

**VILLAGE OF OAKWOOD
COUNCIL MEETING MINUTES
May 11, 2021**

ATTENDED

Johnnie A Warren III, Council President	Gary Gottschalk-Mayor*
Elaine Gaither-Council-at-Large	Jim Climer-Law
Chris Callender-Ward 1	Mark Garratt-Police
Eloise Hardin – Ward 2	Brian Thompson-Finance
Melanie Sanders-Ward 3	Tom Haba – Service
Patricia Rogers – Ward 4	Daniel Marinucci– CBO
Candace Williams – Ward 5	Dave Tapp-Fire Dept.
ABSENT: James Schade-Fire Dept <i>*=<u>Late Arrival</u></i>	Ed Hren – Engineer Carlean Perez-Recreation

Meeting opened by Gaither at 7:00p

Pledge of Allegiance was recited, and attendance taken.

Motion to approve minutes of April 27, 2021 Council meeting made by Sanders seconded by Callender
7 YES: Gaither, Callender, Hardin, Sanders, Rogers, Williams Abstained: Warren
Motion passed

Motion to approve minutes of April 27, 2021 Finance meeting made by Gaither seconded by Sanders
7 YES: Gaither, Callender, Hardin, Sanders, Rogers, Williams Abstained: Warren
Motion passed

Departmental Reports

Police-Garratt: I contacted Ms. Williams on an event which happened in her Ward last week. There was a domestic situation on April 29th at a house we are familiar with. Two brothers were outside and the one on the porch shot the brother with a 9mm who was working on a car in the driveway. He didn't hit him. We had officers on scene and were able to take the individual without incident. He is a convicted felon who shouldn't have a firearm. He was charged with domestic violence, tampering with evidence, discharging a firearm in an occupied structure, and having weapons on a disability. The incident was handled well, and nobody was hurt including the suspect and alleged victim. We cleared the scene. Secondly, in 2015 Governor Kasich started the Ohio Collaborative with a 12-person panel with a variety of expertise which dictates standards for policing. It is voluntary but there are very stringent standards. Each standard met has 39 specific requirements in testing and training each officer. A provisional certification was awarded to OVPD. They met with OVPD and administration over a three-hour evaluation. The representative was impressed with our agency. Lexipol policies and other policies are put into place by the OVPD on a continual basis. Niki was part of the process as was Captain Freeman. I should receive the official certification when it arrives. Also, we need to change our radios. We have a grant for 37 800-MHz portable radios for Police and Fire. We are one of the last departments to get on board with the new communication system. It is expensive. The County assisted us in getting the grant. This narrow band is the way communication is going. Our officers and Fire Dept. radios are useless. They can't communicate with dispatch or each other. We saw this coming, and we applied for the grant which we received two years ago. I didn't come to you at that time since we were waiting on the grant approval. It takes up to two years. Covid hit and the County had other appropriations to make. On March 5, 2021 we got our grant. They will program the radios. However, the grant does not provide for police car radios and chargers.

That is what we are looking to fund. It is dangerous when the officers can't communicate. I have worked with the Finance Director on funding. It can be funded in 2022 through a lease with \$1 buy-out. We have not switched radios in over 28 years. We will not have to do this again. Also on the Work Session is legislation to add two full-time patrol officers to bring up from 10 to 12. I won't necessarily fill those right now. All Police Depts. are having an issue finding good officers. Under the current circumstances of the nation, it is not a desirable position. We don't have those issues directly. We have five part-time of which two have been here a long time. My concern is they will leave. They are being offered full-time positions as I speak. I want to keep these officers here. We have six officers who could leave right now. If they do, it could be detrimental if we don't secure these officers in now. I need to secure more full-time officers so I can replace them when the manpower is up. **Mayor:** You will not be spending any more money on an annual basis, correct? **Garratt:** I made a lot of cuts this year including auxiliaries. When the Finance Director asked us to make cuts, we did that. I don't plan on bringing the auxiliaries back at this time. We have such a great team right now. I don't want to lose anyone. Other departments are taking officers from other departments with signing bonuses. That legislation is on the Work Session tonight. **Williams:** What are the auxiliary primary responsibilities. **Garratt:** They do vacation checks, parking enforcement, inspect for junk cars in yards, any emergencies in which we don't want to tie up officers (when the power goes out, etc.), they do walk throughs at the Villas, and much more. **Williams:** Will that be encompassed by the full-time officers then? **Garratt:** Correct. It is more daunting. We cut back on traffic stops to reduce exposure, but we have picked up recently. We haven't had concerts which the auxiliaries do for us. We don't want to pay overtime for our officers either, so the auxiliaries are a big help. We are creative with scheduling. **Williams:** Do our auxiliaries get healthcare benefits? **Garratt:** No they don't. **Williams:** This will balance out then. **Garratt:** The full-time officer coming on this year and possibly next year and having less auxiliaries, I save more on a full-time officer even with benefits. **Sanders:** Back to the radios is it just one option for getting the radios through what the Finance Director suggested? **Warren:** The Finance Director can address that after the Chief gives his report. **Sanders:** Did you hear that question? **Warren:** He will answer that when he is called to do his report.

