

VIGO COUNTY CAPITAL IMPROVEMENT BOARD OF MANAGERS

MEETING MINUTES OF JULY 17, 2018 at 7:30 a.m.

Location:

Council Room

Vigo County Annex

Terre Haute, Indiana

Roll Call:

Present: Jon Marvel- President, Mayor Duke Bennett- Secretary, Greg Gibson- Member, Judy Anderson- Member, James Bramble- Controller for the CIB

Absent: Steve Witt- Treasurer, Nancy Allsup- Treasurer for the CIB

Others Present: County Attorney Mike Wright, Brian Bosma, Tammy York-Allen, Steve Bauer with Nation Group

Professional Services Agreement for Nations Group. Brian Bosma presented the Board with an update on the Professional Services Agreement with Nations Group. There were just a few changes but most of it is the same from the original contract in 2016. They have restated what the project is now since it has changed since 2016. They have added some detail to the completion of the construction. The project fee remains at 3% at the total cost of the project which is at 25 million and it was at 72 million because it was a different project presented. This amount is not final it is still under discussion of agreement for the final project. They have added additional insurance and requested a certificate of insurance which includes the Vigo County Capital Improvement Board, the city of Terre Haute, Indiana Vigo County and the Vigo County Convention Center and Visitors Bureau. Another change is if a project should be terminated they would receive a portion of the fee they earned by the date of termination. They also waived construction damages. **Motion: Action:** Approved, **Moved by:** Greg Gibson, **Seconded by:** Mayor Duke Bennett, **Passed:** all ayes.

Approval of the Request for Proposals for Construction Manager at Risk. Nation's Group put this together. There is a schedule for the selection of the construction manager at risk. This is a project delivering method that Nations Group has presented. This is a new option for local units of government to use. There would be a construction manager on exhibit and are not allowed to do any part of the construction work. This also allows the construction manager with the construction managers own work force can bid up to 20% of the cost of the project. The construction manager at risk is responsible for managing the budget, schedule, professional agreements. To advertise for this job there is a process, it requires putting notice in the paper twice, circulating the proposal through personnel. It will appear in the Tribune Star July 23, 2018 and July 30, 2018. There will be a meeting here in the Vigo County Annex August 7, 2018 so Nations Group can discuss the construction managers what this position entails.

Motion: Action: Approved, **Moved by:** Judith Anderson, **Seconded by:** Mayor Duke Bennett, **Passed:** all ayes.

Umbaugh Proposal. Brian Bosma presented Umbaugh as the financial advisor. **Motion: Action:** Approved, **Moved by:** Greg Gibson, **Seconded by:** Judith Anderson, **Passed:** all ayes.

Additional Engineering Agenda Items 3.3 and 3.4. Request approval for a contract in engineering additional work for geotechnical services and draft engineering services. Geotechnical is to establish the structural requirements which include the location of the property and provide a detail report that will provide the design, building, foundation and structure. These services should not exceed no more than \$15,000.00. They will solicit 3, 4, or 5 licensed geotechnical Engineers here in Terre Haute or Indianapolis area. Draft Engineering services are needed for their analysis with this being such a big project. The bid will go to the County and City. They expect these services to be about \$30,000.00 or less. The Capital Improvements Board giving the authority to the Nations group to get quotes from qualified Geotechnical people followed by trafficking engineers to present their recommendation back to the Board next month. **Motion: Action:** Approved, **Moved by:** Greg Gibson, **Seconded by:** Mayor Duke Bennett, **Passed:** all ayes.

Multi Party Agreement. As long as there are 4 people here at the meeting we are able to conduct business and it complies with the terms of the County Ordinance. At the proper time we should terminate this agreement, amend the ordinance and then confirm terms amongst the County, City, and CVB.

President Jon Marvel put together three committees of the project for the CIB. Each Committee will consist of 3 members of the CIB and make sure all the facts are covered to be able to present to the next public meeting.

Executive Committee- working with CIB attorney on issues relating to the project

Construction Committee- working with Nations group and the oversight of the project

Finance and Investment Committee- working with Umbaugh and putting a financial plan together.

Future meeting time for CIB is the third Wednesday of every month at 9:00 AM.

The meeting was adjourned by unanimous consent. - 8:15 A.M.

Jon Marvel

Steve Witt

Duke Bennett

Greg Gibson

Judith Anderson

