



# MADISON *Indiana*

## Board of Public Works and Safety Agenda

**MEETING DATE:** Monday, August 4, 2025, at 11:30 AM

**MEETING PLACE:** Madison City Hall- Council Chambers

**LIVE STREAM LINK:** <https://www.youtube.com/@CityofMadisonIndianaGovernment>

- A. Calling of roll and notice of absentees.
- B. Approval of minutes
- C. Claims
  - General
  - Payroll
- D. Adjustments
- E. Unfinished business
- F. New business
  - Wheel Loader Comparison: Brian Jackson, Utilities Manager
  - Vine and Elm Parking Plans: Tony Steinhardt, Deputy Mayor
  - Resolution 2025-38B: National Night Out Aug. 11, 2025
  - Resolution 2025-39B: Farmers "Evening Market" Street Closing Aug. 12, 2025
  - Resolution 2025-40B: Farmers "Evening Market" Street Closing Sept. 9, 2025
  - Resolution 2025-41B: Broadway Reunion Sept. 20, 2025
  - PACE Finals: 123 Central and 304 Jefferson: Brenna Haley, Historic Preservation
- G. Mayor's comments
- H. Public comments
- I. Next Meeting: **Monday, August 18, 2025**, at 11:30 AM.
- J. Motion to adjourn.

Board Member	Appointing Authority	Term
Mayor Bob Courtney	NA	1/6/2020- 12/31/2027
Dave Carlow	Mayor	1/6/2020- 12/31/2027
Karl Eaglin	Mayor	1/6/2020- 12/31/2027

*City of Madison acknowledges its responsibility to comply with the Americans with Disabilities Act of 1990. To assist individuals with disabilities who require special services (i.e. sign interpretative services, alternative audio/visual devices, etc.) for participation in or access to City sponsored public programs, services and/or meetings, the City requests that individuals make requests for these services forty-eight (48) hours ahead of the scheduled program, service and/or meeting. To plan, contact ADA Coordinator at 812-265-8300.*



# MADISON *Indiana*

## Board of Public Works and Safety Minutes

**MEETING DATE:** Monday, July 21, 2025, at 11:30 AM

**MEETING PLACE:** City Hall- Council Chambers

The Board of Public Works and Safety, City of Madison, Indiana, met at 11:30 AM in the Council Chamber, City Hall.

**Calling of roll and notice of absentees:** Eaglin, Courtney, and Carlow were present (3-0).

**Approval of Minutes:** An amendment was made to the July 7, 2025, meeting minutes to include that, during the discussion on Resolution 2025-36B, Madison resident Jan Vehtrus urged the Board to work with the event organizer to ensure adequate access to the Crystal Beach entrance. **Motion:** Courtney moved to amend the July 7, 2025, minutes, with the information above, seconded by Eaglin. All in favor, motion carried (3-0). **Motion:** Eaglin moved to approve the July 7, 2025, minutes, with the amendment, seconded by Courtney. All in favor, motion carried (3-0).

**Claims—General/Payroll:** Carlow moved to approve the general and payroll claims as submitted, seconded by Eaglin. All in favor, motion carried (3-0).

**Adjustments:** None.

**Unfinished Business:** None.

**New business: Lease Agreement between City of Madison and City of Madison Utilities – Mindy McGee, Director of Finance:** The proposed lease agreement, dated July 21, 2025, is between the City of Madison (Lessor) and City of Madison Utilities (Lessee). It outlines that the Utilities department will lease office space at 101 W. Main Street (City Hall) for \$1,000 per month, beginning in August 2025. The lease is ongoing until canceled by either party. Additionally, the Utilities department will make a one-time payment of \$40,000 for unpaid rent covering 2022, 2023, 2024, and the first seven months of 2025. The agreement states the premises are in good condition, and the Utilities department agrees to maintain the space throughout the lease. The City of Madison retains the right to inspect the property at reasonable times. This lease is currently being presented and has not yet been approved. **Motion:** Carlow moved to approve the Lease Agreement between the City of Madison and City of Madison Utilities, seconded by Eaglin. All in favor, motion carried (3-0).

### **PACE Applications – 111 E Fourth, 414 E Third, 920 Cross Ave, 221 E Main, 1725 Allen – Historic**

**Preservationist, Brenna Haley:** 111 E Fourth Street is being submitted as a Dangerous Structures Grant. The owners are planning to demolish the entire structure and then rebuild on the same footprint. 414 E Third is being submitted as a Rehabilitation Grant. Work would include painting the exterior, stabilizing the sidewall, and tuckpointing. 920 Cross Ave is a hilltop project for a Curb Appeal Grant. Work would include replacing the chimney caps, new shutters, lead paint remediation for the windows, and new porch lights. 221 E Main is being submitted as a Dilapidated Structures Grant. Work would include painting the whole structure, repairing the gutters, foundation repair, refinishing the front door, rewiring the inside, and putting in two new windows. 1725 Allen did not pass at the PACE Committee. It scored too low, but Brenna is recommending that the board approve the PACE Application for a Dilapidated Structures Grant. Work would include window replacement, siding replacement, a new porch, rewiring, and structural roof replacement. **Motion:** Courtney moved to approve the PACE Applications, seconded by Carlow. All in favor, motion carried (3-0).

**PACE Finals – 917 W First – Historic Preservationist, Brenna Haley:** This final was a Rehabilitation Grant. The owners are requesting the full disbursement of \$7,500.00. Work included the removal of the vinyl siding with LP Smart siding, new gutters, and work around the windows. **Motion:** Eaglin moved to approve the PACE Final, seconded by Carlow. All in favor, motion carried (3-0).

**TSO Improvements Update – Director of Streets, Facilities, & Solid Waste, Chris Hale:** Work has officially begun at the TSO. Contractors have completed all concrete pours possible before the scheduled shutdown in the second week of September, which will last for one week. The exterior recycle wall—previously made of wood—has now been replaced with a poured concrete wall. Work has also begun on the piers that will support the roof over the recycling area, which is being added to help keep water out of the materials. In addition, installation is underway for a new trench drain system that will properly divert water away from the building. The Street Department recently received the first invoice for the project, which will be brought to the Board soon for review and approval. As for work on Clifty Drive, the crew currently has lanes coned off, and they are starting the milling and paving process. They are also finishing up some sidewalk work down by the gas station on the corner of Michigan Road. Work on Wilson Avenue is on track to be open before school starts again.

**City of Madison Police Department Update – Chief of Police, Shawn Scudder:** The department has completed its internal review of the Lexipol policies and is planning to implement the new policies by January 2026. Currently, four officers are attending the police academy; they are in week 11 of training with five weeks remaining. Graduation is scheduled for August 22, 2025, after which they will begin an additional 8–10 weeks of field training with the department. Recently, two officers resigned—one accepted a position with Dearborn County, and the other became the School Resource Officer for Madison Consolidated Schools. The department will begin the process of filling these vacancies.