Fire -Dave Tapp: We are looking at getting the radios. We are not able to talk to any mutual aid departments let alone dispatch and other areas. We cannot reach out when we are in the basement of the hospital. Chief Garratt is helping us with the radios. Another big issue is the need for new air packs. They are quite expensive. We haven't ordered them in 15 years. They have a 15-year lifespan so by next month we will retire them. That is a huge concern. We saved a ton of money on this. We are hoping to get 24 bottles. **Warren:** Are the air pack purchases staggered or do they have to be purchased at one time. **Tapp:** We staggered over the past couple years, buying two each year, but the majority were bought 15 years ago. The 14 we want to purchase will get us through the next 15-years. They are used in every fire. **Warren:** Contingent on getting these. **Tapp:** Correct.

Service-Haba: Yesterday we had a glitch with rubbish pick up due to workers calling off. They didn't finish until early this morning. I called the supervisor for our area and he said he wasn't aware that Mentor is getting the recycling bins and we were bumped. He said Oakwood will have all theirs by the end of the month, but we have heard that before. **Hardin:** We have a contract just like Mentor does and to say we don't know what they are going to do, either we have a contract or we don't. We don't pay them for the level of service we are getting at this time. We pay timely and we expect the same from them. At the end of Lynbrook, the truck lowers the bin at the same spot and every time he does, he leaves soil on the concrete and in the summer it smells. He says he has to do that before he goes back to the yard. **Haba:** I will talk to the supervisor about that tomorrow. Also, about the bins, that has nothing to do the contract. **Hardin:** I am talking about the level of service. It is not acceptable. **Warren:** We do not pay for the recycling services. **Rogers:** You are correct, we do not. **Haba:** Yesterday guys were brought in from other cities to try to get the rest of Oakwood picked up. They didn't finish

Richmond, Lynbrook, Somerville and Glenshire. **Warren:** We do not pay for the recycling, that is why the other community is being focused on. We get our service for free. **Haba:** I assume they want to give us the recycling containers, so it is quicker and easier for the drivers to use automation.

Finance-Thompson: We are getting close to closing out the audit. I will inform Council once that is complete so they can bring their report. Covid slowed them down. Referring to Ms. Sanders question – I addressed that during the Finance meeting. Mr. Haba is in the discovery mode for the equipment. In light of the threshold, I secured the balance from the bank via a traditional lease with a buyout for \$1 at the end of the lease. No payments will be made this year but in 2022. Once discovery comes back with prices we can update Council.

Building-Marinucci: On the Village Market-Mr. Bugarcic made an offer on the adjoining property which I believe was accepted. Liens have tied it up. A commercial appraiser has to agree with the amount he offered. That is on hold and hopefully it will be resolved quickly, or he will miss this year's construction time schedule.

Empire Tree project was sent to Planning Commission when it was tabled due to the Village Engineer's requirement on four issues. **Rogers:** When you say he bought the parcel, is it the white building? **Marinucci:** No, it involves an unbuildable lot with a creek. When he consolidates this his drainage system will work. It is very expensive to put in a drainage system on the current lot so by purchasing this property it makes it cheaper. **Rogers** thank him for the explanation.

