

Buildings, Lands, Vehicles and Equipment Committee
Sheffield Lake, Ohio
July 2, 2019

This regular meeting of the Buildings, Lands, Vehicles and Equipment Committee was held Tuesday, July 2, 2019. Chairman Erdei called the meeting to order at 7:00 PM.

ROLL CALL OF MEMBERS:

Present: Erdei, Gee, Mayor Bring, Superintendent Hastings, Law Director Graves
Absent: Radeff (excused)
Attending: Concerned Citizens

MINUTES: June 4, 2019 - *Motion by Gee/Second by Erdei to approve the minutes as presented. Yeas All.

PRESENTATIONS: **None.**

CORRESPONDENCE: **None.**

OLD BUSINESS:

A) ***Shoreway Shopping Center*** – Superintendent Hastings reported we did a repair on air conditioning at the Bellamy salon. Repair on roof at Little Caesars. We swept entire Shoreway center lots for the upcoming carnival. The guys are patching and rolling as well. We did half a day then switched to sewer work because of the heat. They will be back in the morning. Everything else is current. Member Gee asks is there any news on the daycare center. Superintendent Hastings replies they continue to be held up by plumbing. They need isometric drawings, and the several companies they have attempted to do it with will not do the drawings, just the work. I gave them some suggestions of registered contacts with the city. I haven't heard since then, which was about 3 weeks ago.

B) ***General Maintenance*** – Superintendent Hastings reported the fire dept has done inspections in various city buildings and supplied me with minor corrections. A light out or exit sign or extension cord use in the civic center, etc. We will be addressing those in the next few weeks. Mayor Bring states I mentioned Apples and the hardware store and they sent that to Mr. Graves. I believe that is in process. Law Director Graves states yes, they sent a letter over from the attorney and we will be working on an addendum to bring to council authorizing that additional use of that outdoor area. I think the plan is to fence off a portion of the building to the west, cut

a new door, create sort of an overhang outside and have outdoor storage of landscaping and yard materials. The alterations of that building will have to go to planning commission for site plan review but everything is moving in that direction. Chairman Erdei asks is that going to do anything for their rent? Law Director Graves replies I think the plan right now is for rent to remain the same. They are paying additional rent this year. They are in the third 5 year option. In the percentage rent. Chairman Erdei asks have you decided about the generator outside? Mayor Bring replies we are going to replace it. I told Tammy about that for next year's budget. We will probably put that one in one of the facilities over here.

C) ***Joyce E Hanks Civic Center*** – Member Gee asks did I see the electrical outlet that wasn't working was fixed? Underneath the kitchen window you serve out of. Superintendent Hastings replies yes, that was a breaker in the mechanical room. Member Gee asks and no problems when the door was repaired? Superintendent Hastings replies no, the door was determined to be a manufacturing flaw. Member Gee states I noticed all the new light fixtures that look so nice, have wasps nests in them. Superintendent Hastings asks the can lights? Member Gee replies yes, everyone of them. Superintendent Hastings replies we had a similar problem at the awning at Shoreway and we put silicone in there. I will make a note of it. It won't be immediate, but we will get there. Member Gee asks will that make the bulbs harder to change? Superintendent Hastings replies no, not really. Silicone and a razor blade will release the fixture immediately. Chairman Erdei asks did they get the room dividers in? Superintendent Hastings says yeah, it's a portable system that you can fold in on itself or stretch out. Covers about 25 of the 34 ft width. You can't cover it entirely because you always want to maintain access to the restrooms. We are entertaining installation of some cabinets inside. One is to replace the existing in the little room. Second one is in the new addition. This would be at a raised height, so the renters could utilize it for almost a bar atmosphere. There will be a rounded section lower so it will be almost a desk environment. So as our senior programs expand, I envision reception volunteers, sign in, that's forthcoming. Price still has to be approved. The mayor should have a quote next week. The design has been approved. Chairman Erdei asks the threshold for the new edition, that's in too? Superintendent Hastings replies yeah, they went with a metal threshold. I'm satisfied but a little disappointed. It has some impressions that defines the elevation difference, but you really have to stare at it to see it. I don't think a novice observer would notice it. Member Gee states even the inside windows have been washed over there. The work being done is not going unnoticed. Superintendent Hastings replies yes, it is highly noticeable, including stripping, waxing and sealing of the floors that was done. I was there

repairing a toilet and the bathrooms are noticeably improved. The company the city hired is doing fantastic.

D) **NEW BUSINESS:** Mayor Bring states just a note, our mini excavator has been wearing out dramatically. It breaks down almost every other day. We are looking at getting a new one about twice the size. We are getting some different prices and models, or manufacturers I should say. We have paid off the backhoe. That money can be changed over to this new track hoe. We will be coming to council for an approval on that. We looked at one that was too big, in the \$97,000 range. We are looking at one now that's a little less expensive. The backhoe I think was \$84,000 and we paid that off relatively quickly. We definitely need a new machine. We will probably take that piece of equipment and let the parks use it. Rob has had it apart almost everyday. It gets to a point where it makes it difficult. Rob said fittings, o-rings, hosing, etc, start to fail. Anti-freeze was coming out of it. Anyway, we are going to do something because we have to have that equipment. Law Director Graves states I was contacted by someone who inquired about purchasing additional lots owned by the city. I advised him to come to this committee. He advised he works nights, so he will be putting in a written request. We will bring that for consideration if it's something the city wants to entertain. As in the past, we will have a minimum bid and they cover the cost to advertise. I also got a call from an individual requesting a CHIP loan payoff. Occasionally we get someone who received the CHIP funds for home improvement and then they desire to sell the house or refinance. They want a payoff. I got the call today and gave him those numbers and so we will probably be getting those funds. Tammy will be bringing that as far as adjustment to the appropriation. Those payoff funds have to go into a revolving loan fund that we use as leverage for additional grants for that type of thing. Chairman Erdei asks are those lots adjoined? Law Director Graves replies yes, they are right next to each other. Chairman Erdei asks can he build on them? Law Director Graves states I don't think so, I think he owns the house next to them and just wants to increase his yard.

CITIZENS COMMENTARY: None.

MEETING ADJOURNED: With no further business before this committee,
*Motion by Gee/Second by Erdei 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

Brandy Randolph

I, Brandy Randolph, 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 July 2, 2019.

CHAIRMAN

Mark Erdei

COUNCIL PRESIDENT

Rick Rosso