**Mayor's Comments:** A City Council meeting is scheduled for tomorrow evening. The agenda includes a financial overview presented by the city's advisors from Reedy Financial, focusing on the impact of the most recent legislative session. These changes will directly affect the 2026 budget, including a significant revision to the road funding formula that will influence the amount of funding the City is eligible to receive. Additionally, the Council will introduce the first reading of a proposed ordinance to adopt a wheel tax—\$25.00 for passenger vehicles and \$40.00 for larger, heavier vehicles. The HVAC system is being replaced for the upstairs and council chamber areas of City Hall.

**Public comment:** Bryan Shaw, the City of Madison Building Inspector, spoke with CenterPoint, and they will be testing all their infrastructure from the hilltop areas to the downtown areas, for any leaks. Bryan just wanted to inform the board that there may be more activity than normal, which could include emergency excavations.

**Next meeting:** Monday, August 4, 2025, at 11:30 AM.

**Adjourn:** Eaglin moved to adjourn, seconded by Courtney. All in favor, motion carried (3-0).

Attested:

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**Shirley Rynearson, Clerk-Treasurer**

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**Karl Eaglin**

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**Mayor Bob Courtney**

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**David Carlow**



## WHEEL LOADER COMPARISON

The Wastewater Department has been evaluating new wheel loaders for use at the Wastewater Treatment Plant. Our existing loader does not meet all our current needs and requirements. Enclosed with this letter is a comparison chart summarizing the evaluation of four units that were brought on-site for hands-on testing. Full specifications and details are available in the attached spreadsheet titled "Wheel Loader Comparison."

Following our assessment, we determined that the CAT 920 and John Deere 444 G models are larger than necessary for our operations. In addition to their greater size, these models also come at a higher cost, and we concluded they would exceed our operational needs.

The CAT 914 and John Deere 344 P are both appropriately sized for our requirements. While the John Deere 344 P has a lower base price, we recommend purchasing the CAT 914 due to the following key advantages:

- Hydraulic Cycle Times: Faster cycle times enhance overall efficiency.
- Rear View Camera: Significantly improves operator visibility and safety.
- Auto Bucket Kickout: Increases efficiency and reduces operator fatigue.
- Creep Speed Mode: Especially useful if retrofitted for use with our sweep broom.
- Premier Warranty: CAT's extended protection plan offers superior coverage compared to John Deere (see attached warranty details).

As outlined in the comparison chart, the total cost of the recommended CAT 914 loader is \$168,500. After the sale of our current loader to the City Street Department for \$20,000, the net cost will be \$148,500.

In conclusion, based on operational suitability and value-added features, we recommend proceeding with the purchase of the CAT 914 loader.

Brian Jackson  
Utilities Manager  
City of Madison, Indiana

## Wheel Loader Comparison

ACCESSORIES INCLUDED		CAT 914	John Deere 344 P	CAT 920	John Deere 444 G
Height to hinge pin		12' 1"	12' 2"	12' 6"	11' 9"
Dump Height		9'	9' 4"	8' 10"	9'
Bucket Reach		2' 10"	3'	3' 2"	3' 3"
Weight		19,124	19,996	21,998	24,887
Horsepower		110	103	123	124
Height to top of cab		10' 1"	9' 11"	10' 2"	10' 7"
Overall length		20' 11"	21' 4"	22' 6"	23'
Straight tip load		12,789	12,897	14,540	16,637
Full turn tip load		10,643	11,795	12,335	14,546
Hydraulic cycle times	*	25.26 Sec.	37.55 Sec.	11.5 Sec.	9.3 Sec.
Bucket size		2.0 YD	2.0 YD	2.2 YD	2.5 YD
Forks		60"	48"	53"	72"
Rear view camera	*	Yes	No	Yes	Yes
Auto bucket kickout	*	Yes	No	Yes	Yes
Radio		Yes	No	Yes	Yes
Creep speed	*	Yes	No	Yes	No
Work lights		Led	Halogen	Led	Halogen
Warranty Coverage		60 Month/2000 Hr EPT- HYD- Tech	60 Month/ 3000 HR	12 Months	60 Month/ 3000 HR
		Powertrain/Hydraulics/Technology	Powertrain & Hydraulics	Powertrain/Hydraulics/Technology	Powertrain & Hydraulics

Premier Warranty (full machine coverage 60mos/2000hr)	\$500	N/A	\$2,600	N/A
Price	\$168,000	\$164,500	\$182,000	\$174,720
TOTAL COST =	\$168,500	\$164,500	\$184,600	\$174,720
Sell Existing Loader to Street Dept	(\$20,000)	(\$20,000)	(\$20,000)	(\$20,000)
FINAL COST AFTER SELLING LOADER =	\$148,500	\$144,500	\$164,600	\$154,720

\* Please Note the standard CAT warranty is 12 months. Extended warranty is included in bid to include powertrain, hydraulics, and technology. For additional \$500 Premier warranty is essentially bumper to bumper covering AC, heat, wipers, etc.

\*\* Please Note the John Deere warranty is 60 months. This includes powertrain and hydraulics only. This does not cover technology, or any other aspect of the equipment.

# 3 EASY STEPS TO PROTECT YOUR NEW EQUIPMENT

You count on your Cat® machines to get the job done, day in and day out. Choose a protection plan that's just as dependable and long-lasting. EPP offers the only coverage designed specifically for new Cat equipment – giving you the highest level of repair cost protection available. Comprehensive EPP options protect your investment and your peace of mind.

## 1 SELECT YOUR PROTECTION OPTION

Choose from our **Powertrain**, **Powertrain + Hydraulics**, **Powertrain + Hydraulics + Technology** and **Premier** plans to get the exact age and hours for the protection you need.

**PREMIER** (includes all Powertrain, Powertrain + Hydraulics, and Powertrain + Hydraulics + Technology and Pro components listed below)

### STRUCTURES

Frame  
Boom & stick  
ROPS

### CAB

Steering Column  
Gauges/Indicators/Instruments  
Circuit Board  
Switches  
Relays

Dash Group  
Wiper Group  
Antennas  
Cab Air Conditioner & Heater  
Cab gauges/indicators/  
instruments/circuit boards

### OTHER MAJOR COMPONENTS

Quick Coupler  
Asphalt Paver Screed

### ELECTRONICS

Protection Devices & Alarms

### STEERING & SUSPENSION

Control Valve  
Suspension Cylinder

### ELECTRIC SYSTEM

Engine and all other wiring  
harnesses  
Alternator

Fuse/Circuit Breaker Panel  
Main Power & Start Relay

### OTHER MAJOR COMPONENTS

Refrigerant Compressor & Condenser  
Radiator  
Electric Starting Motor  
Engine Mount  
Fuel Tank  
Engine Oil Lines

**POWERTRAIN + HYDRAULICS + TECHNOLOGY** (includes all Powertrain and Powertrain + Hydraulics components listed below)

### CAT CONNECT™ TECHNOLOGY COMPONENTS – COMPACT™, GRADE™, PAYLOAD™, LINK™, TERRAIN™

Components covered under standard warranty that are factory or dealer installed prior to delivery

### TERRAIN

Displays  
Monitors  
Sensors\*  
Satellite Receivers  
Laser/Receiver

Integrated Joystick Buttons/  
Controls  
Machine Software  
VIMS (Vital Information  
Management System)  
Product Link™ System

