



MADISON *Indiana*

Board of Public Works and Safety Minutes

MEETING DATE: August 4, 2023, at 11:30 AM

MEETING PLACE: City Hall- Council Chambers

The Board of Public Works and Safety, City of Madison, Indiana, met at 11:30 AM in the Council Chamber, City Hall.

Calling of roll and notice of absentees: Eaglin, Courtney, and Carlow (3-0).

Approval of Minutes: Eaglin moved to approve the July 17, 2023, minutes, seconded by Carlow. All in favor, motion carried (3-0).

Claims: Carlow moved to approve the claims as submitted, seconded by Eaglin. All in favor, motion carried (3-0).

Adjustments: None.

Unfinished business:

City of Madison Design Standards and Specifications Manual: Over the last six months, the city, alongside Commonwealth, has been working on updating the streets and sidewalk ordinances through the council. They had identified a problem with the excavation related to utility cuts happening across the city within the roads and sidewalks, which has created damage. To reverse the damage created by the utility cuts, the city updated the streets and sidewalk ordinance. An ordinance was introduced last month that implemented a permit procedure that lays out the design and specifications for how the contractors are working in those areas, along with an inspection and warranty process. The City council approved the ordinance that was introduced. After that, work began on updating design standards and specifications to give guidance to the contractors and to give guidance to inspectors on what to inspect. At the last BPW meeting, this manual was introduced in draft form. The mayor, Nicole Schell, and others then worked with Commonwealth to incorporate items, such as procedures, permit inspection process, traffic management, erosion control, and all the specifications that contractors will utilize for a final manual.

Motion: Eaglin moved to adopt the City of Madison Design Standards and Specifications Manual, seconded by Carlow. All in favor, motion carried (3-0).

PACE Extension: 815-817 W 2nd St: 815 – 817 W 2nd St. was an extension by Cornerstone Society that was tabled from the last BPW meeting. Link Luddington, President of the Cornerstone Society, was present at the meeting to answer questions the board may have regarding the property. Their request is for an extension of an additional eight months on the dilapidated structures grant. The board is requesting an understanding of the schedule in regard to the Cornerstone Projects, including Walnut St., and why the extension is needed. Dennis Webster, the contractor for this project, is proposing to complete the rehabilitation of the roofing in August 2023, the work on the façade is expected to be done in September 2023, siding has been ordered and the replacement of siding, as well as east and west elevation, will be in October 2023, doors and windows have been sent out for offsite restoration for reinstallation in November 2023, outer-fascia and trim repair and painting in December 2023, removal of shed roof portion in the kitchen and replace them with a new addition. All of these plans have been reviewed by the Historic District Board and approved the

changes being described, and they were incorporated into the PACE Grant Application, so the scope of the work is not changing. The request is only for an extension of time to March 2024. The primary reason for the delay is the amount of deterioration discovered throughout the process of rehabilitation. The plan for Walnut St. is to stabilize the structure and rehabilitate the structure. Currently, the timetable for the Walnut St. property is what is listed in the PACE Grant Application.

Motion: Courtney moved to approve the PACE Extension for 815 – 817 W 2nd St., seconded by Carlow. All in favor, motion carried (3-0).

New business:

Resolution 40B-2023: Alley Closure Request from KAC: Keith Acree, on behalf of KAC Specialties, LLC, permission to close a portion of the alley, next to 118 E. Main St. (Pearl Lane) from Hentz Lane to Main Street for the purpose of tuckpointing at Unique Boutique. The alley shall be closed from August 28, 2023, from 8:00 a.m. to September 11, 2023, 3:00 p.m.

Motion: Eaglin moved to approve Resolution 40B-2023, seconded by Courtney. All in favor, motion carried (3-0).

Resolution 41B-2023: Electric Vehicle Charging Regulations: The purpose of this resolution is to establish various fees and regulations applicable to the use of City-owned electric vehicle charging stations and associated parking spaces. In accordance with Indiana Code 36-1-3-8(a)(6), the city may impose a service charge or user fee that is related to reasonable and just rates and charges for such services. If approved by the BPW, it shall be unlawful to park any non-electric vehicle in a parking space designated for electric vehicle charging and for an electric vehicle to occupy a parking space designated for electric vehicle charging unless the vehicle is engaged in the charging process. The use of all City-owned electric vehicle charging stations is subject to a rate of \$0.25 per kilowatt hour plus taxes and fees. All fees collected for use shall be deposited into Economic Development NRO 2297. Tony Steinhardt, the City of Madison's Economic Development Director, presented the installations for new EV Chargers with five currently live and operating. The chargers work with an app called Amp Up and the driver who wants to use the charger will scan and pay for the parking.

Motion: Courtney moved to approve Resolution 41B-2023, seconded by Carlow. All in favor, motion carried (3-0).

