

B&B Board of Directors Minutes  
April Meeting Minutes (4/21/2026)

**Board of Directors:**

Jay Floyd, Interim President (26)	Scott Moore, Director (26)
Alain Bouvier, Secretary (28)	Jon Richardson, Director (26)
Brad Barrow, Treasurer (27)	Billy Giles, Director (28)
Dale Lisby, Director (27)	Jodie Richardson, Director (27)
Ross Chitwood, Director (28)	

(All present but Jodie Richardson at the meeting)

**BFU Representation:**

Connor Collier

**Public Hearing- Preliminary Engineering Report (PER):**

The public hearing regarding the Preliminary Engineering Report (PER) and SRF funding application was opened prior to the regular board meeting. It was noted that the meeting had been properly advertised to the public and no members of the public appeared or submitted comments regarding the hearing.

The Board reviewed the PER and discussed the overall project structure, which is divided into three phases. It was noted that the Phase 1 SRF application had been submitted by the April 1<sup>st</sup> deadline through Wessler Engineering.

Following discussion, a motion was made to approve the PER and proceed with the project filing requirements. Brad moved approval, Dale seconded, and the motion carried unanimously.

The public hearing was closed at 6:05PM, Jay moved approval to closing the hearing, Jon seconded, and the motion carried unanimously.

**Corrections to Prior Meeting Minutes:**

The regular monthly meeting of the B & B Water Project Inc. was held on 4/21/2026. Jay opened the meeting and called for corrections to the 3/17/2026 minutes. None were noted. Alain moved approval, Jon seconded, and the motion carried unanimously.

**Visitors Issues and Concerns:**

Jeff Underwood, B & B Water Projects accountant, is present to discuss financial projections.

**New Water Applications/ Cancellations:**

6370 Wellston Dr- Approved: Dale motioned, all approved, and the motion carried

### **Field Report**

Connor presented the monthly operation report to the Board. All supporting details are included in the written report attached to the minutes. Highlights of the report include updates on leak detection and water loss tracking through the sub meter program. Daily loss totals were reported at approximately 3,691 gallons on Shuffle Creek, 8,288 gallons on Russell Rd, and 11,972 gallons on Mt. Gilead North, which remains the highest daily loss area. Connor reported that Chad Reynolds with Alliance visited on 4/2/2026 and used listening equipment to inspect meters and valves between SR 45 and Upper Birdie Galyan on the north section of Mt. Gilead Rd. No noise was detected on Mt. Gilead Rd; however, two possible leak locations were identified on Upper Birdie Galyan that may require additional investigation.

The report also included updates regarding repairs and service call outs, including 13 yard repairs completed throughout the system. Connor also reported updates regarding the service line leak at 4555 E Earl Young Rd. A new meter set was installed on the customers property, and BFU will return with flaggers to continue locating the water main for future tap closer to the residence.

Additional operational updates included 10 meter replacements completed in March (with 332 meter locations unverified as of 4/14/26); hydrant flushing (10 flushed, 7 painted) with an estimated gallons loss= 58,785; and the exercising of 19 valves.

Connor reported that USG is scheduled to perform past due inspections on State Road 45 and Tunnel Rd tank. USG is also scheduled to perform washout of State Road 45 tank and inspection of Tunnel Rd tank in July. The SCADA computer is regularly freezing. No updates to buildings and structures.

### **Office Report**

The office report was presented to the Board. All supporting details are included in the written operation report attached to the minutes.

Office discussed website issues related to the domain renewal, noting the matter had been resolved after discussions with Bluehost and Rural Water Impact and the website is now active for the next two years.

The report included updates from Old National Bank's new system, 4 property transfers completed in March, and a review of the past due report. The past due report reflected 105 customers totaling \$13,532.91; following customer contact, 11 accounts remained totaling \$2,527.38.

The report also included a total of 8 disconnects/reconnects for the month; office staff noted a correction to the written report, clarifying that there were 8 rather than 9. The additional 3 customers listed for disconnection were already shut off, and their meters were locked by Bryan. Total collections from disconnect/reconnect amounted to \$1,714.59.

At the March meeting, the Board requested that office staff begin preparing a monthly newsletter. The March newsletter was created and posted to the website. A “history/about us” summary is in progress and will be given to the board for approval upon completion.

Office personnel sent the IURC Withdrawal letters with March bills. Ballots were sent to the printer and picked up the following weeks. 52 absentee ballots had been given to customers as of April 15th; office noted 81 had been given as of April 21st. 6 customers have had questions, answers have been prepared for each by office staff and a Q&A section was posted on the website.