Global Positioning System  
Electronic Control  
Suspension Control  
Cat Grade Control  
Speed Sensors  
Grade Control Sensor

Compactometer  
Payload Monitor System  
Autodig Control  
Computer Aided Earthmoving

**POWERTRAIN + HYDRAULICS** (includes all Powertrain components listed below)

### STEERING & IMPLEMENT CONTROLS

Hydraulic Pumps  
Hydraulic Motors  
Hydraulic Cylinders  
Hydraulic Valves\*

Hydraulic Accumulators  
Hydraulic Lines  
Hydraulic Hoses  
Implement & Steering  
Electronic Controls\*\*

Implement Electronic Control  
System Joystick  
Pilot Control Valve  
Hydraulic Tank  
Swivel

Hydraulic Oil Temp Sensor  
Hydraulic Oil Cooler  
Transmission Oil Lines  
Steering Gear & Valve

## POWERTRAIN

### ENGINE

Fan & Fan Drive  
Hydraulic Fan Motor  
Jacket Water Pump, Drive Group  
Thermostat/Regulator  
Timing/ Accessory Gears  
Timing Chain/ Belt  
Engine Oil Cooler  
Engine Oil Pump  
Engine Oil Pan Group  
Engine Oil Filter Housing/ Base  
Cylinder Block  
Cylinder Head Casting  
Crankshaft Main & Rod Bearings  
Connecting Rod  
Governor/Speed Limiter  
Pistons & Piston Rings

Camshaft & Camshaft Bearing  
Inlet/Exhaust Valve  
Push Rod Balancer  
Rocker Arm & Rocker Shaft  
Assembly  
Valve Cover & Base  
Valve Spring  
Valve Guide  
Flywheel  
Aftercooler Group  
Turbo charger  
Manifolds, Inlet & Exhaust  
High Pressure Fuel Pump  
Fuel Injection Lines  
Fuel Injection Pump  
Fuel Transfer Pump  
Electronic Control Module (ECM)

### TRANSMISSION, TORQUE CONVERTER & TRANSFER CASE

Transmission Case  
Transmission Gears  
Transmission Shaft  
Transmission Hydraulic Control  
Transmission Electronic Control  
Transmissions Oil Pump  
Transmissions Oil Filter Base  
Torque Converter  
Transfer Gear Group

### DRIVE TRAIN

Differential Case  
Differential Steering  
Axle Housing Assembly  
Axle Shaft

Drive Axle  
Final Drive Case/ Bore  
Final Drive Gears  
Universal Joint

### STEERING & SUSPENSION

Steering Linkage

### ELECTRONICS

Traction Control System

### BRAKING

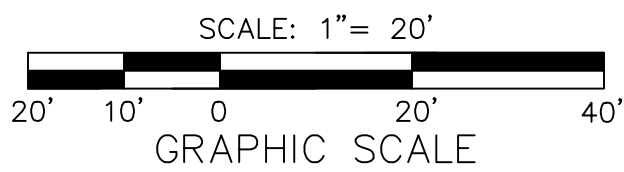
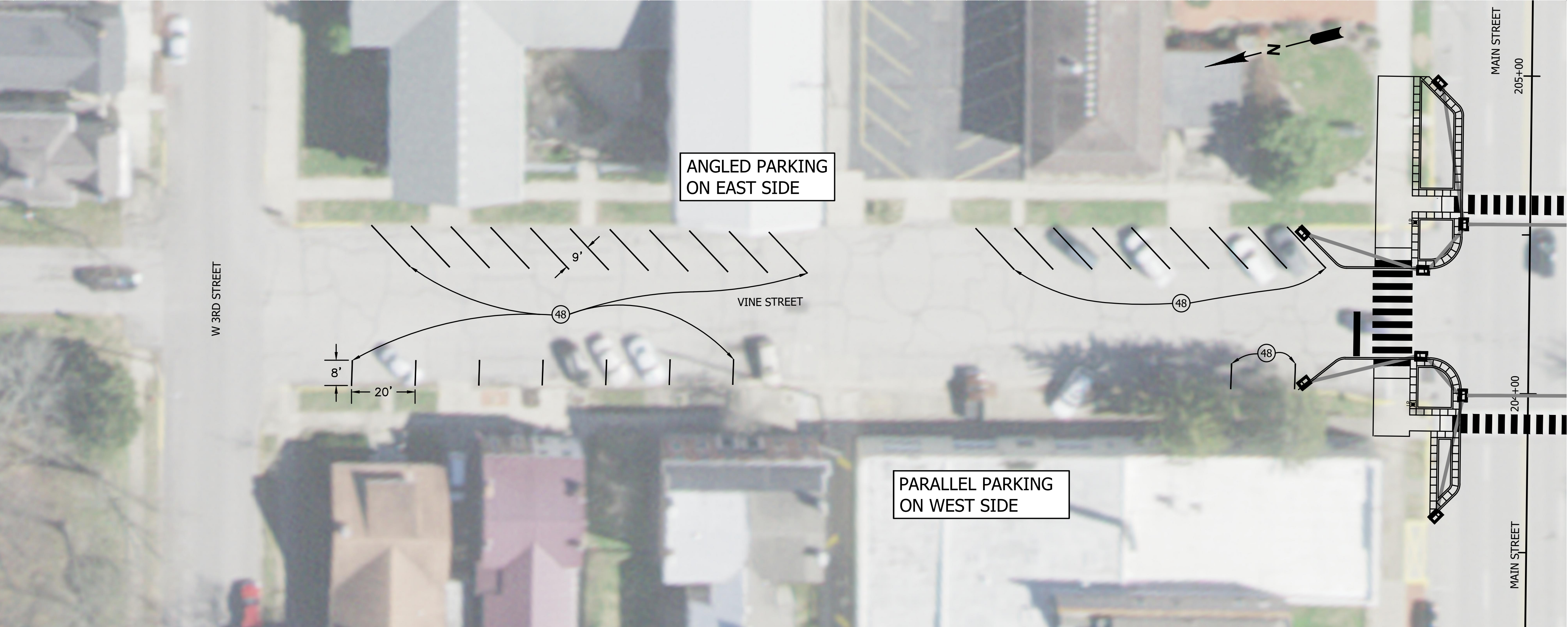
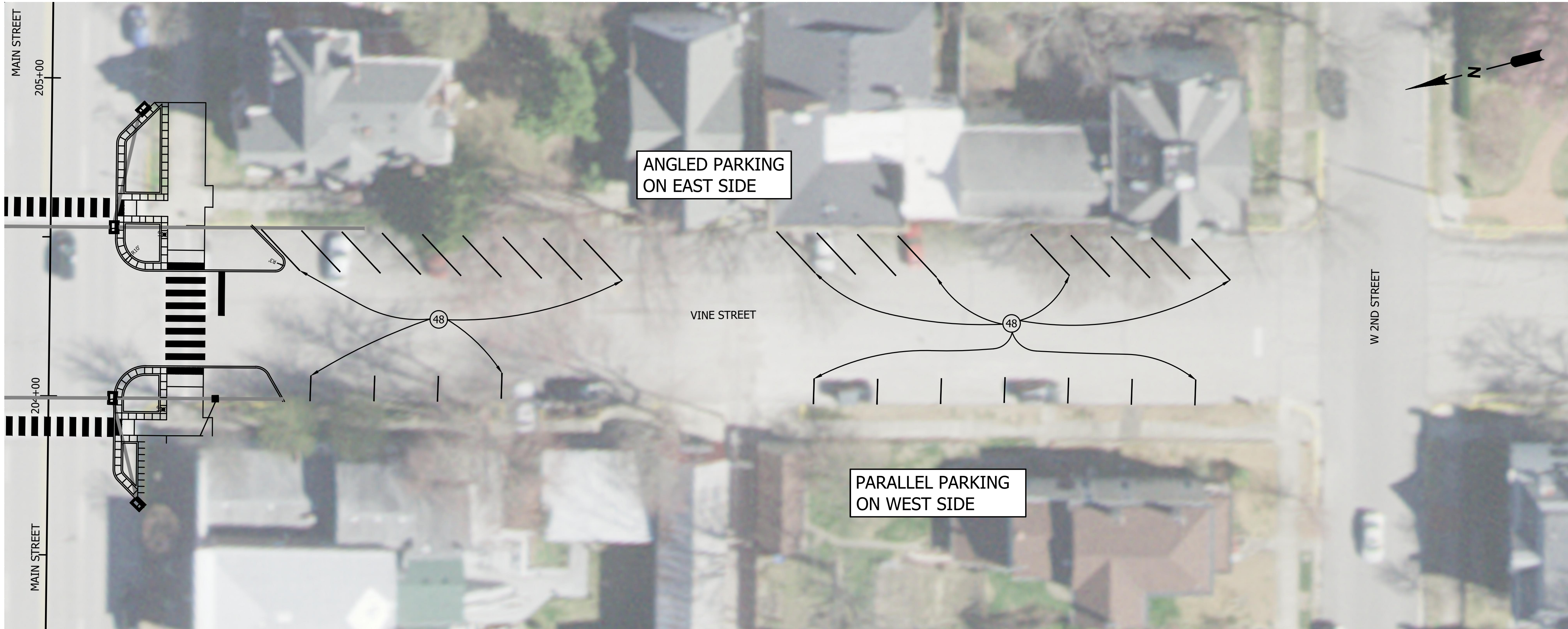
Brake Master Cylinder  
Control Valves  
Accumulator  
Parking Brake



