

Board of Public Works and Safety Meeting
Agenda
Wednesday, December 6, 2023 – 10:00 a.m.
Council Chambers City Hall, One Civic Square

MEETING CALLED TO ORDER

1. MINUTES

- a. **Minutes from the November 15, 2023, Regular Meeting**

2. BID OPENING AND AWARD

- a. **Request For Proposal Opening for Renewable Natural Gas Conversion; John Duffy, Director of Utilities**
- b. **Bid Award for 23-STR-09 Tarkington Lighting; Matt Higginbotham, Street Commissioner**
- c. **Quote Award for 23-STR-11 Asphalt Repairs; Matt Higginbotham, Street Commissioner**

3. CONTRACTS

- a. **Resolution BPW 11-01-23-03; A Resolution Requesting Financing, Construction and Dedication of Certain Infrastructure or Other Impact Zone Improvements in Lieu of and as a Credit Against the Payment of Parks and Recreation Impact Fees (“PRIF”) and Approving a PRIF Credit Agreement; Pedcor Community Development Corporation - Penn One Eleven; (\$4,706,248.00); Henry Mestetsky, Director of the Department of Redevelopment – *TABLED ON 11/1/23***
- b. **Resolution BPW 11-15-23-04; A Resolution Requesting Financing, Construction and Dedication of Certain Infrastructure or Other Impact Zone Improvements in Lieu of and as a Credit Against the Payment of Parks and Recreation Impact Fees (“PRIF”) and Approving a PRIF Credit Agreement; KRG Hamilton Crossing, LLC – Hamilton Crossing; (\$4,882.00 per unit); Henry Mestetsky, Director of the Department of Redevelopment – *TABLED ON 11/15/23***
- c. **Resolution BPW 11-15-23-05; A Resolution Requesting Financing, Construction and Dedication of Certain Infrastructure or Other Impact Zone Improvements in Lieu of and as a Credit Against the Payment of Parks and Recreation Impact Fees (“PRIF”) and Approving a PRIF Credit Agreement; Buckingham Realty and Development Corporation – Gramercy Carmel Marketplace; (\$4,084,508.00); Henry Mestetsky, Director of the Department of Redevelopment – *TABLED ON 11/15/23***
- d. **Resolution BPW 11-15-23-06; A Resolution Requesting Financing, Construction and Dedication of Certain Infrastructure or Other Impact Zone Improvements in Lieu of and as a Credit Against the Payment of Parks and Recreation Impact Fees (“PRIF”) and Approving a PRIF Credit Agreement; Old Town Companies, LLC – Midtown Blocks 4 & 5; (\$4,882.00 per unit); Henry Mestetsky, Director of the Department of Redevelopment – *TABLED ON 11/15/23***
- e. **Resolution BPW 11-15-23-07; A Resolution Requesting Financing, Construction and Dedication of Certain Infrastructure or Other Impact Zone Improvements in Lieu of**

and as a Credit Against the Payment of Parks and Recreation Impact Fees (“PRIF”) and Approving a PRIF Credit Agreement; CD Carmel Old Meridian, LLC – Old Meridian Apartments; (\$1,391,370.00); Henry Mestetsky, Director of the Department of Redevelopment – *TABLED ON 11/15/23*

- f. Resolution BPW 12-06-23-07; A Resolution Requesting Financing, Construction and Dedication of Certain Infrastructure or Other Impact Zone Improvements in Lieu of and as a Credit Against the Payment of Parks and Recreation Impact Fees (“PRIF”) and Approving a PRIF Credit Agreement; Old Town Companies, LLC – Magnolia II; (\$704,364.00); Henry Mestetsky, Director of the Department of Redevelopment**
- g. Resolution BPW 12-06-23-08; A Resolution Requesting Financing, Construction and Dedication of Certain Infrastructure or Other Impact Zone Improvements in Lieu of and as a Credit Against the Payment of Parks and Recreation Impact Fees (“PRIF”) and Approving a PRIF Credit Agreement; KG Monon, LLC – Valentina; (\$4,882.00 per unit); Henry Mestetsky, Director of the Department of Redevelopment**
- h. Resolution BPW 12-06-23-09; A Resolution Requesting Financing, Construction and Dedication of Certain Infrastructure or Other Impact Zone Improvements in Lieu of and as a Credit Against the Payment of Parks and Recreation Impact Fees (“PRIF”) and Approving a PRIF Credit Agreement; Edward Rose Development, LLC – ICON on Main; (\$1,406,016.00); Henry Mestetsky, Director of the Department of Redevelopment**
- i. Resolution BPW 12-06-23-10; A Resolution Requesting Financing, Construction and Dedication of Certain Infrastructure or Other Impact Zone Improvements in Lieu of and as a Credit Against the Payment of Parks and Recreation Impact Fees (“PRIF”) and Approving a PRIF Credit Agreement; Village Housing Corporation, LLC – Monon Square South; (\$4,882.00 per unit); Henry Mestetsky, Director of the Department of Redevelopment**
- j. Resolution BPW 12-06-23-11; A Resolution Requesting Financing, Construction and Dedication of Certain Infrastructure or Other Impact Zone Improvements in Lieu of and as a Credit Against the Payment of Parks and Recreation Impact Fees (“PRIF”) and Approving a PRIF Credit Agreement; Birkla Investment Group, LLC – Civic Square Condos; (\$4,882.00 per unit); Henry Mestetsky, Director of the Department of Redevelopment**
- k. Resolution BPW 12-06-23-12; A Resolution Requesting Financing, Construction and Dedication of Certain Infrastructure or Other Impact Zone Improvements in Lieu of and as a Credit Against the Payment of Parks and Recreation Impact Fees (“PRIF”) and Approving a PRIF Credit Agreement; Birkla Investment Group, LLC – South Rangeline; (\$4,882.00 per unit); Henry Mestetsky, Director of the Department of Redevelopment**
- l. Request for Purchase of Goods and Services; Dinges Partners Group, LLC; (\$50,870.00); Attack Digital Fire Training Panel; Chief David Haboush, Carmel Fire Department**
- m. Resolution 12-06-23-01; Request for Acknowledgement of Contract between City and Vendor; Meltwater News US Inc; (\$16,000.00); Meltwater Engage Profiles, Insights & Social Media; Additional Services Amendment; Nancy Heck, Director of the Department of Community Relations**
- n. Resolution 12-06-23-03; Request for Acknowledgement of Contract between City and Vendor; Aadvanced Limousines, LLC; (\$38,154.00); IndyTrolley Holiday Trolley Services; Additional Services Amendment; Nancy Heck, Director of the Department of Community Relations**
- o. Resolution 12-06-23-05; Request for Acknowledgement of Contract between City and Vendor; Arctic Zone Iceplex, LLC d/b/a Carmel Ice Skadium; (\$243,896.00); Arctic**

