

Rising Sun City Council
May 1, 2008
7:00 P.M.
City Hall

Call to order/Pledge

The meeting was called to order with the Pledge of Allegiance led by Mayor Marksberry with all of Council present.

Minutes

Minutes of the April Council meeting had been previously distributed to Council and Mayor Marksberry. After discussion a motion was made by Councilman Slack to approve the minutes of the April City County meeting as written, 2nd by Councilman Padgett; motion carried 5-0.

Reports of Committees, Boards, & Departments

Tourism

Sherry Timms, Executive Director of Tourism presented a report to Council and Mayor Marksberry. See Attached Exhibit A.

Project Manager—Mike Northcutt

Project Manager Mike Northcutt presented a report to Council on City projects. See attached Exhibit B.

- **Riverfront Phase 5**--Northcutt requested retainage in the amount of \$38,931.52 be released to Dave O'Mara Contractors as the final draw for this project. After discussion a motion was made by Councilman Padgett to approve the release of this retainage, 2nd by Councilman Slack; motion carried 5-0.
- **Fifth Street Drainage**-- Northcutt requested retainage in the amount of \$37,934.29 be released to Lykins Contracting as the final draw for this project. After discussion a motion was made by Councilman Slack to approve the release of this retainage, 2nd by Councilman Graves; motion carried 5-0.
- **Presbyterian Church**--Northcutt presented Council and Mayor Marksberry with Change Order #9 to repair the front door and receive credit for deleted items in the amount of \$1,637.50. After discussion a motion was made by Councilman Slack to approve this change order, 2nd by Councilman Graves; motion carried 5-0. Northcutt also requested approval to pay \$496 as an annual fee to monitor the fire alarms. After discussion a motion was made by Councilman Graves to approve this cost, 2nd by Councilman Radcliff; motion carried 5-0. Phone number for Heritage Hall is 438-2101.

- **Library Drainage**--Northcutt informed Council and Mayor Marksberry there was only 1 bid received for this project. It was submitted by Dave O'Mara Contractors in the amount of \$492,000. It was discussed that the bid from O'Mara is significantly higher than the initial engineer's estimate. After further discussion a motion was made by Councilman Powell to reject all bids and proceed with re-bidding the project, 2nd by Councilman Graves; motion carried 5-0.

Historic Downtown Main Street

Linus Fancher Director of Historic Downtown Main Street presented a report to Council and Mayor Marksberry. See Attached Exhibit C.

Rising Sun Ohio County Historical Museum

Bill Dichtl reminded everyone of the Civil War Re-enactment May 2-4th.

PETITIONS AND COMMENTS

Patrick Mondary—Fifth Street Rising Sun

Mondary requested Council and Mayor Marksberry fix a pot hole on Barnes Alley. Marksberry stated this would be looked into.

Public Hearing

Modification and Amendment to Beneficiaries Of the CFF Child Resource Center Grant

****Public Hearing Open 7:30pm****

There was discussion regarding the proposed modification and amendment to the beneficiaries of the CFF grant for the Child Resource Center. It was stated that the purpose of the modification or amendment is to request a change in the objectives and or relocation of funds. There will be a decrease in the scope of beneficiaries to 20 Head Start recipients and 40 WIC recipients.

Mayor Marksberry stated part of the building has been vacated and no longer meets a national objective of the CBDG program. It was discussed that 40% of the building be released from federal guidelines and the City be allowed to refund 40% (\$200,000) of the grant awarded for the facility. Eligible activities will continue in the remainder of the building in the future and the other part of the building will be used as a life-long learning center which will continue to benefit the citizens of Rising Sun and Ohio County but does not qualify as an eligible activity under the CBDG program. After further discussion Councilman Powell RESOLVED the City of Rising Sun shall submit the Modification and Amendment

request to OCRA with a check for \$200,000. This was considered a motion and a 2nd to this motion was made by Councilman Radcliff; motion carried 5-0. There was no public comment. Public Hearing Closed at 7:45pm.

