

1. Time & Place
2. Members Present
3. Minutes from the April 18, 2018 Meeting
4. Register of Claims
5. Dedication of Right-of-way Williamsburg Blvd behind Walmart North
6. Zane Bishop, Blight Elimination Program - Demolition Change Orders
7. Paul Garrison, Fallen Hero's Memorial Bridge Closure
8. Richard Shields, North Central Industries, Noise Exemption
9. Kent Shuff, Vera Mae's Bistro - Flex Space Request
10. Brent Ellen, Minnetrista Parkway between St. Joseph & Walnut
11. Todd Donati, Muncie Redevelopment Commission, Quotes for Demolition 314-316 W. Gilbert and 320 W. Gilbert
12. Marta Moody, Director of Metropolitan Plan Commission, Reconstruction of the Riggins/Walnut Round-a-about
13. Adjournment

**BOARD OF PUBLIC WORKS AND SAFETY**  
**CITY OF MUNCIE, STATE OF INDIANA**  
**MAY 2ND, 2018 MINUTES**

1. Board of Public Works and Safety, City of Muncie, State of Indiana, met in the City Hall Auditorium, at 9:01 A.M.

2. **Members Present:** John Quirk, Bobbie Clemens, Roger Overbey

3. **Approval of the Minutes from the April 18, 2018 Meeting:** President Quirk entertained a motion to approve the minutes from the April 18th, 2018 meeting. Roger Overbey moved to approve minutes from the April 18th, 2018 meeting as printed. Bobbie Clemens provided the second. John Quirk abstained from voting since he did not attend the meeting. Motion passed by voice vote.

4. **Register of Claims:**

Kevin Nemyer, City Controller presented **Board of Works EFT Payments Dated 4/18/18 Five Records** totaling **\$149,706.42 The Guardian Life Insurance Co., Wage Works, IU Health Plans and Muncie Meds/Canarx Service Inc.**, nothing unusual within these claims. Roger Overbey moved to approve Board of Works EFT Claims as presented. Bobbie Clemens provided the second. Motion passed by voice vote.

Kevin Nemyer, City Controller presented the **Board of Works EFT Payment Dated 4/19/18 One Record** of a total amount of **\$149,452.41 IU Health Plans** nothing unusual within this claim. Roger Overbey moved to approve Board of Works EFT Claim as presented. Bobbie Clemens provided the second. Motion passed by voice vote.

Kevin Nemyer, City Controller presented **Board of Works EFT Payment Dated 4/20/18 One Record** totaling **\$10.18 First Merchants Trust Co.** nothing unusual within this claim. Roger Overbey moved to approve Board of Works EFT Claim as presented. Bobbie Clemens provided the second. Motion passed by voice vote.

Kevin Nemyer, City Controller presented the **Board of Works EFT Payments Dated 4/24/18 Four Records** of a total amount of **\$6,776.93 The Guardian Life Insurance Co., IU Health Physicians, Muncie Meds/Canarx Serv Inc.**, nothing unusual within these set of claims. Roger Overbey moved to approve Board of Works Claims as presented. Bobbie Clemens provided the second. Motion passed by voice vote.

Kevin Nemyer, City Controller presented the **Board of Works Check Date 4/27/18 Two Hundred and Four Records** of a total amount of **\$822,694.82**, nothing unusual within these set of claims. Roger Overbey moved to approve Board of Works Claims as presented. Bobbie Clemens provided the second. Motion passed by voice vote.

Kevin Nemyer, City Controller presented the **Community Development Check Date 4/27/18 Two Records** of a total amount of **\$10,008.05** nothing unusual within these claim. Roger Overbey moved to approve Community Development Claims as presented. Bobbie Clemens provided the second. Motion passed by voice vote.

Kevin Nemyer, City Controller presented the **Board of Works Check Date 5/4/18 Two Hundred Sixty One Records** of a total amount of **\$425,970.55**, nothing unusual within these set of claims. Roger Overbey moved to approve Board of Works Claims as presented. Bobbie Clemens provided the second. Motion passed by voice vote.

Kevin Nemyer, City Controller presented the **Community Development Check Date 5/4/18 Two Records** of a total amount of **\$165,435.33** nothing unusual within these claim. Roger Overbey moved to approve Community Development Claims as presented. Bobbie Clemens provided the second. Motion passed by voice vote.