A customer paid with \$80 worth of quarters during disconnection. The bank suggested there be a policy on the number of coins we accept per transaction.

A customer called the office aggravated about how the field technician verified his meter. Details in report.

### **Accountant Report**

The accountant presented the April Profit and Loss report, informing the Board that the annual fee report, annual report, public utility report, IURC report, and tax return had all been completed and filed.

He also reported that he continues working with the State and OUCC regarding miscellaneous charges that were filed and that a revised proposal has been submitted and acknowledged by the IURC.

Jeff reported that \$12,500 had been transferred from the operating account into the membership account to repay half of the shortfall transferred at the end of December. Additional discussion was held regarding continuing transfers to save for the upcoming loan payment obligation.

The Board also discussed banking relationships and possible options for switching banks in the future.

Discussion was held regarding delinquent accounts exceeding 90 days past due and clarification that utility shutoff procedures remain governed under Indiana state statute regardless of IURC status.

The accountant invoice was presented for payment. Following discussion, the motion carried unanimously.

### **Financial Report**

#### **BFU**

BFU bill totaled \$21,791.32

BFU Office bill of \$6,900.00

Jay moved approval, Brad seconded, and the motion carried unanimously.

#### **Financial Report**

The accountant went over the financial report with the board. Total monthly and year to date income and expenses in profit and loss report.

Scott moved approval, Dale seconded, and the motion carried unanimously.

### **Board Agenda**

Topics discussed by the Board included continued leak detection efforts on Mt. Gilead North, possible leak locations identified on Upper Birdie Galyan, progress on the IURC withdrawal meeting preparations, reserve planning for future loan obligations, and ongoing system maintenance and infrastructure priorities.

## Bynum Fanyo Utilities

### Operations Report

3/11/26-4/9/26

#### FIELD OPERATIONS

#### Leak Detection/Water Loss/Sub-metering Program

	On meter reading cycle, 20 <sup>th</sup> -20 <sup>th</sup>				
	Gallons Purchased	Gallons Sold	% Sold	% Lost	Water Payment to CBU, at \$3.03
March	15,117,134	5,187,592	34%	66%	\$45,804.92
April	15,980,367	5,987,621	37%	63%	\$48,420.51
May	14,967,800	5,754,487	38%	62%	\$45,352.43
June	16,149,200	6,115,867	38%	62%	\$48,932.08
July	14,157,900	7,132,517	50%	50%	\$42,898.44
August	13,942,200	6,368,021	46%	54%	\$42,244.87
Sept	12,724,000	6,284,329	49%	51%	\$38,553.72
October	11,548,500	6,606,217	57%	43%	\$34,991.96
November	9,865,300	5,088,319	52%	48%	\$29,891.86
December	9,032,600	5,257,424	58%	42%	\$27,368.78
January 26	9,256,800	5,987,014	65%	35%	\$28,048.10
February 26	9,960,900	5,500,557	55%	45%	\$30,181.53
March 26	7,904,700	4,826,333	61%	39%	\$23,951.24

#### Daily Loss per sub-metered zone

Shuffle Creek: 3,691 gal

Russell Rd: 8,288

Mt. Gilead north: 11,972

#### Alliance visit

Chad Reynolds visited 4/2. He used his listening device to listen to every meter between SR 45 and Upper Birdie Galyan on the north section of Mt Gilead Rd. He didn't hear any noise on any meter or valve on Mount Gilead Rd. He did find two spots that he said he heard some noise and may be worth a dig to see what's going on. In both of those spots we didn't see any water on the surface to be able to test for chlorine.

3724 N Upper Birdie Galyan

3575 N Upper Birdie Gaylan

#### Repairs And Call outs:

3/30/26: 13 yard repairs on Bethel, Mt Gilead, Boltinghouse, SR 45, Russell, Hinkle, and Collins. WO# 112613

4/6/26: Installed new meter set on customer property on existing customer service line at 4555 Earl Young. Have not been able to locate main on Earl Young to perform new tap closer to new service. Will need to return with flaggers to find main. The existing service line leak is past the new meter on customer side. No leak from old to new meter set. Will cap old service line once new tap is made. WO# 62618

**Meters:**

10 meters replaced in March

332 location "not verified" (red) as of 4/14/26

**Line Extensions:**

There are no new updates on any line extensions.