NO.	REVISION	DATE
##		##
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##		##
##		##

P:\Projects\JTL\Active\250057-000R - Madison CDMG 2025-1 Paving Project\Drawings\250057 Prop Pmt Marking Design.dwg

PLOT DATE: 7/28/2025 @ 9:53AM



### LEGEND

- 48 Line, Thermoplastic, Solid, White, 4 Inch
- 50 Line, Thermoplastic, Solid, Blue, 4 Inch



CITY OF MADISON  
101 WEST MAIN STREET  
MADISON, IN 47250  
(812) 265-8300



## MADISON MAIN STREET INTERSECTION IMPROVEMENTS PAVEMENT MARKING PLAN SHEET - MAIN STREET & VINE STREET

Professional Engineer's Seal

Signature	Date
PROJECT NO.:	250057
DATE:	7/28/2025
CHECKED BY:	ARS
DESIGNED BY:	JGD
DRAWN BY:	SGH

DRAWING NO:

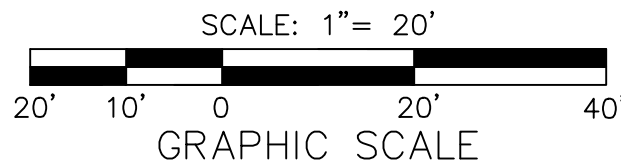
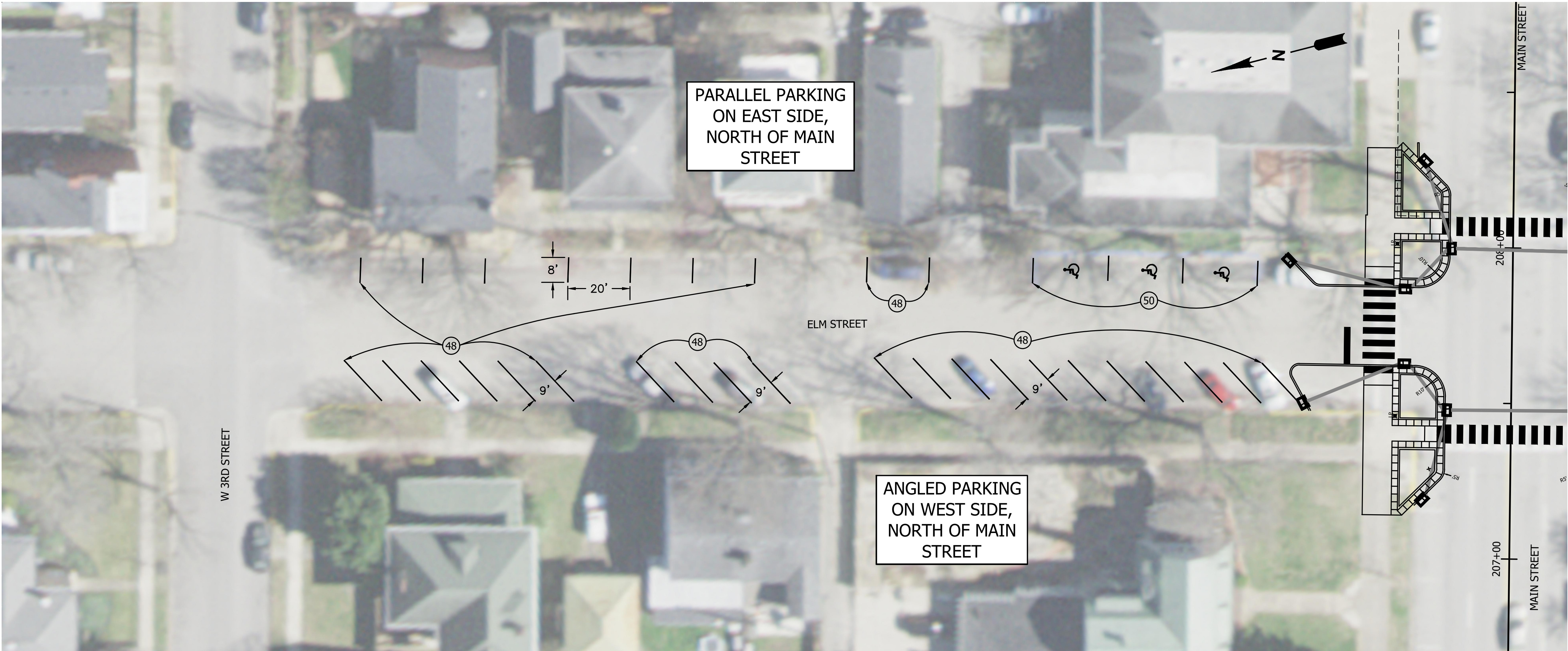
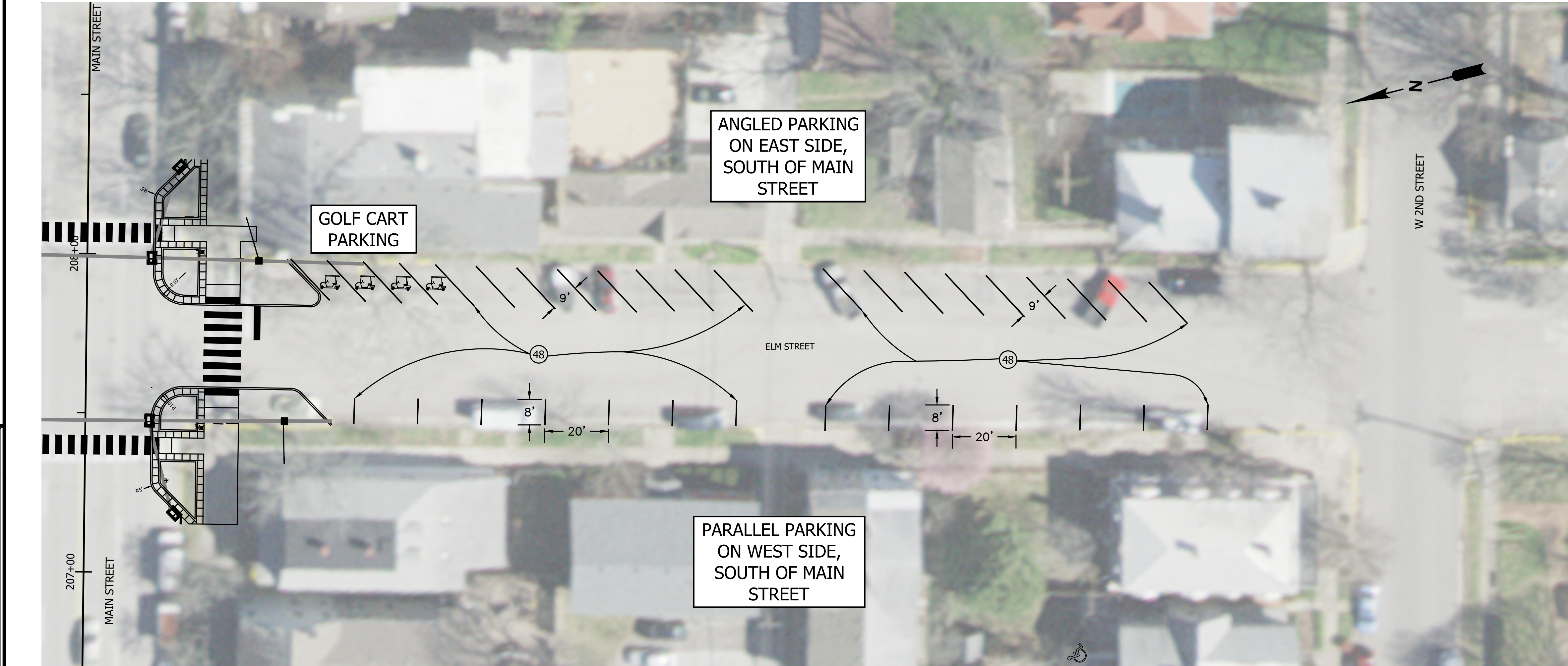
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NO.	REVISION	DATE
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PLOT DATE: 7/28/2025 @ 9:54AM



- LEGEND**
- 48 Line, Thermoplastic, Solid, White, 4 Inch
  - 50 Line, Thermoplastic, Solid, Blue, 4 Inch

MADISON MAIN STREET  
INTERSECTION IMPROVEMENTS  
PAVEMENT MARKING PLAN SHEET -  
MAIN STREET & ELM STREET



CITY OF MADISON  
101 WEST MAIN STREET  
MADISON, IN 47250  
(812)265-8300



JTL PRIME  
1829 EAST SPRING STREET, SUITE 201  
NEW ALBANY, INDIANA 47150  
812-945-9985 - WWW.JTLINC.COM

Professional Engineer's Seal

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

PROJECT NO.:	250057
DATE:	7/28/2025
CHECKED BY:	ARS
DESIGNED BY:	JGD
DRAWN BY:	SGH

DRAWING NO:  
**2**

SHEET 2 OF 2



**RESOLUTION 2025-38B**

**A RESOLUTION OF THE BOARD OF PUBLIC WORKS AND SAFETY  
OF THE CITY OF MADISON, INDIANA  
REGARDING A STREET CLOSING FOR NATIONAL NIGHT OUT**

WHEREAS, there has been a request filed by Shawn Scudder on behalf of the City of Madison, Madison Police Department, and the Madison Fire Departments for a street closing in connection with National Night Out to be held on Monday, August 11, 2025.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF PUBLIC WORKS AND SAFETY OF THE CITY OF MADISON, INDIANA, that Vaughn Drive between the west side of West Street and the east side of Poplar Street shall be closed from 4:00 p.m. until 8:00 p.m. on Monday, August 11, 2025.