- 5. Dedication of Right-of-way Williamsburg Blvd behind Walmart North:** Marta Moody, Director of Metropolitan Plan Commission addressed the Board of Works members for Casey Wilder of Carlson Consulting Engineer's. Williamsburg Boulevard behind North Walmart at one point used to go straight back to Morrison Road, then 10 years ago Walmart did an expansion and they built a new road that had a curve that connected to the south, back to Morrison Road that was never was dedicated. Marta has been working on this to get this issue corrected. They hired the survey work to be completed by Ashton Land Surveyor's. President Quirk entertained a motion to approve the dedication. Roger Overbey moved to approve dedication as presented and recommended by Marta Moody. Bobby Clemens provided the second. Motion passed by voice vote.
- 6. Zane Bishop, Hardest Hit Funds Blight Elimination Program Set Nos. 11 - 14 Asbestos Change Orders:** Zane Bishop presented change order #2 from Shroyer Brothers Inc. for the following addresses:

Set	Address	Cont. Amt.	C.O. Amount	Revised Cont. Amt.
11	1111 E. 5 <sup>th</sup>	7,663.00	600.00	8,263.00
14	905 W. 5 <sup>th</sup>	7,115.00	600.00	7,715.00
11	1313 E. 11 <sup>th</sup>	7,441.00	3,600.00	11,041.00
14	220 S. Dill	6,845.00	600.00	7,445.00
11	913 S. Grant	7,216.00	300.00	7,516.00
12	1903 S. Hackley	8,870.00	1828.00	10,698.00
11	1309 E. Kirk	4,983.00	600.00	5,583.00
14	220 E. Memorial	5,216.00	2,200.00	7,416.00
11	1701 N. Turner	4,670.00	700.00	5,370.00
		<b>358,764.00*</b>	<b>11,028.00 +</b>	<b>383,392.00^</b>

- Original contract amount includes other properties not requiring asbestos abatement.
- + Change Order amount increased the total contract by 3.07% bringing total change order percentage to 6.86%
- ^ Revised contract amount includes Change Order No. 1

President Quirk entertained a motion to approve change orders for asbestos as presented. Roger Overbey moved to approve change order No. 2 for Hardest Hit Funds Blight Elimination Program Set Nos. 11 – 12 as presented. Bobbie Clemens provided the second. Motion passed by voice vote.

- 7. Paul Garrison, Fallen Hero's Memorial Bridge Closure:** Paul Garrison came forward to request approval to close High Street Bridge between White River Boulevard and Wysor, Wysor Street between Walnut Street and Gilbert Street. Gilbert Street between Franklin Street & Walnut Street and High Street from Gilbert to Wysor. For Fallen Heroes' Memorial Service June 9<sup>th</sup>, 2018 from 10:00 a.m. to 3:30 p.m. Approval granted from Joseph R. Winkle, Muncie Police Chief and Eddie Bell, Muncie Fire Chief. President Quirk entertained a motion to approve street closure. Roger Overbey moved to approve Memorial Service as presented. Bobbie Clemens provided the second. Motion passed by voice vote.
- 8. Richard Shields, North Central Industries, Noise Exemption:** Richard Shields came forward to request noise exemption for 1500 E. Washington Street on May 12, 2018 from 7:00 p.m. to 11:00 p.m. however the fireworks will not start until after dusk, and in the event of rain, the fireworks display will not happen. This is an event they have had for the last ten years, with no issues in the past. They are expecting around 150 customers from around the country to come to the Consumer Fireworks Performance Demonstration. Richard said they attended the Whitely Community Meeting and spoke with Chief Eddie Bell which had no issues with the event. They also handed out flyers, giving the residents notification that this event is going on. They will have police security present at the event. President Quirk entertained a motion to approve noise exemption. Roger Overbey moved to approve noise exemption as presented. Bobbie Clemens provided the second. Motion passed by voice vote.
- 9. Kent Shuff, Vera Mae's Bistro – Flex Space Request:** Marta Moody, Director of Metropolitan Plan Commission addressed the Board of Works members for Kent Huff, owner of Vera Mae's Bistro. This request is for an outdoor dining area of 12' 4" x 44' in front of 207 – 209 S. Walnut from May 1<sup>st</sup>, 2018 to October 31<sup>st</sup>, 2018. This will extend a little over 3' into 1 full parking space and a part of 2 parking spaces. Fencing will be installed to outline the area in which will leave at least 6'4" of the parking space for pedestrian walkways. They request 3 parking spaces. Notices was mailed Monday, April 23, 2018, by return receipt to 8 property owners that fall within 50' of the area involved as follows:

