

BOARD OF WORKS

DECEMBER 3, 2012

1:00 P.M.

Mayor Strasser opened the meeting. Bob Conner and Carolyn Pearson were present for the meeting.

Minutes from the November 19, 2012 meeting were presented for approval. Carolyn Pearson made the motion to approve the minutes as presented. Second by Bob Conner. Motion carried. (3-0)

Claims were presented for payment approval in the amount of \$239,319.57. Carolyn Pearson wanted assurance that claim # 8417 was for the stellar consulting. It was noted correct. Bob Conner made the motion to pay the claims amounting to \$239,319.57. Second by Carolyn Pearson. Motion carried. (3-0)

HHH Update: Dick VanSickle reported Geiger was pouring the last cement work today and follows up with minor site cleanup and will be completed on the water end of the project. Final walk thru on wastewater will be next week. After discussion on liquid damages, it was decided that a punch list needs to be established and should be ready by the next BOW meeting and then a letter will go to Thieneman concerning the issues. Greg with VS Engineers will be informed of this decision by Mayor Strasser and will be asked to attend the next meeting.

Floodgate: Mayor Strasser noted we are waiting on work from KIRPCE, State and OCRA. We did not make the 21<sup>st</sup> deadline. Thieneman produced a letter on prevailing wages and they signed off and will accept whatever is determined. We are now in a hold pattern, waiting on a representative from OCRA to return to work and she will handle the situation.

Well Projects: Tim Hill is coming in Thursday to coordinate the projects. Well #1 and #4 will begin next week and should take one week to complete. This work has to be coordinated with IPC.

**NEW BUSINESS:**

Aaron Lyons, Street Superintendent, requested three encumbrances to carry forward to the 2013 budget. The first one would be for sidewalks and retaining wall on Washington and Front St. and would include both corners. The second is for asphalt work on Indiana St. The third encumbrance is for sealing the parking lot in Riley Park. Mayor Strasser explained the Stellar Grant would possibly have funds available for part of the encumbrances. Carolyn Pearson replied that would be a benefit but felt it was good business to proceed with the encumbrances. Carolyn Pearson made the motion to approve the encumbrances for the Street and Park Department. Second to the motion by Bob Conner. Motion carried. (3-0)

Stellar: Corey Whitesall informed the BOW a partial release of funds has been done by IHCD and this would allow the design process to begin on the Opera House. The Council for the City of Delphi and DPS must have an agreement approved by both entities. The numbers fit into the overall established budget. The agreement with the architectural firm is for design only and for \$282,581.50 and this does not include bidding or construction. Bob Conner made the motion to approve the agreement with architect contingent on DPS and Council approval. Second by Carolyn Pearson. Motion carried. (3-0) Anita Werling was present at this meeting and expressed she will contact her board and get approval of the agreements so we can continue to move forward.

Façade Project: We are waiting on a release of funds and that is expected after the first of the New Year. On January 8, 2013 a public meeting will be held for owners and renters of buildings in the district.  
Trail: INDOT has approved and work will begin by mid December.  
Owner Occupied Housing: There has been a small delay with bidding set back to after the first of the New Year. Walk through will be done on 5 homes on December 6, 2012.

School Corp: Mayor Strasser explained to the BOW members an agreement with limitation needs to be drawn up for the Delphi School Corp. and the City of Delphi. The school wants to drill a well for the purpose of watering the football, soccer and softball fields. Mr. Walker, School Superintendent, was not present for the meeting so this will be addressed at the next BOW meeting.

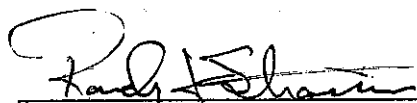
ADA: Steve Moore from VS Engineers discussed the 7 steps necessary in order to make the City of Delphi in compliance with ADA and therefore eligible for federal funding. A plan has to be presented to the state by the end of December. A survey and plan must be presented. The first four steps are easy to accomplish and can be accomplished in two weeks and the next three can be handled within a month. VS will handle this for the City of Delphi and the cost will not exceed \$10,000.00. Bob Conner made the motion to approve the contract with VS and not to exceed \$10,000. Second by Carolyn Pearson. Motion carried. (3-0)

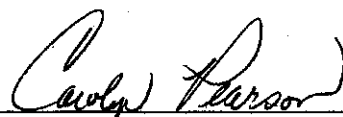
Mayor Strasser wanted to make the BOW members aware a notice to taxpayers affected by redevelopment will be going out to residents. Anita Werling noted a public hearing will be held on 12/10/2012 and parcels will be identified. Carolyn Pearson noted according to claims, the letter cost \$11,000 and that seems high.

Mayor Strasser noted Mr. Emerson will have a utility lease agreement ready within 2 weeks. This covers the line that will be given to the City of Delphi when completed. The line is from IPC extending to Bradford Drive and under highway and then south behind houses. Water and sewer lines will be available.

Bob Conner announced his resignation from the BOW. The resignation will be effective 12/31/2012. Mayor Strasser expressed his appreciation for the service given to the city by Bob. Carolyn agreed and noted her pleasure in the time spent working with Bob.

Meeting adjourned at 2:20 P.M.

  
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Mayor Randy Strasser

  
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Carolyn Pearson

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Bob Conner

  
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Leanne Aldrich, Clerk Treasurer