

Clear Lake Updates

Town Requesting Resident Feedback:

Garbage Carts vs. Current Cans

This summer, some lake residents have voiced concern about liquid runoff coming from garbage during the collection and compression process. Jeff Washler, owner of Washler Inc., the current provider of solid waste and recycling services, addressed the issue at the August 14th Town Council meeting.

Mr. Washler suggested that the Town consider garbage “carts” – the wheeled containers with hinged lids – vs. the variety of garbage containers currently used by lake residents. He indicated that water from rain collects in uncovered or damaged garbage containers, which, when combined with garbage (even in bags), can produce wastewater that leaks onto roads when the garbage truck compacts during pick up. Most communities and lakes in the area require uniform containers like these, Mr. Washler said.

YOUR FEEDBACK IS IMPORTANT! Do you support changing to carts?

Some items to consider include:

- ⇒ Carts would be provided by the company as a part of the Contract
- ⇒ Would Carts be left curbside all week—would neighbors help put them away for the remainder of the week?
- ⇒ Carts do not fit in current wooden garbage containment crates
- ⇒ Separate carts would be used for recycling—residents would receive 2 carts
- ⇒ Switching would allow Clear Lake to seek additional waste collection bids, since most waste management companies now require carts
- ⇒ If carts are selected, garbage carts would be required for all Clear Lake households—residents would not be able to “opt out”
- ⇒ Carts are 96 gallons—equal to 2-3 normal sized garbage containers



Sample Garbage Cart

RESIDENT FEEDBACK REQUESTED—Please Let Us Know Your Thoughts!

- Would you support the change to garbage carts vs. individual owner cans?

SEEKING YOUR INPUT!

- **Take the online survey at: www.TownofClearLake.org—Trash Survey**

Or Email: trash@townofclearlake.org

NOTE: New trash contracts will be bid in the fall for 2018 service. Will we be using carts? Your input is needed ASAP

Current Solid Waste and Recycling ordinances can be found in Chapter 52 of the Towns Code of Ordinances. The link can be found at: www.townofclearlake.org—find “Ordinances” on Left



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Important Dates

09/16	Heavy Trash Pick Up 6 am
09/25	Plan Commission 7 pm
10/09	Town Council 7 pm
10/16	Clear Lake BZA 7 pm

Clear Lake Challenges 36% Fremont Sewer Rate Increase

In March, Fremont Town Council approved a 36.5% rate increase for its customers. The rate increase for Clear Lake could have increased costs to the Town for sewage services of over \$800,000 over the life of the bond (20 years.)

Upon review of the current rates and the contract, Clear Lake officials discovered possible over-charges and launched a request for a rate review with the Indiana Utility Regulatory Commission (IURC).

In May, Steuben Lakes Regional Waste District filed a similar action against Fremont. On May 16th, Clear Lake and Steuben Lakes merged their request of a review of the proposed rate increase.

The matter is still under review at IURC.

"In the 50 states, Indiana ranks 4th (tied with Missouri) in proportion of wetland acreage lost."

The Status of Wetlands in Indiana—IN.gov

Plan Commission, Residents, and Town Council Fight Wetland Garages Development...Again

The Clear Lake Plan Commission and Town Council continue to fight a proposed commercial garage condominium development in a wetland area located on 875E near the Winzeler "Observatory" property.

According to the Steuben County Developmental Ordinance, warehouse storage units are not permitted within the agricultural zone. Instead the developers are requesting an exception from the Board of Zoning Appeals at Steuben County.

For the third time, the Steuben County BZA entertained a request for a "use variance" by the 31-unit commercial development known as Thomson Garage Condominiums in an area that is not zoned for commercial development and connects directly to a critical water inlet area—the Alvin Patterson county ditch—and wetland that supports the health of the water at Clear Lake.

Town officials as well as concerned residents and Clear Lake Township Conservancy members have repeatedly raised concerns over the development with Steuben County's Building Zoning Administration Commission only to see the issue with the development reconsidered again the following month.

After an hour of presentations by Town officials, concerned residents, Conservancy members and neighbors of the site, the Steuben County BZA denied the variance on a 3-2 vote, but members of the BZA encouraged the Thomsons to return again "as soon as possible" suggesting this fight will continue.

Please see the Bulletin Board for more information on how you can help fight this wetland development. Also see www.clearlakeindiana.org/variance for maps and more information.

Plan Commission Puts Hold on ETJ Request, Seeks Additional Town Resident Input

Clear Lake Plan Commission held open meetings with residents and area property owners in June, July and August to hear concerns about the Commission's request for Extra Territorial Jurisdiction (ETJ) from Steuben County earlier in the year.

The Town continues to see property development requests at the County level that threaten the quality of the watershed and the waters of Clear Lake (see above.) Currently Hamilton, Angola, Fremont and Ashley all have ETJs.

The ETJ process is not annexation – it does not give the Town of Clear Lake taxation powers over the ETJ areas. For property within the ETJ area, planning and zoning approval would be handled by Clear Lake rather than Steuben County. If ETJ was granted, the Town would adopt the zoning standards and map currently in place with Steuben County.

Other possible options include inter-local agreements or restricting the area requested for zoning and development to immediate inlets and waterways that flow into the lake.

The Plan Commission will continue to look for alternatives that will have less impact on property owners outside the Town and still provide meaningful oversight at a local level for properties that affect water and runoff flowing into Clear Lake.

Questions/Comments can be directed to etj@townofclearlake.org. Additional ETJ info located at www.townofclearlake.org.