

President Brady called the meeting to order at 5:02 p.m. followed by the Invocation, given by Mr. Poggiali and the Pledge of Allegiance.

The Clerk called the roll and the following Commissioners responded: Steve Poggiali, Dave Waddington, Blake Harris, Mike Meinzer, Wesley Poole, Dennis Murray, and Dick Brady, 7.

City staff present: John Orzech – City Manager, Colleen Gilson – Community Development Director, Cody Browning – IT Manager, Don Rumbutis – IT Technician, Justin Harris – Interim Law Director, Michelle Reeder – Finance Director, Dawn Allen - Police Patrol Commander, Mario D’Amico - Fire Chief, Debi Eversole – Housing Development Specialist, Nicole Grohe – CDBG Program Administrator, James Stacey – Transit Administrator, and Cathy Myers - Commission Clerk.

Upon motion of Mr. Waddington and a second by Mr. Poggiali, the commission voted to approve the minutes of the August 14, regular meeting and suspend the reading. President Brady declared the motion passed.

AUDIENCE PARTICIPATION

Tim Schwanger, 362 Sheffield Way, Congratulated Mr. Orzech in his new appointment as City Manager and stated the community is confident, he will take into consideration the needs of the entire community. Consent items A & B, the wetlands mitigation purchase agreements for the Landing Project, he believes it has been a while since this has been discussed and asked for information of how this agreement came to be. He asked for an explanation of the increase for the Meigs Street Project. He inquired if the Sandusky Sailing Club submerged lands lease agreement the same as last time, and will the money be reimbursed back to the Sailing Club. HE inquired what the Transit grant dollar amount was. He commented that it seemed every time we use monies other than TIF funds for repaving it seems another street gets overlooked.

SWEARING IN: City Manager - John Orzech and Firefighter - Andrew Johnson

Mr. Harris, Interim Law Director, conducted the swearing in ceremony of the new City Manager, Mr. Orzech.” I, John T. Orzech, Jr., do solemnly swear that I will support, protect, and defend the Constitution of the United States and the State of Ohio; and the Charter, Ordinances, and Resolutions of the City of Sandusky; That I will honestly, faithfully, and impartially discharge the duties of the City Manager for the City of Sandusky to which I have been appointed to the best of my ability; So help me God.”

Mr. Orzech, City Manager, conducted the promotional swearing in of firefighter Andrew Johnson. “I, recognizing my fundamental duty as a firefighter of the City of Sandusky Fire Department, do solemnly swear to uphold the standards of my profession by safeguarding the lives and property of our citizens against the threat of fire and disaster. I promise to obey the duly constituted laws of the United States of America, the State of Ohio, and the City of Sandusky and to accept the badge of my office as a symbol of public faith, leadership, and trust to be honored for as long as I remain a firefighter of the City of Sandusky Fire Department. I will continually strive to serve our community and to be an influence for good before my fellow officers and firefighters to the best of my ability, so help me.” Chief D’Amico stated Andrew is a resident of Huron, has been married to his wife Megan for nine years, and they have three young daughters. Prior to working with Sandusky, he worked for the Fostoria Fire Department, and Sandusky County EMS. He has his 240-hour fire certification, he is a certified paramedic, and is an ACLS Pals and CPR instructor. Welcome to Sandusky.

PROCLAMATION: September Alzheimer & Brain Awareness Month, Commissioner Mike Meinzer

WHEREAS, Alzheimer’s disease is a progressive, degenerative disease of the brain and the most common form of dementia that affects not only a person’s memory but also their judgment and reasoning abilities; and close to 300,000 Ohio citizens are currently living with Alzheimer’s or another dementia and it effects more than 6 million Americans; and

WHEREAS, Ohio is projected to see a 13.6% increase in cases by 2025, and Medicaid costs of caring for individuals living with Alzheimer's is more than \$2.5 Billion with an anticipated 16% increase in Medicaid expenditures by 2025; and

WHEREAS, another 600,000 Ohioans are unpaid caregivers and half of those living with the disease have yet to be diagnosed, and caregiving for individuals with Alzheimer's disease often takes an enormous toll on family members; caregivers themselves often suffer more stress, depression, and health problems than caregivers of people with other illnesses; and

WHEREAS, Alzheimer's disease is not a normal part of aging; it is a progressive brain disease without any way to prevent or slow its progression and is fatal; and

WHEREAS, we recognize the significant role the Alzheimer's Association, Northwest Ohio Chapter plays in offering diverse educational and supportive programming and services, caregiver support groups, professional training, respite care and financial assistance to ease the burden to families and caregivers while educating the community and increasing awareness of Alzheimer's disease and other forms of dementia by early detection and diagnosis, advocacy, and research; and

NOW THEREFORE, I, Mike Meinzer, Commissioner, City of Sandusky, do hereby proclaim recognition of: **September 2023 as Alzheimer's and Brain Awareness Month in Sandusky** and I urge all residents and merchants to "Paint the Town Purple" during the first two weeks of September and all are invited to Walk to End Alzheimer's on September 9th to raise awareness of Alzheimer's disease that affects more than 6 million Americans. Dated this 28th day of August 2023.

