

VILLAGE OF OAKWOOD
FINANCE MEETING
May 25 2021
AGENDA
6:00 pm

Call meeting to order
Pledge of Allegiance
Roll Call

Mayor	~ Gary V. Gottschalk
Law Director	~ Jim Climer
Finance Director	~ Brian Thompson
Council President	~ Johnnie A. Warren
Council At Large	~ Elaine Y. Gaither
Councilman Ward 1	~ Chris Callender
Councilperson Ward 2	~ Eloise Hardin
Councilperson Ward 3	~ Melanie Sanders
Councilperson Ward 4	~ Patricia Rogers
Councilperson Ward 5	~ Candace Williams

2021 April Summary

Other matters deemed appropriate.

Adjournment

THIS IS A
VIRTUAL
MEETING
VIA
WEBEX

VILLAGE OF OAKWOOD
COUNCIL MEETING
May 25, 2021
7:00 p.m.
AGENDA



Scan to view
Agenda online

1. Call Meeting to Order

2. Pledge of Allegiance

3. Roll Call

Council President	Johnnie A. Warren	Mayor	Gary V. Gottschalk
Council-At-Large	Elaine Y. Gaither	Law Director	James Climer
Ward 1 Councilman	Chris C. Callender	Finance Director	Brian L. Thompson
Ward 2 Councilperson	Eloise Hardin	Service Director	Tom Haba
Ward 3 Councilperson	Melanie Sanders	Chief of Fire	Jim Schade
Ward 4 Councilperson	Patricia Rogers	Police Chief	Mark Garratt
Ward 5 Councilperson	Candace S. Williams	Building Inspector	Daniel Marinucci
		Housing Inspector	N / A
		Engineer	Ed Hren
		Recreation Director	Carlean Perez

4. **MINUTES** – May 11, 2021 Records Commission
May 11, 2021 Council
May 18, 2021 Records Commission

5. Correspondence to Clerk

6. Departmental Reports

MAYOR - GARY GOTTSCHALK
LAW DIRECTOR – JAMES CLIMER
FINANCE DIRECTOR – BRIAN THOMPSON
SERVICE DIRECTOR - TOM HABA
ENGINEER REPORT- ED HREN

FIRE CHIEF - JIM SCHADE
BUILDING INSPECTOR – DANIEL MARINUCCI
HOUSING INSPECTOR – N / A
POLICE CHIEF – MARK GARRATT
RECREATION DIRECTOR – CARLEAN PEREZ

7. **Floor Open for Comments from Village Residents** on meeting agenda and comments in general *Village residents, please state your name, address and the subject you wish to discuss for the record. Please limit your comments to five (5) minutes. Thank you! Please sign-in to speak*

8. Legislation

Ord 2021-06 Read 1-20-2021 & 1-21-2021 Tabled 1-26-2021	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 OF THIRTY YEARS, AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT WITH THE BOARD OF EDUCATION OF 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, AND DECLARING AN EMERGENCY
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9. Adjournment

**VILLAGE OF OAKWOOD
WORK SESSION
AGENDA
May 25, 2021**

1. Call Meeting to order
2. Discussion by Mayor and Department Heads of matters to be brought to the attention of Council if present.
3. Questions of Mayor and Department Heads concerning Legislation or potential Legislation to be considered at future Council meetings.
4. Discussion of items of draft Legislation or potential Legislation to be considered at future Council meetings.

Legislation:

Fiscal Officers Certificate Present

Ord 2021-WS-05 Introduced 1-29-2021 by Mayor & Council as a whole <i>2021-09 Moved to WS 2-23-21</i>	AN ORDINANCE AUTHORIZING THE ESTABLISHMENT OF AN EXTERIOR HOME REPAIR ASSISTANCE PROGRAM FOR SINGLE FAMILY PROPERTIES LOCATED IN THE VILLAGE
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Ord 2021-WS-06 Introduced 1-26-2021 by Mayor (<i>Ward 4</i>) <i>2021-10 Moved to WS 2-23-21</i>	AN ORDINANCE AMENDING ORDINANCE 2019-22 AUTHORIZING THE ESTABLISHMENT OF AN EXTERIOR HOME REPAIR ASSISTANCE PROGRAM FOR SINGLE FAMILY PROPERTIES LOCATED IN WARD 4
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Ord 2021-WS-16 Introduced 5-11-2021 by Mayor	AN ORDINANCE AMENDING SECTION 125.01 OF THE CODIFIED ORDINANCES OF THE VILLAGE OF OAKWOOD RELATING TO THE COMPOSITION OF THE POLICE DEPARTMENT
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Landbank sale request – 7221 Glenshire – what is the process?

New Resident Packets Procedure

Municipal Complex	Hardin
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Disaster Recovery Plan	Hardin
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Human Resources	Hardin
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Five-Year Plan	Hardin
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Employee Service Awards	(every five years)
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Council Committee Assignments

5. Matters Deemed Appropriate

6. Adjournment

To Codified NO 1st Read 01-20-2021 2nd Read 01-21-2021 3rd Read _____ Under Susp. 01-26-2021

ORDINANCE NO. -2021-06

INTRODUCED BY MAYOR AND COUNCIL AS A WHOLE

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 OF THIRTY YEARS, AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT WITH THE BOARD OF EDUCATION OF 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, AND DECLARING AN EMERGENCY.

