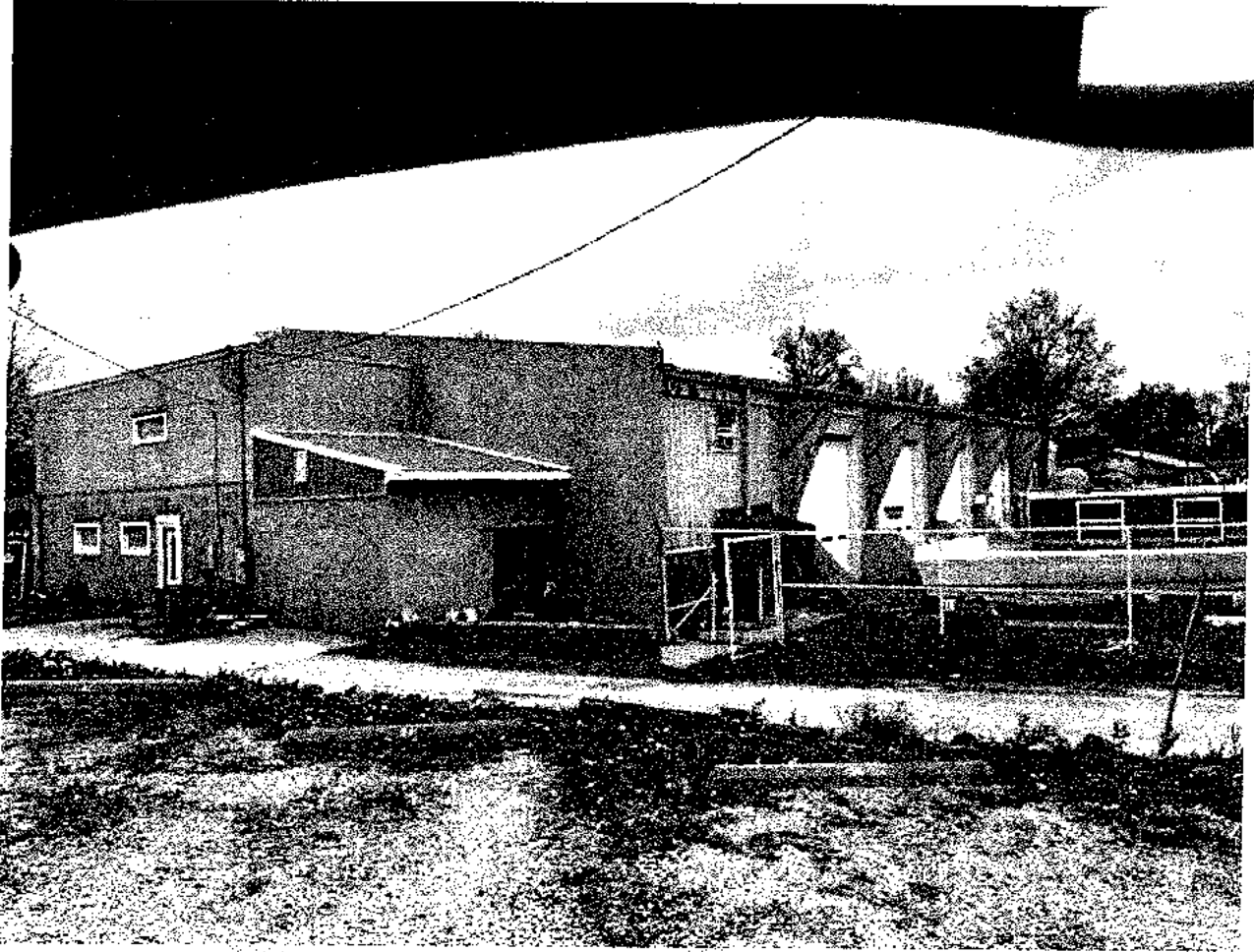
North side needs vinyl blocking in the fence or privacy fence installed.

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.