Peg Dickson also informed the Mayor and Council the TAP Program would like to move into the former Day Care building in the location that Step Ahead formerly housed. Dickson reported Batesville Casket has donated furniture for the offices as well. Mayor Marksberry stated Peg has a name for the building—"Education Community Center of Rising Sun".

1st Reading Ordinance 2008-2 "An Ordinance Establishing the Municipal Ordinance Violations Bureau and Ordinance Violations Bureau Clerk"

Mayor Marksberry presented Ordinance 2008-2 "An Ordinance Establishing the Municipal Ordinance Violations Bureau and Ordinance Violations Bureau Clerk" to Council for First reading. This will be addressed for 2nd Reading at the next Council meeting. Attorney Siekman stated fines will have to be set for all code violations.

Ohio County Historical Society—Quilt Fest 2008 Grant Report #2008-4

Sandy Wiehe informed the Mayor and Council the event was a huge success with over 200 people in attendance. Wiehe thanked the Mayor and Council for all their support with the event

Chamber of Commerce—Summer Serenades Grant #2008-12

Lane Siekman presented the Mayor and Council with a request for \$6,500 to aid with funding bands to host live music on the riverfront every Saturday night from 6-9pm. Hopes are to schedule entertainment on each First Friday to coincide with other downtown activities. In the event of rain they could move to the newly remodeled Heritage Hall if it was available. He also requested to use a summer worker or two to help with these events and planning. After discussion a motion was made by Councilman Slack to approve Grant Request #2008-12, 2nd by Councilman Graves; motion carried 5-0. Council stated Lane can get with Street Commissioner Paul Bovard regarding the use of summer help.

MISCELLANEOUS

Mayor Marksberry informed Council funding for the Honor Flight which was approved by Council at the April meeting had some changes. The RS Regional Foundation approved \$6,000 towards this endeavor and Council's cost went from 30 participants at \$200 to approximated 20

participants at \$292. The amount Council committed still remained at \$6,000.

Clerk Gipson presented Council and Mayor Marksberry with the Budget Schedule in preparing the 2009 Budget.

Adjournment

After the reviewing and signing of claims, and with no further business; a motion to adjourn was made by Councilman Radcliff, 2nd by Councilman Graves; motion carried 5-0. Meeting adjourned at 8:05pm.

Attest:

Rae Baker Gipson,
Clerk Treasurer

William A. Marksberry,
Mayor

Ohio County Tourism March and April 2008

Tourism's OCRA grant sponsored a creativity weekend that brought people from Indiana, Ohio, and Kentucky to spend the weekend here in Rising Sun March 13-15. The workshop was held at the Pendleton Art Center and featured Eric Maisel noted Creativity Coach and author from San Francisco and Mary Pierce Brosmer founder of Women Writing for a Change a franchised writers workshop started in Cincinnati.

The opening of the Great Escapes Show was held April 4, 2008. 148 artists from the region entered works to be judged by Maureen Bloomfield, editor and chief of the Artist magazine. 68 works were chosen to be in the show. Prizes were won by artists from Cincinnati and Maineville Ohio, Villa Hills Kentucky and Dupont and Fort Wayne Indiana. \$3050 in prize money was awarded. The show was sponsored by Ohio County Tourism and the Grand Victoria Casino.

Tourism was also a part of the Veteran's Tribute Tower dedication weekend. Tourism participated in the wreath laying ceremony, manned the information booth, paid a portion of the fee for the Washington DC PR firm, and was a part of the committee.

On the same weekend we helped sponsor QuiltFest and paid for the workshop instructors, lodging, travel as well as other incidentals.

We also advertised all of these events as well as listed them on all appropriate websites in Indiana, Ohio, and Kentucky plus enjoyrisingsun.com.

