

**Buildings and Lands Committee meeting**  
*Sheffield Lake, Ohio*  
**January 8, 2015**

This regular meeting of the Buildings, Lands, Vehicles and Equipment Committee was held Thursday, January 8, 2015. Chairman McCullough called the meeting to order at 7:02 PM.

**ROLL CALL OF MEMBERS:**

Present: McCullough, Kovach, Erdei, Mayor Bring  
Absent: Service Director Smith, Law Director Graves

**MINUTES:** December 4, 2014 - \*Motion by Erdei/Second by Kovach to accept the minutes with any corrections. Yeas All.

**PRESENTATIONS:** None.

**CORRESPONDENCE:** None.

**OLD BUSINESS:**

A) Shoreway Shopping Center – Mayor Bring advised we are still having a few problems over at the Driftwood Café with some leaks. We don't know what is causing them but we had a few of them behind the hood so we are checking into that. There is a seam up there and we think because it froze that it lifted. We have had the roofing guy up there again so it is an on-going problem. We are trying to correct that problem. We have some interest in the Bowling Alley and we had somebody over today to give us an estimate and figure out how much it is actually going to cost to get it all up to snuff. We met with some people the other day to look at it, we are just getting an idea now on what it would be to get that thing up and running. When Speedway was put up over there, the blocks for the building; they had several pallets left over – those red blocks. They have donated them to us so we have them over here. So Pat and I were talking of dressing up the front entrance way at the Water Department so we are probably going to use those blocks. We took down those green cement barrier things, we took those down and we are going to end up putting those blocks up to dress it up a little bit better. This summer we are going to pour the entrance of concrete right there and make that look a little better and probably re-skin the face of that Water Department and then on that flat roof there maybe put a pitched roof in there. So we will maybe dress that up a little bit better and make it look a little bit nicer over there and insulate those walls a little bit better over there. The plow trucks, knock on wood we have been doing very well with those. Our mechanic, this past summer fixed 3 front-ends on vehicles, put a new back on for the automatic feeder which he redid all of that also. That costs about \$6000.00, he redid all of that and put a new bed in that. He has been fixing just about everything and I will tell you that we are pretty much caught up and it has been a huge help. So as far as the

vehicles we are in pretty good shape right now but we did put a ton of money into all that stuff which has been neglected. Some of the vehicles have not had their oil changed in 9 years. That was more than one of those because there is a filter on one there that we back checked. So things are a lot better with those vehicles. If anyone says anything about the old bank there that there is a bunch of furniture in there, we are storing that for a non-profit organization temporarily. So there is nothing really going on but there was like 5 or 6 people asking what was going on when we were doing this. We had a break over there on Thelma so we went and rented one of those skid steer's with one of those front-ends on it to break concrete because underneath the road over there is 8 inches of concrete and we have several place like that. So I think we are going to purchase one of those for our skid steer, it probably would have taken the guys; we had 4 large holes to do and it would have probably taken about 12 hours to do that by hand and they did it in about 2 hours with that machine. So I think that is probably going to be one of our next purchases and we are kind of looking to see if we can get one of those either from a rental place that is going to upgrade or purchase something new. I think that would be a tremendous savings and instead of being out there with that 80-pound jackhammer freezing your butt off these guys are actually in the skid steer. Chairman McCullough stated the same company that ran the auction for the Bowling Alley, they have equipment from time to time and they just sold one of those. Mayor Bring advised we have a couple of people looking into that and we are going to try to get the best price that we can. We don't want something that is really beat up. Chairman McCullough stated I was going to say I think they stole that because it went pretty cheap, I want to say \$300 or \$400.00. Mayor Bring stated so that is kind of what we are looking for now. That skid steer is actually a very good machine so there is a lot of different attachments that you can put on there so that is what we are doing. Chairman McCullough stated people don't realize Swiss army knife is exactly what it is. Mayor Bring advised it is about saving time and also with the manpower. There was further discussion on the leak on the Driftwood hood and possibilities. Chairman McCullough asked on the Bowling Alley would possibly the perspective tenant do the repairs in lieu of rent? Mayor Bring answered that is what we are trying to figure out. Chairman McCullough stated you brought the break on Thelma and I know this isn't Roads & Drains – did they have 2 more breaks? Mayor Bring answered we had 1 break at the south-end of the street and then we had 4 of the valves that went bad because when they turned them on they all broke and that is what was leaking. Chairman McCullough stated okay then maybe it was Erieview because one of the residents said that water was running down the street yesterday morning. Mayor Bring answered yes that is the valves. Chairman McCullough asked those are all fixed? Mayor Bring answered no we fixed one out of four

