

Buildings, Lands, Vehicles and Equipment Committee
Sheffield Lake, Ohio
February 1, 2018

This regular meeting of the Buildings, Lands, Vehicles and Equipment Committee was held Thursday, February 1, 2018. Chairman Erdei called the meeting to order at 7 PM.

ROLL CALL OF MEMBERS:

Present: Erdei, Gee, Radeff

Attending: Mayor Bring, Superintendent Hastings, Law Director Graves,
Park Board Gee

MINUTES: January 4, 2018 - *Motion by Gee/Second by Radeff to accept the minutes with any so noted corrections. Yeas All.

PRESENTATIONS: **None.**

CORRESPONDENCE: **None.**

OLD BUSINESS:

A) *Shoreway Shopping Center* – Mayor Bring advised if you look at the façade on the shopping center down at the far end where it was kind of cut off a long time ago. That has been repaired and fixed and looks real nice. They are still obviously working on Goodwill inside, they are going to do the floors probably next week sometime. The Laundromat, we have some issues with the gas line and a few other problems there because of the amount of gas that is actually needed for the dryers so Pat has been working on that to get that straightened out and the electric coming into that is going to be a very large cable so he is also working on that. We didn't realize that it was going to have to be that much. We have had a number of leaks over at Rite-Aid. We did a large patch over at Apples last year and I think we are going to end up doing the same thing over at Rite-Aid because the patches just aren't working. It is getting a little embarrassing over there, I know that Rite-Aid employees are getting a little frustrated. So, we are going to look at doing a large section up on the roof to repair that. Chairman Erdei stated you mentioned before that you might do sections of the roof over? Mayor Bring answered that is what we have been talking about and Mr. Hastings has been trying to get some pricing for that. Again, we have put quite a bit of money into the Goodwill over there, so we have

to be very careful in what we are spending. Also, in retrospect we have to make sure that the tenants who are renting off of us are able to run their business without having water buckets all over the place. So, we are going to take a look at that and as soon as the weather gets warmer we will get going on that. The Goodwill is going to put a new sign up underneath the old Shoreway Shopping Center sign that is up there. We have the LED sign which we are going to take down. We had someone who was using our WIFI so we took that down and that unit is not working right at the moment. So, we are going to take it down and get it repaired and then look at putting it up at an area where it is a little bit lower and then making it look a lot more attractive because where it was at just wasn't working. Then the parking lot in front of Goodwill is deteriorating so we are probably going to let that go for this next year but we are going to have to address that because it is holding water and it is starting to unravel. We have had a lot of areas with this winter with the very heavy freeze that has busted up a lot of our areas there, especially in the parking lots and roads. Chairman Erdei asked are they going to have a sign up above Goodwill? Mayor Bring answered where the store is – yes but they are also going to have one out front. Chairman Erdei continued that access, where they put those doors in, are they going to concrete that or just asphalt it? Mayor Bring answered we had to dig that out because there was water going in there and Mr. Hastings had a drain over there by the open grass area, so one of our workers cut across there and they are going to put some pipe in. They just temporarily filled that area right there. Then where Goodwill is going we are going to pour concrete, trying to get some elevation to make sure that all works out. Member Gee asked any new news for the Day Care? Superintendent Hastings answered yes, I am meeting her tomorrow, I just talked to her two hours ago. They are ready for inspections and that will be through the Building Department, the Fire Department, the Health Department of the State of Ohio which they have to be licensed to operate. That will commence soon, they have had a lot of illness in the family/some death in the family and that has been the delay. Chairman Erdei asked have you heard anything about the bowling center? Superintendent Hastings answered we are still working lightly with a gentleman who is interested in bringing investors in to turn it into a rec center. So, it is preliminary and he has been through several times and we have it totally gutted now to the block. We have started working on the trees around the building so that we can improve the exterior drainage, it is still a process in motion. Chairman Erdei asked the gentleman that was in here for the storage units, is he still serious about that – Josh? Mayor Bring answered we are still serious about

that and then also, the vacated road; we are talking about having that road actually be a road again. I know Mr. Hastings is also working on that also. But yes, he is still interested or trying to figure out exactly how is going to proceed. We had to move it towards the south because the area that we had originally had hoped to put that, there is a main water line going through there. So, we can't set a building on top of that, so we pushed it forward. Member Gee asked is that going to effect it much by having to move it? Superintendent Hastings answered no, it just swallows more of the grass space up but the issue is complex but the city has proposals to do a lot split. However, the Mayor under the advice of the Law Director certainly wouldn't entertain spending all of that money unless we have some kind of commitment, but we also need to understand as David explained our ability to sell and publicly bid, I believe that is our latest research effort. Chairman Erdei asked that parcel is almost 3 acres? Superintendent Hastings answered yes.