On April 26 and 27 we sponsored a Studio Tour with Switzerland County Tourism. We feel it was successful for the first year with more than \$5000 in art sales in Rising Sun alone, plus 2 possible artist stipend artists, a studio was rented in the Pendleton and a tour was scheduled for the Fort Wayne Art Museum. The Antique store also did a great business. This tour was marketed in the Cincinnati, Louisville, and Indianapolis markets.

We are in the process of starting the Rising Sun Art Academy made possible by the OCRA grant and a supplemental grant from the Rising Sun Regional Foundation. The Academy will begin with a kids summer camp for three weeks in June. There will be 2 sessions each day, 1 for grades K-2 and 1 for grades 3-5. There will be a new session each week. There will be an exhibit of the students work on June 27. The space will also be used for Rising Sun artists to use to give workshops. In the fall more classes will be offered as well as some musical instruction. The Art Academy will be located in the Pendleton Art Center. As a part of the academy, we will also offer a puppet workshop that will be free and take place over 2 Saturdays in June. There will be a performance of the Giggle Box Puppet Theater on Flag Day June 14 at 3pm. We are marketing the summer art camp through schools in the area as well as local newspapers.

We have sponsored several programs at the school. We have recently completed a flower pot project and The Three Little Pigs will be presented for K-4 tomorrow.

We have booked Heritage Hall for all First Fridays in 2008 to offer free concerts in conjunction with the Art openings and hopefully business open houses. These concerts are still being determined but we are looking at Dixieland, Kitchen Band, and jazz so far.

Also as a part of the OCRA grant we will be sponsoring workshops on website development and selling products on the web with personal instruction.

We continue to help with the Rising Sun Fine Arts and Crafts Festival which now has 130 applicants. Those applicants will be juried by the beginning of June. Applications have come from all over the United States as well as Canada and Argentina.

We also give \$500 a month to the Ohio County Historical Museum to sponsor free tickets for visitors. Those passports are available at the Tourism office and at the Satellite office at the Grand Victoria.

I have started working with Linus and we will develop a media/marketing plan for the rest of 2008. This will make sure all of our events are advertised in a way to gain the most exposure for the least amount of money.

Project Update
May **January 2008**

1.) River Front Phase 5

This project is along Front Street between Main Street and Fourth Street. Project is complete we are holding retainage of \$38,931.52 would like to release this retainage to Dave O'Mara general contractor for this project.

2.) Fifth Street Drainage Project

This project is complete as well Lykins Contracting is the general contractor. Would like to release this retainage of \$ 37,934.29

3.) Heritage Hall former Presbyterian Church on Main Street

a. Change order No. 9 Repair Front Door and receive credit for deleted items

b. Diebold annual Fee to monitory fire alarm \$496.00

c. Phone Service by Embarq see attached

e. Tables and Chair - ordered 130 chairs at 23.99 each for a total of \$3118.70 and 24 Tables for 115.89 each for a total of 2,781.36 combined total \$5900.06

4.) Library Drainage Project

Received Bid see recommendation from Schneider Corporation

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OBJECT : RIVERFRONT EROSION CONTRPPLICATION NO: 8

VIA ARCHITECT : Land Consultants
PROJECT NO : 405021

PERIOD TO: 11/02/2007
DISTRIBUTION TO:
 OWNER
 ARCHITECT
 CONTRACTOR

OB # 062752 CONTRACT DATE : 09/26/2006

Application is made for payment, as shown below, in connection with the contract. A Continuation sheet is attached.

1. ORIGINAL CONTRACT SUM	\$	1,180,000.00
2. NET CHANGE BY CHANGE ORDERS	\$	12,307.35
3. CONTRACT SUM TO DATE	\$	1,192,307.35
4. TOTAL COMPLETED & STORED TO DATE....	\$	1,192,307.35
5. RETAINAGE:		
a. .00 % of Completed Work	\$	0.00
b. .00 % of Stored Material	\$	0.00
TOTAL RETAINAGE	\$	0.00
6. TOTAL EARNED LESS RETAINAGE	\$	1,192,307.35
7. LESS PREV CERTIFICATES FOR PAYMENT....	\$	1,153,375.83
8. CURRENT PAYMENT DUE	\$	38,931.52
9. BALANCE TO FINISH, PLUS RETAINAGE	\$	0.00

AMOUNT CERTIFIED 38,931.52
(Attach explanation if amount certified differs from the amount applied for.)

