

**METROPOLITAN DEVELOPMENT COMMISSION
OF
MARION COUNTY, INDIANA**
Resolution No. 2024-R-015

WHEREAS, the Metropolitan Development Commission of Marion County, Indiana (the “Commission”) serves as the Redevelopment Commission of the City of Indianapolis, Indiana (the “City”) under IC 36-7-15.1 (the “Redevelopment Act”); and

WHEREAS, in that capacity, the Commission serves as the governing body of the City of Indianapolis Redevelopment District (the “District”); and

WHEREAS, the Commission, by and through the City of Indianapolis, Department of Metropolitan Development (“DMD”), has engaged in redevelopment activities supporting the Union Station (“Union Station”) Local Public Improvements Project (“the Project”); and

WHEREAS, in furtherance of said redevelopment activities within Union Station, DMD conducted a Request for Proposals, RFP-13DMD-2023-1 (“RFP”) and, by MDC RES 2023-R-037 passed on December 20, 2023, selected KennMar LLC as the qualified and responsive contractor to provide the required property management and maintenance services (“Services”) for the Project; and

WHEREAS, following that selection and contract process, KennMar LLC notified DMD that it lacked capacity to carry out the Services; and

WHEREAS, IC 5-22-6-1 allows a government body to purchase services using any procedure it considers appropriate; and, given the emergency nature/ urgent need to address property management, DMD has identified **Raven Commercial Group LLC**, (“Raven”) as a provider which has staff experienced specifically with property management of Union Station. DMD now desires to enter in to a one (1)-year contract for Services with Raven (“Agreement”) for an annual amount of \$72, 000 per year payable from all sources of funding available for such Services.

NOW, THEREFORE, BE IT RESOLVED THAT:

1. The Metropolitan Development Commission hereby authorizes the DMD to enter in to a one (1)-year contract with Raven Commercial Group LLC to provide Services for property management and maintenance at Union Station as described above for an overall contract amount not to exceed \$72,000.
2. The Director of the Department of Metropolitan Development is hereby authorized to execute the necessary documents to enter into the Agreement in accordance with this resolution and to do all acts and execute all other documents and instruments deemed necessary or appropriate by such official on behalf of the Commission so as to best accomplish the objectives set forth herein, and all actions heretofore taken by any such official toward the completion thereof are hereby ratified, confirmed and approved

Approved as to Adequacy & Legal Form

Sheila Kinney *SK*

Sheila Kinney, Asst. Corporation Counsel

Date: 7/11/2024

Metropolitan Development Commission

John J. Dillon III, President

Date: _____