Building Dept. Reports

Gaither: When can we expect to receive monthly reports from you. **Marinucci:** I sent the Point of Sales report and today there was a lot of activity getting letters out for violations. You will get an updated report at the next meeting. Overall, it isn't a large number. **Gaither:** That can be part of your monthly report. **Marinucci:** Ok.

Bugarcic-Macedonia Road

Rogers: At the last meeting we discussed the Bugarcic property on Macedonia regarding the sea gulls.

Marinucci: The sea gulls are most likely due to the corn he is feeding the chickens. We drove by the property and noticed some trash cans. Most of that has been cleaned up. I do not know what to do about the sea gulls.

Rogers: How is he going to correct the issue with the sea gulls. **Marinucci:** I don't think he is going to. The trash issue is being dealt with. **Rogers:** You are aware of our chicken legislation are you not? **Marinucci:** Yes, but he has the legal right to have them. **Rogers:** There are rules he has to abide by. **Marinucci:** I will talk to Ross on that. **Warren** suggested the Law Director address that during his report.

Housing Inspector

Callender: Is there any update on the Housing Inspector? **Marinucci:** The hold up is money. The person I am looking at is looking for a salary more than I am comfortable paying. Once we get beyond the pandemic I will see where we are financially. **Warren** asked about Robert Harris' RBI. **Marinucci:** It is a long way away. The Board of Building Standards has changed the requirements. **Warren:** He won't have to test until two years after he gets his interim. **Marinucci:** They will not give him interim status until he has two full years of experience with a contractor working in the field. He owns several properties, and he is fixing them up but they will not count that time. I am working with him. **Warren:** If he has to work with a building contractor, he will never get his RBI. It is hard to believe they narrowed it down to having to work with a building contractor. If he works for the Village, he will have to work with a contractor two years, then come back. **Marinucci:** That is part of what I am saying. We are also trying to get him on the books with a Village contractor one day a week. **Warren:** He can't do that can he, that is a conflict of interest. **Climer:** He can as long as he is not working on a contract for the Village. **Warren:** A contractor works for the Village. **Climer:** That could be a problem, yes. **Marinucci:**

Actually, nobody is going to know, a lot of these contractors are all over northeast Ohio. A couple years ago it was easy to get an interim, but they won't do that now. **Warren:** That isn't my experience and I have 11 inspectors working under me. Up until a few months ago, you submit your application and resume and although they do require hands-on experience in construction with a contractor there are other exceptions to that. Some being, if you work for a municipality that will vouch for you that you are confirmed working for them. That is a different classification. We will look into it. **Marinucci:** I looked at every project Oakwood did and I gave him responsibilities on each one. **Warren:** So, you submitted for it and he was rejected? **Marinucci:** Yes. **Warren:** When was that? **Marinucci:** In October 2020. **Warren:** They will have a record of it, thank you.

Finance questions – **Williams:** Did you say we already secured the loan for the equipment? **Thompson:** Yes. **Williams:** Are those amounts we still have to approve? **Thompson:** I have a level on the lease line. The legislation will be coming to you on the Police and Fire radios, the air packs for another piece and Service Dept for his. There will be three coming. Payments will commence in 2022. **Williams:** So we will need to approve them. **Thompson:** Yes. **Williams** asked the amount of the grants. **Thompson:** I believe \$550,000. We received grants for the radios and funds in CARES money since the air packs and equipment are for public use but we have a higher line out there. If we don't need it, we will give it back to the bank.

Clerk of Council Position

Williams: I saw an email for the position of the Clerk of Council. I didn't see the process. **Thompson** referred the question to the Clerk. **Hladky:** The process is like any other hire in the Village since we are a public entity. We advertise publicly which is at Cleveland.com, Indeed.com and on the Village website. We receive the resumes, review them by a committee and from there the resumes will go to Council. Council will review and decide who is to be hired. **Williams** asked who is on the review committee. **Hladky:** Council President, myself since I know the job well and the Finance Director. **Warren:** There will be short list. **Clerk:** Background checks and drug testing will take place as well. **Williams:** There is a process before it comes to Council? **Hladky:** We don't want to waste Council's time. Your time is important. **Warren:** After those who apply, a short list will be compiled after background checks are done as we have done in the past as we did for a Council member similar to what you experienced at the time. **Williams:** It sounds like a selection process will take place before they get to us. **Warren:** Yes.

