

BOARD OF WORKS
OCTOBER 21, 2013
1:00 P.M.

Mayor Randy Strasser called the meeting to order. Carolyn Pearson was present for the meeting. Dick Traeger was absent. Quorum established and meeting moved forward.

Minutes of the October 7, 2013 meeting were presented for approval. Carolyn Pearson made the motion to approve the minutes as presented. Second by Mayor Strasser. Motion carried. (2-0)

Claims were presented in the amount of \$512,418.37. Carolyn Pearson wanted to look at the claim to the Comet for Stellar ad. Leanne Aldrich reminded the BOW members part of the total included the claim to F&K Construction approved at the last BOW meeting. The amount of the claim to F&K was \$257,661.22. This amount is totally reimbursable. Carolyn Pearson made the motion to approve the claims in the amount of \$512,418.37. Second by Mayor Strasser. Motion carried. (2-0)

OLD BUSINESS:

1. The Catholic Church had previously requested for another handicap parking space along side of their church building. Aaron confirmed the church will do the work and will be compliant to ADA rules but he is concerned we are setting a precedent. Mayor Strasser feels there is a difference in request for additional handicap parking in the downtown area to parking on side streets. Carolyn Pearson made the motion to allow the handicap parking at the Catholic Church with the work being done by the church and must be ADA compliant. Second by Mayor Strasser. Motion carried. (2-0)
2. Tim Stewart: Mayor Strasser noted this issue needs to be tabled due to Tim Stewart being unable to attend the meeting.
3. Delphi Industrial Park: Mayor Strasser handed a copy of a letter he drafted in July of 2013 but did not send. Mayor Strasser was waiting for a legal opinion. He also handed out a copy of the ordinance concerning meters and tap fees. Carolyn Pearson questioned Craig Myers, water foreman, if the new 5/8 meter had been installed for WP Electric. Craig informed the BOW members it had not been installed. The responsibility of changing from 2" to 5/8" will be the responsibility of the customer. Each new customer will be responsible for their meter and will be required to make a deposit. Mayor Strasser asked for suggestions and to get back to him. Work will continue on addressing this issue.

NEW BUSINESS:

1. Corey Whitesell requested approval of AIAG 802-2007 to be added to the contract for the opera house project. The state is technically asking all funding through OCRA. If authorization is signed by next BOW then the process of bidding can start. There is no impact on money for the project, it is simply administrative issues. Carolyn Pearson made the motion to approve the addendum to the contract. Second by Mayor Strasser. Motion carried. (2-0)

2. AIA-C132-2009 is a draft agreement with Shiel Sexon that was formally procured months ago. Insurance requirements were increased as well as liability coverage. Mrs. Diener helped negotiate final draft. Anita Werling is happy with final contract. Carolyn Pearson made the motion to approve the agreement with Shiel Sexon. Second by Mayor Strasser. Motion carried. (2-0)

Corey explained how managing projects with unknown conditions work. The general manager will set aside certain sums of money to allow for conditions. The amounts are preauthorized by the contract. This allows work to keep going and will do change orders at the end.

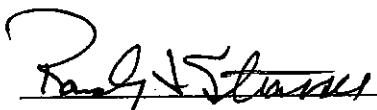
There will be a public hearing on Tuesday for parking for opera house. An application will be made to the county for a parking variance. A request for an endorsement from the City of Delphi is needed when this parking variance is presented to the county. Carolyn questioned if any progress on purchasing property has been accomplished. Corey noted surveys have been done.

Carolyn Pearson made the motion to approve the endorsement for parking variance to BZA. Second by Mayor Strasser. Motion carried. (2-0)

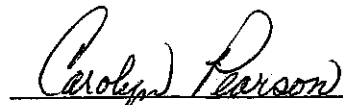
Debbie Lowe of Comet questioned if a function at the opera house is going on will parking be open to others for local businesses. Debbie was told the ordinance requires off street parking. The opera house project is working on a sequence plan for construction. May need 1/2 of certain alleys closed off or could have trash issues as well as deliveries being affected. There will be impact on everyone and if you have thoughts on these issues, please call Corey or Anita. Design is 99% done on the Gateway Trail Phase I. The inspection agreement will cost \$49,462.84 and is less than budgeted. Corey would like to have approval for this contract today. Mayor Strasser made the motion to approve the Inspection Agreement in the amount of \$49,462.84. Second by Carolyn Pearson. Motion carried. (2-0) Corey stated that lots of construction is getting ready to happen.

Aaron Lyons informed the BOW he had received a call from VanMeter in regard to paying for a dumpster at his new location. The location of his former office was in a residential area and he paid a fee of \$10.00 monthly. He would like trash picked up at his new location and the new office is located in a commercial area. Aaron would like to have directions from the BOW. Carolyn stated we do not pick up trash in business area and we should not make an exception. Aaron will call the business back and let them know.

Meeting adjourned at 2:15P.M.



Mayor Randy Strasser



Carolyn Pearson



Leanne Aldrich, Clerk Treasurer