

City of Decatur
Board of Public Works & Safety Minutes
February 18, 2020

The City of Decatur Board of Public Works and Safety members met on Tuesday, February 18, 2020 at 6:00 P.M. at City Hall in Council Chambers, 172 N. Second Street. Members present were Craig Coshow, Tyler Fullenkamp, and Mayor Dan Rickord. Also present were City Attorney, Tim Baker and Clerk-Treasurer, Phyllis Whitright.

The Clerk-Treasurer had emailed the minutes from the February 4, 2020 meeting. Coshow made a motion to approve the minutes. Fullenkamp seconded the motion. Motion carried.

City Attorney, Tim Baker gave an update regarding the taking of bids for the demolition of the Evergreen facility. Jeremy Gilbert, Operations Manager, is working on bid specs. City Attorney Baker shared it is not easy to time everything as one thing interferes with something else as far as the timeline is concerned. Bids can't be accepted until a contract is entered into and a contract can't be entered into without the grant money. City Attorney Baker is working with Rod Renkenberger, Maumee River Basin Commission Director, and Renkenberger is working with the State. City Attorney Baker shared that the City is realistically looking at opening bids in late April or May.

Jeremy Gilbert, Operations Manager, and Verlin Butcher, Assistant Wastewater Superintendent, had been studying 12th Street with sewer work needed on south 12th Street from Adams Street to the railroad. It was shared there was no storm sewer in that area. Gilbert reported that Fleming Excavating, Inc. has a normal rate of \$7,500 per day for the summer and \$6,500 for the winter. However, Fleming has offered a reduced rate of \$5,500 a day to do the work on 12th Street which would likely take 2-3 days. Coshow made a motion to proceed with the 12th Street work between Adams Street and the railroad with Fleming Excavating, Inc. at a rate of \$5,500 per day. Seconded by Fullenkamp, the motion was adopted.

Curt Witte, Building and Zoning Superintendent had received a complaint from someone in Deer Run Subdivision regarding an overloaded dumpster that had been in the area for a length of time. The complaint was received on January 21, 2020 and the company who had rented the dumpster was Wade Journey. Notification had been sent to Wade Journey mandating that the dumpster be removed by the end of business on January 31, 2020. On February 3, 2020 the dumpster was still there. With no response by February 4, 2020, another email was sent noting if the dumpster was not moved a \$500 a day fine would be imposed beginning on February 12, 2020. The fine to date totals \$5,500. The dumpster company has also been contacted and the dumpster has not been moved and has not been paid. The Wade Journey Company has been building homes in the Deer Run area. City Attorney, Tim Baker suggested that the owner of the dumpster could be contacted and told that if the dumpster is not removed it could be impounded. He also suggested that Wade Journey could be told that no additional permits will be issued to them until fines are paid. The City Attorney will write a letter to get the dumpster removed.

Curt Witte, Building and Zoning Superintendent, shared that with all the building going on at the school, hospital, and Woodcrest, he usually gets two (2) sets of prints which are PDF formatted. When copies are made on the current printer, they are unreadable. Erin Heyerly, Office Administrative for the Building Department sought information regarding the cost of a

larger printer. A printer/scanner had been found at Priority Engineering of Indianapolis at a cost of \$8,400. The machine is a black and white printer and had been used only a short time by another municipality, which decided it wanted a color printer. A 3-year old printer of the exact model had been found on e-bay at a cost of \$15,000 and other printers were found to cost from \$12,000 to \$15,000. Coshow made a motion to proceed with the purchase of the black and white printer/scanner from Priority Engineering after consulting with the municipality who owned the printer to learn of any problems. Seconded by Fullenkamp, the motion was adopted.

Councilmen Matt Dyer, Scott Murray, and Wylie Sirk joined the Board of Public Works and Safety meeting for information and input purposes only.

Curt Witte, Building and Zoning Superintendent, received three (3) sealed quotes for sidewalks on 17th Street from Highway 224 west to Monroe Street. Quotes were as follows: Hitchcock Concrete offered a quote of \$39,200 which did not include ADA corners and did not state who would do the excavating. TG Concrete offered a quote of \$36,270 if the City did the excavation work and \$46,640 if they did the excavating. Liter Concrete quoted \$36,270 with the City doing the excavation work, and \$44,640 if they did the excavation work. Jeremy Gilbert, Operations Manager, shared that with all the work the City is involved in, he would prefer having the excavation work being done by the contractor. Coshow made a motion for Witte to take the quotes under advisement to be certain everything is comparable. Seconded by Fullenkamp, the motion was adopted.

Curt Witte, Building and Zoning Superintendent asked for permission to seek bids for demolition of homes at 904 and 710 Schirmeyer Street. He shared that no heirs have been found for the 904 location and the Dutch LLC out of Wyoming is listed for the 710 address. Witte shared that the County has the 710 Schirmeyer location listed for a tax certificate sale on March 11, 2020. The minimum bid is \$100 and Witte asked for permission to bid on the property if there were no other bidders. The property had been up for a tax sale twice before with no bidders. Witte shared that others are interested in purchasing the lots, but do not want the homes that need to be demolished. Fullenkamp made a motion to allow Witte to go to the sale with the possibility to bid the minimum bid amount of \$100 if there are no other bidders. Seconded by Coshow, the motion was adopted.

