



Board of Public Works and Safety

Agenda Item

Cover Sheet

MEETING DATE: December 17, 2024

- ☒ Consent Agenda Item
- ☐ New Item for Discussion
- ☐ Previously Discussed Item
- ☐ Miscellaneous

ITEM #: 1

INITIATED BY: Evelyn Lees

- ☒ Information Attached
- ☐ Bring Paperwork from Previous Meeting
- ☐ Verbal
- ☐ No Paperwork at Time of Packets

**BOARD OF PUBLIC WORKS AND SAFETY
CITY OF NOBLESVILLE
NOVEMBER 26, 2024**

The Board of Public Works and Safety met in regular session on Tuesday, November 26, 2024 in the Council chamber. Jack Martin called the meeting to order at 9:00 a.m. pursuant to public notice with the following members present: Robert Elmer, Rick Taylor and Laurie Dyer. John Ditslear was absent.

Also present were City Clerk Evelyn Lees, Chief Deputy Clerk Mark Moulton, City Attorney Jonathan Hughes, department directors, staff, and interested citizens.

PLEDGE OF ALLEGIANCE

Mr. Martin led the chamber in the Pledge of Allegiance.

PETITIONS OR COMMENTS BY CITIZENS WHO ARE PRESENT

There were no comments from citizens.

APPROVAL OF AGENDA

Mr. Taylor moved to amend the agenda to remove Consent Agenda Item #8, New Items #1 and #17, and to add New Item #23 Board to consider Right of Entry agreement with Grand Communities LLC for the Oasis at Hyde Park, second Mr. Martin, four aye, motion carried.

QUOTE OPENING: FOREST PARK PARKING LOT RETAINING WALL REPLACEMENT

Mr. Hughes stated the first quote was from Cutting Edge Hardscapes for \$134,190.00. There was a note stated the retaining wall installation would last approximately four weeks at quarter time, and a new railing option that would last five to six weeks, with installation of the railing lasting one week.

The second quote was from the Noll Landscape Group for \$97,651.40. There was a note stating work was to begin by the end of December 2024 and last approximately 25 working days.

Mr. Hughes asked if anyone present knew of any other quotes. Seeing none, he recommended the quotes be referred to the Parks and Recreation Department for recommendation and award at the next meeting. Mr. Martin so moved, second Mr. Taylor, four aye, motion carried.

QUOTE OPENING: FEDERAL HILL COMMONS MONUMENT SIGN

Mr. Hughes stated there was one quote from Sign Works for \$129,015.00. He stated the quote requested a 50 percent downpayment.

Mr. Hughes asked if anyone present knew of any other quotes. Seeing none, he recommended the quotes be referred to the Parks and Recreation Department for recommendation and award at the next meeting. Mr. Martin so moved, second Mr. Taylor, four aye, motion carried.

BID OPENING: 2025 TANDEM AXLE HEAVY DUTY DUMP TRUCK

Mr. Hughes stated the only bid was from M&K Truck Centers. Their Form 96, bid bond, and non-collusion affidavit were included in the packet. Their E-verify affidavit and financial statements were not apparent. Their base bid was \$181,500.00. Alternate #1 was no charge to upgrade the transmission from a 4000 to a 4500 Allison. Alternate #2 was \$4,000.00 for the addition of a 40-ton hitch.

Mr. Hughes asked if anyone present knew of any other bids for the 2025 Tandem Axle Heavy Duty Dump Truck. Seeing none, he recommended the bid be referred to the Utilities Department for review and recommendation at the next regular meeting. Mr. Martin so moved, second Mr. Elmer, four aye, motion carried.