PRESENTATION: Recreation Center Update – Nancy Nozik, Brandstetter-Carroll

Ms. Nozik wanted to explain where they are in the planning phase of the potential Rec Center. They are in the end stages of site selection and the conceptual design process. They have been working on identifying what the City of Sandusky wants, what do they need in terms of recreation, what kinds of programming is needed, therefore how big of a facility is needed and what will the cost be to build, operate, and maintain it be. This is not a designed facility. The current layout is 36,000 square feet and includes two gymnasiums with an indoor walking/running track elevated above that gymnasium. There are exercise classrooms, fitness and weight equipment, some staff offices, a large activity room which can be divided into two rooms for a variety of activities, and a smaller activity room which can be for art classes. There are additional outdoor spaces for this facility as well for gardening. The Commission selected their preferred site as the former American Crayon site. This site does have ample space and room for further expansion if needed. Construction cost which includes site preparation, construction of buildings, parking, fencing for safety and security and serving as a sound barrier from the railroad is estimated at \$15.8M. Some additional costs could include geotechnical borings and vibration and sound analysis, tennis courts and a splash pad area. Annual expenses are estimated at \$700,000 which include personnel/staffing, supplies, maintenance, and utilities. The estimated annual revenue is \$300,000-\$350,000 from memberships and program revenue. The operating levy is for the gap – this is not a break even facility. The operating levy is to keep the membership rates and program costs down, while still having a sustainable facility to move forward. The current estimated gap would be \$350,000-\$400,000 annually that the levy funds would cover as well as long-term maintenance reserve funds. The \$1.26M levy would generate \$672,000 annually. Potential programming for the two gymnasiums could include basketball, volleyball, pickleball, sports camp, day camp, tournaments, and special events. The group exercise rooms could include aerobics, step, Pilates, yoga, dance, spinning, TRX, and Zumba classes. The large activity rooms could host martial arts, health and wellness programs, youth programs, senior programs.

Comments:

Mr. Poggiali inquired if the gap would be only \$28,000 from the difference between the Levy and expenses. Ms. Nozik said yes, for the first year. But those costs could vary depending on programming.

The estimated membership would be just under 500 residents – 100 youth (\$150), 100 senior (\$120), 300 adults (\$210), and 600 family memberships (\$350), these estimated membership fees

are based on local comparable spaces. President Brady stated there would be reserve annually for maintenance and upgrades. Mr. Poole stated he would like them not to spend money on his account for vibration and sound analysis, the trains are 110 decibels and drop to around 70-80 inside the buildings. The vibration would not be enough to displace the building. Ms. Nozik stated they contacted four contractors that could provide this study, two stated they did not think it was necessary. President Brady advised that one cannot have sticker shock until they actually see the sticker. These are mere estimations at this point, not actual costs. Ms. Nosik stated the type of construction and façade materials can reduce or raise those costs. Mr. Poole stated these estimated membership costs seem to be similar to what they were at the YMCA before. He questions if we should spend \$15M and then tax the residents and charge membership fees when they can use facilities that are already in place. Spending the money on Transit costs makes more sense to him. The residents ultimately have the final say with the vote.

CURRENT BUSINESS

Upon motion of Mr. Waddington and a second by Mr. Murray, the commission voted to accept all communications. President Brady declared this motion passed. President Brady asked if anyone would like any items moved from the Consent Agenda to the Regular Agenda. None heard.

CONSENT AGENDA

ITEM A – Submitted by Aaron Klein, Public Works Director

APPROVAL OF WETLANDS MITIGATION PURCHASE AGREEMENT WITH PEARSON

Budgetary Information: The cost is \$55,000 per acre for a total cost of \$137,500 that would be paid from the Capital Projects Fund. An initial payment of \$20,625 (15%) must be made when the agreement is signed to reserve the necessary wetland credits for six months while the Section 404 and 401 permits are being reviewed by the Army Corps of Engineers and Ohio EPA. The remaining \$116,875 shall be remitted upon receipt of the 404/401 permits. If the permits are not approved, the down payment will be returned.

ORDINANCE NO. 23-169: It is requested an ordinance be passed authorizing and directing the City Manager to enter into an agreement for wetlands mitigation credits with Streams + Wetlands Foundation for the Landing Project; and declaring that this ordinance shall take immediate effect in accordance with Section 14 of the City Charter.

ITEM B – Submitted by Aaron Klein, Public Works Director

APPROVAL OF WETLANDS MITIGATION PURCHASE AGREEMENT WITH BLACK-ROCKY

Budgetary Information: The cost is \$65,000 per acre for a total cost of \$39,000 that would be paid from the Capital Projects Fund. An initial payment of \$5,850 (15%) must be made when the agreement is signed to reserve the necessary wetland credits for six months while the Section 404 and 401 permits are being reviewed by the Army Corps of Engineers and Ohio EPA. The remaining \$33,150 shall be remitted upon receipt of the 404/401 permits. If the permits are not approved, the down payment will be returned.

ORDINANCE NO. 23-170: It is requested an ordinance be passed authorizing and directing the City Manager to enter into an agreement for wetlands mitigation credits with Streams + Wetlands Foundation for the Landing Project; and declaring that this ordinance shall take immediate effect in accordance with Section 14 of the City Charter.

ITEM C – Submitted by Aaron Klein, Public Works Director

APPROVAL OF EMERGENCY PURCHASE & INSTALL OF TRAFFIC LIGHTS

Budgetary Information: The cost of \$43,138.00 for the traffic cabinet and equipment from Path Master, Inc., and \$8,310.00 for installation performed by National Light & Power will be paid with Traffic funds. All costs associated with the repair will be billed to the driver's insurance company.