BE IT FURTHER RESOLVED BY THE BOARD OF PUBLIC WORKS AND SAFETY OF THE CITY OF MADISON, INDIANA, that said street as closed shall be under the supervision and control of the City of Madison at the time noted above for the year 2025.

ADOPTED this 4<sup>th</sup> day of August 2025.

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Bob G. Courtney, Chairman

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Karl Eaglin, Member

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David Carlow, Member

(SEAL)

ATTEST:

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Shirley Rynearson, Clerk-Treasurer



## **RESOLUTION 2025-39B**

### **A RESOLUTION OF THE BOARD OF PUBLIC WORKS AND SAFETY OF THE CITY OF MADISON, INDIANA REGARDING A STREET CLOSING FOR THE MADISON FARMERS MARKET ON AUGUST 12, 2025**

WHEREAS, there has been a request filed Brittany Demaree on behalf of the Madison Farmers Market for street and sidewalk closings for said group in connection with the Madison Farmers Market to be held on Tuesday, August 12, 2025, from 5:00 p.m. to 9:00 p.m.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF PUBLIC WORKS AND SAFETY OF THE CITY OF MADISON, INDIANA that the following street and sidewalks shall be closed Tuesday, August 12, 2025, from 5:00 p.m. to 9:00 p.m.:

- 1) Southbound lane of Broadway Street from the north side of Main Street to the south side of Third Street; and
- 2) Sidewalks on the north side of Main Street from Main Street to Trinity United Methodist Church and 408 Broadway Street.

BE IT FURTHER RESOLVED BY THE BOARD OF PUBLIC WORKS AND SAFETY OF THE CITY OF MADISON, INDIANA that said street and sidewalks as closed shall be under the supervision and control of the Madison Farmers Market at the times noted above for 2025.

ADOPTED this 4<sup>th</sup> day of August 2025.

