



BOARD OF BUSINESS & NEIGHBORHOOD SERVICES
CONFERENCE ROOM T-260
INDIANAPOLIS-MARION COUNTY, INDIANA

March 27, 2025

ATTENDANCE:

The following Board of Business and Neighborhood Services members were present:

Abbey Brands, Director
Belinda Drake
Camille Blunt
Katherine Chi
Kate Warpool

INTRODUCTIONS:

Ms. Abbey Brands called the meeting to order at 3:01 p.m. and board members Ms. Katherine Chi, Ms. Belinda Drake, Ms. Camille Blunt, and Ms. Kate Warpool were announced.

ADOPTION OF MINUTES:

The Board of Business and Neighborhood Services approved the business meeting minutes of January 23, 2025. Motion made by Ms. Warpool. Motion seconded by Ms. Drake. Motion carried.

REPORTS:

2025-C10-008 Change Order: DBNS Alley Rehabilitation 2024-2025

Allows the Director of the Department of Business and Neighborhood Services to execute Change Order No. 1 (2024-03330); BNS Alleyway Reconstruction.

Financial Information: \$59,862.50 increase



Funding Source: CALD Fund

Ms. Eva Flick, Deputy Director of BNS Administration, shared that this Alleyway Reconstruction contract was with Calumet Civil Contractors, Inc. and that the change order increase was for additional fill and aggregate materials to complete the alleyway projects. The not-to-exceed limit would be increased to \$1,821,557.50.

Ms. Brands asked Ms. Flick to remind the board what the project scope was and to share how it was progressing. Ms. Flick shared that the project was still in the first phase of the department's illegal dumping mitigation program for alleyway reconstruction, which would return alleyways to their intended use as passible streets and not as continued dumping locations. To date, four different alleyway reconstructions had been completed and nine more alleyways were left in this bid package. Phase two was under contemplation and would, hopefully, be bid out in early spring or summer.

Ms. Brands shared that the first phase had twenty alleyway segments that were grouped in different locations, affecting seven different council districts. Most alleyways were in more centralized locations, so the program would obviously not hit all twenty-five council districts. Ms. Brands shared that it was exciting to see the progress with the completed alleyways and she figured there would be change orders and other items that would come up throughout the program. Ms. Flick shared that Mr. Tom Weber, Administrator of Property Safety and Maintenance, had been instrumental in coordinating with the illegal dumping vendor to go out for initial cleanups and additional cleanups to maintain the site and ensure it continued to look nice. Ms. Flick shared that the photos and progress looked very promising for the alleyways that had been completed so far.

Ms. Blunt asked Ms. Flick how far along the alleyway rehabilitation program was. Ms. Flick shared that the program was a fourth of the way completed. Ms. Brands added that the vendor had started at the end of 2024 and then the asphalt plant closed. The vendor had been targeting the concrete alleyways with the warmer weather over the last month or so. Ms. Brands shared that the schedule currently went into late June or July, to which the vendor has repeatedly stated that it would not take that long. The vendor was completing alleyway projects between their other projects. Ms. Brands stated that the anticipated completion date for all the remaining alleyways was late April or early May. Ms. Flick felt that the completion would likely be at the end of May.

MOTION: Ms. Blunt moved to adopt Resolution 2025-C10-008. Seconded by Ms. Drake. Motion carried.

NEW BUSINESS:

ADJOURNMENT:

It was taken by consensus of the Board of Business and Neighborhood Services that the meeting adjourns at 3:05 p.m.

Respectfully submitted,

Jessica Knight
License & Board Liaison