WHEREAS, the Village of Oakwood (the "Village") has acquired title to certain parcels of real property located in the Village, more fully described as Permanent Parcel Nos. 795-50-014, 795-50-013, 795-49-010, 795-15-048, 795-50-012, 795-50-011, 795-49-005, 759-49-006 and 795-49-007 (collectively referred to as the "Property"), as shown on Exhibit "A" attached hereto and incorporated herein, for the purpose of urban redevelopment of the Property pursuant to a Development Agreement approved by the Oakwood Village Council in furtherance of the City's policy of urban redevelopment as evidenced by the Village of Oakwood Community Reinvestment Area Housing Survey performed by Chagrin Valley Engineering and dated December 2018 which was approved by the Oakwood Village Council on or about January 19, 2019 in Ordinance No. 2019-09; and

WHEREAS, Interstate-McBee, LLC (the "Owner") is interested in redevelopment of the Property by the construction of a commercial real estate project consisting of buildings and other commercial real estate components consistent with the applicable zoning code, along with related landscaping and improvements, as further described in Exhibit "B" attached hereto and incorporated herein, thereby creating jobs and employment opportunities for the residents of the Village and Cuyahoga County; and

WHEREAS, certain public infrastructure improvements are required in order for Owner to proceed with the development of the Property, which include infrastructure described in more detail on Exhibit "C" attached hereto and incorporated herein (collectively, the "Improvements") which Improvements include improvements to certain portions of the Property; and

WHEREAS, Ohio Revised Code Sections 5709.41, 5709.42 and 5709.43 authorize this Council to declare all of the Improvements (as defined in Ohio Revised Code Section 5709.41)

with respect to real property which has been owned by the Village and thereafter conveyed to a private person to be a public purpose, thereby authorizing the exemption of those Improvements from real property taxation for a period of years and to provide for the making of service payments in lieu of taxes by the owner of such parcel and to establish an urban redevelopment tax increment equivalent fund into which such service payments shall be deposited; and

WHEREAS, the Village has determined that it is necessary and appropriate and in the Village's best interest to provide for service payments in lieu of taxes with respect to the Property pursuant to Ohio Revised Code Section 5709.42 (the "Service Payments") to pay a portion of the costs of the redevelopment of the Property and the Improvements; and

WHEREAS, the Property is located within the boundaries of the Bedford City School District (the "School District"); and the School District has been notified of the City's intent to pass this Ordinance in accordance with Ohio Revised Code Sections 5709.41(C) and 5709.83; and

WHEREAS, the Village and the School District have agreed to enter into a Compensation Agreement substantially in the form attached hereto and incorporated herein as Exhibit "D" (the "Compensation Agreement");

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE VILLAGE OF OAKWOOD, STATE OF OHIO, that:

Section 1. This Council finds and determines that the Improvements described in Exhibits "B" and "C", to be constructed by the Owner or its designee, are declared to be a public purpose for purposes of Section 5709.41 of the Ohio Revised Code.

Section 2. The Mayor is hereby authorized to enter into the Compensation Agreement with the Board of Education of the School District in substantially the form attached hereto and incorporated herein as Exhibit "D", with such changes therein as are not adverse to the Village, as evidenced by the Mayor's signature thereon.

Section 3. Pursuant to and in accordance with the provisions of Section 5709.41 of the Ohio Revised Code, 100% of the Improvements are hereby declared to be a public purpose for a period of thirty (30) years and exempt from taxation for a period of thirty (30) years, commencing with the effective date of this Ordinance and continuing for a period of thirty (30) years (the "TIF Exemption").

Section 4. As provided in Section 5709.42 of the Ohio Revised Code, the owner or owners of the Property are hereby required to and shall make semi-annual Service Payments to the Cuyahoga County Treasurer (the "County Treasurer") on or before the final dates for payment of real property taxes due and payable with respect to the Improvements. In accordance with Section 5709.42 of the Ohio Revised Code, the County Treasurer is hereby requested to distribute a portion of the Service Payments directly to the School District in the amount provided for in the Compensation Agreement. The remaining Service Payments, when distributed to the Village by the County Treasurer, shall be deposited in the Interstate-McBee Urban Redevelopment Tax Increment Equivalent Fund (the "Fund") established in Section 5

hereof. This Council hereby authorizes the Mayor, the Director of Finance and the Village Law Director and other appropriate officers of the City to provide such information and certifications and to execute and deliver or accept delivery of such instruments as are necessary and incidental to collection of those Service Payments and to make such arrangements as are necessary and proper for payment of those Service Payments.

Section 5. This Council hereby establishes pursuant to and in accordance with the provisions of Section 5709.43 of the Ohio Revised Code, the Fund, into which shall be deposited all of the Service Payments distributed to the Village with respect to the Improvements, by or on behalf of the County Treasurer as provided in Section 5709.42 of the Ohio Revised Code, and hereby provides that the moneys deposited in the Fund shall be paid to the Owner to pay any or all acquisition, construction, installation or financing costs, and any or all other direct and indirect costs of the Project, or to reimburse the Owner for such costs, or retained by the Village in accordance with the Development Agreement previously approved by this Council. The Fund shall remain in existence so long as Service Payments are collected and used for the aforesaid purposes, after which time the Fund shall be dissolved in accordance with Section 5709.43 of the Ohio Revised Code and any moneys remaining therein shall be paid to the Village.

Section 6. Pursuant to Section 5709.41(E) of the Ohio Revised Code, the Clerk of Council is hereby directed to deliver a copy of this Ordinance to the Director of the Development Services Agency of the State of Ohio (the "Director") within fifteen days after its passage. On or before March 31st of each year that the exemption set forth in Section 3 hereof remains in effect, the Mayor or other authorized officer of this Village shall prepare and submit to the Director the status report required under Section 5709.40(I) of the Ohio Revised Code.