Law-Climer: Regarding the chicken ordinance enforcement, he is grandfathered in the number of chickens. We can enforce the remainder of the ordinance regarding enclosures, etc. I will review it and will have something by the next meeting. On the agenda tonight you will see 2021-29 which refers the transfers for McBee to the Planning Commission for review and report. That is the preliminary we need to accomplish to act on the 2021-06 ordinance which is the TIF. We need to enter those contacts for the transfer of Interstate McBee properties to Oakwood then back to McBee. **Warren:** Once the transfers are secured, the TIF can be awarded back to the developer. **Climer:** We can transfer it back to the developer prior to the passage of the TIF as long as the property is in the lands of Oakwood at some point prior to the passage of the TIF.

Mayoral Report-**Mayor:** We are receiving a \$49,500 grant for the 6' wide concrete all-purpose trail on Oakwood Commons from Broadway to the cul-de-sac at Quality Inn. The only expenditure will be \$10,000 for engineering and inspections. We don't make money on the employees working there but we do make money on the bed tax. In 2015 the bed tax was \$29,600, 2016 it was \$26,300, 2017 \$23,000 in 2018 it was \$75,000, in 2019 it was \$75,750 and covid hit in 2020 so it was \$35,000. We expect \$75,000 on average when things open up. This more than handles this improvement. The importance of this enhancement is because of the companies in the Village. We have four companies publicly traded and there is a lot of traffic coming in. They need to have

a place to stay and this fits in well. **Rogers:** Will we get lights on that path? **Mayor:** Yes. Getting this grant is fantastic to upgrade amenities for any company coming into the Village to house their people from out-of-state.

Showgrounds Mgmt Company

Mayor: A development on Free Avenue in Ward 5 is the Showgrounds Management Company which bought Secure Recycling computer operation. The buildings are 24,000 sq. ft and 10,000 sq. ft. They are one of the top landscapers and rapid snow and ice removal for over 20 years exclusively serving commercial properties in northeast Ohio from Cleveland to Canton and west of Sandusky to East Erie shore communities. In three years, they anticipate sales to \$6.5 million from its Oakwood site with 65 employees and annual payroll of \$1.9 million. That is about four times the amount the computer operation brought in. They intend to reroof, renovate the interior, repave the parking lots and landscape at a cost of \$450,000. It will look a lot nicer there. At the next meeting I will have a CRA and TIF legislation for 49% CRA and 33.5% TIF. It brings money in and doesn't require School Board Approval. We have done these for other companies in the Village.

There are 7 million jobs open in Ohio right now with only 260,000 people who got jobs. On the East Coast there are lines like we had in 1980 for gas. The Chief didn't mention the fear and depression. In the last two weeks in this area, we had seven DUI from women drivers on I-271. I have never seen anything like this in my 30 years. It is time to open up this country. It is getting worse. A 2x4 at 8' high cost \$1.98 three months ago. That same lumber is now \$8.00 and in South Carolina is \$20. **Warren:** There is a shortage of materials when you have an increase in demand. **Mayor:** There is an increase in costs of iron ore, copper, and other materials. Let's just hope it doesn't slow down the developments we have in Oakwood.

Legislation

2021-06 An ordinance declaring improvements to certain parcels within the Village to be a public purpose, exempting the improvements to such parcels from real property taxation for a period for thirty years, authorizing the Mayor to enter into an agreement with the Board of Education for the Bedford City School District regarding such exemption, requiring the owners of such parcels to make service payments in lieu of taxes, establishing an Urban redevelopment Tax Increment Equivalent Fund for the deposit of such service payments pursuant to Ohio Revised Code Sections 5709.41, 5709.42 and 5709.43

Climer: This has been read twice and tabled. We request this remains tabled.