because it is pretty intense to go and do this. We got the stuff broke out but they have to go down and replace all that so they fixed the one and it has been so cold out that we said just cool it for right now. It is just so cold for those guys to be out there working and it just makes it 10 times harder and there is not a lot of water leaking and we have been salting it. Councilman Erdei asked for the guys working at night on these breaks and that and I know I have brought it up before about some more lighting for them. Mayor Bring answered yes I have already started pricing some of that out, we are going to do that too. The new lights are LED lights and they don't take a lot of energy so we may get a unit that is separate and completely runs by itself or we may get a generator and plug in – we don't know yet but we are looking into that. We already talked about that in the fall. Councilman Erdei asked the bowling alley roof – that doesn't need to be all redone? Mayor Bring answered we had that looked at last year and it was leaking but the problem was the back side of the building where there were a whole bunch of trees and stuff growing in even into the gutters and impeding the flow and the water was running down behind that wall. Then one of the parts that was flipped up was the flashing and the water was running into it. That was repaired and we haven't had any leaks. Actually when you walk in there it is 100% better as far as smell. Councilman Erdei asked was that one of those floating rubber roofs; is that on the Shoreway or the Bowling Alley? Mayor Bring answered the problem is yes but then the other problem is they went over an existing one which they never should have done – they should have torn it off. They took the cheap route out. I looked into; there is a process that you can actually foam the roof which is an insulating foam but it also seals it. That doesn't add hardly any weight to the roof but it is a little bit expensive but right now if you turn the roof off of Shoreway and do that then you are looking at \$600,000 to \$700,000.00 and that probably isn't feasible for us to do. So we do the foam, I looked into it last year and everybody said it works but the problem is when you do that your mechanicals and stuff – you have to make sure everything is in pretty good shape because otherwise you really can't tear everything apart because you will be back to square one.

- B) General Maintenance – noted above.
- C) The Bike Trail – None.
- D) Joyce E Hanks Civic Center – None.

**NEW BUSINESS: None.**

**CITIZEN'S COMMENTARY: None.**

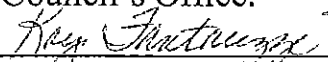
**MEETING ADJOURNED: With no further business before this committee,**

**\*Motion by Kovach/Second by Erdei to adjourn at 7:15 PM. Yeas All.**

**CLERK OF COMMITTEE AFFIRMATION:**

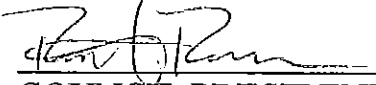
This Meeting of the City Committee of the City of Sheffield Lake, Ohio, was held and conducted under all Rules and Regulations Governing the Sunshine Laws of

the State of Ohio as they may apply. All meetings are recorded and available in Council's Office.

  
\_\_\_\_\_  
CLERK OF COUNCIL/COMMITTEES  
*Kay Fantauzzi*

  
\_\_\_\_\_  
CHAIRMAN  
*Kerry McCullough*

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 the Buildings & Lands Committee of January 8, 2015.

  
\_\_\_\_\_  
COUNCIL PRESIDENT  
*Rick Rosso*

*and/or*

\_\_\_\_\_  
COUNCIL PRO TEM  
*Alan Smith*