Section 7. This Council determines that all formal actions of this Council concerning and relating to the passage of this Ordinance were passed in an open meeting of this Council, and that all deliberations of this Council and of any of its committees that resulted in such formal action were in meetings open to the public in compliance with all legal requirements.

Section 8. This Ordinance is declared to be an emergency measure necessary for the immediate preservation of the public peace, health, safety and welfare of the Village, and for the further reason that this Ordinance is required to be immediately effective so that the Village can maximize the amount of Service Payments to be received from the Property and pursue economic development opportunities benefitting the Village and its residents for which time is of the essence; wherefore, this Ordinance shall become immediately effective upon receiving the affirmative vote of two thirds of all members elected to Council and approval by the Mayor, otherwise from and after the earliest period allowed by law.

PASSED _____, 2021

President of Council

ATTEST:

APPROVED:

Clerk of Council

FILED WITH MAYOR: _____

MAYOR, VILLAGE OF OAKWOOD

**EXHIBIT A
PROPERTY**

Village of Oakwood

Permanent Parcel Numbers

The entirety of the following parcels:

795-50-014
795-50-013
795-49-010
795-15-048
795-50-012
795-50-011
795-49-005
795-49-006
795-49-007

EXHIBIT B

Description of the Project

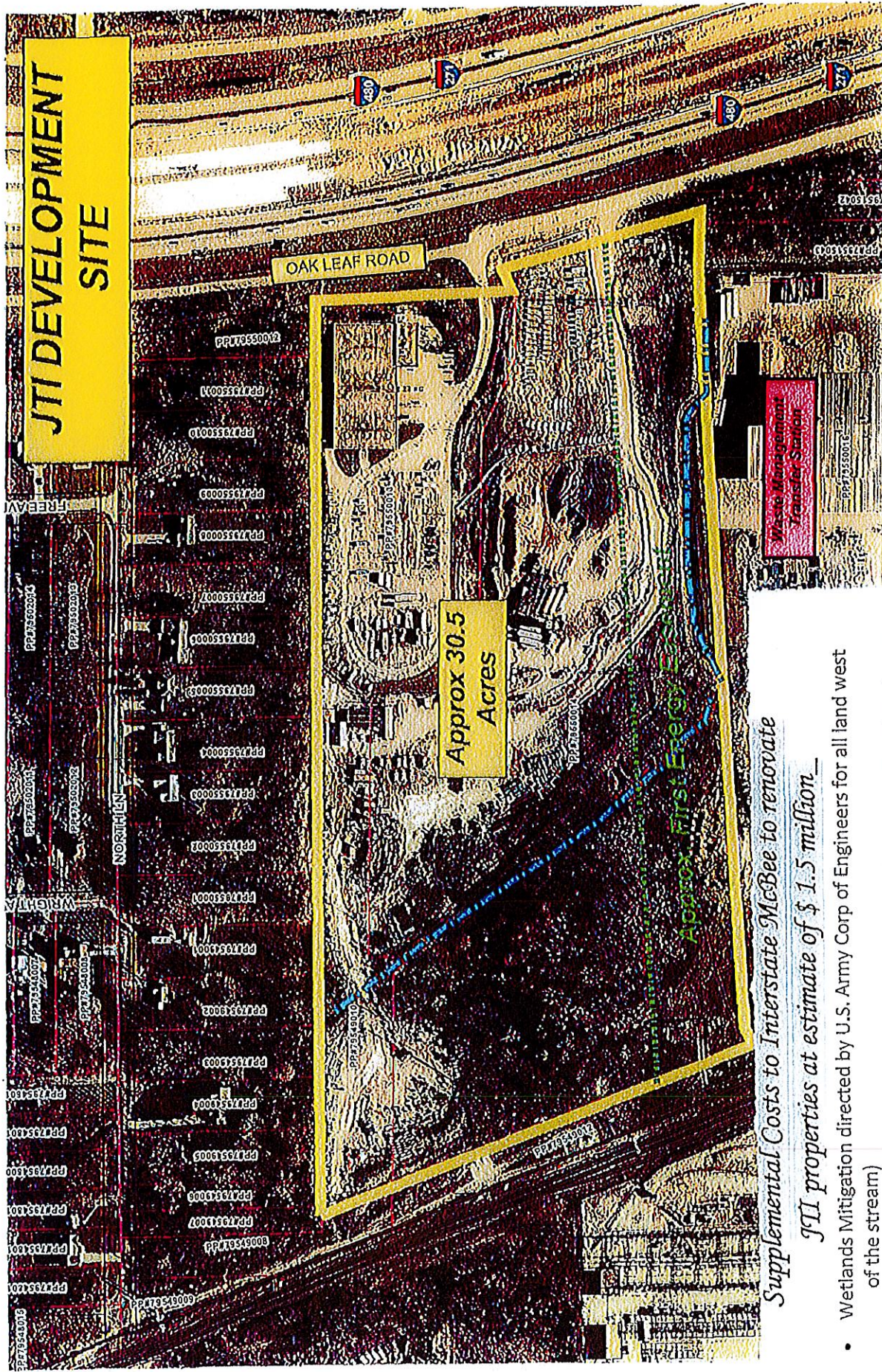
The Owner is proposing to build a series of two (2) buildings, the first being a 200,000 square foot office/warehouse facility (expandable to 300,000 square feet) and the second a 100,000 square foot manufacturing facility both of which are to be located off Oak Leaf Road on property known as Permanent Parcel Nos., 795-50-014, 795-50-013, 795-49-010, 795-15-048; 795-50-012, 795-50-011, 795-49-0005, 795-49-006 and 795-49-007 within the Village's Community Reinvestment Area No. 1.