ARCHITECT: Land Consultants
By: Calvin Mason Date: 11-13-07

Work covered by this Application for Payment has been completed in accordance with the Contract Documents, information and belief that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: DAVE O'MARA CONTRACTOR

By: Shelia Callahan Date: 11/2/07

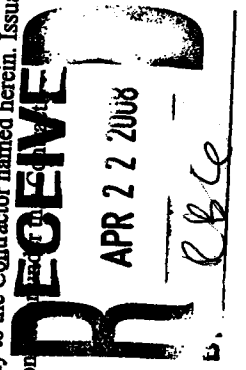
State of: INDIANA County of: JENNINGS

Subscribed and sworn to before me this 02 day of NOV, 2007.

Notary Public: Shelia Callahan SHEILIA CALLAHAN

My Commission expires: 8/21/15

ARCHITECT'S CERTIFICATE FOR PAYMENT
In accordance with the Contract Documents, based on on-site observations and the data comprising of the above application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED. This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor.



Mike: This is the retainage
Hold this until you are
satisfied that the Punch List



Document G702/CMA™ - 1992

Application and Certificate for Payment Construction Manager-Adviser Edition

TO OWNER: City of Irving, Tex
200 North Walnut
Irving, Tex, TX 75040

PROJECT: Fifth Street Drainage

APPLICATION NO: 6

PERIOD TO: 1-25-08

FROM CONTRACTOR:
Lynns Construction, Inc.

VIA ARCHITECT: American Structurepoint

CONTRACT FOR: Fifth Street Drainage

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract Continuation Sheet, AIA Document G703, is attached.

1. ORIGINAL CONTRACT SUM \$ 482,563.35
2. Net change by Change Orders \$ -5,698.89
3. CONTRACT SUM TO DATE (Line 1 ± 2) \$ 476,864.46
4. TOTAL COMPLETED & STORED TO DATE (Column G on G703) \$ 476,864.46
5. RETAINAGE:
 - a. % of Completed Work (Column D + E on G703) \$ 0
 - b. % of Stored Material (Column F on G703) \$ 0

6. TOTAL EARNED LESS RETAINAGE \$ 476,864.46
 (Line 4 Less Line 5 Total)
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT \$ 438,930.88
 (Line 6 from prior Certificate)
8. CURRENT PAYMENT DUE \$ 37,934.18
9. BALANCE TO FINISH, INCLUDING RETAINAGE
 (Line 3 less Line 6) \$ 0

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner	\$ 0	\$ 0
Total approved this Month	\$ 0	\$ -5,698.89
TOTALS	\$ 0	\$ -5,698.89
NET CHANGES by Change Order	\$ -5,698.89	

CAUTION: You should sign an original AIA Contract Document, on which this text appears in RED. An original assures that changes will not be obscured.

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Distribution to:
 OWNER
 CONSTRUCTION MANAGER
 ARCHITECT
 CONTRACTOR
 FIELD

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: Joseph E Cook Date: 1-25-08
 By: _____
 State of: _____

County of: _____
 Subscribed and sworn to before me this _____ day of _____
 Notary Public: _____
 My Commission expires: _____

CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising this application, the Construction Manager and Architect certify to the Owner that to the best of their knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED \$ 37,934.18
 (Attach explanation if amount certified differs from the amount applied. Initial all figures on this Application and on the Continuation Sheet that are changed to conform with the amount certified.)

CONSTRUCTION MANAGER: _____
 By: Robbaine Graham Date: 5-1-08
 ARCHITECT: _____
 By: _____ Date: _____

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

RELEASE RETAINAGE

An original assures that changes will not be obscured. This AIA Document is protected by U.S. Copyright Law and International Treaties. It will be prosecuted to the maximum extent possible under the law.