**CONSENT AGENDA
FOR APPROVAL**

#1 APPROVAL OF EXECUTIVE SESSION MEMORANDUM: NOVEMBER 12, 2024

**BOARD OF PUBLIC WORKS AND SAFETY
CITY OF NOBLESVILLE
NOVEMBER 26, 2024, PAGE III**

- #2 APPROVAL OF MINUTES: NOVEMBER 12, 2024
- #3 BOARD TO CONSIDER THE WRITE-OFF OF UNPAID SEWER AND TRASH FEES FOR THE 3RD QUARTER (JONATHAN MIRGEAUX)
- #4 BOARD TO CONSIDER TEMPORARY STREET CLOSURES FOR THE 2024 ANNUAL HOLIDAY IN LIGHTS PARADE (RENÉ GULLEY)
- #5 BOARD TO CONSIDER TEMPORARY PARKING SPACE CLOSURES FOR TROLLEY STOPS FOR THE ANNUAL MAIN STREET DECK THE DOWNTOWN FIRST FRIDAY EVENT (RENÉ GULLEY)
- #6 BOARD TO CONSIDER SECONDARY PLAT FOR PROMENADE OFFICE PARK ADJACENT TO PROMENADE PARKWAY AND LITTLE CHICAGO ROAD FOR THREE NON-RESIDENTIAL LOTS (JOYCEANN YELTON)
- #7 BOARD TO CONSIDER SECONDARY PLAT FOR THE REPLAT OF LOTS 2-1, 2-2, 2-3, AND 2-4 IN HOOD'S MEADOW ADJACENT TO EAST 156TH STREET BETWEEN PROMISE ROAD AND SUMMER ROAD (JOYCEANN YELTON)

CONTRACTS/PURCHASES UNDER \$50,000 (APPROVED BY MAYOR OR DIRECTOR)

- #9 SERVICES AGREEMENT WITH THE INTERNATIONAL ASSOCIATION OF FIRE FIGHTERS FOR A MULTI-DAY TRAINING ON RESILIENCY AND BEHAVIORAL HEALTH (CHIEF MATT MITCHELL)
- #10 SERVICES AGREEMENT WITH INDY TIME STEPPERS FOR DANCE GROUP PERFORMANCE AT LIGHTS OVER SEMINARY EVENT (AARON HEAD)
- #11 SERVICES AGREEMENT WITH SYCAMORE PRO ADS FOR VIDEO BOARD TRUCK SERVICES DURING THE HOLIDAY IN LIGHTS PARADE (AARON HEAD)
- #12 SERVICE AGREEMENT AMENDMENT WITH CHA CONSULTING, INC. FOR BROWNFIELD GRANT PHASE I COMPLETION AT FORMER INDUSTRIAL DIELECTRICS INC. SITE (SARAH DAVIS)
- #13 SERVICES AGREEMENT WITH MOJO UP FIELDHOUSE FOR A SUMMER CAMP PROGRAM (PARKER IRWIN)
- #14 SERVICES AGREEMENT WITH PLAYWORKS EDUCATION FOR SUMMER CAMP STAFF TRAINING (PARKER IRWIN)
- #15 SERVICES AGREEMENT WITH LOZA CONSTRUCTION FOR CITY HALL PAINTING PROJECT (DAVID DALE)
- #16 SERVICES AGREEMENT WITH DUTCHPOPP PAINTING, LLC FOR THE 2025 PUBLIC SAFETY BUILDING PAINTING PROJECT (DAVID DALE)

Ms. Dyer moved to approve the Consent Agenda as amended, second Mr. Elmer, four aye, motion carried.

Intentionally left blank

NEW ITEMS FOR DISCUSSION

**#2 BOARD TO CONSIDER APPROVAL OF THE FEDERAL HILL
DECLARATION AND GARAGE MAINTENANCE AGREEMENTS
(JONATHAN HUGHES)**

Mr. Hughes stated these agreements for the Federal Hill parking garage are similar to agreements for the Levinson parking garage. Mr. Hughes stated the maintenance costs for the parking garage were an approximately 80/20 split, with 80 percent assumed by the apartment building owner and 20 percent assumed by the City. He stated annual payments would be made by both parties into a sinking fund, and payments from the fund would be used for maintenance and divided accordingly. He stated a declaration of access provides guaranteed access to assets by both parties and apartment residents. He stated patrons will pay for parking similar to the Levinson parking garage and at the same rates. He stated the apartment residents would pay their parking fees to the apartment building owner, which would pass them through to the City. He stated negotiations with the developer began in spring 2023, and the developer agreed to the cost split prior to opening the garage. He stated the garage had been operating under this agreement while minor details were negotiated, and now it could be executed. Mr. Martin asked how many spaces are open to the public. Mr. Hughes stated there are a total of approximately 300 parking spaces, with use split roughly 80/20. Mr. Elmer moved to approve the Federal Hill declaration and garage maintenance agreement, second Mr. Taylor, four ayes, motion carried.