- 1. ORDINANCE NO. 23-171:** It is requested an ordinance be passed ratifying the emergency purchase of a new traffic cabinet and equipment for the intersection at U.S. Route 4 (Hayes Avenue) and West Perkins Avenue; authorizing and directing the City Manager and/or the Finance Director to expend funds to Path Master, Inc. of Twinsburg, Ohio, in the amount of \$43,138.00; and declaring that this ordinance shall take immediate effect in accordance with Section 14 of the City Charter.
- 2. ORDINANCE NO. 23-172:** It is requested an ordinance be passed ratifying the emergency installation of a new traffic cabinet and equipment for the intersection at U.S. Route 4 (Hayes

Avenue) and West Perkins Avenue; authorizing and directing the City Manager and/or the Finance Director to expend funds to National Light & Power, Inc., of Sandusky, Ohio, in the amount of \$8,310.00; and declaring that this ordinance shall take immediate effect in accordance with Section 14 of the City Charter.

ITEM D – Submitted by Josh Snyder, Public Works Engineer

AMENDMENT TO FUNDING SPLITS ON CHANGE ORDER #1 & FINAL FOR MEIGS STREET PROJECT

Budgetary Information: The original contract with Underground Utilities Inc., was \$1,808,344.80. Change Order #1 in an overall increase of \$41,646.13, increasing the contract total to \$1,849,990.93. The change order increases the amount to be paid with ODOT Funds in the amount of \$19,791.65; Sewer Funds in the amount of \$7,022.67; and Issue 8 Street Funds in the amount of \$15,703.71 and Water Funds will be decreased in the amount of \$871.90.

	ODOT	Issue 8	Water	Sewer	
Original	\$ 829,823.84	\$ 179,807.96	\$ 500,562.00	\$ 298,151.00	\$ 1,808,344.80
CO1 Amendment	\$ 849,615.49	\$ 195,511.67	\$ 499,690.10	\$ 305,173.67	\$ 1,849,990.93
Final CO Numbers	\$ 19,791.65	\$ 15,703.71	\$ (871.90)	\$ 7,022.67	\$ 41,646.13

ORDINANCE NO. 23-173: It is requested an ordinance be passed amending Ordinance No. 23-146, passed on July 10, 2023; authorizing and directing the City Manager to approve the first & final change order for work performed by Underground Utilities, Inc. of Monroeville, Ohio, for the Meigs Street Reconstruction & Multi-Use Path Project in the amount of \$41,646.13; and declaring that this ordinance shall take immediate effect in accordance with Section 14 of the City Charter.

ITEM E – Submitted by Scott Kromer, Streets & Utilities Superintendent

APPROVAL OF ASPHALT PURCHASE FROM ERIE MATERIALS

Budgetary Information: The budgeted costs for asphalt materials for 2023 as approved in the Operations & Maintenance and Capital Improvement Plan budgets are split between the various funds accordingly. Final expenditures will be based on actual repairs in the field:

Capital Funds	\$ 110,000.00
Sewer Maintenance O&M	\$ 11,200.00
Water Distribution O&M	\$ 37,000.00
Street Division O&M	\$ 39,200.00
	\$ 197,400.00

A portion of the O&M budgets has already been expended to purchase maintenance materials via the current appropriations. Additional purchases from Erie Materials, Inc. would require additional approval from the City Commission.

ORDINANCE NO. 23-174: It is requested an ordinance be passed authorizing and directing the City Manager to expend funds to Erie Materials, Inc., of Sandusky, Ohio, for asphalt and paving material to be supplied for in-house street repairs and projects in calendar year 2023; and declaring that this ordinance shall take immediate effect in accordance with Section 14 of the City Charter.

ITEM F – Submitted by Michelle Reeder, Finance Director

APPROVAL OF SUBMERGED LAND LEASE PAYMENT FOR SANDUSKY SAILING CLUB

Budgetary Information: This submerged land lease is payable by the City of Sandusky as the lease holder. The Sandusky Sailing Club will reimburse the City for the cost of the lease pursuant to their Lease agreement with the City. ODNR does not allow a sub-lease holder to make a Submerged Land Lease payment on the City’s behalf.

ORDINANCE NO. 23-175: It is requested an ordinance be passed authorizing and directing the City Manager to make payment to the Ohio Department of Natural Resources (ODNR), Office of Coastal Management for rental payment on submerged lands lease file no. SUB-0530-ER for the period of September 1, 2023, through August 31, 2024; and declaring that this ordinance shall take immediate effect in accordance with Section 14 of the City Charter.

ITEM G – Submitted by Cody Browning, IT Manager

APPROVAL OF PRINT SERVICES AGREEMENT AND LEASE WITH COMDOC & XEROX

Budgetary Information: The cost for printing services and the lease of equipment for a 60-month period will be \$112,080 and will be paid by the IT operating budget in the amount of \$56,040, by the Water Fund in the amount of \$28,020, and by the Sewer Fund in the amount of \$28,020.

ORDINANCE NO. 23-176: It is requested an ordinance be passed authorizing and directing the City Manager to enter into a sales and services agreement with ComDoc Inc., of North Canton, Ohio, and a printer equipment lease with Xerox Financial Services LLC of Norwalk, Connecticut; and declaring that this ordinance shall take immediate effect in accordance with Section 14 of the City Charter.