CCMG Bid Award: Deputy Mayor Mindy McGee gave an update and presentation regarding CCMG. The presentation referenced the city's first application for 2023, which was awarded in April. After the city determined the array of things to go into the bid package, bids were opened. The streets included in the first CCMG for the year are Blackmore St. from Highland to Bel Air, Poplar St. from First to Vaughn, West St. from Main to Michigan Rd., Cragmont St. to Mouser to Clifty, Michigan Rd. from Autumnwood to Miles Ridge Rd., Second St. from Mulberry to West, and Mulberry St. from Main to Vaughn. Hanging Rock Hill is still closed, and there is no updated date for re-opening due to INDOT finding a problem that needs to be addressed after the last heavy rainfall the city experienced. The city received two bids, and there was quite a bit of difference between them. One was in the amount of \$2,500,000.00, and the other was in the amount of \$1,696,000.00 which was O'Mara Contracting. The contract was awarded to O'Mara Contracting and it was signed on August 8, 2023, to be under contract by August 10, 2023. As soon as the Notice to Proceed is sent to O'Mara Contracting, they will have to begin work within ten days. The city did apply for round two of CCMG this year, and that was submitted. The city won't know until late October or November on that award. The streets involved would be practically all of the streets that are currently involved in the Water Project. Because of the involvement of the Water Project, the utility company is going to help the city with a match and is going to pay for half of that match.

Motion: Carlow moved to enter into the contract with Dave O'Mara Contracting and authorize the mayor to sign the paperwork, seconded by Eaglin. All in favor, motion carried (3-0).

READI Change Orders: As the city closes out the final projects for phase one, the Gateway Project and the Mural Lot Project, there are two change orders associated with that. For the mural lot, there were a few site revisions that needed to be made including the unforeseen repairs at the bottom of the mural. There were also some deducts that the city took as a part of the change order. Those dollars are being applied to the Madison Gateway enhancements with the approval of the regional development authority. On the Gateway enhancements, there was a \$40,000.00 contingency fee, as well as, the Redevelopment Commission had additional READI dollars associated with that. There were a couple of minor revisions for electrical work and some turning radiuses that the state required to add and change. When the restroom project was deleted and the Bridge Plaza was created, there were some additional expenses for moving that piece of metal from the riverfront. Tony Steinhardt is asking for both change orders to be approved with the money coming from the READI Contingency and the additional dollars coming from the Redevelopment Commission READI Contingency Fund, which has already been approved by the Redevelopment Commission.

Motion: Courtney moved that the READI Change Orders, seconded by Carlow. All in favor, motion carried (3-0).

PACE Midpoint: 705 Walnut St., Madison Christian Health and Development Services, completed half of their PACE project. Their grant type was for a dilapidated structure. The amount awarded was \$25,000.00, and they are requesting a disbursement of \$12,500.00. Their work included fire damage that was demolished and cleaned out and standards were met for a half disbursement.

Motion: Eaglin moved to approve the PACE Midpoint, seconded by Courtney with the amendment to the motion that the façade be painted by the final payment. All in favor, motion carried (3-0).

PACE Final: 509 W Main St., Meredith Heitz, completed a rehabilitation grant. She completed the window in the front door, shutter work, and tuckpointing. She had received a midpoint for the shutter and the tuckpointing and finished the tuckpointing of the entire structure. Everything was completed according to her PACE Grant, and she is requesting the rest of the half of the disbursement in the amount of \$1,850.00. 201 E Main St., 201, LLC, completed a rehabilitation grant. They completed tuckpointing, mainly on the rear half of the structure, and was completed according to the PACE Grant. They are asking for the full disbursement of \$5,912.50. 306 Jefferson St., Jum Pruett, completed the restoration of the dilapidated structure according to his PACE Grant. His work included tearing off the rear wall and rebuilding it, with the approval of the Historic Board, and restoration of the front with windows, shutters, and tuckpointing. He is asking for the full disbursement of \$20,847.00.

Motion: Courtney moved to approve the PACE Finals, seconded by Carlow. All in favor, motion carried (3-0).

Madison Police Department Status Update: Madison Police Chief John Wallace gave a brief update about the status of the officers and the department. There are currently four officers in the Academy but are set to graduate on August 28, 2023. When they return, they will be field training for up to six to eight weeks. Officer Jared Sweet, who has been deployed for approximately eight months is returning to the city on September 4, 2023. The Emergency Response Team went active on August 1, 2023, and the team is led by Officer Cameron Blankenship. John, the mayor, and Mindy McGee met with INDOT earlier this week regarding the East Main Street area concerning pedestrian traffic and safety issues.

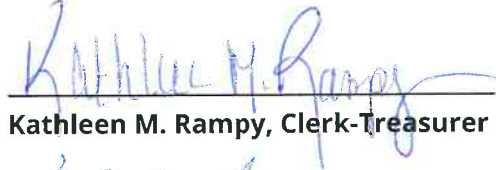
Mayor's comments: None.

Public comment: None.

Next meeting: Monday, August 21, 2023, at 11:30 AM

Adjourn: Eaglin moved to adjourn, seconded by Carlow. All in favor, motion carried (3-0).

Attested:



Kathleen M. Rampy, Clerk-Treasurer



Karl Eaglin



Mayor Bob Courtney



David Carlow