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To(OWNER): City of Rising Sun
200 North Walnut
Rising Sun, IN 47040

From: LYKINS CONTRACTING, INC.
12783 N. STATE RD 101
SUNMAN, IN 47041
(812) 623-2244

For: Fifth Street Drainage Improvements

Project: Fifth Street Drainage
Fifth Street
Rising Sun, IN 47040

Via(Architect/ Engineer): American Structurepoint, Inc.
7260 Shadeland Station
Indianapolis, IN 46256-3957

Application No: 6
Invoice No: 99
Invoice Date: 12/21/2007
Period To: 1/25/2008
Project No: I-07040
Contract Date: 4/19/2007

Description	Total Quantity	Unit Cost	Total Cost	Completed Units	Current Value	Prior Value	Due To Request
4' Diameter Standard Manhole - Type C	11 Each	2,325.00	25,575.00	11	25,575.00	25,575.00	0.
5' Diameter Standard Manhole - Type J	7 Each	3,540.50	24,783.50	7	24,783.50	24,783.50	0.
Inlet Type A	13 Each	1,025.00	13,325.00	13	13,325.00	13,325.00	0.
Inlet Type F	0 Each	1,050.00	0.00	0	0.00	0.00	0.
12" C-900 PVC Storm Lateral	278 Lineal Feet	92.65	25,756.70	278	25,756.70	25,756.70	0.
12" RCP Storm Sewer	230 Lineal Feet	42.90	9,867.00	230	9,867.00	9,867.00	0.
15" RCP Storm Pipe	496 Lineal Feet	54.90	27,230.40	496	27,230.40	27,230.40	0.
18" RCP Storm Pipe	320 Lineal Feet	71.40	22,848.00	320	22,848.00	22,848.00	0.
24" RCP Storm pipe	32 Lineal Feet	59.00	1,888.00	32	1,888.00	1,888.00	0.
36" RCP Storm Pipe	687 Lineal Feet	119.60	82,165.20	687	82,165.20	82,165.20	0.
Concrete End Section Swales	1 Each	5,050.00	5,050.00	1	5,050.00	5,050.00	0.
4" Water Main	509 Lineal Feet	3.00	1,527.00	509	1,527.00	1,527.00	0.
6" Water Main	61 Lineal Feet	78.45	4,785.45	61	4,785.45	4,785.45	0.
8" Water Main	20 Lineal Feet	99.95	1,999.00	20	1,999.00	1,999.00	0.
10" Water Main	1,346 Lineal Feet	30.65	41,254.90	1,346	41,254.90	41,254.90	0.
4" Tapping Sleeve & Valve	78 Lineal Feet	79.35	6,189.30	78	6,189.30	6,189.30	0.
6" Tapping Sleeve & Valve	1 Each	1,790.00	1,790.00	1	1,790.00	1,790.00	0.
10" Tapping Sleeve & Valve	1 Each	1,960.00	1,960.00	1	1,960.00	1,960.00	0.
10" x 8" Tapping Sleeve & Valve	1 Each	3,045.00	3,045.00	1	3,045.00	3,045.00	0.
.6" Gate Valve	1 Each	2,305.00	2,305.00	1	2,305.00	2,305.00	0.
8" Gate Valve	0 Each	690.00	0.00	0	0.00	0.00	0.
Water Service Line	4 Each	930.00	3,720.00	4	3,720.00	3,720.00	0.
Hydrant Assembly	524 Lineal Feet	30.35	15,903.40	524	15,903.40	15,903.40	0.
Remove Existing Hydrant	3 Each	4,155.00	12,465.00	3	12,465.00	12,465.00	0.
Water Meter Pit	2 Each	598.50	1,197.00	2	1,197.00	1,197.00	0.
6" Sanitary Lateral	3 Each	625.00	1,875.00	3	1,875.00	1,875.00	0.
Asphalt Pavement Replacement	84 Lineal Feet	18.50	1,554.00	84	1,554.00	1,554.00	0.
1.5" HMA Overlay	1,660 Lineal Feet	18.10	30,046.00	1,660	30,046.00	30,046.00	0.
	5,100 SYDS	5.50	28,050.00	5,100	28,050.00	28,050.00	0.