B) **General Maintenance** – Mayor Bring advised that is all going well and I think we ordered the material for that shed roof over by the Service Department where the mound is. We did order that so, when the weather gets good we will set down and do the drawings, so the Building Inspector can okay us to go forward with that too. Chairman Erdei asked the front of the Service Department, are you just going to paint that? Superintendent Hastings answered we have always had the plan of doing a metal overlay, it is just time. Chairman Erdei stated the last time we talked, you said you might just spray and make it look decent. Mayor Bring advised it doesn't look that bad right now but we are going to reskin that and do that. But our guys have been doing all kinds of other things. Not to get off topic, but some of the streets where all the trees were overgrown we have had the guys trimming all of those so that our guys trucks can down without knocking a mirror off and making it look a lot better. That is taking a lot of time up, we have had a lot of snow off and on and we have had several water breaks and some other things. Member Radeff asked did the city recently go down Irving Park and cut off branches. Superintendent Hastings answered yes. He continued with list; Irving, Thelma, Kenilworth, Knickerbocker. It impacts not only our trucks but BFI as well because quite often they're equipment has to find to go around, also school buses. It is all in the public right of way for which we have actually had a lot of compliments and thanks. Member Radeff advised it looks really good.

C) **Joyce E Hanks Civic Center** – Superintendent Hastings advised I just got a fresh coat of paint today because I sent in some of our younger guys to

do some spot painting and they were convinced that that color of brown was going to fade and it didn't when it dried. So, they effectively painted 34 squares of all these patches only for it to dry. So, I sent in the "A" team to repaint the entire room today. Chairman Erdei asked was that the west room? Superintendent Hastings answered yes, the big room. But everything else is going good there. We will be having discussions with an architect and the county on moving forward on the grant. Member Gee asked I was told that there is issues with the oven there? Superintendent Hastings answered not that I am aware of, nobody has told me. Member Gee stated the one cooking class that is there was told there is major problems with the oven, it doesn't heat right and it doesn't always come on. It was the first I had heard anything of that. Superintendent Hastings stated me too and I work there. They are very guarded to the convection oven and it belongs to the Office on Aging and not the city and it is locked. The other one is available to the community, to the residents, to the renters, to the cooking class and as far as I know it works fine. They do shut off the gas from time to time and I will confirm that tomorrow. Member Gee stated I think they were told that it doesn't work and a new one has been ordered. Debbie Suarez is who told me that and I told first I had heard and that didn't make sense and I would ask. Superintendent Hastings advised we had talked about a new one at a greater capacity but not because the one that is there is not working. I have gone and lit that pilot for them in advance of that class because sometimes they do shut down the gas.

NEW BUSINESS: Superintendent Hastings stated I have one regarding vehicles and I haven't even had a chance to tell the Mayor as it happened today. The LA1000 is a 5-ton snow plow that we use as a backup plow. Mayor Bring advised yes, you told me. Superintendent Hastings continued it is also used as a primary front runner for leaf collection and tree trimming, it is 27 years old and more then eligible for historic plates. It has blown the radiator and the air tank, we are looking at several thousand dollars again and quite frankly I am going to have a conversation with the Mayor about whether it is worth it. It is very old and it is the reasons that the city bought a new plow truck and knowing it was coming, it has come. The problem is it will be a significant loss to the fleet. So, just so you are aware, it is on the agenda short list. Chairman Erdei asked I have one question for you and we have been talking about it, on the vac truck and you said it is getting up there in years and you don't know how much longer we are going to be able to use it plus the camera for the sewers. Have you done any checking into that?

Superintendent Hastings answered I did all the research in advance of the study that I presented to Council to increase rates and part of the funding for that is that equipment. The truck runs fine, I am trying to be preemptive, but it does have mechanical failures. I was just on a water break about 3 in the morning and we couldn't get the water lines running, I mean I know some tricks to the trade and we got it going but it is just a sign of age. It is a very critical piece of equipment, so I am just trying to be preemptive in that and I don't want that discussion to be as severe as the LA1000 I just explained. There is some value into trading them, it is over a decade old now. Mayor Bring added the camera that he wants ranges from \$60,000 to \$80,000, so that is going to be a big chunk of change. We are looking into funding and everything else but it is a vital tool also. Superintendent Hastings explained it identifies the I&I in the city. When we hired a company for one lateral on Lake Breeze during that project to go from me to you - \$700.00. So, the cost is profound when that street alone is 4000 feet. So, if you do one street it is very expensive. It would eliminate our operating budget every year doing one street in sewer with camera inspecting or you buy the equipment via a maintenance program which is what I put in my report.

CITIZEN'S COMMENTARY: None.

MEETING ADJOURNED: With no further business before this committee, *Motion by Gee/Second by Radeff to adjourn at 7:16 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

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 February 1, 2018.

CHAIRMAN

Mark Erdei

COUNCIL PRESIDENT

Rick Rosso