ITEM H – Submitted by Debi Eversole, Housing Development Specialist

ACCEPTING GIFT OF DEED OF 805 N. DEPOT STREET INTO LAND REUTILIZATION PROGRAM

Budgetary Information: The cost of this acquisition will be approximately two hundred dollars (\$200.00) to pay for the property lien search and transfer fees. The taxing districts will not collect future taxes until the property is put back into tax producing status.

RESOLUTION NO. 032-23R: It is requested a resolution be passed approving and accepting certain real property, identified as Parcel No. 58-02827.000, located at 805 N. Depot Street, as a gift of deed for acquisition into the Land Reutilization Program; and declaring that this resolution shall take immediate effect in accordance with Section 14 of the City Charter.

ITEM I – Submitted by Nicole Grohe, Community Development Program Administrator

APPROVAL OF AGREEMENT FOR LEAD PAINT REMOVAL PROGRAM WITH HEALTH DEPARTMENT

Budgetary Information: The City of Sandusky will award the Erie County Health Department a total of \$85,906.56 for the Lead Paint Removal Program for the CDBG Program Year FY2021 (\$35,906.56) and FY23 (\$50,000). This award shall be paid with CDBG grant monies and there will be no impact on the General Fund.

ORDINANCE NO. 23-177: It is requested an ordinance be passed authorizing and directing the City Manager to enter into a subrecipient agreement with the Erie County Health Department for their Lead Paint Removal Program and to expend an amount not to exceed \$85,906.56 from the FY2021 and FY2023 Community Development Block Grant (CDBG) funds; and declaring that this ordinance shall take immediate effect in accordance with Section 14 of the City Charter.

ITEM J – Submitted by Mario D’Amico, Fire Chief

APPROVAL & RATIFICATION OF COMMUNITY FOUNDATION GRANT APPLICATION FOR LOCK BOXES

Budgetary Information: The total amount of the grant funds applied for is \$3650.00. This grant, if awarded, is 100% funded by the Erie County Community Foundation. There are no matching funds.

RESOLUTION NO. 033-23R: It is requested a resolution be passed approving and ratifying the submission of a grant application to the Erie County Community Foundation to purchase Roper Lock Boxes for the Fire Department’s Residential Lock Box Program; and declaring that this resolution shall take immediate effect in accordance with Section 14 of the City Charter.

ITEM K – Submitted by James Stacey, Transit Administrator

APPROVAL OF FEDERAL TRANSIT GRANT APPLICATION

Budgetary Information: The FTA 5307 Urbanized Area Apportionment Program will account for approximately 50% of STS annual operating budget and 80% of STS annual maintenance budget. The remaining 50% of operating expenses and the remaining 20% of maintenance expenses will be paid by a combination of local matching funds consisting of special interest contracts, the City General Fund, and the Transit Reserve Fund.

RESOLUTION NO. 034-23R: It is requested a resolution be passed authorizing the filing of a grant application with the Federal Transit Administration for federal assistance through the FY 2024 Urbanized Area Formula Funding Program for the Sandusky Transit System; and declaring that this resolution shall take immediate effect in accordance with Section 14 of the City Charter.

Upon motion of Mr. Poole, and second by Mr. Murray, the commission voted to accept the Consent Agenda and declare all ordinances and resolutions as drafted and presented to the City Commission under the Consent Agenda shall take effect in accordance with the Section 14 of the City Charter.

Comments:

Mr. Klein stated Cedar Fair donated a large majority of the land they do not intend to develop to the City for the sole intent of the Landing Project. There are two easements donated from the Metroparks near the Heminger ditch – one for utilities and roadway and one for the park and pathway itself that would cross Heminger ditch. This is a huge step for us in acquiring these opportunities for wetlands.

Ms. Reeder stated the invoice is \$18,104.36 for the submerged lands with Sandusky Sailing Club. We invoice the entire amount to the Sailing Club. The State does not allow a subrecipient to pay for the lease agreement.

Mr. Stacey the Transit grant amount is not yet determined until the application is submitted. Tonight, is a formality for permission to apply for this grant. The change from rural to small urban is based on the census. It will put us in a larger pool. The grant will provide 50% of our operating costs and 80% of our maintenance costs, which is the current allocation amount.

Roll call on the motion: Mr. Poggiali, Mr. Waddington, Mr. Harris, Mr. Meinzer, Mr. Poole, Mr. Murray, and Mr. Brady, 7. Roll call on the ordinances and resolutions: Mr. Poggiali, Mr. Waddington, Mr. Harris, Mr. Meinzer, Mr. Poole, Mr. Murray, and Mr. Brady, 7. President Brady declared these ordinances and resolutions passed.

REGULAR AGENDA

ITEM 1 – Submitted by Josh Snyder, Public Works Engineer

APPROVAL OF OPWC GRANT APPLICATION FOR CAMP STREET PROJECT

Budgetary Information: There is no cost to submit the application. The cost of this project is estimated to be \$360,573.00 and the City will be requesting a combination of OPWC grant and loan funds in the amount of \$175,000.00. The City's total portion of the project \$185,573.00 would be funded with Capital Projects Funds, American Rescue Plan Act Funds, and/or annual resurfacing funds from the City's 2024 budget.