Building Supt., Curt Witte reported that he and MKM revised the plans/drawings for the HIVE, and were recently emailed to the Board of Works and Council members and no action was expected this evening, but the plans/drawings were to be reviewed before the next meeting. City Attorney, Tim Baker informed the members that if the cost is under \$150,000 the process could be done via quotes. Each area such as plumbing, electrical and so forth would be quoted separately and it is thought the total cost will be under \$150,000. It was noted there still needs to be someone in charge over all the various contractors.

Karey Fuelling, Wastewater Superintendent, appeared before the Board regarding a contract with AECOM to install three (3) flow monitors at CSO 11 and one rain gauge, and to perform flow analysis at a cost of \$14,877. Coshow made a motion to approve the contract with AECOM for the flow monitoring at a cost of \$14,877 and authorized Mayor Rickord to sign the contract. Seconded by Fullenkamp, the motion was adopted. This will be paid from the Sewage 2015 Construction fund.

Karey Fuelling, Wastewater Superintendent requested to purchase a new pump for the ATAD system. The cost to replace only the volute with stainless was \$16,372.72 or replace the pump and the volute with stainless would cost \$33,660.00. An additional cost of \$6,000 for removal and installation. After discussing whether to replace only the volute or both the pump

and volute. Coshow made a motion to replace both the pump and volute with stainless steel and keep the current pump for a spare. Seconded by Fullenkamp, the motion was adopted.

Kevin Hackman, Utilities Auditor appeared before the Board with a contract from Accruent, LLC formerly Maintenance Connection regarding the three (3) year extension for the Asset Management Software for the utilities. The original contract was for three (3) years with a 7% yearly cost increase. Working through the process, a new contract was negotiated for a five (5) year contract with a 2% yearly cost increase, totaling \$69,748.70 for five years. Fullenkamp made a motion to accept the five (5) year contract with the 2% yearly cost increase, which also included an addendum of changes requested by the City. Seconded by Coshow, the motion was adopted.

Kevin Hackman, Utilities Auditor had been working with Crowe, the City's financial advisor, regarding the 2020 Water Bond for Phase 2 projects. Crowe had provided two (2) options. Option 1 provides for level repayments of principal and interest. The net interest rate is lower than the second option, however, it does not generate as much project proceeds. The Par amount of bonds is \$8.67 million, less cost issuance leaves \$7.87 million proceeds at a net interest rate of 3.1258%. Option 2 maintains level debt service through 1/1/2028, then increases approximately \$80,000 annually to a higher level of debt service through final maturity. This increase corresponds to the final maturity of the 2017 refunding bonds. This option allows more debt, however, the interest rate is slightly higher than Option 1, and increases the repayment of principal to the later years of the bond issue. Maximum legal amount to borrow \$9.28 million, less cost issuance, proceeds of the bond would be \$8.40 million, with an interest rate of 3.1472%. Both options have a final maturity date of 1/1/2041. Hackman recommended Option 2 due to the cost of the project will be more than what can be bonded, but need to replace as much of the water main from Berne to Monroe as possible. Coshow made a motion to use Option 2 as recommended by Hackman. Seconded by Fullenkamp, the motion was adopted.

Police Chief, Lennie Corral appeared before the Board and shared that Officer Blaze Brooks had presented his resignation letter as he had decided that police work was not for him. He has talked it over with his family and made the decision to seek work in the private sector. Chief Corral sought permission to use the current applications and tell the applicants there will be a position available after February 28, 2020. The physical agility tests for applicants will be held on March 14, 2020 at Belmont High School. 5-6 Deputies have signed up to help at the rate of \$25 an hour while the department numbers are down with the resignation and some attending the academy. The question arose regarding the possibility of using the reserves. Although they have full time jobs, they might be able to be of assistance. Chief Corral will look into the possibility of using Reserves, investigating if they can be paid. Coshow made a motion to make the resignation letter from Blaze Brooks a matter of record. Fullenkamp seconded the motion. Motion carried.

City Attorney, Tim Baker had been working with Kokosing Industrial regarding the extension of the contract for the new Water Plant. The proposed contract will be presented at a future meeting. The timeline for the 2020 Bond closing is the end of April so work can begin in May.

The City Attorney announced that the Plan Commission had met earlier today and approved the dedication and plat of land between 9th and 10th Streets and between Dayton Avenue and Marshall Street known as Citizens 3rd Addition for New Beginnings Faith Center (NBFC). Fullenkamp made a motion to make a matter of record the Plan Commission's recommendation. Seconded by Coshow, the motion passed. Fullenkamp then made a motion to approve the plat as submitted of the land between 9th and 10th Streets and between Dayton

Avenue and Marshall Street known as Citizen's 3rd Addition, which the parking lot would be platted into five (5) lots. Seconded by Coshow, the motion was adopted.

Councilman Matt Dyer had concerns if the former Southeast School building can be used for anything other than a school, and also if the City has any control if someone purchases the former County jail. City Attorney Baker informed him that the City has no control over who purchases the properties, but the City does have control over its use.

There being no other business to come before the Board, Fullenkamp made a motion to adjourn. Seconded by Mayor Rickord, the motion was adopted.

Adjournment was at 7:28 P.M.