

Buildings, Lands, Vehicles and Equipment Committee
Sheffield Lake, Ohio
Mar. 1, 2022

This regular meeting of the Buildings, Lands, Vehicles and Equipment Committee was held Tuesday, Mar. 1, 2022. Chairman Wtulich called the meeting to order at 7:02 PM.

ROLL CALL OF MEMBERS:

Present: Wtulich, Cizl, Radeff, Mayor Bring, Law Director Graves, Service Director Hastings.

Excused: None.

Attending: Representatives for Treadway Ponds LLC.

MINUTES: Feb. 1, 2021 - *Motion by Cizl/Second by Radeff to approve the minutes with any corrections noted. Yeas All.

CORRESPONDENCE: Recommendation from Planning Commission: 22SFL-VAR001 and 22SFL-VAR002. Brent Anderson representing Treadway Ponds says we have two vacations in front of you, one for Treadway and one for Ivanhoe. These will allow the owners to move forward with a development plan for the property. The one on Treadway is pretty much a full vacation of the entire road and Ivanhoe only a portion. We added language for easements that will stay with the city. Chairman Wtulich asks do you plan on having a second entrance/exit off Ivanhoe? Mr. Anderson replies no, there is no second entrance. We are looking at a connection of the walking trail. Member Radeff asks is there going to be a plan for another entrance? That's the biggest concern I am getting. Mr. Anderson replies no, the development allows for traffic to actually loop around, like a large cul-de-sac. It is an 18ft. wide single lane, one way road. Member Radeff says my concern is Treadway, it's not the widest road. Mr. Anderson responds Treadway itself is probably only 18ft. wide and we don't have any control over the existing Treadway. Member Radeff asks but it's possible to do an exit onto Oster, correct? Service Director Hastings replies yes, that is if you continue development all the way through, it is substantially far from that at this point. The concern regarding access to Oster was for future development and their project potentially limiting that. There is in fact access from Oster, Ferndale and Ivanhoe from Lafayette. George Douzos representing Treadway Ponds states the discussion with the second entrance has come up in the past and we have met with the city, etc. The way we designed the roadway allows for one way traffic and emergency vehicles, which is

far beyond what Treadway has now. Basically, it is a dead-end street, so we didn't feel the need for a second entrance. We have people that don't want it because they don't want the continuous traffic. My opinion is there would be more traffic that way by creating another access to the development. Chairman Wtulich asks where is the turnaround/cul-de-sac? At the end of Ivanhoe? Mr. Anderson shows on the plans. Chairman Wtulich asks what size are these town homes going to be? Mr. Douzos replies 2 bedrooms, 1-1,500sq. ft. There is a homeowner's association, and the plan is set up to have 2.5 parking spots per unit, so 2 cars max per unit. Mayor Bring states Mariner's Watch has more units than this and only has one entrance. We are going to widen Treadway after this project is over, so there shouldn't be any issues. I don't think everyone is going to be leaving their homes at the same time. *Motion by Wtulich/Second by Cizl to move recommendation to council. Yeas All.

PRESENTATIONS: None.

OLD BUSINESS:

A) *General Maintenance* –

B) *Joyce E Hanks Civic Center* – Service Director Hastings reports we have reached the useful life of an RTU at the community center rooftop unit. The city will be investing about \$12,000 into a new unit and some modifications to the curb. I expect to see that done in the next two weeks. I am beginning the preparation for the replacement of roofs on the community center as well as city hall. We are also doing minor interior cosmetic work in the police dept. We are presently advertising the sale of the land that council approved. I will close those bids at the end of the month.

C) *Old Business-Other-* Mayor Bring reports we finally got confirmation on the ambulance, so we are going to order that.

D) *NEW BUSINESS:* None.

E) *CITIZENS COMMENTARY:* None.

MEETING ADJOURNED: With no further business before this committee, *Motion by Cizl/Second by Radeff to adjourn at 7:18 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 Mar. 1, 2022.

CHAIRMAN

William Wtulich Jr.

COUNCIL PRESIDENT

Rick Rosso