RESOLUTION NO. 035-23R: It is requested a resolution be passed authorizing the submission of an application by the City Manager for financial assistance and to enter into a project agreement with the Ohio Public Works Commission (OPWC) in order to participate in the Ohio Public Works Commission's State Capital Improvement and/or Local Transportation Improvement Programs authorized by Chapter 164 (Aid to Local Government Improvements) of the Ohio Revised Code for the Camp Street Resurfacing and Reconstruction Project – Perkins Avenue to Frantz Street; and declaring that this resolution shall take immediate effect in accordance with Section 14 of the City Charter. **Upon motion of Mr. Waddington, and second by Mr. Poggiali, the commission voted to adopt this resolution as drafted under suspension of the rules and in full accordance with Section 14 of the City Charter.**

Comments:

Mr. Klein stated that there was an error in their communication stating it was Monroe to Perkins – it should state Frantz to Perkins Avenue. **Upon motion by Mr. Murray, and a second by Mr. Poole, the commission voted to amend this resolution from Monroe Street to Frantz Street.**

Mr. Poggiali inquired if Mr. Klein thought he had a better shot this year, since last year we were not awarded this grant. Mr. Klein stated the project we did last year was extremely high, which lowered our percentage in the grant, we should be awarded more points for doing it this way this year. We are hopeful this will get us across the finish line.

Roll call on the motion to amend: Mr. Poggiali, Mr. Waddington, Mr. Harris, Mr. Meinzer, Mr. Poole, Mr. Murray, and Mr. Brady, 7. Roll call on the motion: Mr. Poggiali, Mr. Waddington, Mr. Harris, Mr. Meinzer, Mr. Poole, Mr. Murray, and Mr. Brady, 7. Roll call on the resolution: Mr. Brady, Mr. Poggiali, Mr. Waddington, Mr. Harris, Mr. Meinzer, Mr. Poole, Mr. Murray, and Mr. Brady, 7. President Brady declared this resolution passed.

ITEM 2 – Submitted by Josh Snyder, Public Works Engineer

APPROVAL OF OPWC GRANT APPLICATION FOR DOWNTOWN STREET PAVING PROJECT

Budgetary Information: There is no cost to submit the application. If awarded, any matching funds required would be incorporated into the 2024 budget. The cost of the project is currently estimated at \$492,615.00. The City is planning to apply for \$175,000 of OPWC funds. The City's portion of the project is \$317,615 and will be paid with annual resurfacing funds from the City's 2024 budget.

RESOLUTION NO. 036-23R: It is requested a resolution be passed authorizing the submission of an application by the City Manager for financial assistance and to enter into a project agreement with the Ohio Public Works Commission (OPWC) in order to participate in the Ohio Public Works Commission's State Capital Improvement and/or Local Transportation Improvement Programs authorized by Chapter 164 (Aid to Local Government Improvements) of the Ohio Revised Code

for the Downtown Street Raving Project; and declaring that this resolution shall take immediate effect in accordance with Section 14 of the City Charter. **Upon motion of Mr. Harris, and second by Mr. Poggiali, the commission voted to adopt this resolution as drafted under suspension of the rules and in full accordance with Section 14 of the City Charter.**

Comments:

Mr. Poggiali inquired if this included all downtown streets. Mr. Klein stated that this project would entail Wayne Street from East Water to East Washington as well as Jackson and all of Market from Decatur to Franklin as well as Washington Row. President Brady stated that it has been decades since we have done those streets. Mr. Klein stated some have not been done in over forty or fifty years. The hope is we can do as Mr. Schwanger alluded to earlier to apply for funds to free up funds in other areas.

Roll call on the motion: Mr. Poggiali, Mr. Waddington, Mr. Harris, Mr. Meinzer, Mr. Poole, Mr. Murray, and Mr. Brady, 7. Roll call on the resolution: Mr. Brady, Mr. Poggiali, Mr. Waddington, Mr. Harris, Mr. Meinzer, Mr. Poole, Mr. Murray, and Mr. Brady, 7. President Brady declared this resolution passed.

ITEM 3 – Submitted by Megan Stookey, Project Manager

PERMISSION TO BID 2023 JAYCEE & WASHINGTON PARKS CONCRETE PROJECT

Budgetary Information: The engineer's estimate for the 2023 Jaycee and Washington Park Concrete Project is \$44,908 which shall be paid for with \$29,451 in donated funds from the Randolph J. & Estelle M. Dorn Foundation designated for the Sandusky Neighborhood Initiative, \$11,457 in donated funds from the Mylander Foundation, and \$4,000 from the Friends of the Sandusky Greenhouse Funds donated from the Wightman-Wieber Charitable Foundation.

RESOLUTION NO. 037-23R: It is requested a resolution be passed declaring the necessity for the City to proceed with the proposed 2023 Jaycee and Washington Park Concrete Project; approving the specifications and engineer's estimate of cost thereof; and directing the City Manager to advertise for and receive bids in relation thereto; and declaring that this resolution shall take immediate effect in accordance with Section 14 of the City Charter. **Upon motion of Mr. Meinzer, and second by Mr. Poole, the commission voted to adopt this resolution as drafted under suspension of the rules and in full accordance with Section 14 of the City Charter.**

Comments:

President Brady commented that we owed a wealth of gratitude to these foundations for what they have provided and continue to provide to the City over the years.