EXHIBIT C

Improvements

The Project shall include but not be limited to:

- Construction of the buildings upon the Project Site, replacement thereof and repairs thereto;
- The provision of utilities and utility connections to the Project Site including but not limited to storm water drainage/detention/retention improvements and measures, sanitary sewerage, water mains and connections, fire hydrants, gas, telecommunications and all trenching and conduits for public utilities;
- Environmental remediation including but not limited to wetlands mitigation for the Project Site;
- Relocation of a stream running through the Project Site which has been determined by the Army Corps of Engineers to be a regulated waterway;
- Stabilization of the subsoil for building pads and other purposes which geotechnical evaluations have determined to be unstable due to previous fill activities;
- Land acquisition including, but not limited to, the possible purchase of two rezoned properties on North Lane including screening and beautification;
- Demolition, abatement and other rehabilitation expenses related to existing buildings and structures;
- Construction of an access road onto the Project Site from Oak Leaf Road as well as screening and beautification of same;
- Mounding, screening and landscaping of the adjacent Waste Management facility which periodically emits noxious odors and is unsightly;
- Screening of all adjacent properties not otherwise mentioned;
- The maintenance of all screening and landscaping;
- Permitting and other fees and costs;
- Reconstruction of Fair Oaks Road and Oak Leaf Road to be constructed and paid for by the Village;
- Financing and other carrying costs associated with the Project;
- Professional services and other soft costs associated with the Project including, but not limited to, engineering, legal and consulting services;
- Professional services associated with the establishment and administration of tax increment financing (TIF) arrangements;
- Payments in Lieu of Taxes (PILOTS) and similar arrangements with the Board of Education of the Bedford City School District and/or other public entities associated with the TIF or otherwise;
- Payments to the Board of Education of the Bedford City School District and Oakwood Village for agreeing to development incentives.



Supplemental Costs to Interstate McBee to renovate

JTI properties at estimate of \$ 1.5 million_

- Wetlands Mitigation directed by U.S. Army Corp of Engineers for all land west of the stream)
- Relocation of stream deemed "regulated waterway" by Army Corp of Engineers
- Stabilization of "unstable subsoil due to previous fill activities from a geotech study
- Mounding & landscaping to screen Waste Management Transfer Station facility
- Avoid construction around First Energy high power lines

Exhibit D
Compensation Agreement

EXHIBIT D

COMPENSATION AGREEMENT

This Compensation Agreement (the "Agreement") is made and entered into as of _____, 2021, by and between the VILLAGE OF OAKWOOD, OHIO (the "Village"), a municipal corporation organized and existing under the constitution, its Charter, and the laws of the State of Ohio with its principal offices at Oakwood Village Hall, 24800 Broadway, Oakwood Village, Ohio 44146, and the BOARD OF EDUCATION OF THE BEDFORD CITY SCHOOL DISTRICT (the "School District"), a public school district with its principal offices located at 475 Northfield Road, Bedford, OH 44146.

WITNESSETH:

WHEREAS, pursuant to Ohio Revised Code Section 5709.41, .42, and .43 (together with related provisions of the Ohio Revised Code, the "TIF Act"), the Village may, among other things, (i) declare the increase in assessed value of real property located in the Village to be a public purpose, thereby exempting such increase from real property taxation for a period of time; (ii) provide for the making of service payments in lieu of taxes by the owners of such real property; and (iii) provide for compensation payments to the affected school districts out of such service payments in lieu of taxes; and

WHEREAS, the Village proposes to establish a tax increment financing district with respect to certain property located on or near Oak Leaf Road in the Village, as more fully described in Exhibit "A" attached hereto and incorporated herein (the "Interstate-McBee Property") including future additions to or extensions of the Interstate-McBee Property, to exempt from real property taxation the Interstate-McBee Property pursuant to Section 5709.41 of the Ohio Revised Code (the "TIF Statute") and to require the owners of parcels included in the Interstate-McBee Property (collectively, "Owners"), to make Service Payments In Lieu of Taxes ("Service Payments") and to use such Service Payments to pay a portion of the cost of certain private and public infrastructure improvements; and

WHEREAS, the Village proposes to enact Ordinance No. _____ (the "TIF Ordinance") on or after _____, 2021, and therein (a) declare to be a public purpose the improvement to the Interstate-McBee Property and authorize the execution of certain agreements between the Village and Interstate-McBee, LLC, as the Owner of the Interstate-McBee Property, providing for, among other things, the exemption of the increase in value of the Interstate-McBee Property subsequent to the passage of the TIF Ordinance (each improvement having the meaning as set forth in the TIF Act and collectively referred to herein as the "Improvements") relating to the Interstate-McBee Property consistent with the objectives stated in the TIF Ordinance and the payment of Service Payments with respect to such Improvements, and (b) authorize the execution of this Agreement; and

WHEREAS, the Village and the School District will derive substantial and significant benefits from the Improvements; and

WHEREAS, on _____, 2021, and prior to the passage of the TIF Ordinance, the Board of the School District adopted a resolution granting its approval of this Agreement and the exemption of the real property taxes on the Improvements as provided in the TIF Ordinance and waived any further requirements of the TIF Act and Sections 5709.82 and 5709.83 of the Ohio Revised Code on the condition that the Village execute and deliver this Agreement; and

WHEREAS, the TIF Ordinance provides for a 30-year, 100% exemption from real property taxes with respect to the Improvements on the Interstate-McBee Property (the "TIF Exemption") and for the payment of service payments in lieu of taxes with respect to such Improvements ("Service Payments"); and