**#3 BOARD TO CONSIDER PERMISSION FOR NIGHT WORK AND ROAD
CLOSURE FOR PLEASANT STREET PHASE I AND PERMISSION FOR
EARLY MORNING WORK FOR PHASE III (ALISON KRUPSKI)**

Engineering Project Manager Andrew Rodewald spoke on behalf of Alison Krupski. Mr. Rodewald stated there are two separate items for two phases of the project. He stated a few items concerning the bridge remained to be completed for Phase I. He stated the contractor attempted to complete the work without closing the road but was unsuccessful. He stated the bridge would need to be closed from 10:00 p.m. through 1:00 a.m. to complete the work. He stated because the bridge is a county asset, this was the means they chose. He stated the second item is for the bridge over Cicero Creek for Phase III. He stated the concrete must be poured continuously, so to avoid delays with traffic, they start pouring in the early morning hours. He stated the contractor would like to pour the concrete bridge deck before winter if possible. He stated the work is weather dependent and may be delayed until spring 2025. He stated Phase III work was expected to take 12 months to complete. He stated the work on the State Road 32/Hague Road roundabout would begin in June 2025 and be a full closure. Mr. Taylor moved to approve permission for night work and road closure for Pleasant Street Phase I and permission for early morning work for Phase III, second Ms. Dyer, four ayes, motion carried.

**#4 BOARD TO CONSIDER RATIFICATION OF WORK AND
REIMBURSEMENT OF SUPPLIES TO KEEP NOBLESVILLE BEAUTIFUL
FOR WORK AT RIVERSIDE CEMETERY (EVELYN LEES)**

Ms. Lees stated Keep Noblesville Beautiful recently completed work at Riverside Cemetery and should be reimbursed for expenses incurred. Landscaping was added to Babyland with the help of two Master Gardeners. Mr. Elmer moved to approve ratification of work and reimbursement of supplies to Keep Noblesville Beautiful, second Mr. Taylor, four ayes, motion carried.

**#5 BOARD TO CONSIDER RESIDENTIAL FAÇADE IMPROVEMENT GRANT
FOR 630 WASHINGTON STREET (AARON HEAD)**

Mr. Head stated this was the final residential façade grant for 2024. Mr. Head stated the grant funds will be used to reside the entire house at 630 Washington Street. He stated the homeowner anticipates replacing any rotted trim, replacing windows, and replacing the front and back decks as additional projects to coincide with the siding replacement. He stated the project cost is estimated at \$14,895.00 with a maximum grant of \$7,500.00. He stated the Façade Grant Review Committee recommended approval. Mr. Taylor moved to approve the residential façade improvement grant for 630 Washington, second Mr. Elmer, four ayes, motion carried.

**BOARD OF PUBLIC WORKS AND SAFETY
CITY OF NOBLESVILLE
NOVEMBER 26, 2024, PAGE V**

**#6 BOARD TO CONSIDER FAÇADE IMPROVEMENT GRANT FOR 123
SOUTH 8TH STREET (AARON HEAD)**

Mr. Head stated 123 South 8th Street was part of the Noblesville Creates campus, and the grant funds would be used to replace the siding on the south building. He stated the building also would be reinsulated, but that work was not eligible for grant funding. He stated the project estimate was \$48,157.86 with a maximum grant of \$24,078.93. He stated a contingency of \$921.07 was included in case unforeseen costs are incurred, which would bring the grant amount to the maximum \$25,000.00. Mr. Taylor moved to approve the façade improvement grant for 123 South 8th Street, second Ms. Dyer, four ayes, motion carried.

**#7 BOARD TO CONSIDER SERVICE AGREEMENT WITH KNAUSS
SERVICES, LLC FOR DEFERRED MAINTENANCE OF STREET
DEPARTMENT BUILDING A (PATTY JOHNSON)**

Street Commissioner Patty Johnson stated the work involves the repair of the Exterior Insulation and Finish System (EIFS) that insulates and weather-proofs the building façade and hides the HVAC system. She stated birds have built nests in the EIFS, so repairs are necessary to prevent water infiltration. Mr. Elmer moved to approve the service agreement with Knauss Services, second Mr. Taylor, four ayes, motion carried.