**Hydrants:**

Flushed and painted

1: 2148 N Mt Gilead

8: End of Benton

25: End of Viking Ridge

26: End of Cox

28: End of Skirvin

29: 8648 E SR 45

42: Braksway

Flushed

19: Bethel and Wesley

21: End of Mt Gilead south

94: End of 45 to the south

Estimated gallons lost 58,785

**Valves:**

Exercised the below valves:

7: Serendipity and Greylock

13: 45 and Limberlost

15: Benton and Benton

29: Boltinghouse top of hill

40: Cox and Hite

54: 45 near 8677 SR 45 1

55: 45 near 8677 SR 45 2

64: Robinson and Black Oak 2

65: Robinson and Black Oak 3

66: Robinson and Hudoff

129: Cox hydrant

63: Tunnel and South Shore hydrant

153: Hydrant 1

154: End Benton hydrant

155: Bethel and Wesley hydrant  
156: End Viking Ridge hydrant  
157: End Skirvin hydrant  
158: Hydrant 29  
159: End Braksway hydrant

**Tanks:**

USG is scheduled to perform past due inspections on SR 45 and Tunnel Rd tanks on Monday 4/20.  
USG is scheduled to perform a washout for SR 45 tank and inspection on Tunnel Rd tank on Thursday, July 16.

**Pump Stations:**

There are no new updates on either booster station.

**Telemetry System:**

SCADA computer regularly freezes. Returns to functional after PC restart.

**Buildings and Structures:**

No updates

**Other:**

**OFFICE:**

Updates:

The IURC Withdraw letter was sent on 3/18/2026 to Baugh printing to go out with the month's bills. Ballots for the meeting and absentee ballots were created and sent to Baugh printing on 3/27/2026. These were picked up from Baugh printing on 4/6/2026.

- A total of 52 absentee ballots has been given to customers as of 4/15
- 19 of those were mailed

6 customers have submitted questions, 3 of those required responses before the IURC meeting. We typed out all questions + answers and mailed to customers along with their absentee ballots.

After typing out all questions and answers that have been submitted we made a Q&A section for the website addressing frequently asked questions from the customers

A March newsletter was created and posted on the website.

Created an About Us/History page for the website. Look over and we will add that to the website after approval.

New service for 6370 Wellston Dr, [REDACTED] filled out application and submitted check for \$675.00

Old National updated their system; with the change they are now having to put each check we receive in manually. Some days we have over 100, they have suggested we drop off deposits and we will pick up our deposit ticket the next day so we are not waiting for an extended amount of time after work. With that being said we had a customer on the disconnect list that had to pay in cash due to multiple past due amounts being returned for

NSF. She proceeded to come into the office with \$80 worth of quarters to be turned back on. The bank suggested we set a policy on the number of coins we except per transaction. That will eliminate that from happening again.

6255 E Collins LN: Bryan went to do line locates at the neighbors and while he was in the area, he saw the meter at this property was unverified. The meter is in the middle of the driveway under gravel. The owner of the property called and we proceeded to have a 7-minute phone call of him being angry that we “dug a hole” and made his driveway uneven where the meter is and doesn’t feel we need to access it as much as we do because we check it “every couple of years.” I told him I could have Bryan come back and even it out- he said no he will but he states his wife doesn’t pay attention to that when she comes home and she will pop the tire on her new car. He said the driveway and meter was there before him and doesn’t understand why it was placed there in the first place. I then told him we could discuss with the board moving the meter. He kept saying he doesn’t know why it was placed there to begin with, then said he doesn’t understand why his meter needs to be access. He said he would be at the board meeting.



#### Transfers:

In March there were 4 transfers in total. We have received payment for deposit/transfer fee from all new customers and new accounts have been created.

#### Past Due Report:

As of 3/17/25 there were 105 customers on the past due report, totaling \$13,532.91 owed (past due amount totaling \$7,246.55 owed). After contacting all customers, there were 11 customers left that had not paid the minimum past due amount by 3/25/2026 totaling \$ 2,527.38 owed (\$587.77 past due).

Disconnect: There was a total of 9 disconnects/reconnects all paid to get turned back on. 3 meters that were already off, locked and service fee added.

Total amount collected from disconnects was \$1,714.59.

2 accounts still remain off and locked.

Boshears 2300 N Mt Gilead Rd

Dugans 3980 N Russell Rd

Hudoff 6625 N Hudoff Rd

ASAF 2544 N Mt Gilead Rd

McCracken 3675 E Old Meyers (LOCK)

Montemayor 3867 E Boltinghouse Rd

Mujezinovic 4005 N Claybrooke Ct

Naylor 5959 N Hudoff Rd

Nichols 4130 E Robinson Rd (LOCK)

Stumpf 8738 Midview Dr (LOCK)

Todd 4030 E Old Meyers