The Base Group LLC 4221 W Warren Way Muncie, IN 47304	Stan & Jean Stephens 12200 W CR 400 S Yorktown, IN 47396	PFR, LLC 900 W. Streeter Ave. Muncie, IN 47303	Wealth Invest. Mgt. LLC PO Box 242 Shelbyville, IN 46176
Gary Riley PO Box 403 Muncie, IN 47308	Rodney Crossland 201 S. Walnut St. Muncie, IN 47305	DMI Investment Group 211 S. Walnut St. Muncie, IN 47305	Jay E. & Jason Allardt 1616 W. White River Muncie, IN 47303

Gary Riley came forward and mentioned that he is a property owner right next door at 205 S. Walnut, first I would like to ask "it seems this has already been approved the fence went up yesterday". President Quirk commented that this the first day for the flex space request, do

you have an issue. Gary Riley reported that he has been down there paying property taxes for the last 33 years and I have been there during the construction of the plaza and all the messes. Now there is a nice sidewalk and parking I can't use it. President Quirk asked why not? Gary Riley indicated because the area has been fenced off. President Quirk commented there is space to go around the fenced off area, is that correct? Mr. Riley indicated that they set a big white rock out there in front so they can no longer hit the fence; basically I am kind of blocked in there, not to mention it is also a safety issue. If I need to work on my building this year, I can't do that safely from a ladder and scaffold worrying about because for one with everything in the way there. Buildings are butted up against each other; I have to lean out over the edge of the ladder or the scaffolding to work on that section of the building. And if I fall onto an iron fence it will cripple or kill me. Basically that fence is there to basically so they serve alcohol. President Quirk asked Mr. Riley what type of work you will be doing. Mr. Riley indicated painting, work on masonry joints, I had scaffolding out there last fall just with the canopy out there I can't get as close as I need to be so I absolutely can't get here with a fence again because of the safety issue. When you put a fence up, you are taking the public out of public sidewalks, all I know if you take two steps out of my door I run into a fence, they have two store fronts they could fence one side at 209 and if people want to drink they sit in that section they still set tables out there. President Quirk mentioned that Mr. Riley's issue is that he would like to be able to do some work on your building. Gary Riley commented that you want to bring people downtown and retail, I would like for my customers to have a chance to use parking spaces and sidewalk but with the fence out there I can't even park my truck out there to unload anything I have a lot of big furniture and stuff. President Quirk "I guess I don't understand because there is parking in front of your building is that correct". Gary Riley indicated there won't be after they put the fence up. President Quirk asked Kent Shuff to come up front and look if is this an accurate photo of the downtown area, and does the fence go down the property line is that correct. President Quirk mentioned there is 6'4" space of sidewalk that can be used by anybody that would like to use it. Gary Riley indicated that when the fence us up and cars are parked there is no 6' 4" of sidewalk out there to walk on I guarantee you that. President Quirk entertained a motion to approve flex space. Roger Overbey moved to approve the Flex Space request for Vera Mae's Bistro as presented. Bobbie Clemens provided the second. Motion passed by voice vote.

- 10. Brent Ellen, Minnetrista Parkway between St. Joseph & Walnut:** A representative for Rob Keisling presented street closing applications for 2018.

*Garden Fair* June 2, 2018 from 8:00 a.m. to 4:00 p.m. close St. Joseph St. from Minnetrista Parkway to Walnut St. pedestrian crossing & activity on St. Joseph Street

*Fairies, Sprites & Lights* July 26 through July 28, 2018 from 4:00 p.m. to 10:00 p.m. close Minnetrista Parkway from St. Joseph St. to Wheeling Ave. and Minnetrista Boulevard from Minnetrista Parkway to Wheeling Ave. Annual event high presence of children on Minnetrista Boulevard and Minnetrista Parkway crossing to fair grounds

*Twilight on the Boulevard* September 21, 2018 from 4:00 p.m. to 10:00 p.m. walking event on the Boulevard pedestrian crossing and activities on the Parkway.