**#8 BOARD TO CONSIDER CHANGE ORDER NO. 1 WITH GKM PROPERTY
SERVICES, INC. FOR 2024 RIGHT-OF-WAY LANDSCAPING CONTRACT
(PATTY JOHNSON)**

Street Commissioner Patty Johnson stated this change order applied to landscaping the roundabout at State Road 38 and Oakmont Drive. She stated the work would take place in spring 2025. The change order was for \$25,194.50. Mr. Elmer moved to approve Change Order No. 1 with GKM, second Ms. Dyer, four ayes, motion carried.

**#9 BOARD TO CONSIDER AWARD OF CONTRACT FOR PAVEMENT
PRESERVATION MICRO-SURFACING WITH PAVEMENT SOLUTIONS,
INC. (PATTY JOHNSON)**

Street Commissioner Patty Johnson stated the contract would be for pavement preservation in the Twin Oaks subdivision. She stated the micro-surfacing process applies a thin layer of asphalt emulsion that requires two coats. She stated this would be a quick process, with the streets open to traffic one to two hours after application. The agreement was not to exceed \$134,090.13 and would terminate on June 30, 2025. Mr. Elmer moved to approve the pavement preservation with Pavement Solutions, second Ms. Dyer, four ayes, motion carried.

**#10 BOARD TO CONSIDER TEMPORARY CLOSURE OF THE SOUTH ALLEY
FOR NOBLESVILLE CREATES SMALL BUSINESS EVENT
(RENÉ GULLEY)**

Street Commissioner Patty Johnson spoke on behalf of René Gulley. Ms. Johnson stated Noblesville Creates requested to use the South Alley for an event on Small Business Saturday. She stated there would be several booths for makers to sell their wares. She stated the alley would remain open to pedestrians. The alley would be used from 9:00 a.m. to 6:00 p.m. on Saturday, November 30. Mr. Elmer moved to approve the South Alley closure for Noblesville Creates, second Ms. Dyer, four ayes, motion carried.

**#11 BOARD TO CONSIDER SERVICES AGREEMENT WITH SANTAROSSA
MARBLE & GRANITE FOR THE REPLACEMENT OF EXISTING CARPET
AND INSTALLATION OF FLOORING ON CITY HALL FIRST FLOOR
(DAVID DALE)**

Facilities Manager David Dale stated this agreement was for removal and replacement of the carpet on the first floor of City Hall with terrazzo tile matching what was in the main lobby. The contract cost was \$40,600.00. Mr. Elmer moved to approve the agreement with Santarossa

**BOARD OF PUBLIC WORKS AND SAFETY
CITY OF NOBLESVILLE
NOVEMBER 26, 2024, PAGE VI**

Marble & Granite for the replacement of existing carpet, second Ms. Dyer, four ayes, motion carried.

- #12 BOARD TO CONSIDER SERVICES AGREEMENT WITH NORTH INDY FENCE, DECK & RAIL FOR REPLACEMENT OF DUMPSTER FENCE AT THE PUBLIC SAFETY BUILDING (DAVID DALE)

Facilities Manager David Dale stated this request was for replacement of the fence around the dumpster area at the Public Safety Building. He stated the current wood fence around the dumpster was rotting and needed to be replaced. Mr. Dale stated the fence would be replaced with a black chain link fence with privacy slats. He stated North Indy Fence was the lowest responsive, responsible quoter. The agreement was not to exceed \$4,150.95. Mr. Taylor moved to approve services agreement with North Indy Fence, Deck & Rail for replacement of dumpster fence at the Public Safety Building, second Ms. Dyer, four ayes, motion carried.