Roll call on the motion: Mr. Poggiali, Mr. Waddington, Mr. Harris, Mr. Meinzer, Mr. Poole, Mr. Murray, and Mr. Brady, 7. Roll call on the resolution: Mr. Brady, Mr. Poggiali, Mr. Waddington, Mr. Harris, Mr. Meinzer, Mr. Poole, Mr. Murray, and Mr. Brady, 7. President Brady declared this resolution passed.

ITEM 4 – Submitted by James Stacey, Transit Administrator

APPROVAL OF AGREEMENT FOR STS MAINTENANCE COMPLEX LIGHTING PROJECT WITH SOUTH SHORE

Budgetary Information: The total cost of the work shall not exceed \$17,400.00 and will be fully reimbursed with Ohio Transportation Partnership Program (OTP2) funds from the Ohio Department of Transportation.

ORDINANCE NO. 23-178: It is requested an ordinance be passed authorizing and directing the City Manager to enter into an agreement with South Shore Electric, Inc. of Elyria, Ohio, for the Sandusky Transit Maintenance Complex Lighting Upgrade Project for the Sandusky Transit System; and declaring that this ordinance shall take immediate effect in accordance with Section 14 of the City Charter. **Upon motion of Mr. Waddington, and second by Mr. Poggiali, the commission voted to adopt this ordinance as drafted under suspension of the rules and in full accordance with Section 14 of the City Charter. Roll call on the motion: Mr. Poggiali, Mr. Waddington, Mr. Harris, Mr. Meinzer, Mr. Poole, Mr. Murray, and Mr. Brady, 7. Roll call on the ordinance: Mr. Brady, Mr. Poggiali, Mr. Waddington, Mr. Harris, Mr. Meinzer, Mr. Poole, Mr. Murray, and Mr. Brady, 7. President Brady declared this ordinance passed.**

ITEM 5 – Submitted by Nicole Grohe, Community Development Program Administrator

PERMISSION TO BID ASBESTOS ABATEMENT & DEMOLITION OF 917 JACKSON STREET EXTENSION PROJECT

Budgetary Information: The total estimated cost for this project including advertising and miscellaneous expenses is anticipated to exceed \$10,000. The initial cost for the demolition and asbestos abatement will be paid with Special Assessment Nuisance Funds which will be reimbursed by the Erie County Health Department through an MOU.

RESOLUTION NO. 038-23R: It is requested a resolution be passed declaring the necessity for the City to proceed with the proposed Asbestos Abatement and Demolition of 917 Jackson Street Extension Project; directing the City Manager to advertise for and receive bids in relation thereto; and declaring that this resolution shall take immediate effect in accordance with Section 14 of the City Charter. **Upon motion of Mr. Meinzer, and second by Mr. Poggiali, the commission voted to adopt this resolution as drafted under suspension of the rules and in full accordance with Section 14 of the City Charter. Roll call on the motion: Mr. Poggiali, Mr. Waddington, Mr. Harris, Mr. Meinzer, Mr. Poole, Mr. Murray, and Mr. Brady, 7. Roll call on the resolution: Mr. Brady, Mr. Poggiali, Mr. Waddington, Mr. Harris, Mr. Meinzer, Mr. Poole, Mr. Murray, and Mr. Brady, 7. President Brady declared this resolution passed.**

ITEM 6 – Submitted by Michelle Reeder, Finance Director

APPROVAL OF AGREEMENT FOR ANNUAL AUDITS FOR FY2023-2027 WITH REA & ASSOCIATES

Budgetary Information: The total cost to complete our audit for fiscal years 2023 through 2027 will be \$279,090 and is detailed below. The annual audit fee for will be split 50% to be paid by the General Fund, 25% by the Water Fund, and 25% by the Sewer Fund.

<u>Fiscal Year</u>	<u>Annual Fee</u>
2023	\$54,000.00
2024	\$55,800.00
2025	\$54,720.00
2026	\$56,430.00
2027	<u>\$58,140.00</u>
Total	\$279,090.00

ORDINANCE NO. 23-179: It is requested an ordinance be passed authorizing and directing the City Manager to enter into a memorandum of agreement between the Auditor of State, City of Sandusky, and Rea & Associates, Inc., of New Philadelphia, Ohio, for auditing services for the fiscal years 2023-2027; and declaring that this ordinance shall take immediate effect in accordance with Section 14 of the City Charter. **Upon motion of Mr. Murray, and second by Mr. Harris, the commission voted to adopt this ordinance as drafted under suspension of the rules and in full accordance with Section 14 of the City Charter. Roll call on the motion: Mr. Poggiali, Mr. Waddington, Mr. Harris, Mr. Meinzer, Mr. Poole, Mr. Murray, and Mr. Brady, 7. Roll call on the ordinance: Mr. Brady, Mr. Poggiali, Mr. Waddington, Mr. Harris, Mr. Meinzer, Mr. Poole, Mr. Murray, and Mr. Brady, 7. President Brady declared this ordinance passed.**

ITEM 7 – Ordered In

EMPLOYMENT AGREEMENT BETWEEN CITY AND JOHN ORZECH

ORDINANCE NO. 23-180: It is requested an ordinance be passed authorizing and approving the execution of an employment agreement between the City of Sandusky and John T. Orzech, Jr.; and declaring that this ordinance shall take immediate effect in accordance with Section 14 of the City Charter. **Upon motion of Mr. Meinzer, and second by Mr. Poggiali, the commission voted to adopt this ordinance as drafted under suspension of the rules and in full accordance with Section 14 of the City Charter. Roll call on the motion: Mr. Poggiali, Mr. Waddington, Mr. Harris, Mr. Meinzer, Mr. Poole, Mr. Murray, and Mr. Brady, 7. Roll call on the ordinance: Mr. Brady, Mr. Poggiali, Mr. Waddington, Mr. Harris, Mr. Meinzer, Mr. Poole, Mr. Murray, and Mr. Brady, 7. President Brady declared this ordinance passed.**