*Enchanted Luminaria Walk* November 30, 2018 through December 1, 2018 close Minnetrista Boulevard from Minnetrista Parkway to Wheeling Ave. and Minnetrista Parkway from St. Joseph St. to Wheeling Ave. free community event, pedestrian and horse drawn carriages on both streets.

Approval has been given by Mark Vollmar, Muncie Deputy Chief of Police and Eddie Bell, Muncie Fire Chief. President Quirk entertained a motion to approve all four street closures. Roger Overbey moved to approve all four street closure applications as presented. Bobbie Clemens provided the second. Motion passed by voice vote.

- 11. Todd Donati, Muncie Redevelopment Commission, Quotes for Demolition 314-316 W. Gilbert and 320 W. Gilbert:** Todd Donati presented demolition quotes for two building that the Muncie Redevelopment Commission is under management with them are owned by Delaware Advancement Corporation. They are being torn down to the foundation, and then in the near future the foundations will be removed as well. The following quotes were submitted from:

**314-316 W. Gilbert Street – with foundation left in place**

<b>RSO Construction</b> 5223 Alexandria Pike Anderson, IN 46012	<b>Midwest Demolition LLC</b> PO Box 236 Richmond, IN 47375	<b>Shroyer Bros., Inc.</b> PO Box 1772 Muncie, IN 47308
\$ 6,000.00	\$ 6,000.00	\$ 4,765.00

**314 – 316 W Gilbert Street – with foundation removed**

<b>RSO Construction</b> 5223 Alexandria Pike Anderson, IN 46012	<b>Midwest Demolition LLC</b> PO Box 236 Richmond, IN 47375	<b>Shroyer Bros., Inc.</b> PO Box 1772 Muncie, IN 47308
\$ 7,500.00	\$ 8,000.00	\$ 7,865.00

**320 W Gilbert Street with foundation left in place**

<b>RSO Construction</b> 5223 Alexandria Pike Anderson, IN 46012	<b>Midwest Demolition LLC</b> PO Box 236 Richmond, IN 47375	<b>Shroyer Bros., Inc.</b> PO Box 1772 Muncie, IN 47308
\$ 4,500.00	\$ 6,000.00	\$ 8,635.00

**320 W. Gilbert Street with foundation removed**

<b>RSO Construction</b> 5223 Alexandria Pike Anderson, IN 46012	<b>Midwest Demolition LLC</b> PO Box 236 Richmond, IN 47375	<b>Shroyer Bros., Inc.</b> PO Box 1772 Muncie, IN 47308
\$ 7,000.00	\$ 8,000.00	\$ 12,610.00

Todd Donati recommended the board accept demolition leaving foundation for both properties to Midwest Demolition LLC \$6,000.00 President Quirk asked if there were any comments for questions from the audience. Yvonne Thompson, City of Muncie compliance officer asked that her office would be notified of any quotes being sent out that we would be able to send out quotes to everyone interested in the Human Resource Department. President Quirk entertained a motion to accept demolition quote with foundation in place from Midwest Demolition as recommended by Todd Donati. Roger Overbey moved to accept demolition quote from Midwest Demolition LLC as recommended. Bobbie Clemens provided the second. Motion passed by voice vote.

12. **Marta Moody, Director of Metropolitan Plan Commission, Reconstruction of the Riffin/Walnut Round-a-about:** Marta Moody came forward as member of the Airport Round-about project that is being done by Community Enhancement Project which is also known as CEP. This is one that gone through a very lengthy process. It will be around a \$50K to \$55K investment, which will include a Metal Sign sitting on poured concrete that will read "Muncie" on all four sides. A center planter, the grass area will be replaced with Liriope, which is low maintenance plant that will cut out the need for mowing. Marta indicated that she will be meeting with Linda Hayes this coming week to get the proper paperwork filled out for adoption of traffic island.

13. **Adjournment:** President Quirk entertained a motion to adjourn meeting. Roger Overbey moved to adjourn meeting, meeting adjourned 09:43 a.m. Bobbie Clemens provided the second. Motion passed by voice vote.

**Board of Public Works and Safety**

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John Quirk, President

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Roger Overbey, Vice-President

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Bobbie Clemens, Secretary

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Linda Hayes, Recording Secretary

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Leslie Swafford, Recording Secretary