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Contract Date: 4/19/2007

No.	Description	Total Quantity	Unit	Unit Cost	Total Cost	Completed Units	Current Value	Prior Value	Due To Reque
30	Concrete Drive Restoration	738	SFT	10.80	7,970.40	738	7,970.40	7,970.40	0.
31	Stone Driveway Restoration	100	SYDS	3.30	330.00	100	330.00	330.00	0.
32	Rip Rap	50	SYDS	24.75	1,237.50	50	1,237.50	1,237.50	0.
33	Raise Sanitary Manholes	5	Each	1,060.00	5,300.00	5	5,300.00	5,300.00	0.
34	Abandon Existing Water Main	1	Lump Sum	2,250.00	2,250.00	1	2,250.00	2,250.00	0.
35	Flushing of Soils	1,378	CYDS	3.35	4,616.30	1,378	4,616.30	4,616.30	0.
36	Temporary Construction Entrance	1	Lump Sum	1,500.00	1,500.00	1	1,500.00	1,500.00	0.
37	Erosion Control	1	Lump Sum	3,000.00	3,000.00	1	3,000.00	3,000.00	0.
38	Preconstruction Video	1	Lump Sum	900.00	900.00	1	900.00	900.00	0.
39	Mobilization / Demobilization	1	Lump Sum	37,800.00	37,800.00	1	37,800.00	37,800.00	0.
40	Change Order #1	1	Lump Sum	13,806.01	13,806.01	1	13,806.01	0.00	13,806.
				476,865.06	476,865.06		476,865.06	463,059.05	13,806.



POOLE GROUP INC.

3295 S. Farmers Retreat Rd.
Dillsboro, Indiana 47018
Office - 812.654.2968
Fax - 812.654.2745
www.poolegroupinc.com

General Contractor & Masons

REQUEST FOR CHANGE ORDER

Re: Change Order Proposal - Rising Sun Arts Center

The items that were proposed by Mike Northcutt/Bruce Goetzman to be credited are as follows:

Repair front door entryway, including repair of existing stone threshold, addition of a new threshold, weather-stripping and door handle hardware.....	\$1637.50
Cast Iron Boot @ SE Corner Downspout.....	\$(75.00)
Credit for Light Grid.....	\$(2000.00)
Add for Light Fixtures.....	\$437.50
Total.....	\$0.00

Supporting documentation has been attached for the Light Fixture addition. The allowance for the light fixture "C" was \$75.00 as listed on the Construction Plans. The lights were ordered and the cost for each fixture was \$350.00. The restocking fee was 25% of the sales cost.

If you have any questions pertaining to this matter please contact me via phone or email at jpoole@poolegroupinc.com

Regards,

Jeffery J. Poole, Project Engineer

Mike Northcutt

From: "Parker, Rob A [EQ]" <Rob.A.Parker@Embarq.com>
To: <mike@cityofrisingsun.com>
Sent: Wednesday, April 23, 2008 10:33 AM
Subject: FW: City of rising sun - 812-438-3324 - new lines (ETN: B080418145118)

Mike,

Each line is \$29.90/ month and the toll block is \$4/month for a total of \$63.80.

Thanks!

Rob A. Parker || phone 574 372-3239 || toll free 866-336-4630 || wireless 574 265-5774 || fax 574 267 1537 || email rob.a.parker@embarq.com

From: BROC DOCS
Sent: Tuesday, April 22, 2008 3:01 PM
To: Parker, Rob A [EQ]
Subject: City of rising sun - 812-438-3324 - new lines (ETN: B080418145118)

Order C770557 Completed Successfully!
NIBS Order No: WI04221707
Order Due Date: 04-25-08
Actual Net Bill Change: \$63.80
Service And Connection Fees: \$55.00

WE WILL BE SENDING A TECHNICIAN.