- #13 BOARD TO CONSIDER RESOLUTION RB-53-24 SERVICES AGREEMENT WITH WAGNER-MEINERT LLC FOR THE CITY HALL CONTROLS UPGRADE PROJECT (DAVID DALE)

Facilities Manager David Dale asked the Board to consider award of the bid for the City Hall Controls Upgrade project to Wagner-Meinert. He stated minor details regarding wording in the agreement are being negotiated. Mr. Hughes stated RQAW, the City's consultant, is working with Wagner-Meinert to finalize the agreement. He stated the only issue was clarification of the one-year warranty on their work. He stated the City is requesting standard warranties, but there was some confusion on Wagner-Meinert's part concerning the wording. He stated the agreement was in substantially final form. The resolution granted Mr. Dale authority to execute the agreement. Mr. Elmer moved to approve Resolution RB-53-24, second Mr. Taylor, four ayes, motion carried.

- #14 BOARD TO CONSIDER PERMISSION TO SOLICIT QUOTES FOR DEMOLITION OF THE GREEN BARN AT FOREST PARK (CHARLIE ELLIOTT)

Parks and Recreation Director Savannah Wines spoke on behalf of Charlie Elliott. Ms. Wines stated the green barn near the train depot was in poor condition. She stated a structural engineer looked at the barn and declared the bases structurally unsound. This request was to solicit quotes to demolish the structure. Mr. Elmer moved to approve permission to solicit quotes for demolition of the green barn at Forest Park, second Ms. Dyer, four ayes, motion carried.

- #15 BOARD TO CONSIDER SERVICES AGREEMENT WITH KINSEY'S FLOOR COVERING FOR REMOVAL AND INSTALLATION OF TILE AT THE FOREST PARK INN (ERIN HINSHAW)

Parks and Recreation Director Savannah Wines spoke on behalf of Erin Hinshaw. Ms. Wines stated the agreement was for installation of new tile in the main entrance, the restrooms, and the entrance to the administrative offices at Forest Park Inn. The agreement is not to exceed \$44,620.97 and would terminate on April 30, 2025. Mr. Taylor moved to approve the services agreement with Kinsey's Floor Covering for removal and installation of tile at the Forest Park Inn, second Ms. Dyer, four ayes, motion carried.

- #16 BOARD TO CONSIDER CONTRACT SERVICES AMENDMENT TO THE AGREEMENT WITH SLB PIPE SOLUTIONS, LLC. (KRISTYN PARKER)

Utilities Project Coordinator Kristyn Parker stated the Utilities requested Board approval of an amendment to the services agreement with SLB Pipe Solutions, LLC that was approved by the Board at the August 13th, 2024 meeting. She stated the amendment was for an additional project cost of \$15,160.00. She stated the cost was due to additional footage of pipe that needed replacing on Aspen Way and a repair of an outfall in a retention pond in the Settlers Mill subdivision. Mr. Elmer moved to approve the contract services amendment to the agreement with SLB Pipe Solutions, second Ms. Dyer, four ayes, motion carried.

**BOARD OF PUBLIC WORKS AND SAFETY
CITY OF NOBLESVILLE
NOVEMBER 26, 2024, PAGE VII**

- #18 BOARD TO CONSIDER SERVICES AGREEMENT WITH JONES & HENRY ENGINEERS FOR DESIGN AND CONSTRUCTION SERVICES FOR THE HEADWORKS REHABILITATION PROJECT AT THE WASTEWATER TREATMENT PLANT (KRISTYN PARKER)

Utilities Director Jonathan Mirgeaux spoke on behalf of Kristyn Parker. Mr. Mirgeaux stated this agreement concerns the rehabilitation of the headworks. He stated the main pumping station needed to be rehabilitated. He stated this project was alongside the current Build-Operate-Transfer (BOT) project. He stated the HVAC equipment also would be rehabilitated. He stated this project also was being considered for a BOT agreement, so this agreement would be on an hourly basis. The agreement was not to exceed \$285,000.00 and would terminate on December 31, 2026. Mr. Taylor moved to approve services agreement with Jones & Henry Engineers for design and construction services for the Headworks Rehabilitation project at the Wastewater Treatment Plant, second Ms. Dyer, four ayes, motion carried.

