

**Minutes of the Buildings, Lands, Vehicles & Equip.
Sheffield Lake, Ohio
November 5, 2009**

The regular meeting of the Buildings, Lands, Vehicles & Equipment was held Thursday, November 5, 2009. Chairman Steve Kovach called the meeting to order at 7 PM.

ROLL CALL OF MEMBERS:

Present: Kovach, Bring

Absent: Diebold (excused)

Attending: Law Director Graves, Concerned Citizens

READING OF THE MINUTES: *Motion by Bring/Second by Kovach to accept the minutes of the October 1, 2009 meeting. Yeas All.

CORRESPONDENCE: None.

PRESENTATIONS: Realtor Barb Miller representing Mike and Elka

Ioannidis. Realtor Barb Miller advised I live at 891 Harris Road and I have presented you with a letter that is in your materials I believe. I am representing Mike and Elka Ioannidis this evening and they would be interested in purchasing 2 segments of streets that have never been put in and are abandoned or I don't know what the correct terminology is. They are adjacent to property that they own already, if you would approve of the purchase of these then they could begin generating tax income for the city and not be a responsibility to the city any further. Mr. Bring asked why do you want the property? Realtor Barb Miller answered they would like to join it with their other lots to be able to sell them to make buildable lots out of them. Mr. Bring asked you are still thinking about selling the restaurant though right, would this be part of this? Realtor Barb Miller answered no that would not be part of this. Mr. Bring asked this is something totally different? Realtor Barb Miller answered yes totally separate. Law Director Graves stated I am a little confused as to what parcels they are wanting to purchase? Realtor Barb Miller answered just the street pieces, the ones that are highlighted. There was a brief review of highlighted drawings. Law Director Graves noted the old electric interurban railroad? Realtor Barb Miller answered they do not own that, they are not interested in that and that is owned by someone else. Law Director Graves stated just looking at the street parcel. Realtor Barb Miller answered the street parcel only. Law Director Graves asked what is this down here highlighted on Madison? Realtor Barb Miller answered that is another parcel that they are interested in purchasing. I guess I am not exactly sure either how this process works because this is my first time and don't know if there is

something else that we need to consider or look at or what have you. I am just looking at the property has been sitting there, it is wooded and has never been used. Is there a plan to put those streets in? Chairman Kovach explained that is a paper street but it is not abandoned in the sense that you think. Once it is vacated that would be that area and that isn't even really an abandonment, it is just a vacation of it. Realtor Barb Miller stated okay I am not sure of the right terminology. Law Director Graves advised we will give you a copy, I ran it off for you tonight of the city ordinance 137.13 that spells out the whole procedure for it and this committee can give you a little bit of an idea of how they would be leaning but then it has to go through Planning Commission and ultimately through City Council if they would wish to vacate that portion of the street. You know we talked about this before in that when the city actually vacates a road right of way, it wouldn't even be something that would be purchased it would just automatically revert to the adjacent property owners. So when we would vacate a road right of way, basically it just splits to the adjacent property owners. So if they chose to vacate this I don't even think there would be any purchase, it would just go to the neighboring property owners. Since you already owns the property, so it would be split down the middle. Realtor Barb Miller asked is there another place we need to talk with. Chairman Kovach asked does that defeat the purpose of what they are trying to accomplish here because if that gets split in 2 because of a vacation. There was a brief review of which parcels the Ioannidis owns – there was a brief discussion. Realtor Barb Miller was advised of procedures and also going before Planning Commission. Mr. Bring asked have we vacated any other part over there – Hawthorne? Law Director Graves answered Oakwood, the last time we sold the easements but we didn't actually vacate them. We vacated part of Pleasantview for Kolleda for his pole barn over there? Mr. Bring answered yes, that was part of the road. Realtor Barb Miller advised there have been pieces I know off of Treadway that other people have had further down that I don't know whether that is Ferndale extension or whether it is whatever. But I do know that there are people over there who own more property, I didn't know how it happened or what. Mr. Bring advised the only thing that I have a problem with is that one time somebody else had asked about something, drainage and stuff is what Bill had talked about the last time somebody had actually presented us with vacating that property and that was when we were doing the stormwater utility. I know that was a number of years ago but he was pretty adamant about though. That is the only thing that I would have a problem with though and I would have to actually before I would make a commitment on that I would have to find out more of what their thought process is for drainage. It is kind of down there where they were going to think about putting an outfall in at one time, we haven't done that because that was directly across the street right there which was kind of where Diana lives which was across from Treadway. But they have to inter-connect all those streets there for drainage and I don't know. Like I said the last time we talked about it Mr. Gardner was very