CITY MANAGER’S REPORT

DONATIONS

- The city Safety Committee received a donation of 12 stop the bleed kits from Promedica Fremont Memorial, President Jodi Rucker. These kits will be kept at the various city facilities in case of emergency. **Upon motion of Mr. Meinzer, and second of Mr. Poggiali, the commission accepted this donation. President Brady declared this donation accepted.**

NEW & OLD BUSINESS

POLICE

- The Police and Fire flag football league in conjunction with the Sandusky City Schools will be starting in September. All students entering 1st grade through 6th grade, regardless of their home school district, are eligible to participate. The registration is now open.
- Area schools are back in session, we ask motorists to please drive with caution in the areas around our schools. Our officers will have an increased presence in and around the school zones to promote safe driving habits.

FINANCE

- The City's \$12,270, 000 Various Purpose note issuance sold to KeyBanc Capital Markets Inc. on August 24, 2023 with a net interest rate of 4.135%.

COMMUNITY DEVELOPMENT

- The Consolidated Annual Performance and Evaluation Report (CAPER) draft will be open to public review starting August 23rd through September 8th, 2023. The CAPER covers the accomplishments of the Community Development Block Grant Program's 2022 program year. A copy of the CAPER draft can be accessed through the city's website at www.cityofsandusky.com/CDBG. Hard copies may also be requested. Please call 419-627-5730 for more information. There is a copy at the Sandusky Library. A public hearing will be held Monday, September 11 at the City Commission Meeting. Written comments must be received by September 8, 2023.

PLANNING DEPARTMENT

- The public is invited to a meeting on Wednesday, September 20 to hear a presentation and participate in a series of activities to provide feedback on the Draft Historic Preservation Design Guidelines. The presentation will be part of the regularly scheduled Landmarks Commission meeting here in Commission Chambers at City Hall. The activities and discussion will be held after the Landmarks meeting is adjourned.

RECREATION

- Sandusky Rec completed another successful Wightman-Wieber Safety Town week, with 60 participants registered and 50 successfully completed the program. Thanks again to the Wightman-Wieber Charitable Foundation for their financial support of this program.

Comments:

Mr. Waddington stated that during his Coffee with Commissioners they were asking about copies of the City Manager's Report. Copies can be obtained from Mr. Orzech's Administrative Assistant, Leslie Mesenberg, or in the Commission minutes posted on the City website.

OLD BUSINESS

None.

NEW BUSINESS

Upon motion of Mr. Waddington, and second by Mr. Poggiali, the commission voted to hold a Public Hearing on September 11, for the CDBG Consolidated Annual Performance and Evaluation Report. Roll call on the motion: Mr. Poggiali, Mr. Waddington, Mr. Harris, Mr. Meinzer, Mr. Poole, Mr. Murray, and Mr. Brady, 7. President Brady declared this Public Hearing set.

Upon motion of Mr. Waddington, and second by Mr. Poggiali, the commission voted to hold a Public Hearing on October 9, for the Rezoning of 123 Division Street. Roll call on the motion: Mr. Poggiali, Mr. Waddington, Mr. Harris, Mr. Meinzer, Mr. Poole, Mr. Murray, and Mr. Brady, 7. President Brady declared this Public Hearing set.

Upon motion of Mr. Meinzer, and second by Mr. Poggiali, the commission voted to hold a Public Hearing on October 9, for an Amendment to the General Business District. Roll call on the motion: Mr. Poggiali, Mr. Waddington, Mr. Harris, Mr. Meinzer, Mr. Poole, Mr. Murray, and Mr. Brady, 7. President Brady declared this Public Hearing set.

Comments:

Mr. Poole asked that copies of these Public Hearings be forwarded to the Commission. Mr. Murray stated many residents experienced flooding over this last week given the historic rains that we received. Mr. Klein put together a great explanation for the Register. Many folks may not have seen the Register so it might be good to talk about this again. Mr. Klein stated that the rain event had dropped about six inches in a ten-hour span, with a three-hour break in the middle. This really blocked up some of the sewer systems in the City and left all the future rain with nowhere else to go. There are areas that we have put quite a lot of investment in that would have reacted very poorly otherwise. One example is Venice Road lift station. We had a couple calls from the west end that were a result of the power outages. In the last ten years we have done over fifty projects costing approximately \$30M, including high-rate treatment. We used to get a lot of calls from the Foxborough neighborhood, now we get very few calls – most of which were standing water issues. We know we have more to do. This recent rain event has helped us to learn some new things that we have not seen before, which will impact our decisions and recommendations as we move forward with new projects. We still have projects in our Capital Plan on an annual basis. We are showing projects all through the year 2030. This recent rain event will show additional projects. We do have areas where we have combined sewers. Most of the issues we had are because of this. These sewers were never intended to manage rain events such as this. It is not a simple fix. Anyone who would like to have a conversation or has questions, we are glad to speak with concerned people. One program we implemented about five years ago – the Utility Health and Safety Program – where the City has budgeted \$100,000 annually from the sewer and water fund to assist with repairs that residents cannot afford on their own. If you do have a leaking lateral, and area able to install a backflow device into your line, then it does not allow the water to come backwards from the main. Those things will save the City work and help residents. Our Sewer Department will come out and give you the options. It helps so much more if we can see the problem in action to assess how to fix it. President Brady stated like so many other small cities we have so many combined sewer systems. He inquired how much it would cost to replace the entire system. Mr. Klein stated they have talked with the EPA, and it would cost hundreds of millions of dollars for complete sewer separation throughout the City. With today's costs it would be around \$400M. Mr. Poole commented that all that has been done is good, he has not personally had a flooded basement after all the work that has been done on Cleveland Road until this week. This is a decision the Commission has to make to commit resources to fix this problem, before we invest in other things. We need a plan from Engineering to bite this off a little at a time.