WHEREAS, to facilitate the construction of certain public and private improvements to the Interstate-McBee Property and to compensate the School District for a portion of the real property taxes that the School District would have received had the Interstate-McBee Property been improved and not been exempted from taxation, the Village and the School District have determined to enter into this Agreement, which Agreement is in the vital and best interest of the Village and the School District and will improve the health, safety and welfare of the citizens of the Village and the School District;

NOW THEREFORE, in consideration of the promises and covenants contained in this Agreement, the parties agree as follows:

Section 1. School District Approval and Agreement. In consideration of the compensation to be provided to it under this Agreement, the School District hereby approves the TIF Exemption in the amount of up to 100% for up to 30 years, as provided for in the TIF Ordinance, and waives any payment of income tax revenues derived from new employees at the Interstate-McBee Property as provided in Section 5709.82 of the Ohio Revised Code.

Section 2. Compensation Payments to School District.

(a) The parties agree that, as consideration for the School District's agreement in Section 1,

(i) commencing with the first (1st) collection year in which Service Payments are received by the Cuyahoga County Treasurer (the "Treasurer") with respect to the Interstate-McBee Property, and ending with the tenth (10th) collection year in which Service Payments are received by the Treasurer with respect to the Interstate-McBee Property, the Village shall cause the Treasurer to pay semi-annually to the School District, but solely from Service Payments received by the Treasurer, an amount equal to forty percent (40%) of the real property taxes that would have been distributed to the School District but for the TIF Exemption.

(ii) commencing with the eleventh (11th) collection year in which Service Payments are received by the Treasurer with respect to the Interstate-McBee Property, and ending with the fifteenth (15th) collection year in which Service Payments are received by the Treasurer with respect to the Interstate-

McBee Property, the Village shall cause the Treasurer to pay semi-annually to the School District, but solely from Service Payments received by the Treasurer, an amount equal to ten percent (10%) of the real property taxes that would have been distributed to the School District but for the TIF Exemption.

(iii) Commencing with the sixteenth (16th) collection year in which Service Payments are received by the Treasurer with respect to the Interstate-McBee Property and continuing until the TIF Exemption ends, the Village shall cause the Treasurer to pay semi-annually to the School District, but solely from Service Payments received by the Treasurer, an amount equal to one hundred percent (100%) of the amounts, if any, the School District would have received but for the TIF Exemption.

(b) The payments specified in subsection (a) shall be made only to the extent that the Treasurer actually receives Service Payments in an amount equal to the real property taxes that the School District would have received, but for the TIF Exemption. Amounts received by the School District in accordance with subsection (a) of this Section 2 are collectively referred to herein as "TIF Revenue Payments." In the event that in any year the amount of Service Payments actually received by the Treasurer are not equal to the TIF Revenue Payments to be received under this Section 2, such amounts shall be carried forward and will be payable from amounts received in future years after reimbursement of the School District for the applicable percentage of taxes that the School District would have received in such future year. In the event that the valuation of the Interstate-McBee Property is challenged by an Owner or by the School District and the result of such challenge is an increase or decrease in the assessed valuation of such parcel which increase or decrease is finally determined, either through all appeals or after expiration of any appeal period, in a later collection year, the TIF Revenue Payments due to the School District in the year of such final determination and thereafter shall be increased or decreased to reflect such increased or decreased valuation.

Section 3. Additional Payments. In addition, the Village shall cause Interstate-McBee to pay to the School District Twelve thousand and 00/100 Dollars (\$12,000.00) per year commencing in the second year in which Interstate-McBee receives tax abatements as provided herein and continuing thereafter for a total of fifteen (15) years of payments.

Section 4. Timing of Payments. The Treasurer shall distribute the TIF Revenue Payments to the School District in accordance with law. The payments due under Section 2(a) shall be paid to the School District not later than January 31 of each collection year that the TIF Exemption is in effect, commencing with the calendar year in which the first Service Payments are distributed by the Treasurer. The records of the Village relating to the amount of any TIF Revenue Payment or other payment shall be made available to the School District for audit annually by the treasurer of the School District or by an independent auditor of the School District's choice and at its sole expense.

Section 5. Sharing of Information. The Village agrees to cooperate to share information with the School District as to its receipt of Service Payments upon request of the School District, subject to any restrictions imposed by law and shall provide the School District with a copy of information it sends to the State to comply with annual reporting requirements in connection with the exemption under the TIF Ordinance.

Section 6. Amendment. This Agreement may be amended or modified by the parties only in writing, signed by both parties to the Agreement.

Section 7. Entire Agreement, Waiver of Notice. This Agreement sets forth the entire agreement and understanding between the parties as to the subject matter hereof and merges and supersedes all prior discussions, agreements, and undertakings of every kind and nature between the parties with respect to the subject matter of this Agreement. The School District hereby waives any notice requirements set forth in the TIF Act or in Sections 5709.82, 5709.83 and 5715.27(D) of the Ohio Revised Code with respect to the TIF Exemption and waives any defects or irregularities relating to the TIF Exemption.

Section 8. Notices. All payments, certificates and notices which are required to or may be given pursuant to the provisions of this Agreement shall be sent by the United States ordinary mail, postage prepaid, and shall be deemed to have been given or delivered when so mailed to the address set forth in the first paragraph of this Agreement, to the attention of the Mayor or the Superintendent, as applicable. Either party may change its address for receiving notices and reports by giving written notice of such change to the other party.

Section 9. Severability of Provisions. The invalidity of any provision of this Agreement shall not affect the other provisions of this Agreement, and this Agreement shall be construed in all respects as if any invalid portions were omitted.