adamant about drainage in there. I would want to find out more about that before I would say anything. Do you remember any of that Steve or no? Chairman Kovach asked wasn't that outfall supposed to go down Park? Mr. Bring answered yes. Chairman Kovach asked was that going to come off of a tee wasn't it? Mr. Bring answered yes. Chairman Kovach asked I believe, wasn't the main going to come down Lafayette? Mr. Bring answered yes I think it was going to run right down the center, like they did sort of with Cove Beach. Realtor Barb Miller asked so do you think that the city might need to hang onto that property in order to put a tee right underneath that piece or what? Mr. Bring answered it is more for the drainage so I don't know, that is what I have to find out because those roads back there all need to be drained and like I said originally there was a plan to put an outfall there and we nixed that idea for right now because of the costs. But it was still in the plan I think originally to go right out Park Street there. Realtor Barb Miller asked so what is involved with that process? Chairman Kovach advised I would recommend that you still move to the first phase and go before Planning Commission. Law Director Graves stated you have already made the presentation to the Building Inspector and then next it will go to Planning Commission and have them give an up or down and then come to Buildings and Lands and then to City Council. Realtor Barb Miller asked you guys are going to be investigating it as we are getting on different ones schedules is the deal? Law Director Graves stated I think the factors are whether or not that is ever going to be paved, whether it would be interfering with any drainage and the city as a whole policy with vacating and eliminating city property – you know there is some opposition to that. But if that is all not an issue then it wouldn't be a problem and ultimately if it is approved like I said there is a very good chance that it wouldn't even be something that you would have to pay for, it would just revert to adjacent property owners. The only problem with that is this section over here half of this is going to revert to Dennis. You would have to go to Dennis Volick. Realtor Barb Miller advised no another lady owns that. Law Director Graves asked I don't understand is this a little sliver parcel here and then nobody owns this? Realtor Barb Miller answered yes. Law Director Graves advised again looking at this, this might not be owned by anyone – this might be owned by city property. Realtor Barb Miller answered no that is owned by somebody, that is owned by somebody else. Law Director Graves advised ordinarily when that would be vacated they would give it a parcel number which is probably what happened here. Realtor Barb Miller stated on this map, the county isn't right on top of those. Who knows, it might be every 20 years that they update it I am not sure. Chairman Kovach advised well like I say you have got an outline as to the procedure and I would see about getting in front of Planning. Realtor Barb Miller stated so as we are working our way through, we will keep in touch with you guys or what? There was a brief discussion on sending them to the next Worksession which Mr. Bring advised he needed some answers first before going there.

OLD BUSINESS:

Shoreway Shopping Center – Chairman Kovach advised I see Rax’s is down. It is going to be a green space next.

Nature/bike trail, Covered Bridge – Chairman Kovach advised has been paved. Mr. Bring asked is it to Ferndale? Law Director Graves answered they started on both ends, the middle is missing. It is paved from Ivanhoe to Ferndale but Ivanhoe to Richelieu it is not. Chairman Kovach stated it is a work in progress. Law Director Graves stated it is working, as they find some more money they will complete. I can’t wait until it is all done, it is going to be so nice. They are going to order a sign and light post. Chairman Kovach asked where is that going – the bridge? Law Director Graves answered yes, there is actually a stake in the ground where it is supposed to go about half between the covered bridge and Lake Road.

General maintenance in city buildings (lights, furnace, filters, ceiling tile, hot water tank) – Chairman Kovach stated I am going to assume that everything is pretty much up to snuff at this point. Mr. Bring advised we still haven’t got any kind of reports back as asked. Law Director Graves advised they are mostly moved into that other new building over there, the new service building. Mr. Bring answered I have been over there, I actually went through there a couple of weeks ago – very nice.

NEW BUSINESS:

Hot water supply for downstairs for Councils sink – Mr. Bring advised I haven’t heard anything about that, I know they looked at it but I don’t know.

Animal Shelter; refurbishing or rebuilding – Mr. Bring advised I am going to contact Amvets on that and I am going to find out how much that costs. We got to give him a little time to work on that. Chairman Kovach stated we are not going to do anything in the winter and that will probably be our start up project for the spring.

CITIZEN’S COMMENTARY: None.

MEETING ADJOURNED: With no further business before this committee, Motion by Bring/Second by Kovach to adjourn at 7:25 PM. Yeas all.

CLERK OF COMMITTEE AFFIRMATION: This Meeting Of The City Committee Of The City Of Sheffield Lake, Ohio Was Held And Conducted Under All Rules And Regulations Governing The Sunshine Laws Of The State Of Ohio As They May Apply. All meetings are recorded and available in council’s office.

CLERK OF COMMITTEE

Kay Fantauzzi

I, Kay Fantauzzi, duly appointed Clerk of Committee
Of Sheffield Lake DO HEREBY CERTIFY that this
Is a true and exact copy of the Minutes of Committee
Of November 5, 2009.

CHAIRMAN OF COMMITTEE

Steve Kovach

PRESIDENT OF COUNCIL

Edward R Podmanik

and/or

COUNCIL PRO TEM

Richard Rosso