- Zone Ice Rink Services; Additional Services Amendment;** Nancy Heck, Director of the Department of Community Relations
- p. **Request for Purchase of Goods and Services; HWC Engineering, Inc.; (\$84,500.00); Road Work Improvement; Additional Services Amendment;** Mike Hollibaugh, Director of the Department of Community Services
- q. **Request for Purchase of Goods and Services; Mobycon, Inc.; (\$25,000.00); Masterclass Training and Travel Expenses; Additional Services Amendment;** Mike Hollibaugh, Director of the Department of Community Services
- r. **Request for Purchase of Goods and Services; Nearmap US, Inc.; (\$96,000.00); Mapping Software Services & ArcGIS Integration Subscription; Additional Services Amendment;** Mike Hollibaugh, Director of the Department of Community Services
- s. **Request for Purchase of Goods and Services; Vermeer of Indiana, Inc.; (\$86,698.99); Chipper Purchase;** Mike Hollibaugh, Director of the Department of Community Services
- t. **Request for Purchase of Goods and Services; CRE Consulting, LLC; (\$17,850.00); 22-ENG-02 116th Street Path – US 421 to Towne Road; Parcels 16-19, 31-32 Appraisals;** Jeremy Kashman, City Engineer
- u. **Request for Purchase of Goods and Services; CrossRoad Engineers, P.C.; (\$25,000.00); 2022 Bond Projects ROW Services Supplemental Fee; Additional Services Amendment;** Jeremy Kashman, City Engineer
- v. **Request for Purchase of Goods and Services; CrossRoad Engineers, P.C.; (\$3,750.00); 20-ENG-13 Veterans Way – City Center to Walnut and Duke Dist. Relocation – Supplemental – Booster Pump & Spray Nozzles; Additional Services Amendment;** Jeremy Kashman, City Engineer
- w. **Request for Purchase of Goods and Services; Specialized Land Services, Inc.; (\$12,960.00); Buying Services; Additional Services Amendment;** Jeremy Kashman, City Engineer
- x. **Request for Purchase of Goods and Services; GovernmentJobs.com, Inc., d/b/a NEOGov; (\$3,250.00); Professional Services Online Training; Additional Services Amendment;** Lisa Hartz, Director of Human Resources
- y. **Request for Purchase of Goods and Services; Pabulum Group, LLC; (\$2,400.00); Consulting Services;** Lisa Hartz, Director of Human Resources
- z. **Request for Agreement between City and Business Associate; WellnessIQ; Business Associate Agreement;** Lisa Hartz, Director of Human Resources
- aa. **Request for Purchase of Goods and Services; AVI Systems, Inc.; (\$76,544.91); AV Repair; Additional Services Amendment;** Timothy Renick, Director of Information and Communication Systems
- bb. **Request for Purchase of Goods and Services; Cultivate Geospatial Solutions, LLC; (\$45,000.00); Digital Twin for Monon Trail from Main Street to Elm Street; Additional Services Amendment;** Timothy Renick, Director of Information and Communication Systems
- cc. **Request for Purchase of Goods and Services; Cultivate Geospatial Solutions, LLC; (\$25,000.00); GeoHub; Additional Services Amendment;** Timothy Renick, Director of Information and Communication Systems
- dd. **Resolution 12-06-23-04; Request for Acknowledgement of Contract between City and Vendor; Park Place Technologies; (\$10,652.06); San Nodes/Tape Library ESX Host Maintenance;** Timothy Renick, Director of Information and Communication Systems
- ee. **Request for Purchase of Goods and Services; Bayliss & Co., LLC; (\$2,500.00); Consulting for Public Art; Additional Services Amendment;** Mayor James Brainard, Mayor's Office
- ff. **Resolution 12-06-23-06; Request for Acknowledgement of Contract between City and Vendor; C.L. Coonrod & Co.; Service Agreement 2024;** Mayor James Brainard, Mayor's Office