Section 10. Counterparts. This Agreement may be executed in any number of counterparts, all of which taken together shall constitute one and the same instrument, and any party to this Agreement may execute this Agreement by signing any such counterpart.

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Signature Page Follows

IN WITNESS WHEREOF, the parties have caused this Agreement to be duly executed and delivered on the date set forth above.

VILLAGE OF OAKWOOD, OHIO

BOARD OF EDUCATION OF THE
BEDFORD CITY SCHOOL DISTRICT

By: _____
Mayor

By: _____
Superintendent

By: _____
Treasurer

By: _____
President of the Board of Education

Approved as to legal form:

Law Director

SECTION 5705.41
CERTIFICATE OF AVAILABILITY OF FUNDS

The undersigned, Director of Finance of the Village of Oakwood, Ohio (the "Village"), hereby certifies in connection with the Compensation Agreement between the Village and the Bedford City School District, dated _____, 202_, that:

The amount required to meet the contract, obligation, or expenditure for the attached, has been lawfully appropriated for the purpose, and is in the treasury or in process of collection to the credit of an appropriate fund, free from any outstanding obligation or encumbrance.

IN WITNESS WHEREOF, I have hereunto set my hand this _____ day of _____, 2020.

Director of Finance

Dated: _____, 202_

Oakwood the village of Exterior Maintenance Program

Oakwood Village Building Department, 23035(B) Broadway Ave.

Property Owner's Full Name: _____ Email: _____

Property Address: _____ Phone Number: _____

Have you received Exterior Maintenance Grant fund in the past? _____ Yes _____ No



Oakwood Village wants to encourage its homeowners to invest in your properties by assisting with improvement to the exterior of your homes. The "Exterior Maintenance Program" make grants available for you to improve the appearance of your home exterior while making our community more attractive and inspire a greater sense of neighborhood pride.

Project Description:

Contractor	Cost	Award Date	Date Certificated by Building Dept

Signature: _____

Home Owner: _____

Date: _____

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Deleted: , Oakwood Village, Ohio 44146

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Moved down [1]: Note: Program limited to Single Family Homes // Project Deadline April 30, 2019 ¶
Three Bids Required!¶

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Oakwood Village wants to encourage homeowners to invest in their properties by assisting with improvement to the exterior of your homes. The "Exterior Maintenance Program" make grants available to the homeowner to improve property maintenance of your homes. ¶

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Project Requirements:

- 1: Program limited to owner-occupied single family homes and owners of rental properties. Council decision: Proof of ownership is required. Please attach copies of "mortgage or deed to property" or "2023 property tax bill" or "water bill."
- 2: Owners must be current with all Oakwood taxes and property taxes to be eligible.
- 3: Your application with supporting documentation must be received by June 2024.
- 4: Hand deliver your application to the Oakwood Building Dept at 23035(B) Broadway Ave.
- 5: Please allow 7 – 10 business days for Village Council to review and to make a determination if the project qualifies. You will be contacted by phone and followed up by mail and/or by email of Council's decision to award your project.
- 6: Two (2) bids are required. Please attach the bids to your application.
Contractors must be licensed, bonded, insured & registered with the Village of Oakwood.
- 7: Funding for the Exterior Maintenance Program lasts for five (5) years. The total to be expended is \$80,000 for the years 2024 thru 2028.
- 8: Oakwood Village will reimburse the homeowner seventy-five (75%) percent of the construction cost of your project up to a maximum of \$4,000.00.
- 9: Village Council will approve applications based upon "need and necessity."
- 10: Contractors shall not start work until the Building Dept. issues all necessary permits. The Village will waive the cost of your building permit. All construction work must be completed within sixty (60) days of the contract award date.
- 11: Upon receipt of your application, the Oakwood Building Dept. will inspect your property, photograph the issues associated with the workscope and forward all information to Village Council.
- 12: When the contractor completes the project, you will contact the Building Dept. for its final review and inspection of the contractor's work. Upon the Building Department's acceptance and approval of the work, you will be issued a "Certificate of Project Completion and Acceptance."
- 13: Attached to this application is a "Release of Lien" form which must be executed by you when you pay the contractor for the complete work; a copy of this executed "Release of Lien" form is to be provided to the Building Dept.
- 14: A check for the reimbursement amount will be mailed to you within two (2) weeks after the Inspection Confirmation and Contractor's Release of Lien has been submitted to Oakwood Building Dept.

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Waiver of Lien:

I, _____, owner of _____ hereby certifies
that Homeowner: _____ located at _____
Oakwood Village, Ohio 44146 has paid my company in full for the work perform pursuant to the Ward Four
Exterior Maintenance Program in the amount of _____ and that all labor and materials
associated with this project has been paid in full .

In consideration of the foregoing payment and other good and valuable consideration, the receipt of which is
acknowledged, I expressly waive any right that my company or I now have, or in the future will have, to a
mechanic's lien against the foregoing real property and improvements on account of materials or labor
furnished or to be furnished.

Date: _____ Contractor: _____

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Application Information: ¶
Fill in the property owner's name, property address and a phone
number¶

¶
Project Description: ¶
Fill in contractor's Workscope
Required Attachments:¶
Homeowner to submit this application along with the bids of each
of the contractors who submitted bid for the work.¶

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Contractors: ¶

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properties by assisting with improvement to the exterior of their

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Property must be owner occupied.¶

ORDINANCE NO. 2021-WS-06

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INTRODUCED BY MAYOR AND COUNCIL AS A WHOLE

AN ORDINANCE AMENDING ORDINANCE 2019-22 AUTHORIZING THE ESTABLISHMENT OF AN EXTERIOR HOME REPAIR ASSISTANCE PROGRAM FOR SINGLE FAMILY PROPERTIES LOCATED IN WARD 4.