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Bob G. Courtney, Chairman

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Karl Eaglin, Member

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David Carlow, Member

(SEAL)

ATTEST:

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Shirley Rynearson, Clerk-Treasurer



## **RESOLUTION 2025-40B**

### **A RESOLUTION OF THE BOARD OF PUBLIC WORKS AND SAFETY OF THE CITY OF MADISON, INDIANA REGARDING PARKING SPACE CLOSING FOR THE MADISON FARMERS MARKET ON SEPTEMBER 9, 2025**

WHEREAS, there has been a request filed Brittany Demaree on behalf of the Madison Farmers Market for parking space closings for said group in connection with the Madison Farmers Market to be held on Tuesday, September 9, 2025, from 4:00 p.m. to 9:00 p.m.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF PUBLIC WORKS AND SAFETY OF THE CITY OF MADISON, INDIANA that the following parking spaces shall be closed Tuesday, September 9, 2025, from 4:00 p.m. to 9:00 p.m.:

- 1) The parking spaces on the east side of Jefferson Street between Jefferson Street and Second Street; and
- 2) The parking spaces on the south side of Main Street between Jefferson Street and the alley east of the Jefferson County Courthouse.

BE IT FURTHER RESOLVED BY THE BOARD OF PUBLIC WORKS AND SAFETY OF THE CITY OF MADISON, INDIANA that said parking spaces as closed shall be under the supervision and control of the Madison Farmers Market at the times noted above for 2025.

ADOPTED this 4<sup>th</sup> day of August 2025.

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Bob G. Courtney, Chairman

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Karl Eaglin, Member

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David Carlow, Member

(SEAL)

ATTEST:

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Shirley Rynearson, Clerk-Treasurer



## **RESOLUTION 2025-41B**

### **A RESOLUTION OF THE BOARD OF PUBLIC WORKS AND SAFETY OF THE CITY OF MADISON, INDIANA REGARDING CLOSING A PORTION OF BROADWAY STREET FOR A BROADWAY SCHOOL REUNION AND STREET DANCE**

WHEREAS, there has been a request filed by Mike Perry on behalf of the Eureka Lodge #30 for a street closing in conjunction with a Broadway School Reunion and Street Dance to be held on Saturday, September 20, 2025.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF PUBLIC WORKS AND SAFETY OF THE CITY OF MADISON, INDIANA, that Broadway Street between Fourth Street and Fifth Street shall be closed on Saturday, September 20, 2025, from 3:00 p.m. until 11:30 p.m.

BE IT FURTHER RESOLVED BY THE BOARD OF PUBLIC WORKS AND SAFETY OF THE CITY OF MADISON, INDIANA, that said street as closed shall be under the supervision and control of the Eureka Lodge #30 at the times noted above for the year 2025.

ADOPTED this 4<sup>th</sup> day of August 2025.

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Bob G. Courtney, Chairman

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Karl Eaglin, Member

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David Carlow, Member

(SEAL)

ATTEST:

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Shirley Rynearson, Clerk-Treasurer





# MADISON

*Indiana*  
Planning, Preservation and Design

101 W Main St  
Madison, IN 47250  
(812) 265-8324

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## PACE Total Approval

Jim Pruett has been approved by the Board of Public Works to receive a PACE grant for \$7500  
(amount) for the project at 123 Central Ave (address)

\_\_\_\_\_  
Signature (PACE Program Staff)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (Mayor)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (Board of Public Works and Safety)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (Board of Public Works and Safety)

\_\_\_\_\_  
Date

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## PACE Midpoint Check

I, \_\_\_\_\_ (Print Name), received a check for \_\_\_\_\_ (amount) from the PACE grant for the  
project at \_\_\_\_\_ (project address).

\_\_\_\_\_  
Signature (Applicant)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (PACE Program Staff)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (Mayor)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (Board of Public Works and Safety)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (Board of Public Works and Safety)

\_\_\_\_\_  
Date

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## PACE Final Check

I, \_\_\_\_\_ (Print Name), received a check for \_\_\_\_\_ (amount) from the PACE grant for the  
project at \_\_\_\_\_ (project address).

\_\_\_\_\_  
Signature (Applicant)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (PACE Program Staff)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (Mayor)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (Board of Public Works and Safety)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (Board of Public Works and Safety)

\_\_\_\_\_  
Date





# MADISON

*Indiana*  
Planning, Preservation and Design

101 W Main St  
Madison, IN 47250  
(812) 265-8324

## PACE Grant Approval

Property Address: 123 Central Ave

Applicant Name(s): Jim Pruett

### P.A.C.E. Review Committee

Date of approval: 1/14/2025

PACE Program Staff: Brenna R. Halcy

Grant Amount Approved: \$7500.00

### Mayor

Date of approval: 1-21-25

Mayor: B C

### Board of Public Works and Safety

Date of approval: 1-21-25

Board of Public Works and Safety Representative: Paul Egl

Date of approval: 1-21-2025

Board of Public Works and Safety Representative: David Carlson



# MADISON

*Indiana*  
Planning, Preservation and Design

101 W Main St  
Madison, IN 47250  
(812) 265-8324

## P.A.C.E. Preservation & Community Enhancement Grant Program Final Report

Purpose: Application is hereby made to request the funding from the PACE Program. Forms must be accompanied by at least four photos showing the progress and one photo of the front of the building. Copies of all paid invoices and receipts must also be submitted. If a Midpoint Report was submitted, only paid invoices and receipts after that report are required to be submitted with this form.

### APPLICANT INFORMATION

Date: 7/23/2025

Property Owner Name: Jim Pruett

Mailing Street Address: 304 Jefferson St

City: Madison

State: IN

Zip: 47250

Phone (Preferred): 812-701-1000

Phone (Alternate): 812-274-0660

Email: jimpruett@jimpruett.com

### PROJECT INFORMATION

Street Address: 123 Central Ave

Total Cost of Project (include all costs to complete the entire project): 31687.00

Estimated Date of Completion of Work: 7/11/25 - Final Completion

☐ Hilltop

☒ Downtown

### GRANT INFORMATION

☒ Rehabilitation  
(Downtown) Grant

☐ Curb Appeal  
(Hilltop) Grant

☐ Dilapidated  
Structures Grant

☐ Dangerous  
Buildings Grant

Total Amount of Grant Awarded (can be obtained from the office): \$ 7500.-

Was a midpoint report submitted for this project?

☐ Yes

☒ No

### DESCRIPTION OF THE PROJECT

Please describe the project elements that have been completed. If a midpoint report was submitted, only include the list of project elements completed since that report was submitted.

LP smart siding installed

☐ Additional pages are attached.





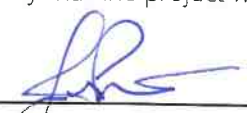
### DETAILED PROJECT BUDGET WORKSHEET

List all major tasks that have been complete of the Project. The P.A.C.E. Grant Program funds materials and labor. Please separate materials from labor. If a midpoint report was submitted, only include the tasks completed since that report was submitted.

