Hello and Happy Holiday Season! It is hard to believe that it is winter and the end of 2018! As we move into the winter season, please remember to drive cautiously and give the plow truck drivers plenty of room to work the roads.

The new pre-treat application is working out really well and will save the District time and money.

Josh Hawley and crew do an amazing job and we are so thankful for their dedication to help keep our roads clear for everyone’s safety.

2018 has been a memorable one for the CSCD Family as Brittany Bay welcomed her beautiful baby boy, Elijah on September 29th.

The Winter season is still a busy one for your CSCD Office Staff. We are busy with billing, collecting payments, budgets, financials and organizing. Nick Johann, your Building Compliance Officer, is busy helping freeholders and contractors obtain building permits and checking the progress on current projects.

I would like to thank my office staff, Mary, Judy, Brittany and Nick for all of their dedication and hard work that goes in to keeping the office running smoothly.

Please remember that several of your neighbors are gone for the winter. Keep an eye out and if you see something that looks suspicious, report it! Call the CSCD Office during business hours or the non-emergency Sheriff’s number after hours. It’s always better to be safe, then sorry.

This is a wonderful time of year, make sure you spend time with your loved ones. From your CSCD Staff we would like to wish you all a very Merry Christmas and Happy New Year!

CSCD Board Incumbents Run Unopposed in Annual Elections

Despite three seats up for re-election in 2019, all three incumbents ran unopposed; perhaps signaling a continued, overall satisfaction with the current CSCD Board.

Matt Peterson, Jerry Engle, and Jay Nogan will all continue to serve their CSCD areas. They join Herbie Benshoof, Chad Crimmins, Josh Edwards, and Pat Sherman as your CSCD Board in 2019.

The CSCD Board is represented by lot owners from seven divided areas within the CSCD. The Board acts as the directors of the District by voting on resolutions, budgets, spending, employees, and more.

The Commissions help guide the Board through resolution creation, suggestions, and freeholder input. Most of the CSCD rules have been developed by Commissions and then are voted into existence by the Board.

The Board also has final approval over all Building Permits submitted by the Building Commission and Building Compliance Officer, Nick Johann.

Board meetings are held at 7pm the third Tuesday of every month (The annual meeting will be January 12th at 1pm). There will, obviously, be no annual election this year. Freeholders are encouraged to attend and let your voices be heard!
2018 is winding down and what a busy year it has been! I received 96 building applications for the year, which is 11 more than 2017.

From a building standpoint, there are a few things I would like for you to keep in mind. The weight restrictions for the roads come into effect on December 15th. The restriction limits vehicles and their load at 20,000 gross vehicle weight.

In January we do not have a Building Commission meeting. The next meeting will be February 5th, 2019. You are still able to repair your lake structures as long as it is less than 51%. If you have any questions regarding that do not hesitate to give me a call.

I anticipate 2019 being a busy year so feel free to call me over the winter months to discuss the scope of the project and whether it will require a building application or not. Something I want to stress is having a survey of your property if you do not have one. This will save a lot of headaches and down time when you are ready to make improvements.

As always, if you happen to see construction underway a permit, please call me so I can remedy the situation. I enjoyed meeting all of the residents this year through their building process and I’m looking forward to those I will meet in 2019.

### Continuing Education Imperative to CSDC Successes and Future

CSDC Staff continue to push themselves by learning new techniques, new technologies, and new tools of the trade. Most of this is all learned by attending seminars, conferences, and educational courses throughout the year.

As a requirement for Water Operator licenses in Indiana, our water operators attend multiple conferences and educational courses put on by the Indiana Rural Water Association and Alliance of Indiana Rural Water.

Superintendent, Josh Hawley, also attends a GIS/ Work-order system conference every other year in Raleigh, North Carolina that is helping him transform the old-school pen and paper techniques into computerized, digital history that will set the District up for it’s future.

The office staff also attends seminars from our billing software provider, Keystone. There they learn new tricks of the trade and get a chance to ask questions about our specific system and how to do certain things.

It’s not all about education, these outings also give the employees a chance to focus on their craft, network with other utilities and towns, and fellowship with their fellow employees.

“The education is important, but talking with other people that know my struggles and bouncing ideas off of them, that’s priceless,” says Hawley. “It can really re-energize your batteries and help you hone in on your job when you return.”

CSCD Manager, Stacy Wethington, had a great idea to put up a drop-off box. “Customers shouldn’t have to get out of their cars in the rain or snow just to drop off a bill,” she says.

Her idea was put to reality and the box is now installed and ready for freeholders to easily drop off bills, forms, or anything else that will fit in the box.

The box pictured is not the final setup. When this newsletter reaches you, the box will be facing the recycling center so that residents can swing into the parking lot, pull up to the box, make their drop, and be able to see both directions of traffic when turning back onto Cordry Drive.