AUDIENCE PARTICIPATION

Unha Williamson, 115 Lakeland Drive, Perkins Township, stated she was a storm victim because her home is under water with sewage, and she has lost almost everything. President Brady stated that unfortunately because she does not reside in the City of Sandusky, she needs to talk to Perkins Township. The Commission provided her with this information.

Nick Famulare, 2340 River Avenue, stated he came to this meeting over a year ago and the Commission approved the Wharf facility next to us, without any storm sewers on our street. The watershed of Pipe Creek Wharf that is being constructed is 100% draining our way. He obtained a copy of the drawing of the Wharf and how it was supposed to be constructed, it is nothing like the drawing. The Wharf caused the neighbor's property to flood one foot. There is no drainage system installed at all. He has invested a lot of money building a drainage quail in

front of his property all the way to Pipe Creek Marina. Why is this owner able to get away without building the proper drainage system according to his plans? What will be done about this? President Brady stated the City Manager will talk with the Building Department about this issue as early as 8:00 a.m. tomorrow morning. The plans will be reviewed as well as the property. Mr. Famulare asked what the outcome would be. President Brady stated it would have to be fixed according to the plans. Mr. Famulare stated also that the plans stated it would have a fence installed next to the parking lot, there is no fence. It was slated to open this weekend, but it looks like that may be postponed. He also added twenty feet to his property by shutting the wall out. President Brady stated we would investigate whatever corrective action is required.

Tim Schwanger, 362 Sheffield Way, commented on a couple water issues from this past week. He wanted to note that the City has been under an EPA consent decree order since 1994. We have had thirty years to fix this problem. What is not clear is how many people have gotten water in their basement that was combined raw sewage and storm water. Is some of these water problems because of Perkins Township and Huron. He stated he knows the Commission may not appreciate social media, but it is a good source of information for people to share. A letter was sent from a City employee to residents of Sherman Street stating Code of Ordinance #531 that it is now the residents responsibility for them to pay for costs of unimproved streets, and it caused a bit of panic among these residents. The issue has now been resolved; a letter went out that the residents were not responsible. He would suggest that someone from this body look into this ordinance about unimproved streets and alleys.

Tom Lamarca, 206 48th Street, stating his street is also known as a water related street these days. He stated that if he had to come back to this body about this issue again that they may change his tax rate to water related property. There are probably a couple thousand people who were affected this past week by the rains and storms back-to-back. He is not alone with a flooded basement, for a change. With the storm came a lot of fallen trees and branches. The City put out a notice on social media that it would be the homeowners responsibility to dispose of branches from their own trees other than the boulevard trees. He stated there are a lot of residents with downed trees and branches that cannot afford to pay someone to haul those away. He thinks the City should dispose of these this time for the homeowners from the Water Sewer Fund like we do everything else. In his case it was sewage that came into his home, so why not let the Water Sewer Fund pay for the tree debris removal.

Vicki Burr, 1110 W. Market Street, stated she had three comments to make. Thank you for appointing Mr. Orzech as our new City Manager. It was the best choice; she would rather have someone who grew up in this City then someone from outside of it. She stated she has a question about the location of the Rec Center. She guesses that the first choice was the American Crayon site. A big issue seems to be protection for the trains, noise, derailments, like we have experienced. Build a wall. Many large cities build large concrete walls. It may cost us additional money, but it will protect us. She can hear the trains where she lives every time. The west end is still cut off at times from the trains. Are there any thoughts about having a cultural art center at the rec center? She stated there are a lot of cultural dances you cannot learn anywhere locally. She asked if Norfolk-Southern has reimbursed the City yet from the derailment. Mr. Klein stated they have paid a portion of what we have submitted, we ask them weekly and they state the check is mailed. Ms. Burr inquired when the railings for the underpass would be reinstalled. Mr. Klein stated the handrails were received about three weeks ago, but they were the wrong material, he told them that we needed the correct ones. It will be another six to eight weeks to get the correct ones and then we can install them. She stated there is a small river that runs in front of her home to the south. She stated she has no basement, only a crawl space that the river is running through. The water is rising. She rafted through the flood of 1968. Things are not going to be fixed overnight. She blames the things that were not fixed over the last fifty years. She does not blame the current Commission.

ADJOURNMENT

Upon motion of Mr. Murray, the Commission moved to adjourn at 6:32 p.m. President Brady declared the meeting adjourned.



Cathleen A. Myers
Commission Clerk



Richard R. Brady
President of the City Commission