

City of Bedford – Minutes

Redevelopment Commission Meeting

January 9th, 2023

StoneGate Arts & Education Center

931 15th Street

4:00 PM

Call to Order: Penny May

The Redevelopment Commission of the City of Bedford, Indiana met for Regular Meeting on January 9th, 2023, at 4:00 PM at StoneGate Arts & Education Center. Penny May Presided and called the meeting to order.

Roll Call: Penny May

Members Present

Mayor Samuel J. Craig

Judy Carlisle

Ryan Griffith

Craig Turpen

Penny May

Shea Hooten

Non-Voting School Board Member: Tracy Bailey was absent.

Reading of Minutes- December 12th, 2022, Regular Meeting

- Craig Turpen made the motion to approve,
- Shea Hooten seconded the motion,
- ***All votes were in favor, No One opposed, Approved***

New Business:

1. Election of Officers:

❖ President:

- ❖ Judy Carlisle nominated Penny May for President,
- ❖ Ryan Griffith closed the nomination,
- ❖ Judy Carlisle seconded the motion,
- ❖ All votes were in favor of Penny May for President

❖ **Vice President:**

- ❖ Penny May nominated Judy Carlisle for Vice President,
- ❖ Craig Turpen closed the nominations,
- ❖ Shea Hooten seconded the motion,
- ❖ All votes were in favor of Judy Carlisle for Vice President

❖ **Secretary:**

- ❖ Craig Turpen nominated Ryan Griffith for Secretary,
- ❖ Judy Carlisle closed the nominations,
- ❖ Shea Hooten seconded the motion,
- ❖ All votes were in favor of Ryan Griffith for Secretary

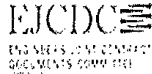
2. Request Approval and Acceptance of Payment for BNY Mellon Invoice-Redevelopment District Tax Increment Refunding Bonds, Series 2015-\$126,187.50-Plaza Drive South

- Approval of payment for Plaza Drive South:
- Principal due: \$125,000.00
- Interest due: \$1,187.50
- Total Due: \$126,187.50

- Shea Hooten made the motion to approve,
- Ryan Griffith seconded the motion,
- ***All votes were in favor, No One opposed, Approved***

3. Discussion and Acceptance of Date Change for Agreement Between Owner and Fox Construction Company Inc Contract (Stipulated Price) for New Police Station-Mayor Samuel J. Craig

- **The effective date of Contract for the Notice to Proceed is November 21,2022.**
- **Mayor Craig said the date of December 12, 2022, on the Agreement Between Owner and Contractor for Construction Contract (Stipulated Price) is incorrect.**
- **The following document states the correct date of November 21, 2022:**



NOTICE TO PROCEED

Owner: City of Bedford Owner's Project No.: N/A
Engineer: Midwestern Engineers, Inc. Engineer's Project No.: 2022056
Contractor: Fox Construction Company, Inc. Contractor's Project No.: N/A
Project: New Police Station
Contract Name: New Police Station
Effective Date of Contract: 11-21-2022

Owner hereby notifies Contractor that the Contract Times under the above Contract will commence to run on November 21, 2022 pursuant to Paragraph 4.01 of the General Conditions.

On that date, Contractor shall start performing its obligations under the Contract Documents. No Work will be done at the Site prior to such date.

In accordance with the Agreement:

~~The date by which Substantial Completion must be achieved is [date for Substantial Completion, from Agreement], and the date by which readiness for final payment must be achieved is [date for readiness, from Agreement].~~

~~{or}~~

The number of days to achieve Substantial Completion is 8 months from the date stated above for the commencement of the Contract Times, resulting in a date for Substantial Completion of July 19, 2023 and the number of days to achieve readiness for final payment is 10 months, from the commencement date of the Contract Times, resulting in a date for readiness for final payment of September 17, 2023.

Before starting any Work at the Site, Contractor must comply with the following: _____

Owner: City of Bedford
By (signature): [Signature]
Name (printed): Sam Craig
Title: Mayor
Date Issued: 11/21/2022
Copy: Engineer

EJCDC® C-550, Notice to Proceed.

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- Ryan Griffith made the motion to approve the correct date of 11/21/2022,
- Judy Carlisle seconded the motion,
- ***All votes were in favor, No One opposed, Approved***

4. Request Approval and Acceptance of Midwestern Engineers Inc. Fox Construction Company Inc Contract Pay Application No. 1 – New Police Station Project – Mayor Samuel J. Craig, Chief Terry Moore

- Pay application No. 1 covers the time period from December 1, 2022, to December 31, 2022. The contractor has been working on interior and exterior demolition, installing interior walls, exterior foundation work for canopy, roughing in electrical, plumbing, and HVAC. Also, includes time and material to remove existing grout floor and install new concrete floor per approved change order No. 2 (Option B) in the amount of \$35,526.80.
- Pay request No. 1 is for \$351,363.08 less retainage of \$37,871.31 for total amount due of \$313,491.77.

- Shea Hooten made the motion to approve,
- Craig Turpen seconded the motion,
- ***All votes were in favor, No One opposed, Approved***

5. Request Approval and Acceptance of Fox Construction Company Inc. – Change Order No. 3 – Furnish and Install Additional 42 Feet of 6-Foot-Tall Molded Stone Fence – New Police Station Project – Mayor Samuel J. Craig, Chief Terry Moore

- Change Order No. 3:
- Additional cost to furnish and install approximately 42 ft of 6' molded stone fence as requested.
- Fence Material Cost: \$3,560.00
- Concrete, Fuel and Labor: \$1,560.00
- 5% Mark-Up \$256.00
- Total Cost: \$5,376.00

- Ryan Griffith made the motion to approve,

- Judy Carlisle seconded the motion,
- ***All votes were in favor, No One opposed, Approved***

6. Request Approval and Acceptance of Fox Construction Company Inc. – Change Order No. 4 – Change Doors 101A, 101B, and Interior Vestibule Window Framing and Glazing to Standard Aluminum Storefront Framing and Glass In Lieu of Level 3 Ballistic Rated Construction – New Police Station – Mayor Samuel J. Craig, Chief Terry Moore

- Change Order No. 4:
- Change door opening 101A, door opening 101B, and interior vestibule window framing and glazing from total security solutions, “Level 3 Resistant” material to standard aluminum framing and standard glass.
- Change Order No. 4 is for a deduction of **\$16,202.00**

- Judy Carlisle made the motion to approve,
- Craig Turpen seconded the motion,
- ***All votes were in favor, No One opposed, Approved***

Discussion

- No Discussion

Adjourn

- Judy Carlisle made the motion to approve,
- Shea Hooten seconded the motion,
- ***All votes were in favor, No One opposed, Meeting Adjourned, Passed***

The Redevelopment Commission 2023

- *Samuel J. Craig, Mayor* _____
- *Penny May, President* _____
- *Judy Carlisle, Vice-President* _____

- *Ryan Griffith, Secretary*

- *Shea Hooten, Member*

- *Craig Turpen, Member*

Attest: Ryan Griffith

Secretary, Redevelopment Commission