**LINES ARE BEING USED AS FOLLOWS.. 812 438-2049 WILL
BE A B1 NON-ROTARY USED FOR FIRE ALARM, 812 438-2101
WILL BE A B1 NON-ROTARY USED FOR BLDG,
ADDING TOLL BLOCK-TOLL & CASUAL RESTRICT
(EXCLUDES
800), TO 812 438-210**

**Thank you,
Jennifer Fillinger
423 968-8678**

subject:City of rising sun - 812-438-3324 - new lines (ETN: B080418145118)



INDIANA
Corporate Headquarters
Historic Fort Harrison
8901 Otis Avenue
Indianapolis, IN 46216
Toll-Free: 866.973.7100

Avon Office
Building 1000
5250 E US Highway 36
Suite 250
Avon, IN 46123

Carmel Office
12821 E New Market Street
Suite 301
Carmel, IN 46032

Merrillville Office
9800 Connecticut Drive
Suite B1-508
Merrillville, IN 46307

West Lafayette Office
1330 Win Hentschel Boulevard
Suite 100
West Lafayette, IN 47906

IOWA
Ames Office
1531 Airport Road
Suite 2
Ames, IA 50010

NORTH CAROLINA
Charlotte Office
2151 Hawkins Street
Suite 201
Charlotte, NC 28203

TENNESSEE
Nashville Office
400 7th Avenue South
Nashville, TN 37203

May 01, 2008

Mr. Mike Northcutt
Project Manager
City of Rising Sun
200 North Walnut Street
Rising Sun, Indiana 47040

Dear Mr. Northcutt:

We have reviewed the bid form received from Dave O'Mara Contractor, Inc. for the Library Drainage Improvement Project. The bid submitted is much higher than the initial engineer's estimate that was provided by Schneider, prior to the start of the project work. However, there are a couple of reasons for this:

- This estimate was completed before engineering work began on the project and was Schneider's "best guess" at what the project would require. As the project moved forward, there were elements added to the scope that have significantly affected the price of the work, but made this a better end product for the City of Rising Sun.
- The estimate was performed approximately 2 years ago and inflation has elevated the price that one would expect to pay for this work over that amount of time.

The biggest change to the project scope was in the proposed asphalt work. In the initial estimate, Schneider assumed only cutting and patching of the asphalt areas directly affected by the installation of the proposed sewer line. The final engineering plans call for milling and replacement of all of the asphalt on both Second and Henrietta Streets in areas that are affected by the storm line installation. It became apparent to Schneider as the project went along that the City would have a much nicer end product if the affected streets were essentially re-paved rather than simply patched with a line of asphalt in affected areas.

With that said, Schneider has prepared an engineers cost estimate based on the final project drawings. We feel the bid from Dave O'Mara Contractor Inc. is very high compared to what we would expect for this work. Attached is a copy of that estimate. Schneider feels that the best course of action at this time would be to reject the bid and re-bid the project. We have found the bidding climate to be very favorable for our clients recently and it is our opinion that much better bids could be attained if the project were re-bid.

If you have any questions or concerns please do not hesitate to contact me and I will be of assistance in any way that I can. I can be reached via e-mail at kfoster@schneidercorp.com or by phone at (317)826-7171.