Sent from my iPhone  
David Goldenberg





**87-05-03-305-006.000-010**  
**Parcel Information**  
 Parcel Number  
 87-05-03-305-006.000-010  
 Local Parcel Number  
 87-05-03-305-006.000-010  
 Tax ID:

**Routing Number**  
 032-002  
**Property Class** 401  
 4 to 19 Family Apartments  
**Year:** 2024

**Geographic Information**  
**County**  
 Warrick  
**Township**  
 HART TOWNSHIP  
**District** 010 (Local 041)  
 LYNNVILLE TOWN  
**School Corp** 8130  
 WARRICK COUNTY  
**Neighborhood** 4010001\_AV  
 LYNNVILLE TOWN-COMMERCIAL  
**Section/Plat**

**Location Address (1)**  
 315 CHERRY ST  
 LYNNVILLE, IN 47619

**Zoning**  
 11 A  
**Subdivision**

**Lot**

**Market Model**  
 4010001\_AV - LYNNVILLE - C&I  
**Characteristics**  
**Topography** Flood Hazard   
**Public Utilities** ERA   
**Streets or Roads** TIF

**Neighborhood Life Cycle Stage**  
 Improving  
 Printed Friday, April 26, 2024  
**Review Group** 2024

**MODLIN, BENJAMIN**  
**Ownership**  
 MODLIN, BENJAMIN  
 202 IN-68  
 LYNNVILLE, IN 47619  
**LEGAL**  
 LYNN'S ADD. ENLG.LOT 6

**Owner**  
 MODLIN, BENJAMIN  
 MODLIN, BENJAMIN  
 Powell, Leland C  
 FEE PROPERTIES LL  
 Powell, Leland C & Billi

**Date**  
 04/11/2024  
 08/03/2023  
 04/17/2017  
 02/06/2017  
 01/01/1900

**Doc ID**  
 2024R-002542  
 2023R-005796  
 LLC  
 Wa 2017R-003217  
 WD

**Code**  
 QC  
 GW  
 Qu  
 Wa  
 WD

**Book/Page**  
 /  
 /  
 /  
 /  
 /

**Adj Sale Price**  
 /  
 /  
 /  
 \$590,000  
 /

**315 CHERRY ST**

**401, 4 to 19 Family Apartments**

**LYNNVILLE TOWN-COMM**

**1/2**

**Notes**  
 7/6/2023 NC24: Adjusted Building to include 8 full bathrooms and 9 kitchens per Health Dept Site Visit for 24225  
 4/18/2023 COE: COE: Completed COE for 22p23, 21p22, 20p21, and 19p20: connecting the C/I BMG and paving, and adding fencing and OFF  
 4/18/2012 TR12: REASSESSMENT-REMOVED UNEXPLAINED OBSOLESCENCE ON C01 UTLSTOR  
 3/27/2008 TR08: Remove inf incl 5-50% from land. BJS 3-27-08  
 2/23/2004 APPEAL: 130 FILED: REMOVED ALL PLUMBING, HEATING & A/C CHARGES. CHANGED THE GRADE OF BUILDING TO D-1 & PUT IN VERY POOR CONDITION. CHANGED THE GRADE OF THE PAVING TO D & PUT IN POOR CONDITION. GAVE THE BUILDING A 10% FUNCTIONAL OBSOLESCENCE FOR 02003. BH 2-23-04  
 3/8/2002 CHID: Previous parcel\_id: 041-4028-0006  
 4/27/2000 FTABQA: BOR CHANGES 1) GRADE TO C+2) ADDED PAVING 3) NO HEAT DEDUCTION 4) COND. TO VP 5) ADDED PORCH & CONCRETE 6) INCREASED DEPRECIATION-PHY/OBSO. 8) ALLOWED INFLUENCE ON LAND (MISIMPROVED) COMM ONLY. DELETED RES FIGURES.CSM #127000