In the spring the Grounds Crew will repaint the parking lot to accommodate the new box.

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Please do not park anything on or near your meter. Crews will need access in case of leaks or other emergencies.
Mixing Up a Historical Change in Winter Road Maintenance

By: Josh Hawley
Superintendent

What started as an innocent inquiry finally came to full fruition on November 26th, 2018 as we successfully sprayed a liquid brine solution on CSCD roads for the first time in the District’s 50+ year history!

After spending near $30,000 in snow/ice removal last winter I knew there had to be a more efficient way. Myself and Assistant Josh Bryant started researching the use of liquids. We received approval from the Roads Commission and CSCD Board to attend the 2018 Snow Conference in Indianapolis where we each took dozens of classes in liquid applications.

We brought that information home with us and started preparations to introduce our own liquid program to the CSCD. After talking with multiple agencies, such as Johnson County, that use liquids and crunching numbers for months we were ready to present to the board our program.

With unanimous approval we purchased a 450 gallon brine maker, 300 gallon Pre-Treat tank and sprayer set-up, and two 90 gallons tank/sprayer set-ups to pre-wet rock salt that we spread out of our spreaders.

Josh Bryant went to work to get everything ordered and fit together. A week before the first event all of our material was in as well.

The forecast called for wet roads with temperatures set to plummet to the low 20’s. Like chemists, we mixed together our brine concoction and went to work.

I can admit the first night leaving work and hearing about all the accidents in surrounding communities due to iced roads I was very nervous. Would it work? Did we mix it correctly? Did we spray it at the right rate?

But the proof was in the pudding! Our roads not only remained ice-free, but the following day we were able to use the same mixture and melt about a quarter of inch of snow off the roads within minutes!

CSCD BRINE MIX
What it is
23% Sodium Chloride (rock salt)
10-20% GeoMelt55 (organic additive with corrosion reducers, and increased residuals)

FACT OR MYTH
Liquid brine is worse for my vehicle than rock salt…MYTH
This might have been true 5-10 years ago, but liquid brine materials have grown exponentially over the past several years as well as the science behind them. Nearly every major Department of Transportation uses a brine mixture. We also add in the corrosion reducer product into our mix.

Using liquids can save money…FACT By using almost a third of the rock salt than usual and nearly half the normal man-hours, each season the CSCD should see tangible savings in winter maintenance operations.

The new brine maker can make up to 450 gallons every 30 minutes.

Speed limits on all MAIN roads is 25MPH. Speed limits on all SIDE drives, whether PAVED or GRAVEL is 15MPH.
Ecology Commission Seeking Approval to Begin Sidewalk Installation

If you are frustrated by the dangers that CSCD roads pose to those desiring to walk/jog on the streets, the Ecology Commission is working on a solution but needs your help to ascertain the desirability of such a project.

There’s no denying that the general sentiment is that CSCD roads are too dangerous due to speeding, blind corners, and hills. People walking/jogging on the roads only exacerbates those dangers.

The Ecology Commission has spoken to dozens of freeholders and developed a plan to install sidewalks adjacent to the roads in strategic places. The project could span over the next ten plus years and would take a considerable amount of CSCD tax dollars.

However the Commission also believes that by doing the project in phases it can continually adapt the project and help it be successful in keeping CSCD residents safer on the roads.

For the last two years the Ecology Commission has sent a budget request to the Board to start phase one of the project that would include a segment of a 4-6 foot-wide sidewalk adjacent to Sunset Drive from the Centerlake Park access road to the Sweetwater Beach. Both times, however, the Board has voted against funding.

In order to insure the proper amount of time is spent on this, the Commission wants to hear from YOU, the freeholders. Is this something you would be willing to have tax dollars go towards? Do you see the benefits of a project like this? How much would you feel comfortable budgeting annually towards this project?

The Commission feels strongly that if Phase 1 can be completed it will help gauge that interest. Estimated costs to complete Phase 1 is $50,000.

In order to efficiently gauge interest the Commission needs your engagement. There will be several ways to voice your opinions on this endeavor. Use one of the following ways to let your voice be heard!

How to Let Your Voice Be Heard for/against CSCD Sidewalks
1) Email Superintendent Josh Hawley (jrhawley1981@gmail.com)
2) Attend an Ecology Commission Meeting
3) Vote on the poll on the OFFICIAL CSCD Facebook Page (www.facebook.com/cscdgrounds)
4) Attend a CSCD Board meeting
5) Email your CSCD Board representative (emails are listed at www.cscd-in.org)

Deer Reduction Hunt Hitting Goals and Meeting Expectations

Safety and reducing the herd were the two major goals of the Deer Reduction Committee (a sub-committee made up of freeholders and Ecology Commission members).

As of the writing of this article those goals appear to have been met with just 2 weeks of hunting remaining in the abbreviated CSCD Reduction Hunt.