Sincerely,

Kevin Foster
Project Manager



COST OPINION
Rising Sun

By: JEP
TSC#6507.001
5/1/2008

The Schneider Corporation
Derived From Final Certified Plans dated April 9, 2008

Cost Opinion for improvements Activity	Estimated Quantity	Unit	Unit Cost	Extended Cost	Estimated Section Total
Mobilization					\$3,000.00
Site Demolition/Removal					
Mobilization	1	LS	\$3,000.00	\$3,000.00	
Remove storm structures	5	EA	\$1,400.00	\$7,000.00	\$19,312.00
Remove storm pipe	254	LF	\$5.00	\$1,270.00	
Remove concrete curb	200	LF	\$12.50	\$2,500.00	
Remove asphalt pavement	1444	SY	\$5.50	\$7,942.00	
Remove trees	2	EA	\$300.00	\$600.00	
Pavement					\$85,073.00
Asphalt milling & resurfacing (includes removal)	5145	SY	\$9.00	\$46,305.00	
Concrete Sidewalk and ramps	110	SF	\$3.80	\$418.00	
Concrete Curb and Gutter	100	LF	\$16.50	\$1,650.00	
Asphalt pavement - full depth	470	SY	\$65.00	\$30,550.00	
Asphalt driveways	30	SY	\$40.00	\$1,200.00	
Gravel driveways	50	SY	\$33.00	\$1,650.00	
Concrete valley gutter	150	LF	\$22.00	\$3,300.00	
Site Utilities					\$191,568.90
Storm Sewer Structures	24	EA	\$2,400.00	\$57,600.00	
Inlet frame and grates	24	EA	\$990.00	\$23,760.00	
12" HDPE storm pipe	405	LF	\$29.50	\$11,947.50	
15" HDPE storm pipe	404	LF	\$33.00	\$13,332.00	
18" HDPE storm pipe	49	LF	\$36.00	\$1,764.00	
21" HDPE storm pipe	1015	LF	\$43.50	\$44,152.50	
27" HDPE storm pipe	121	LF	\$69.50	\$8,409.50	
27" End Section	1	EA	\$155.00	\$155.00	
Trench drain	30	LF	\$50.00	\$1,500.00	
Trench excavation and backfill	1994	LF	\$8.60	\$17,148.40	
Riprap	60	SY	\$30.00	\$1,800.00	
Miscellaneous utility work	1	LS	\$10,000.00	\$10,000.00	
Earthwork					\$12,562.50
Fine grading and seeding	5025	SF	\$2.50	\$12,562.50	
Erosion Control					\$7,500.00
Erosion control measures	1	LS	\$5,000.00	\$5,000.00	
Construction entrance	1	LS	\$2,500.00	\$2,500.00	
Contingency					\$47,852.46
Total			15.0%		\$366,868.86

Exhibit C

Report to City Council
May 1st, 2008

- On April 24th, Rising Sun's Historic Downtown Program was notified that we have been selected to receive a \$100,000 grant thru the Real Estate Capital Access Program (RECAP 2.0), by the Indiana Housing and Community Development Authority. This Grant is "ear-marked" for façade renovation and predevelopment. IHADA asked only three requirements from our community for Grant approval.
 1. That the community provide assisted capacity-building activities in match funds. **(IHADA suggests a dollar for dollar match.)**
 2. Some sense on how expenditures be allocated. **(What buildings are we "targeting" in the Downtown District?)**
 3. What organization shall be taking lead-role in implementing the Façade Renovation Program? (RECAP 2.0) **(Historic Downtown Program)**

- The Historic Downtown Program is considering extending the deadline for applying to the Stipend Program to May 30th, due to no new enrollment. **(Karrah and I wish to extend this application period because two Artists have shown interest in enrolling in the program, yet failed to meet deadline requirements.)**

- America In Bloom, along with the Garden Club is working hard preparing for the arrival of the Judges on June 15th. Eleven flowerpots have been repainted and another seven newly purchased pots have been designated to extend from the four-way stop on North Walnut Street, past City Hall, to the entrance of Grand Victoria. The Artists should have all the flowerpots done by May 1st.

- Historic Downtown has been working closely with the Community News to promote and profile new and existing businesses in our community. **(Route 56, The Waters and Wellness Center shall be featured in the May issue.)**

- The Organizational Committee of Historic Downtown is preparing for the Heritage Hall Gala, scheduled for May 16th. Two hundred invitations have already been sent out to businesses and public officials in our community.

Respectively submitted by,
Linus Fancher
Historic Downtown Director