Task #	Description of Work and/or Material Please Reference Appropriate Quote (Must be attached)	Total Task Cost	Amount of Grant Funds (50% max)
	SAMPLE: Lumber and supplies per sales ad from Lowe's	\$1,076	\$538.00
1	Can Do Maintenance	31687	15843.50
2			
3			
4			
5			
6			
7			
8			
9			
10			
11			
12			
	Totals	31687	7500

☐ Additional pages are attached.

I certify that the project was completed and that all required documents are included in my final report packet.

  
Applicant(s) Signature

7/23/25  
Date

**CAN DO MAINTENANCE**

714 JEFFERSON STREET(PO 84)  
MADISON, IN 47250  
+18122740800  
bcjohnson20@yahoo.com



**INVOICE**

**BILL TO**

Jim Pruett  
123 Central Ave.  
Madison, IN 47250  
amanda@jimpruettgroup.com

INVOICE 1796  
DATE 07/07/2025  
TERMS NET 10  
DUE DATE 07/07/2025

**GENERAL**

123 CENTRAL AVE

TEAR OFF EXISTING SIDING  
INSTALL NEW HOUSE WRAP  
INSTALL NEW LP SMARTSIDING,  
INSTALL 1x4 WINDOW TRIM, 1x6 HEADER, 1x4 CORNERS  
CLEAN UP & HAUL AWAY OUR DEBRIS  
Install soffit and fascia.

ITEM	QTY	UNIT PRICE	TOTAL PRICE
1	31,687.00		31,687.00

Payment may be mailed to: PO Box 54 Madison IN 47250  
TERMS: Remaining balance due upon receipt of invoice, 1%  
Service Charge will be added every 2 weeks past due.

**BALANCE DUE**

**\$31,687.00**



CAN DO MAINTENANCE

714 JEFFERSON STREET(PO 84)  
MADISON, IN 47250  
+18122740800  
bcjohnson20@yahoo.com



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DESCRIPTION	QTY	RATE	AMOUNT
123 CENTRAL AVE			
TEAR OFF EXISTING SIDING	1	31,687.00	31,687.00
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INSTALL NEW LP SMARTSIDING,			
INSTALL 1x4 WINDOW TRIM, 1x6 HEADER, 1x4 CORNERS			
CLEAN UP & HAUL AWAY OUR DEBRIS			
Install soffit and fascia.			

Payment may be mailed to: PO Box 84 Madison, IN 47250  
TERMS: Remaining balance due upon receipt of invoice. 1%  
Service Charge will be added every 2 weeks past due.

PAYMENT	31,687.00
BALANCE DUE	\$0.00
	PAID

130-198 Central Ave  
Madison IN 47250  
United States  
Bicentennial Park



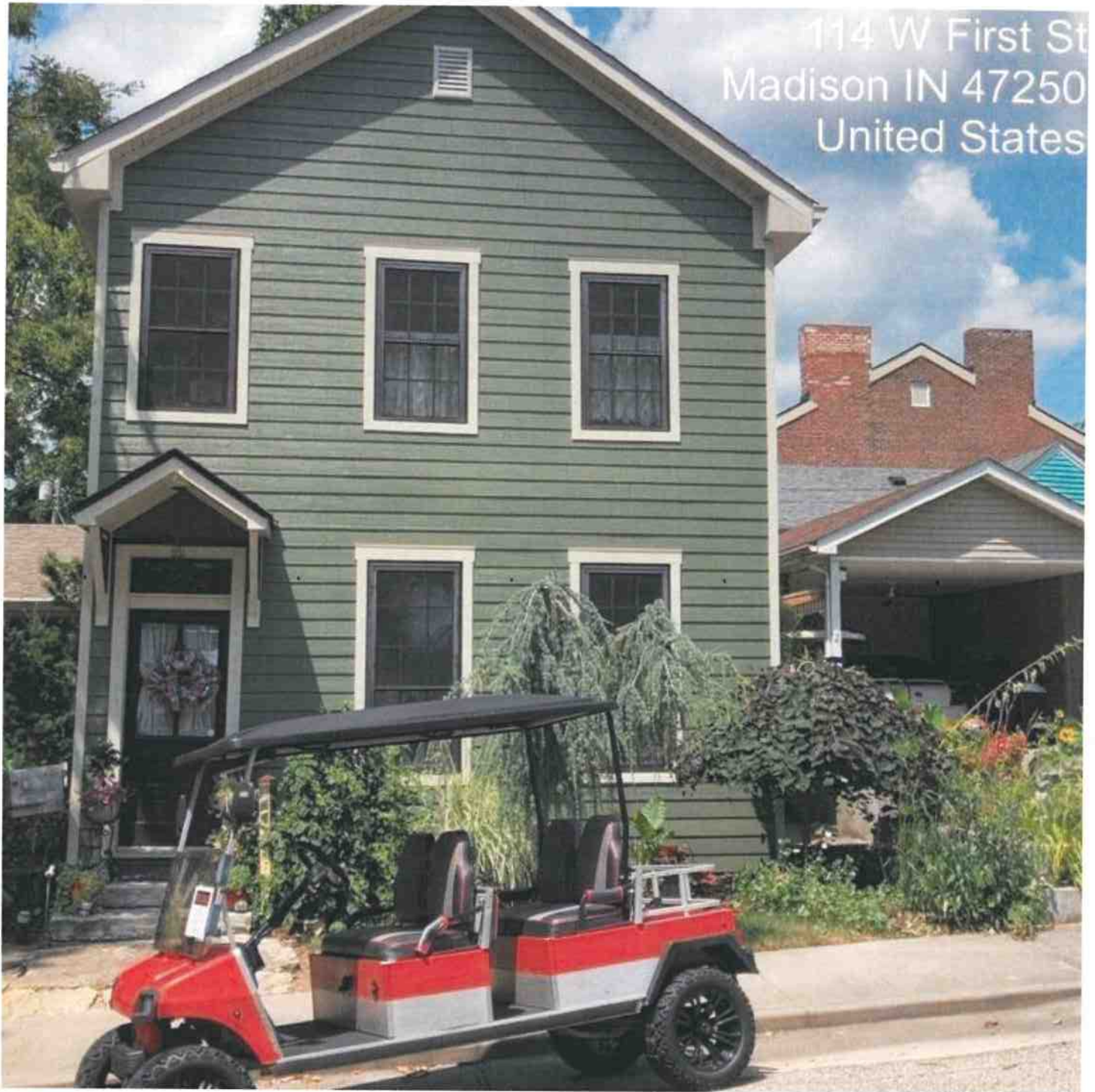


123 Central Ave  
Madison IN 47250  
United States

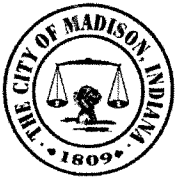




114 W First St  
Madison IN 47250  
United States







# MADISON

*Indiana*  
Planning, Preservation and Design

101 W Main St  
Madison, IN 47250  
(812) 265-8324

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## PACE Total Approval

Fewdal LLC has been approved by the Board of Public Works to receive a PACE grant for \$7500  
(amount) for the project at 304 Jefferson St. (address)

\_\_\_\_\_  
Signature (PACE Program Staff)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (Mayor)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (Board of Public Works and Safety)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (Board of Public Works and Safety)

\_\_\_\_\_  
Date

---

## PACE Midpoint Check

I, \_\_\_\_\_ (Print Name), received a check for \_\_\_\_\_ (amount) from the PACE grant for the  
project at \_\_\_\_\_ (project address).

