

Buildings, Lands, Vehicles and Equipment Committee
Sheffield Lake, Ohio
May 3, 2018

This regular meeting of the Buildings, Lands, Vehicles and Equipment Committee was held Thursday, May 3, 2018. Chairman Erdei called the meeting to order at 7 PM.

ROLL CALL OF MEMBERS:

Present: Erdei, Gee, Radeff, Law Director Graves, Superintendent Hastings

Absent: Mayor Bring (excused)

MINUTES: April 5, 2018 - *Motion by Gee/Second by Radeff to accept the minutes with any corrections. Yeas All.

PRESENTATIONS: None.

CORRESPONDENCE: None.

OLD BUSINESS:

- A) *Shoreway Shopping Center* – Law Director Graves reported in the next few months we are going to be looking at the lease renewals and will keep you apprised of that and will of course, be bringing those to Council. Councilman Radeff asked I know the Mayor mentioned a month of two ago about getting it appraised, how is that going? Law Director Graves answered we have been informally talking with an individual who is interested in brokering the shopping center. We haven't really formalized that yet, we are still providing a lot of information but that looks promising. But that kind of goes along with what I was saying that we are going to be looking at renewing several of the leases and I think we are in the second renewal term for Apples which is going to be coming up toward the end of the year as well and we want to make sure that they want to renew. Superintendent Hastings advised I have completed a report essentially for the Administration on the Rite-Aid roof which has been historically problematic. It includes a couple of scopes, one presented by Rite-Aid themselves in an effort to assist us and one from a company out of Michigan from a gentleman who has been in the business for over forty years. I have also entertained a couple of quotes on just a contractor coming in and looking at it and saying "I can do a tear off, a new mechanical roof with a 15 or 20-year warranty. Just for a price comparison, it is very expensive which comes in at about \$175,000. Rite-Aid's scope of work on similar size buildings is only

\$58,000. However, I don't think they had the same challenges with the layers of roof. So, we are somewhere in between that broad range, but it is the consideration that the city has to take on if we continue to own the shopping center. Chairman Erdei asked that roof on that whole place is 3 layers? Superintendent Hastings answered I don't know that as a fact and I would say most likely no. There is different levels when you are on that roof, there is parapets; separations, different elevations. I know Rite-Aid for sure because we have core sampled it many times.

Community Road rededication behind the Shoreway Shopping Center – Law Director Graves advised nothing new on that.

- B) ***General Maintenance*** – Superintendent Hastings advised I have maintenance contracts in place for our city buildings as far as roof maintenance. The Fire Department interior bay lighting was completed since our last meeting. We just had the Civic Center's floors stripped, waxed and sealed. We are starting construction of our cold storage support building at the Service Department.
- C) ***Joyce E Hanks Civic Center*** – Superintendent Hastings advised I attended the County Commissioners meeting yesterday and that project was approved, they reached out to our architect and authorized him to begin design. My goal is to get through the very busy and very rented summer months before we award that. The county is the administrator of the project, if you will but in the hopes of not having too much interference I am hopeful to start maybe in late summer, early fall.
- D) ***L8000*** – Superintendent Hastings advised it is currently functioning and running. I mean at your pleasure it can be removed from the agenda. I have said my piece, that we should stop investing as it is 26 years old. Councilman Radeff stated is that used much in the spring and summer, is it more of a winter vehicle? Superintendent Hastings answered no, it is used year-round, for this time of year we are hauling mud and stone in it and we use it for the leaf program and we use it to plow as well as chipping which we are going to start that curbside service as well for the residents. So, it is not anything that we can let fail, it needs to be considered to be replaced. **REMOVE.**
- E) ***Sewer Vac*** – **REMOVE.**

NEW BUSINESS: None.

CITIZENS COMMENTARY: None.

MEETING ADJOURNED: With no further business before this committee,
*Motion by Gee/Second by Radeff to adjourn at 7:09 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 May 3, 2018.

CHAIRMAN

Mark Erdei

COUNCIL PRESIDENT

Rick Rosso