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WHEREAS, it is the finding of the Mayor and Council, based upon a variety of information and factors including a Housing Study performed by Chagrin Valley Engineering dated December 2018 and significant economic development planned for Ward 4, that it would be beneficial to the residents of Ward 4 and the Village as a whole to provide incentives and assistance to owners of single family housing units within Ward 4 in performing exterior repairs and maintenance to their properties; and

WHEREAS, Council has determined that economic circumstances and other developments within the Village have necessitated modifications to the Exterior Home Repair Assistance Program for residents of Ward 4 established in Ordinance 2019-22;

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NOW, THEREFORE, BE IT ORDAINED by the Council of the Village of Oakwood, County of Cuyahoga , and State of Ohio that:

SECTION 1: That Ordinance 2019-22 which presently reads as follows:

SECTION 1: The Mayor and Council hereby authorize the establishment of the Ward 4 Exterior Home Repair Program (hereinafter "the Program") for the years 2019 through and including 2023 to be administered by the Mayor or his authorized designee.

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SECTION 2: Participants eligible for the Program shall be owners of single family residences in Ward 4 who shall submit applications on forms developed by the Administrator for reimbursement of 75 % of qualifying expenses for exterior upgrades or repairs up to a total reimbursement of \$3,000.00 (75% of total project costs of \$4,000.00). Participation shall be limited to 27 applications and a total yearly expenditure of \$80,000.00 for the year 2019 and thereafter 40 applications per year and total yearly expenditures of \$135,000.00. All applications and expenditures shall be subject to approval by Council. Further criteria are set forth in Exhibit "A" attached hereto.

SECTION 3: Council hereby appropriates sufficient funds to effectuate the provisions contained in Section 2 hereof and the Director of Finance is hereby authorized to transfer the funds necessary to complete this expenditure from the available funds of the Village. The Director of Finance be and is hereby further authorized to issue the fiscal officer's certificate necessary to make the expenditures as described in Section 2 hereof and is further directed to issue

vouchers of the Village in the amounts and for the purposes expressed in Section 2 hereof, said amounts to be charged to the appropriately designated Fund.

SECTION 4: This Ordinance is hereby declared to be an emergency measure immediately necessary for the preservation of the public peace, health, safety and welfare of the inhabitants of the Village or Oakwood being that the foregoing repairs and upgrades are necessary to preserve the environment and economic well-being of the Village and therefore this Ordinance shall take effect and be in force immediately upon its adoption and approval by the Mayor provided it receives at least five affirmative votes of the members of Council; otherwise, it shall take effect and be in force from and after the earliest period allowed by law.

be and hereby is amended to read as follows:

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SECTION 1: The Mayor and Council hereby authorize the establishment of the Ward 4 Exterior Home Repair Program (hereinafter "the Program") for the years 2022 through and including 2025 to be administered by the Mayor or his authorized designee.

SECTION 2: Participants eligible for the Program shall be owners of single family residences in Ward 4 who shall submit applications on forms developed by the Administrator for reimbursement of 75 % of qualifying expenses for exterior upgrades or repairs up to a total reimbursement of \$3,000.00 (75% of total project costs of \$4,000.00). Participation shall be limited to 27 applications and a total yearly expenditure of \$80,000.00 per year. All applications and expenditures shall be subject to approval by Council. Further criteria are set forth in Exhibit "A" attached hereto.

SECTION 3: Council hereby appropriates sufficient funds to effectuate the provisions contained in Section 2 hereof and the Director of Finance is hereby authorized to transfer the funds necessary to complete this expenditure from the available funds of the Village. The Director of Finance be and is hereby further authorized to issue the fiscal officer's certificate necessary to make the expenditures as described in Section 2 hereof and is further directed to issue vouchers of the Village in the amounts and for the purposes expressed in Section 2 hereof, said amounts to be charged to the appropriately designated Fund.

SECTION 4: The present version of Ordinance 2109-22 be and hereby is repealed.

SECTION 4: This Ordinance shall take effect at the earliest time permitted by law.

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PASSED: _____

Johnnie A Warren, President of Council

Deborah L. Hladky, Clerk of Council

Presented to the
Mayor _____

Approved: _____

Mayor, Gary V. Gottschalk

I, Debra L. Hladky, Clerk of Council of the Village of Oakwood, County of Cuyahoga and State of Ohio, do hereby certify that the foregoing Ordinance No. 2021 - was duly and regularly passed by this Council at the meeting held on the ____ day of _____, 2021.

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Debra L. Hladky, Clerk of Council

POSTING CERTIFICATE

I, Debra L. Hladky, Clerk of Council of the Village of Oakwood, County of Cuyahoga and State of Ohio, do hereby certify that Ordinance No. 2021 - was duly posted on the ____ day of _____, 2021, and will remain posted for a period of fifteen (15) days thereafter in the Council Chambers and in not less than five (5) of the most public places in the municipality as determined by the Council of the said Village.

