

BOARD OF PUBLIC WORKS AND SAFETY
MUNCIE, INDIANA

1. Time & Place
2. Pledge of Allegiance
3. Members Present
4. Approval of the Minutes for December 20, 2023
5. Register of Claims
6. Adjournment

BOARD OF PUBLIC WORKS AND SAFETY
CITY OF MUNCIE, STATE OF INDIANA
DECEMBER 27, 2023
CLAIMS PACKET & MEETING MINUTES

1. **Board of Public Works and safety, City of Muncie, State of Indiana, met in City Hall Auditorium, at 9:00 A.M.**
2. **Pledge of Allegiance**
3. **Roll Call Members Present:** Ted Baker – Lola Mauer – Linda Gregory
4. **Approval of the Minutes for December 20, 2023:** President Ted Baker entertained a motion to approve. Lola Mauer moved to approve minutes from the December 20, 2023 meeting as printed. Linda Gregory provided a second. Questions called. Motion passed by voice vote.
5. **Register of Claims:** Craig Wright, City Controller, wished to bring attention to a few claims:
 - ✓ Page 3 & 4 \$21,535, \$13,568, \$11,505 (\$46,608) S.A.Boyce EMS Fire station repair.
 - ✓ Page 4 \$21,953 Hoosier Fire Equipment fire hose station #1.
 - ✓ Page 5 \$158,000 City of Muncie ARP COVID bonus to civil.
 - ✓ Page 6 \$17,567.10 Educational Furniture office parts/labor.
 - ✓ Page 6 \$154,000 Southeastern Equipment MVH Duramaxx spray patcher.
 - ✓ Page 6 \$68,649.65 Southeastern Equipment MVH 3000 gal tank w/agitator and manway.
 - ✓ Page 7 \$74,438.73 Southeastern Equipment MVH Asphalt patcher.
 - ✓ Page 7 \$40,000 ECI Regional Planning District EDIT government relations services agreement.
 - ✓ Page 7 \$150,000 EZ-Dock of Mid America EDIT Prairie Creek piers payment 2.
 - ✓ Page 7 \$100,000 Muncie Innovation Connector EDIT sponsorship 2024.
 - ✓ EFTS \$54,806.19 Delta Dental

President Baker asked for questions or comments. No questions. President Baker entertained a motion. Linda Gregory moved to approve register of claims **102 Records** for a total amount of **\$1,217,986.27** as presented. Lola Mauer provided the second. Questions called. Motion passed by voice vote.

Mayor Dan Ridenour wanted to discuss one of the claims at the former Chevy field at 8th and Elliott. This was originally to be done as a BOT (Build-Operate-Transfer) project, which meant the developer had to pay all the costs. The City is planning to continue to move forward with the solar field, piecemealing it in, not borrowing. In order to obtain approval from IDEM, which was received about a week and a half ago, the City must pay GM Development for their reports. Those environmental reports and engineering work that was completed is what the City used to get IDEM to approve allowance of the solar field. IDEM has given approval for the entire field but there is not enough funds to complete the entire area. However, all the engineering and environmental work is done with what is paid with the claims today. That is the first phase. Sometime after the first of the year, the second part will consist of putting some panels in as well as all the infrastructure (for the entire field). Only a certain number of panels will be able to be purchased at first and there are some federal tax credits available; 30% for putting in a solar field, 10% for it being on a brown field (in this case qualifies), and another 10% based on the Census track income levels. That means 50% of what is put in for the solar field will come back from the federal government and more panels will be put in when that happens. If other Mayors and Administrations in the future want to put more in, if not full in the next four years, then there will be the opportunity to continue to fill that. All of these solar panels will provide revenue as there is already an agreement with AEP signed and in place for 2023. Everything is

**BOARD OF PUBLIC WORKS AND SAFETY
MUNCIE, INDIANA**

ready to go. However, in order to do this correctly the City must pay GM Development for their expense that they paid for all these environmental and engineering work. Mayor Ridenour just wanted to explain what that was and why it is coming. There will be another big claim down the road sometime in the first quarter as the solar field is put in.

Linda Gregory understands the plan to phase in but questions how often those phases may occur and if he anticipates using EDIT Funds. Mayor Ridenour responds yes, he plans to use EDIT for the entirety of it. The first phase will consist of putting in as many panels as they can but, again, they are putting in infrastructure as well so it is not going to be a big field to start with. All they will have to do is plug in going forward. When the tax credits come back, hopeful to get them back in 2024, they will go ahead with the second phase. The expectation is that it will happen at least twice in 2024. Gregory asks if there is any consideration for setting up some kind of fund through the foundation or somewhere where citizens can contribute because there are many people in this community interested in solar. Mayor Ridenour responds yes, there were many people who were very disappointed in the City Council for not approving the bond issue. Quite frankly, it would have been \$570,000 additional revenue in 2024 had they put that whole field in, which there were plans for. Now, they will move forward how they have to and the Council had every right not to do it. Her suggestions may be something he will have later discussions on to see how they can go about that. Gregory thinks it could be a way for people to help be involved. Ridenour states it is a great idea. Gregory refers to how much a single panel costs and maybe businesses or other groups can sponsor a panel. She only suggests because the more panels they get in place out there the more it helps turn revenue back. Ridenour thinks it is a great idea. He states the dollars here allow them to get IDEM approval, the engineering done for the entire field and all the environmental work. RACER Trust is still responsible for the remediation, as well. The City purchased the land with language in the documents of the purchase indicating there are certain things they cannot do. He claims they are excited about the opportunity to generate some additional revenue, have some clean energy, and to do something positive with that site since it has so many great memories from the past but over the last twenty have not been very positive. This will be an opportunity to move some things forward.

Lola Mauer asked if there is an estimate on how many panels. Mayor Ridenour does not have those numbers yet. Mauer advises that is okay. Linda Gregory recommended considering matching funds as well. Maybe Ball Foundation and the Community Foundation could do some sort of matching program. Mayor Ridenour thinks she has raised some great points. Gregory suggests if they want to speed it along then there might be some civic participation they could look at. She uses the example of the schoolchildren that sent in their nickels and pennies for the Statue of Liberty. There could be all kinds of educational projects related to the solar field. President Baker thanks the Mayor for the update. Questions called.

- 6. Adjournment:** There being no further business President Baker adjourned meeting at 9:11 a.m.

We will meet next Wednesday, January 3, 2024

Board of Public Works and Safety



Ted Baker, President



Lola Mauer, Vice-President



Linda Gregory, Secretary



Lacey Jones, Recording Secretary