Knowing that this would be a highly debated project, the sub-committee was formed and DNR CHAP Coordinator, Rusty Fields was hired. Mr. Fields will be compensated fully by a grant the CSCD procured from DNR.

“We need more quality hunters” Rusty Fields, CHAP Coordinator

According to Mr. Fields 65 deer have been harvested, there have been zero accidents, two hunters have been disqualified for taking bad shots, and that overall the hunt is going very well.

There are several minor changes Mr. Fields anticipates needs to happen to increase the reduction numbers in next year’s hunt.

“We need more hunters, it’s hard with the time constraints, but we need more quality hunters,” he says.

He has no plan to make any changes for the remaining two weeks, but he has been out scouting areas this week for next year. “We had a good turnout of ‘green’ properties this year, next year we will need more.”
Leaves are NEVER to be blown into the lakes. Violators can lose lake privileges for 2019!

History Lesson

While many of the street names in the CSCD are associated with wildlife that are not present in this area, two mammals not here now actually used to roam Brown County!

Both Black Bears and Cougars used to be prevalent in the rugged terrain of Brown County including Bear Wallow Road area and Weed Patch hill in the Brown County State Park.

The last black bear sighting in Brown County was in the late 1800’s; though recent research suggests black bears could make a comeback!

CSCD Office Staff Never Quits, Continues Riding Tides of Change

Make no mistake about it, there is more to the CSCD Office Staff than just answering phones, taking bill payments, and listening to customer complaints.

Mary Johantgen and Judy Surface have served the CSCD Community for over 16 years between the two of them and they have seen (and heard) a lot over the years.

Like all CSCD employees they are cross-trained in many different roles and responsibilities; but what separates these two apart is their willingness to adapt and change as a part of their daily jobs.

In just the last four years the ladies have worked with a new CSCD Manager, new Superintendent, new Financial Manager, new Board members, and of course hundreds of new freeholders.

More than that, in the last four years they’ve endured a new billing system, new computerized work order system, new rules, new technology advances, new reporting methods, and new procedures just to name a few. The best part though? They’ve both done it all with a smile and an understanding far beyond what most who have worked at a place this long would be willing to learn.

It would be expected for their to be a steep learning curve when changing technologies such as the case with going from paper work orders to computerized, GIS type work orders. Judy and Mary sat through the orientation and within an hour were pushing through work orders electronically. It’s not because the system is that easy, it’s because these two understand that things have to change, we have to continue to move forward, and they have hopped on board with both feet!

Eyeing a possible retirement, Mary has volunteered to go to part-time but she stepped up big time while Brittany was on maternity leave.

Judy still has several years until retirement, but she continues to work hard everyday, sometimes she is the only one in the office to take care of everything!

These two ladies are true team players and help make this CSCD Family so special.

BY THE NUMBERS (2017)
- 1,273 Completed work orders
- 84 Building applications
- 3 New water hook-ups
- 56 Water leaks repaired
- 18,722 Gallons of gas sold at marinas
- $140,991 Trimmed from 2018 budget

BY THE NUMBERS (2018)
- 1,929 Completed work orders
- 90 Building applications
- 4 New water hook-ups
- 57 Water leaks repaired
- 20,754 Gallons of gas sold at marinas
- $72,947 Trimmed from 2019 budget

After-Hours Water Emergency Numbers

In an effort to save money on cell phone expenses there will no longer be a dedicated Emergency On-Call number for water emergencies. We still have an employee on call 24/7/365 for emergencies. Josh Hawley, Josh Bryant, and Jeff Parrish are the employees responsible for those calls. Simply call one of the numbers below and they will take a message and get it to the appropriate on-call person!

317.412.7025
317.306.8395
317.607.6005
**Holiday Season in Full Swing in CSCD**

There’s no place like the CSCD and Brown County for the Holidays! The CSCD Office is decorated by the office staff, several freeholders have eye-popping lights set-up and right next door the Bean Blossom Lights have people from all over the state coming to the area to check them out!

In the District, those that stick around for the winter season are treated with the Holiday spirit around the Lakes. Take a drive down Centerlake Road and check out the Carrico’s Christmas fiesta complete with several inflatable characters.

Or stop by Jerry Cleefman’s, roll down your window, and enjoy as his lights sparkle through the woods and Christmas music fills the air.

If you are willing to make a short drive head to Bean Blossom for the first ever Bean Blossom Lights. It is a great experience for the whole family with millions of interactive lights and sounds of Christmas, along with Santa, free hot chocolate, and more. (Please note there is a fee per car to see the lights). [http://billmonroemusicpark.com/event/bean-blossom-lights/](http://billmonroemusicpark.com/event/bean-blossom-lights/)

The CSLOA is also in the Holiday Spirit having already hosted it’s annual Santa’s Workshop to a Clubhouse full of smiling kids ready for crafts, gift wrapping, and of course a visit with Santa Claus.

