

BOARD OF WORKS
JANUARY 4, 2016
1:00 P.M.

Mayor Shane Evans opened the meeting for business.
Sam Diewert and Dick Bradshaw were present for the meeting.

Minutes from the previous meeting were presented. These minutes reflected the last meeting of 2015 under the leadership of Randy Strasser and former BOW members: Carolyn Pearson and Richard Traeger. It was determined these minutes would be signed by the former BOW members.

Claims were presented for approval of payment in the amount of \$223,186.80. Dick Bradshaw questioned the claim for airport manager. Reece Creekmore is the new airport manager, hired in 2015, with wages of \$12 per hour. Sam Diewert made the motion to approve the claims as presented. Second by Dick Bradshaw. Motion carried. (3-0)

OLD BUSINESS:

Opera House and Facades:

Shawn Cain of KIRPC stated the facade project lacks one sign. Shawn stated two proposed letters had been sent to Mayor Strasser with no response. Shawn will need an extension at the end of the month and will send the letters to Mayor Evans. Once the letters are signed, Shawn will send the letters on to the state office of OCRA and IHCDA. The Opera House project should be done by the end of March. The material is not here for two change orders and when these two change orders are completed, the project will be completed.

Lien: JR Kelly, the main contractor, is waiting on a partial release of retainage. When JR Kelly receives that portion of retainage, he will issue a check to All Seasons for their portion of retainage. Leanne had been advised by Umbaugh, financial consultant, and Abigail Diener, city attorney, not to do a partial release. After a discussion on the issue, Dick Bradshaw made a motion to approve a payment of \$2500.00, retainage for All Seasons, made out to both vendors. Second by Sam Diewert. Motion carried. (3-0)

Sam Diewert noted an article had been in the Comet about DPS not paying the bill. Dick Traeger stated he had been in contact with both contractors and would follow up on this situation.

Fence:

This issue had been tabled at the last BOW meeting. A resident had built a new fence and the fence is in the right-of-way. They had received a letter from Carroll County Area Plan Director, Kathy Mylet, stating the fence had to be moved. Aaron Lyons, Street Superintendent, stated he worked with Steve Mullin on this situation and feels he was following the necessary steps this issue. It was noted through discussion the need for updated zoning ordinances. It was decided to defer any decision making to the Area Plan Commission, which is responsible for enforcing the zoning ordinances of Delphi.

NEW BUSINESS:

Meeting Dates and Times:

The board approved the recommended schedule for meetings on the first and third Monday of each month at 5:30 P.M. The Council will need to approve the change. Sam Diewert made the motion to suspend or repeal the meeting dates of the BOW. Second by Dick Bradshaw. Motion carried. (3-0)

Mayor Evans stated according to code, a chairman of the BOW must be in place. Dick Bradshaw made the motion for Mayor Evans to serve as Chairman of the BOW. Dick Bradshaw made the motion to approve Mayor Evans as Chairman of the BOW. Second by Sam Diewert. Motion carried. (3-0)

Mike Turchi of BF&S brought a Miscellaneous Services Agreement with Peerless-Midwest. This agreement would serve for as-needed basis and billed for time and material with an hourly rate of \$125/per hour. During this discussion, it was discovered that Craig Myers, Water Superintendent, is not on the Purchase Policy. Sam Diewert made the motion to put Craig Myers on the Purchase Policy as a purchase agent. Second by Dick Bradshaw. Motion carried. (3-0) Sam Diewert made the motion to approve the Service Agreement with Peerless-Midwest for 2016. Second by Dick Bradshaw. Motion carried. (3-0)

Mike Turchi stated a study is needed to determine how much water is available and used. A study has not been done for several years. Mike informed the BOW the cost of this study would probably run around \$5,000. Sam Diewert made the motion to approve the static water level study and for the cost not to exceed \$7,500. Second by Dick Bradshaw. Motion carried.

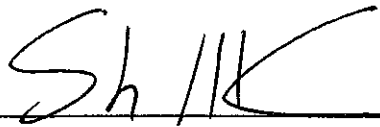
Mike Turchi reported the Levee improvement bid will expire on January 13, 2016. The project is still tied up for OCRA due to the Army Corp of Engineers Permit has not been issued. Mike recommended, due to time constraints, the board should authorize Mayor Evans to award F&K's base bid plus alternate bid #1 in the amount of \$1,685,805 plus \$41,720 with a total of \$1,727,525. Dick Bradshaw made the motion for approval of Mayor Evans award to F&K. Second by Sam Diewert. Motion carried. (3-0)

Sam Diewert, BOW member, stated he would like to see budgets for the water and wastewater departments. This is a good tool to ensure efficient use of rate-payers' money. This procedure was followed in the past and he feels it should be done so now.


Mayor Evans questioned BOW members as to how they prefer the distribution of their packets for meetings. Mr. Diewert would like emails and Mr. Bradshaw prefers a printed copy.

Kevin Kologinsky, Community Development, informed the BOW members of his meeting to be held with contractors for the demolition of the home on N. Union St. He will be in contact with the grant administrator and ask for an extension. Kevin also explained the process to find an administrator for Owner Occupied Housing II.

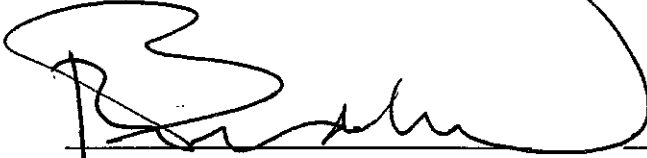
Sam Diewert made the motion to adjourn at 2:20 PM. Second by Dick Bradshaw. Motion carried. (3-0)



Mayor Shane Evans



Sam Diewert



Dick Bradshaw



Leanne Aldrich, Attest