2021-29 A resolution referring to the Planning Commission for report and recommendation a proposed ordinance authorizing the Mayor to enter into a contract with Oakwood Center LLC to transfer and retransfer title to certain real property in the vicinity of Oakleaf Road in the Village

Motion to suspend made by Gaither seconded by Rogers
VOTE: YES-Warren, Gaither, Callender, Sanders, Rogers, Williams

Motion to adopt made by Rogers seconded by Callender
VOTE: YES-Warren, Gaither, Callender, Sanders, Rogers, Williams
Motion passed

2021-30 A resolution of condolences to the family of Wanda Faye Sledge

Motion to suspend made by Sanders seconded by Rogers
VOTE: YES- Warren, Gaither, Callender, Sanders, Rogers, Williams

Motion to adopt made by Gaither seconded by Sanders
VOTE: YES-Warren, Gaither, Callender, Sanders, Rogers, Williams
Motion passed

Gaither asked if the Clerk spoke with Ms. Sledge's son. **Hladky**: Yes, he was very appreciative.

2021-31 A resolution authoring change order no. 1 for RMH Concrete and Foundations Inc. decreasing the contract by \$8,904.34 for the Oakwood ADA improvement project phase 1 located within the Village of Oakwood

Warren: Did Council receive an explanation for the decrease in the contract? **Rogers**: Yes, Ed talked about it.

Motion to suspend made by Sanders seconded by Gaither
VOTE: YES-Warren, Gaither, Callender, Sanders, Rogers, Williams

Motion to adopt made by Gaither seconded by Callender
VOTE: YES-Warren, Gaither, Callender, Sanders, Rogers, Williams
Motion passed

2021-32 A resolution authorizing change order no 1 for Dunlop and Johnson Inc increasing the contact by \$25,433.00 for the Oakwood ADA improvement project phase 2 located within the Village of Oakwood

Warren: I am sure you reviewed this as well.

Motion to suspend made by Rogers seconded by Callender
VOTE: YES-Warren, Gaither, Callender, Sanders, Rogers, Williams

Motion to adopt made by Gaither seconded by Rogers
VOTE: YES-Warren, Gaither, Callender, Sanders, Rogers, Williams
Motion passed

Open Floor Comments-hearing none-the floor was closed.


Bedford Student Involved Shooting

Sanders: Has anyone heard about the event which took place between two high school students on May 1st at Bedford High School? Is Council in agreement with sending a letter of condolences to the family? Obviously, the students were not Oakwood residents, but this is our school system. **Warren**: I am in full support. **Williams** agreed, **Gaither** had no objection, **Rogers** said that is fine, **Callender**: this is fine. **Gaither**: Do we have the names of the family? **Sanders**: I can get the information and get it to Deb. **Hladky**: Thank you.

Motion to adjourn made by Gaither seconded by Rogers
VOTE: YES-Warren, Gaither, Callender, Sanders, Roges, Williams
Motion passed. Adjourned 8:11p

Approved May 25 2021


Johnnie A. Warren, Council President


Debra L. Hladky, Clerk of Council

**VILLAGE OF OAKWOOD
COUNCIL WORK SESSION MINUTES
May 11, 2021**

ATTENDED

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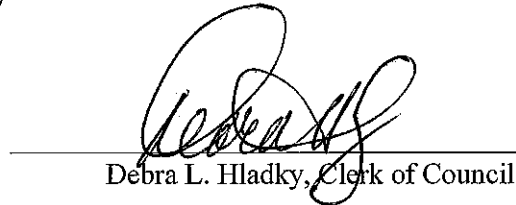
Meeting opened at 8:11pm

Warren: Since Ms. Hardin isn't here at this time and had to leave the meeting, if everyone is in agreement, may we put off the two items on the agenda until Ms. Hardin is in the meeting. Is there any urgent business we need to address at this time? Hearing none, meeting was closed. I see the pandemic beginning to lift and appreciate working with each of you.

Adjourned 8:12 pm

Minutes approved May 25 2021


Johnnie Warren, Council President


Debra L. Hladky, Clerk of Council

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