- #19 BOARD TO CONSIDER SERVICES AGREEMENT WITH BYNUM FANYO UTILITIES FOR THE REPLACEMENT OF LIFT STATION 8 (KRISTYN PARKER)

Utilities Director Jonathan Mirgeaux spoke on behalf of Kristyn Parker. Mr. Mirgeaux stated Lift Station 8 would a prefabricated unit which would save significant funds over on-site construction. He stated the operation of the new unit would be evaluated to see if the same method could be used for other lift stations. The bid was \$576,163.00. Mr. Elmer moved to approve the agreement with Bynum Fanyo Utilities for the replacement of Lift Station 8, second Ms. Dyer, four ayes, motion carried.

- #20 BOARD TO CONSIDER SPECIAL PURCHASE OF A VACTOR 10-YARD COMBO TRUCK THROUGH SOURCEWELL (KRISTYN PARKER)

Utilities Director Jonathan Mirgeaux spoke on behalf of Kristyn Parker. Mr. Mirgeaux stated this is an expensive piece of equipment used to clean storm and combined sewers and equipment. He stated the truck would be dedicated to the wastewater plant and provided redundancy, so that when the one truck was being maintained and repaired, another truck would still be available. He stated the truck could be used to clean lift stations more regularly, possibly on a two-week cycle. Mr. Elmer asked what had been done in the past when the truck was out of service. Mr. Mirgeaux replied in emergencies they would hire Fluid Waste to provide services, but it was expensive. He stated there was a \$12,000.00 discount on the purchase of \$533,057.61 from Jack Doheny Company. Mr. Taylor moved to approve special purchase of a Vactor 10-Yard Combo Truck through Sourcewell, second Ms. Dyer, four ayes, motion carried.

- #21 BOARD TO CONSIDER SEWER OVERSIZING AGREEMENT WITH LENNAR FOR THE TIMBERS SUBDIVISION (JIM HELLMANN)

Assistant City Engineer Jim Hellmann stated the Timbers was the development at the intersection of Little Chicago Road and State Road 38 and involved the extension of a 21-inch sewer line for approximately one mile. He stated the development agreement only required an eight inch sewer line, so the cost difference of the extra size would be paid by the City. The cash settlement is estimated to cost \$427,108.00. He stated the extension would open adjacent land for development. Mr. Elmer moved to approve sewer oversizing agreement with Lennar for the Timbers Subdivision, second Mr. Taylor, four ayes, motion carried.

- #22 BOARD TO CONSIDER CHANGE ORDER NO. 1 AND PROJECT CLOSE-OUT WITH MORPHEY CONSTRUCTION FOR DOWNTOWN SIGNAL MODERNIZATION PROJECT (EN-317-03) (DEON OCHOA)

Construction Manager Deon Ochoa stated this change order closes out the Downtown signal flashers project. He stated Morphey Construction removed the old signal poles and installed decorative poles and upgraded signal flashers at the intersections of 9th Street and Maple Avenue, 10th and Hannibal Streets, and 10th and Clinton Streets. He stated they completed all punch list items and submitted all close-out documents. He stated the change order was a deduction of \$15,000.55 for a new contract total of \$377,937.60. Mr. Taylor moved to approve Change Order

**BOARD OF PUBLIC WORKS AND SAFETY
CITY OF NOBLESVILLE
NOVEMBER 26, 2024, PAGE VIII**

No. 1 and project close-out with Morphe Construction for Downtown Signal Modernization Project, second Ms. Dyer, four ayes, motion carried.

#23 BOARD TO CONSIDER RIGHT OF ENTRY AGREEMENT WITH GRAND COMMUNITIES LLC FOR THE OASIS AT HYDE PARK (JIM HELLMANN)

Mr. Hellmann displayed a map of the area. He stated the City owns the property adjacent to the project site on the east side. He stated this right of entry agreement would provide access for the contractor through what will eventually be right-of-way dedicated to the City. He stated a later agreement would formalize the acceptance of the right-of-way. Mr. Elmer moved to approve giving access to Grand Communities LLC for the Oasis at Hyde Park, second Ms. Dyer, four ayes, motion carried.

ADJOURNMENT

There being no further business before the Board of Public Works and Safety this 26th day of November, 2024, Mr. Martin adjourned the meeting.

JACK MARTIN, PRESIDENT

ATTEST:

EVELYN L. LEES, CLERK