**Transfer to Ownership**

**Commercial**

**Valuation Records**

**Assessment Year**

**Reason For Change**

**As Of Date**

**Valuation Method**

**Equalization Factor**

**Notice Required**

**Land**

**Land Res (1)**

**Land Non Res (2)**

**Land Non Res (3)**

**Improvement**

**Imp Res (1)**

**Imp Non Res (2)**

**Imp Non Res (3)**

**Total**

**Total Res (1)**

**Total Non Res (2)**

**Total Non Res (3)**

**Pricing Method**

**Act Front**

**Size Factor**

**Rate**

**Adj. Rate**

**Ext. Value**

**Inf. %**

**Market Factor**

**Cap 1**

**Cap 2**

**Cap 3**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

**Value**

315 CHERRY ST 401, 4 to 19 Family Apartments

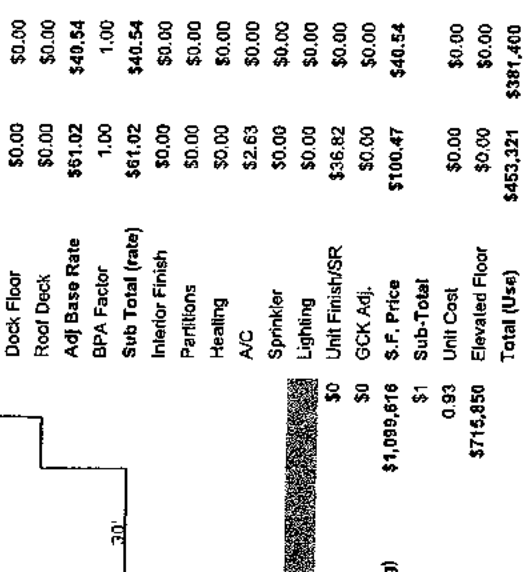
Occupancy	C/I Building	Pre. Use	Utility / Storage
Description	C/I Building	Pre. Framing	Fire Resistant
Story Height	2	Pre. Finish	Unfinished
Type	COM - 404 - APA	# of Units	8

Wall Type	SB	E	1	U
Heating	1: 1(504')			U: 1(220')
A/C	13920 sqft			1332 sqft
Sprinkler	4512 sqft			1332 sqft

#	TF	#	TF	Roofing
Full Bath	8	24	0	Built Up <input type="checkbox"/> Tile <input type="checkbox"/> Metal <input type="checkbox"/>
Half Bath	0	0	0	Wood <input type="checkbox"/> Asphalt <input type="checkbox"/> Slate <input type="checkbox"/>
Kitchen Sinks	9	9	0	Other <input type="checkbox"/>
Water Heaters	0	0	0	
Add Fixtures	0	0	0	
Total	17	33	0	0

Description	Value	Description	Value
Sub-Total (all floors)	\$1,073,216	Garages	\$0
Recquetball/Squash	\$0	Fireplaces	\$0
Theater/Balcony	\$0	Sub-Total (building)	\$1,089,616
Plumbing	\$26,400	Quality (Grade)	\$1
Other Plumbing	\$0	Location Multiplier	0.93
Special Features	\$0	Repl. Cost New	\$715,850
Exterior Features	\$0		

Story Height	Constr Type	Grade	Year Built	Eff Age	Co nd
1: C/I Building	2 Concrete	D-1	1951	1970	54 F
2: Fencing	1 7 Gauge	C	1970	1970	54 F
3: Paving	1 Asphalt	D	1951	1951	73 F
4: Porch (free standing)	1	C	2021	2021	3 A



Use	APART	UTLSTOR	GCM	GCM	GCM
Use Area	4512 sqft	9408 sqft	0 sqft	0 sqft	1332 sqft
Area Not in Use	0 sqft	0 sqft	87.6%	504'	220'
Use %	32.4%	504'	4	4	17
Eff Perimeter	504'	4	6 / Y	0	2 / Y
PAR	4	6 / Y	0	0	0
# of Units / AC	1	1	1	1	2
Avg Unit szldph	9'	18'	\$38.46	\$139.60	\$0.00
Floor	\$2.08	\$2.08	\$0.00	\$0.00	\$0.00
Wall Height	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Base Rate	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Frame Adj	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Wall Height Adj	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Dock Floor	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Roof Deck	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Adj Base Rate	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
BPA Factor	1.00	1.00	\$40.54	\$139.60	\$0.00
Sub Total (rate)	\$61.02	\$40.54	\$139.60	\$139.60	\$0.00
Interior Finish	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Partitions	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Heating	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
A/C	\$2.63	\$0.00	\$0.00	\$2.63	\$0.00
Sprinkler	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Lighting	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Unit Finish/SR	\$36.82	\$0.00	\$0.00	\$36.82	\$0.00
GCK Adj.	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
S.F. Price	\$100.47	\$40.54	\$179.05	\$179.05	\$0.00
Sub-Total	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Unit Cost	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Elevated Floor	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Total (Use)	\$453,321	\$381,400	\$238,495	\$238,495	\$0.00

Summary of Improvements						
Description	Norm Dep	RCN	Size	Remain. Value	Abn Obs	Improv Value
15,252 sqft	80%	\$715,850	725' x 8'	\$143,170	0%	\$143,200
5,400 sqft	80%	\$17,788	18'x30'	\$3,580	0%	\$3,600
18'x30'	3%	\$11,289		\$2,260	0%	\$2,300
		\$13,950		\$13,530	0%	\$13,500