The CSLOA also hosted another successful Holiday Cookie Swap at the Clubhouse. For more CSLOA event information visit their website [http://cordrysweetwater.org/](http://cordrysweetwater.org/).

All of us at the CSCD wish you and your family the happiest of Holidays regardless of where you call home!

**RULES REVIEW**
- Blowing leaves or other debris in the Lakes can now be prosecuted as littering and carry a fine and/or loss of lake privileges.
- Obstruction of natural or created drainage along roads and drives is prohibited.

**WATER RULES REVIEW**
- The customer is held liable for any damage and/or cost of replacement to the meter pit, water meter, radio, or any other water utility equipment.
- The customer is REQUIRED to install and maintain a functioning shut-off valve along the service line located between the customer connection and the first water outlet inside the residence.
- All water passing through the meter shall be charged to the customer whether used, wasted, or lost through leakage.

### CSCD COMMISSION MEETING INFORMATION

<table>
<thead>
<tr>
<th>MEETING</th>
<th>DATE</th>
<th>TIME</th>
<th>LOCATION</th>
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</thead>
<tbody>
<tr>
<td>BUILDING</td>
<td>1st Tuesday</td>
<td>7pm</td>
<td>CSCD Office</td>
</tr>
<tr>
<td>ROADS</td>
<td>1st Thursday</td>
<td>5pm</td>
<td>CSCD Office</td>
</tr>
<tr>
<td>ECOLOGY</td>
<td>1st Thursday</td>
<td>6pm</td>
<td>CSCD Office</td>
</tr>
<tr>
<td>SECURITY</td>
<td>2nd Tuesday</td>
<td>7pm</td>
<td>CSCD Office</td>
</tr>
<tr>
<td>WATER</td>
<td>2nd Thursday</td>
<td>5pm</td>
<td>CSCD Office</td>
</tr>
<tr>
<td>CSCD BOARD</td>
<td>3rd Tuesday</td>
<td>7pm</td>
<td>Clubhouse</td>
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Weight Restrictions begin on ALL CSCD roads beginning December 15th. No vehicles over 20,000 GVW.
New Leak Detection Procedures Saving Customers

By: Josh Hawley

It took some time and many trials, but our new Customer Leak Detection Procedures are taking shape and customers are starting to see immense value.

From August through November we reported 109 water leaks to customers. Some leaks were over 30 gallons per hour that we were able to catch just a few days after they started.

Part of the procedure that we have been working on is how to inform customers of leaks. The reason this is an issue is because not everyone lives here full-time; so if we have someone that has, say, a 5 gallon per hour leak and the office doesn’t have your most up to date contact information how do we inform you? Typically we put door tags to let all customers know if they have a leak, but if you aren’t going to be back for a week or two that could be a lot of water coming through your lines. The moral of this story is simple, UPDATE YOUR CONTACT INFORMATION with the office!

Typically a leak of 3 gallons per hour or less is indicative of a toilet not properly sealing. It won’t be running the whole time. Leaks of 10 gallons per hour or more can be the sign of a running toilet or outdoor hose.

To tell if the leak is inside or outside, shut the water off inside your home with your (REQUIRED) shut-off valve. Go out to the meter and ever-so-carefully remove the lid. On the meter itself is a flip-lid. Flip it open and you will see numbers. The meter is reading in HUNDRETHS of a gallon; if numbers are moving water is going through the meter. With your valve inside your home off, if water is going through your meter you know the leak is outside; if no water is going through, go open your valve and check the meter again and most likely water will again start flowing signaling a leak inside the home.

If you can’t find the source your best bet is to call a plumber; it will save you in the long run.

Customers are ALWAYS responsible for what flows through the meter regardless of whether they are alerted of a leak or not

CONGRATULATIONS

CSCD Financial Manager Brittany Bay and her husband, Chris, welcomed adorable, little Elijah into their lives on September 29th!

Pay your water bill and/or sign up for free text alerts at our website www.cscd-in.org
Your CSCD Employees

Stacy Wethington, Conservancy Manager
Mary Johantgen, Office Clerk
Judy Surface, Water Clerk
Nick Johann, Building Compliance Officer
Brittany Bay, Financial Clerk

Josh Hawley, Water/Grounds Superintendent
Josh Bryant, Water/Grounds Assistant Superintendent
Jeff Parish, Water/Grounds Maintenance

Mike Roberts, Part-time, Year-round Water/Grounds Maintenance

Bernie McGaha, Chief Deputy
Randy Taggart, Deputy
Jimmy Green, Deputy
Mike Clark, Deputy

Cordry-Sweetwater Conservancy District
8377 Cordry Drive
Nineveh, IN 46164

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