- gg. **Acknowledgement of Sister City Agreement between City of Carmel, Indiana, USA and City of Cortona, Arezzo, Italy; Mayor James Brainard, Mayor's Office**
- hh. **Acknowledgement of Sister City Agreement between City of Carmel, Indiana, USA and City of Jelgava, Latvia; Mayor James Brainard, Mayor's Office**
- ii. **Acknowledgement of Sister City Agreement between City of Carmel, Indiana, USA and City of Kurort Seiffen, Free State of Saxony, Germany; Mayor James Brainard, Mayor's Office**
- jj. **Acknowledgement of Sister City Agreement between City of Carmel, Indiana, USA and City of Rueil-Malmaison, Hauts-De-Seine, France; Mayor James Brainard, Mayor's Office**
- kk. **Acknowledgement of Sister City Agreement between City of Carmel, Indiana, USA and City of Visakhapatnam, Andhra Pradesh, India; Mayor James Brainard, Mayor's Office**
- ll. **Acknowledgement of Sister City Agreement between City of Carmel, Indiana, USA and City of Xiangyang, Hubei Province, The People's Republic of China; Mayor James Brainard, Mayor's Office**
- mm. **Request for Purchase of Goods and Services; Bo-mar Industries, Inc.; (\$10,000.00); Annual Maintenance Agreement; Matt Higginbotham, Street Commissioner**
- nn. **Request for Purchase of Goods and Services; Ott Equipment Service, Inc.; (\$41,422.02); Balancer & Tire Changer; Additional Services Amendment; Matt Higginbotham, Street Commissioner**
- oo. **Resolution 12-06-23-02; Request for Acknowledgement of Contract between City and Vendor; All Star Paving, Inc.; (\$83,649.98); Asphalt Rejuvenation for East Main Street & Gray Road; Matt Higginbotham, Street Commissioner**

4. REQUEST TO USE CITY STREETS/PROPERTY

- a. **Request to Use/Rolling Closure of City Streets; Ghosts & Goblins 5k/2k; October 26, 2024; 6:00 AM – 12:00 PM; Jennifer Penix, Carmel Education Foundation**
- b. **Request to Use Civic Square Gazebo/Lawn; Sister Cities Christmas Tree Viewing; December 15, 2023; 8:00 PM – 9:00 PM; Andris Berzins, Carmel Sister Cities**
- c. **~~WITHDRAWN: Request to Use Carter Green & Restrooms Adjacent to Hotel Carmichael, Closure of Loop Around Carter Green; Carmel Pride Festival; June 30, 2024; 6:00 AM – 11:00 PM; Martina Queijo, Carmel Pride~~**
- d. **Request to Use/Rolling Closure of City Streets, Civic Square Gazebo/Lawn, Civic Square Fountain Area & Restroom; 2024 Indiana Women's Running Festival; August 31, 2024; 6:00 AM – 1:00 PM; Todd Oliver, Carmel Road Racing Group**

5. OTHER

- a. **Request for Secondary Plat; Five-Ten Subdivision; Tom Lazzara, Custom Living USA – *TABLED on 10/4/23 – REMAINS Tabled***
- b. **Request for Waiver of BPW Resolution No. 04-28-17-01 and Lane Restriction; Installation of New Wood Mid-Span Pole in ROW; East Main Street; Duke Energy**
- c. **Request for Waiver of BPW Resolution No. 04-28-17-01 and Lane Restriction; Installation of New Wood Mid-Span Pole in ROW; Towne Road and Harleston Street; Duke Energy**
- d. **Request for Consent to Encroach and Variance; 1053 Serenity Court; John Rinehart & Rebecca Wanick, Property Owners**

- e. **Request for Consent to Encroach and Variance; 14010 Grannan Lane; Thomas & Sally Manning, Property Owners**
- f. **Request for Grant of Perpetual Storm Water Quality Management Easement; Rosie's Gardens - 10402 N. College Avenue; Parknorth II, LLC**
- g. **Request for Secondary Plat; Kingswood Extension; Jennifer Milliken, Ice Miller**
- h. **Request for Stormwater Technical Standards Waiver; 1151 W 116th Street; Brian Brown, Stoeppelwerth & Associates**
- i. **Request for Stormwater Technical Standards Waiver; 4130 W. 131st Street; Brian Brown, Stoeppelwerth & Associates**
- j. **Request for Stormwater Technical Standards Waiver; Midwest Eye Institute at The Bridges - NW Corner of Illinois Street & 111th Street; Kylie Bright-Schuler, American Structurepoint**

6. ADJOURNMENT