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Debra L. Hladky, Clerk of Council

DATED: _____

ORDINANCE NO. 2021 — WS-16

INTRODUCED BY MAYOR AND COUNCIL AS A WHOLE

**AN EMERGENCY ORDINANCE AMENDING SECTION
125.01 OF THE CODIFIED ORDINANCES OF THE
VILLAGE OF OAKWOOD RELATING TO THE
COMPOSITION OF THE POLICE DEPARTMENT**

WHEREAS, The Council of the Village of Oakwood has decided to amend the composition of the Village Police Department:

NOW THEREFORE, BE IT ORDAINED by the Council of the Village of Oakwood, County of Cuyahoga, and State of Ohio that:

SECTION 1. Section 125.01 of the Codified Ordinances of the Village of Oakwood which presently reads as follows:

125.01 COMPOSITION.

- (a) The Police Department of the Municipality shall consist of a Chief of Police, not to exceed one Captain, not to exceed three four Sergeants, not to exceed twelve full-time Patrolmen. One of the Sergeants may be designated by the Mayor to be the head of the Detective Bureau.
- (b) Patrolmen shall be further classified as 1st, 2nd, 3rd Class Patrol Officers, as follows:
 - (1) 3rd Class - First twelve months of continuous service after original appointment.
 - (2) 2nd Class - First twelve months of continuous service after serving as a 3rd Class Patrol Officer.
 - (3) 1st Class - All service as a Patrolman after service as a 2nd Class Patrol Officer.

be and the same is hereby amended and, as amended, shall read as follows:

125.01 COMPOSITION.

- (c) The Police Department of the Municipality shall consist of a Chief of Police, not to exceed one Captain, not to exceed three four Sergeants, not to exceed twelve full-time Patrol Officers. One of the Sergeants may be designated by the Mayor to be the head of the Detective Bureau.

(d) Patrol Officers shall be further classified as 1st, 2nd, 3rd Class Patrol Officers, as follows:

- (4) 3rd Class - First twelve months of continuous service after original appointment.
- (5) 2nd Class - First twelve months of continuous service after serving as a 3rd Class Patrol Officer.
- (6) 1st Class - All service as a Patrolman after service as a 2nd Class Patrol Officer.

SECTION 2. The existing version of Oakwood C.O. Section 125.01 be and hereby is repealed.

SECTION 3. The Codifier is hereby instructed to substitute the adopted version of Oakwood C.O. Section 125.01 in place of the previous version of said ordinance.

SECTION 4. This Ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, health, safety and welfare of the inhabitants of the Village, the reason for the emergency being that the same relates to the daily operation of a municipal department and urgent staffing needs to maintain the peace in the Village, therefore, provided it receives two-thirds (2/3) of the vote of all members of Council elected thereto, said Ordinance shall be in full force and effect immediately upon its adoption by this Council and approval by the Mayor, otherwise from and after the earliest period allowed by law.

PASSED: _____

Johnnie A. Warren, President of Council

Debra L. Hladky, Clerk of Council

Presented to the
Mayor _____

Approved: _____

Mayor, Gary Gottschalk

I, Debra L. Hladky, Clerk of Council of the Village of Oakwood, County of Cuyahoga and State of Ohio, do hereby certify that the foregoing Ordinance No. 2021 - was duly and regularly passed by this Council at the meeting held on the _____ day of _____, 2021.

Debra L. Hladky, Clerk of Council

POSTING CERTIFICATE

I, Debra L. Hladky, Clerk of Council of the Village of Oakwood, County of Cuyahoga and State of Ohio, do hereby certify that the foregoing Ordinance No. 2021- was duly posted on the _____ day of _____, 2021, and will remain posted for a period of fifteen (15) days as provided in the Village Charter.

Debra L. Hladky, Clerk of Council

DATED: _____

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 <u>*=<i>Late Arrival</i></u>	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, Rogers, Williams

Motion passed. Adjourned 8:11p

Approved _____

Johnnie Warren, Council President

Debra L. Hladky, Clerk of Council

VILLAGE OF OAKWOOD
COUNCIL WORK SESSION 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 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 _____

Johnnie Warren, Council President

Debra L. Hladky, Clerk of Council

**VILLAGE OF OAKWOOD
RECORDS COMMISSION MEETING MINUTES
May 11, 2020**

Johnnie Warren – Council President
Jim Climer-Law Director

Debra Hladky-Clerk of Council

ABSENT:

Gary Gottschalk – Mayor
** Arrived after roll call*

Brian Thompson- Finance Director

Hladky opened meeting at 6:48pm

We have to meet twice a year to be in compliance with the State of Ohio. The only thing I have is the Law Dept. The Law Director indicated changes to the record keeping at the firm in which all are kept electronically. No hard copies will be kept. If it is the commission's pleasure, that can be accepted. The updated RC-2 will then be sent to the State of Ohio for approval. **Climer**: The background entails the firm will quit storing massive amounts of paper. Going forward when a file is closed it will be maintained electronically. Copies will be disposed of within 60 days unless it is specifically requested. I requested the change so our internal policy will not put us at odds with the Ohio Historical Society. This is simply a request for the maintenance of records to be electronically. **Warren**: We are saying, with you changing the files to be electronic, the Village will also store the files electronically which we receive from you. Is there more than one place these records are stored? **Climer**: As far as I know, the only Law Dept. records which exist are kept in our office unless there is communication with the Village which will be kept according to the other retention schedules. If I communicate with the Police Chief, those records of correspondence will be kept according to his retention schedule. We have multiple back ups with our files, and they are maintained on the cloud. **Warren**: I don't have a problem with it.

Motion to accept the new RC-2 method of storing files under the new retention schedule for the Law Dept made by Climer and seconded by Hladky. VOTE: Warren, Climer, Hladky

Motion approved.

Commented [DH1]:

Motion to adjourn by Climer seconded by Hladky VOTE: Warren, Climer, Hladky
Adjourned 6:55pm

Gary Gottschalk, Mayor

Debra Hladky, Clerk of Council