### OUR MISSION

EMPOWERING CHILDREN TO SUPPORT VETERANS AND THEIR FAMILIES THROUGH EDUCATION, FUNDRAISING, AND COMMUNITY ENGAGEMENT

### WHO WE ARE

AT KIDS FOR VETS, WE BELIEVE IN THE POWER OF GRATITUDE AND SUPPORT FOR OUR NATION'S HEROES. WE ARE A DEDICATED GROUP OF CHILDREN AND YOUNG ADULTS COMMITTED TO SHOWING APPRECIATION TO VETERANS FOR THEIR SERVICE AND SACRIFICES. SUPPORTING OUR HEROES ONE LEMONADE STAND AT A TIME.

### CONNECT WITH US!

KIDS FOR VETS  
PHONE: 563-275-6363  
EMAIL: [KIDS@KIDSFORVETS.ORG](mailto:kids@kidsforvets.org)  
WEBSITE: [WWW.KIDSFORVETS.ORG](http://WWW.KIDSFORVETS.ORG)  
FACEBOOK: @KIDSFORVETS

STAY CONNECTED WITH US FOR UPDATES, EVENTS, AND MORE!

### SUPPORT OUR VETERANS HOST A LEMONADE STAND!



DISCLAIMER: KIDS FOR VETS IS A REGISTERED NONPROFIT ORGANIZATION. ALL CONTRIBUTIONS ARE TAX DEDUCTIBLE TO THE EXTENT ALLOWED BY LAW.



### EMPOWERING YOUNG HEARTS TO HONOR OUR HEROES



### HONORING THOSE WHO SERVED

WHEN KIDS FOR VETS RAISES MONEY PART OF OUR MISSION IS TO SELECT LOCAL VETERANS AROUND THE COMMUNITY TO RECEIVE A HAND UP AROUND THE HOLIDAYS RECEIVING A VISA GIFT CARD FOR DIFFERENT EXPENSES THESE DIFFERENT VETERANS HAVE SERVED TO PROTECT OUR FREEDOM, AND THESE KIDS FROM KIDS FOR VETS WANTED TO SAY THANK YOU FOR EVERYTHING YOU HAVE DONE FOR OUR COUNTRY!  
THANK YOU FOR YOUR SERVICE!



### WHAT WE DO

WE FUNDRAISE BY HOSTING LEMONADE STANDS IN LOCAL MEGASTORES OR FAVORITE LOCAL RETAILERS DURING THE SPRING AND SUMMER. WE MEET QUARTERLY TO SERVE OUR LOCAL VETERANS. THIS CAN RANGE FROM SERVING LUNCH TO WALKING IN A PARADE. WE LOVE TEAMING UP WITH LOCAL CHARITIES LIKE THE DC VETERANS OUTREACH CENTER.



WE CONNECT WITH VETERANS IN AN AMBITIOUS WAY, FOSTERING UNDERSTANDING, RESPECT, AND APPRECIATION THROUGH VARIOUS PROGRAMS AND INITIATIVES. WE AIM TO HONOR OUR VETERANS WHILE EDUCATING AND EMPOWERING THE NEXT GENERATION.

### GET INVOLVED

JOIN US IN MAKING A DIFFERENCE IN THE LIVES OF VETERANS AND THEIR FAMILIES

- VOLUNTEER HOST A LEMONADE STAND THIS SUMMER YOU CAN MEET A STAND AT YOUR HOUSE, WITH FRIENDS, A LOCAL BUSINESS OR A COMMUNITY EVENT
- DONATE YOUR CONTRIBUTIONS HELP US SUPPORT VETERANS IN NEED. WE ACCEPT VENMO AND CASH APP @KIDSFORVETS
- SPREAD THE WORD! FOLLOW US ON SOCIAL MEDIA AND HELP RAISE AWARENESS ABOUT OUR MISSION.



### NEVER FORGET NIGHT

THIS IS A SPECIAL NIGHT WE CELEBRATE AND HONOR THE KIDS AND FAMILIES WHO HOSTED LEMONADE STANDS THROUGHOUT THE SPRING AND SUMMER. WE GATHER TOGETHER TO HELP THE KIDS NEVER FORGET THE REASON WHY WE ASK THEM TO SERVE. WE REVEAL THE TOTAL AMOUNT THAT WAS RAISED BY ALL THE KIDS!