\_\_\_\_\_  
Signature (Applicant)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (PACE Program Staff)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (Mayor)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (Board of Public Works and Safety)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (Board of Public Works and Safety)

\_\_\_\_\_  
Date

---

## PACE Final Check

I, \_\_\_\_\_ (Print Name), received a check for \_\_\_\_\_ (amount) from the PACE grant for the  
project at \_\_\_\_\_ (project address).

\_\_\_\_\_  
Signature (Applicant)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (PACE Program Staff)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (Mayor)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (Board of Public Works and Safety)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (Board of Public Works and Safety)

\_\_\_\_\_  
Date



# MADISON

*Indiana*  
Planning, Preservation and Design

101 W Main St  
Madison, IN 47250  
(812) 265-8324

## PACE Grant Approval

Property Address: 304 Jefferson St.

Applicant Name(s): Ferdal, LLC

### P.A.C.E. Review Committee

Date of approval: 1/14/2025

PACE Program Staff: Brenna R. Haly

Grant Amount Approved: \$ 7500.00

### Mayor

Date of approval: 1-21-25

Mayor: BC

### Board of Public Works and Safety

Date of approval: 1-21-25

Board of Public Works and Safety Representative: Karl Egle

Date of approval: 1-21-2025

Board of Public Works and Safety Representative: David Carlow





## P.A.C.E. Preservation & Community Enhancement Grant Program Final Report

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Property Owner Name: Jim Pruett

Mailing Street Address: 304 Jefferson St

City: Madison

State: IN

Zip: 47250

Phone (Preferred): 812-701-1000

Phone (Alternate): 812-274-0660

Email: jimpruett@jimpruett.com

### PROJECT INFORMATION

Street Address: 304 Jefferson St

Total Cost of Project (include all costs to complete the entire project): \_\_\_\_\_

Estimated Date of Completion of Work: 7/23/2025 - Final Completion

☐ Hilltop

☒ Downtown

### GRANT INFORMATION

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Buildings Grant

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☐ Yes

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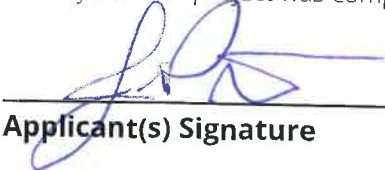
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Task #	Description of Work and/or Material Please Reference Appropriate Quote (Must be attached)	Total Task Cost	Amount of Grant Funds (50% max)
	SAMPLE: Lumber and supplies per sales ad from Lowe's	\$1,076	\$538.00
1	Glass Unlimited	17,699. <sup>37</sup>	8849.68
2			
3			
4			
5			
6			
7			
8			
9			
10			
11			
12			
	Totals	17,699.37	7500

☐ Additional pages are attached.

I certify that the project was completed and that all required documents are included in my final report packet.

  
Applicant(s) Signature

7/24/25  
Date

# GLASS UNLIMITED

807 Lanier Dr, Madison, IN 47250

(812) 273-3622

## SALES PROPOSAL

Jim Pruett  
eXp Realty  
Jefferson St  
Madison, In 47250

DATE: 10/8/2024  
ESTIMATE #: JP10032024  
REVISION #: 0

### SCOPE OF WORK:

Material and labor to supply the following: (4) SUN USA Clad Architectural double hung windows. Charcoal exterior. Bright white interior. Dual glazed SUN Advantage 270 glass. White sash locks w/flanged keeper. Full extruded charcoal screen. 5/8" SDL colonial grids w/shadow bar. 2H3V. Bottom sashes to be tempered glass.

304 1/2 Jefferson St - Kitchen(1) Bath(1) Office (2) - Total Estimate = \$10,999.38

Pricing also includes additional costs associated with exterior brick work and repair of the (4) openings. These costs include but are not limited to masonry, rough framing, equipment, and any caulking associated. Total Estimate = \$6,700.00

Price includes all miscellaneous items, caulks and sealants, and removal and disposal of old windows and jobsite debris.

SUB-TOTAL:		
ADJUSTMENTS:		\$ -
TAX:		INCL.
TOTAL PROPOSAL		\$ 17,699.38

### Standard Terms & Conditions:

1. Payment Terms - 50% Deposit Up Front Required. Payment in Full Due at Completion of the Work
2. All materials are guaranteed to be as specified.
3. All Work is to be completed in a working like manner according to standard practices.
4. Any deviations, or unforeseen conditions that require additional costs are not included and shall be executed only upon written approval to GUING.
5. All agreements are contingent upon strikes, accidents, and/or delays beyond our control. Including but not limited to manufacturer delays.
6. This Agreement shall commence on the date of approval and shall continue until the completion of the Services, unless terminated earlier as provided herein.

CUSTOMER SIGNATURE OF APPROVAL: \_\_\_\_\_

DATE: \_\_\_\_\_

Completed by: LR  
Reviewed by: \_\_\_\_\_





807 Lanier Drive  
Madison, IN 47250  
+18122733622  
sales@guimadison.com

## INVOICE

BILL TO  
Jim Pruett  
304 Jefferson Street  
Madison, IN 47250

SHIP TO  
Jim Pruett  
304 Jefferson Street  
Madison, IN 47250

INVOICE 25-074 F  
DATE 07/24/2025  
TERMS Due on receipt  
DUE DATE 07/24/2025

WORK ORDER  
25-074B

### DESCRIPTION

Material and labor to supply the following: (7) SUN USA Clad Architectural double hung windows. Charcoal exterior. Bright white interior. Dual glazed SUN Advantage 270 glass. White sash locks w/flanged keeper. Full extruded charcoal screen. 5/8" SDL colonial grids w/shadow bar. 2H3V. Bottom sashes to be tempered glass. Back (2) Back (1)  
304 1/2 Jefferson St - kitchen(1) Bath(1) Office (2)

Price includes all miscellaneous items, caulks and sealants, and removal and disposal of old windows and jobsite debris.

Thank you for your business!

SUBTOTAL	8,350.76
TAX	498.92
TOTAL	8,849.68
PAYMENT	8,849.68
BALANCE DUE	<b>\$0.00</b>
	<b>PAID</b>

### Estimate Summary

Estimate 25-074B	17,699.38
Invoice 25-074 B	8,849.69
This invoice 25-074 F	\$0.00
Total invoiced	17,699.37



304.5

JIM PRUETT  
GROUP  
real estate experts

BROKERED BY  
exp  
REALTY

812.274.0660

Agents:

Jim Pruett: 812.701.1000

Austin Ketcham: 812.592.4986

Terri Sulter: 812.801.6333

Ellen Stevens: 812.801.3969

304

JIM PRUETT  
exp  
REALTY

Commercial Mortgage

Call us at  
Mark Sherrill  
(502) 298-1177  
A Val's company

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