

FEBRUARY 27, 2006

5:00 P.M.

At 5:00 p.m. a **regular meeting** was held by the Sandusky City Commission in the City Building Commission Chambers, 222 Meigs Street, with City Commissioners Dan Kaman, Dennis Murray, Brian Crandall, Brett Fuqua, Dave Waddington, Craig Stahl and Edmon in attendance; as well as the Charter Officers of the City Manager Mike Will, Law Director Don Icsman, Finance Director Ed Widman, and the Clerk of the City Commission B. Joyce Brown. It was an open meeting.

President Kaman offered the **prayer** and requested that everyone remain standing for the **Pledge of Allegiance to the Flag**.

President Kaman asked the Clerk to **call the roll** with the following Commissioners present: Kaman, Murray, Crandall, Fuqua, Waddington, Stahl and Edmon.

President Kaman asked for disposition of the **minutes of July 25, 2005 and February 13, 2006**. Mr. Stahl said he would move to dispense with the formal reading and enter into the record as written. Mr. Crandall seconded it and it was carried unanimously.

Under **Audience Participation**, Mr. Bob Warner, 1011 Third Street, commented on Item #5 Reinvestment Area Agreement with K & T, that it was a good idea and Mr. Krabill did those condos down there all local and a very fine job. Item #6 the other \$400,000 for the Reiger Project downtown. President Kaman said he should have mentioned before they got started that Item 6 was pulled from tonight's agenda and in its place they were putting a new Item 6 that was pulled from the last meeting.

Attorney Robert Moore, Vice President & General Counsel of Firelands Hospital, said as follow up from last month's meeting they appreciated the action by the Commission and their continued cooperation. The hospital was putting back into the community economic benefits with the \$149,000,000 project, 1,635 employees, over 1,700 employees in surrounding counties, payroll taxes over half-million dollars annually, physician space rentals, with 41 physicians in the area who employ another 125 who have to pay income tax. And with the expansion they hope to add an additional 300 employees if the economic conditions are favorable.

Mr. John Ginty, 5055 Providence Drive, commented on Items #2 through #8. Mr. Ralph Chamberlain, BANDC Representative, Acting Treasurer, said #6 they supported that resolution because it was proposing a low property tax development.

PRESENTATIONS

Kristie Kosdrosky - **Auditor's Award to City of Sandusky** –Northeast Ohio Regional Liaison of State of Auditor's Office.

Dr. Eddie Chou from the University of Toledo – **Pavement Management Project.**

Sue Daugherty – **Serving Our Seniors Annual Report** for Fiscal Year 2005.

Doug Talkington, Vice President of Operations, David Stokes, Dick Brady of

Firelands Hospital Project - **Change Orders** – A Legal and Practical Perspective.

PREVIOUS BUSINESS

This item was read at first reading on February 13th.

ITEM#1 Ordinance No. 06-020 - second reading amend Part One – Administrative Code, Title Five – Officers and Departments by the addition of Chapter 149 – Local Preference. Moved by Mr. Fuqua, seconded by Mr. Murray under suspension of rules with City Charter Section 14.

Discussion – Mr. Crandall commented that he had ample time to look over the numbers and research and he would change his vote in support. President Kaman commented on the figures that they were giving to the local contractors and the boundaries for locals and he hasn't seen anything change or reduced and they were responsible for how they spend public dollars and lowest and best bid shouldn't suffice. Mr. Murray commented when they have the down dollars, especially an older community with erosion of the job base, then you make economic sense long term to keep those dollars recycling in the community. The Clerk called the roll twice, first on suspension, then final passage as follows. Yeas: Murray, Crandall, Fuqua, Waddington, Stahl, Edmon, 6. Nays: Kaman, 1. The Ordinance passed, 6-1.

CURRENT BUSINESS

ITEM#2 – Submitted by Angela Byington, AICP Chief Planner. Moved Mr. Stahl, seconded by Mr. Fuqua and carried.

Ordinance No. 06-021 - Malcolm Pirnie, Inc. contract for Professional Services in conjunction with Brownfield Grants received from the U.S. Environmental Protection Agency in 2005. Moved by Mr. Waddington, seconded by Mr. Fuqua under suspension of rules with City Charter Section 14.

Discussion – Mr. Waddington questioned how Sandusky Cabinets was picked? Mr. Packan gave an explanation. Mr. Edmon commented that they were seeing what companies weren't chosen and what everyone actually bid on projects? Mr. Packan and Mrs. McKillips gave explanations. Mr. Murray questioned if the hourly rate was one of the scoring criteria? Mrs. McKillips replied no, it was strictly RFQ. *Mr. Murray said at some point in the future he would like to know how this money is allocated on specific projects just so we can have some sense that it was given out in an equitable way.* Mr. Packan said they can give him a report as they go. A discussion ensued. Roll call on suspension, 7-0. Roll call on final passage, 7-0. Ordinance passed, 7-0.

ITEM#3 – Submitted by Angela Byington, AICP Chief Planner. Moved by Mr. Crandall, seconded by Mr. Murray and carried.

Ordinance No. 06-022 - Conestoga-Rovers & Associates contract for Professional Services in conjunction with Brownfield Grants from the U.S. Environmental Protection Agency in 2005. Moved by Mr. Crandall, seconded by Mr. Stahl under suspension of rules with City Charter Section 14. Roll call on suspension, 7-0. Roll call on final passage, 7-0. Ordinance passed, 7-0.

ITEM#4 – Submitted by Charlene Mockensturm, Community Development Director. Moved by Mr. Crandall, seconded by Mr. Murray and carried.

Ordinance No. 06-023 - execute first amendment to Community Reinvestment Area Agreement - Daniel P. Delahunt Revocable Trust. Moved by Mr. Edmon, seconded by Mr. Waddington under suspension of rules with City Charter Section 14. Mr. Stahl said Mr. Delahunt was his brother in law so he would be abstaining. Roll call on suspension as follows: Yeas: Kaman, Murray, Crandall, Fuqua, Waddington, Edmon, 6. Nays: 0. Abstain: Stahl, 1. Roll call on final passage as follows: Yeas: Kaman, Murray, Crandall, Fuqua, Waddington, Edmon, 6. Nays: 0. Abstain: Stahl, 1. Ordinance passed, 6-1.

ITEM#5 – Submitted by Charlene Mockensturm, Community Development Director. Moved by Mr. Murray, seconded by Mr. Waddington and carried.

Ordinance No. 06-024 - first amendment to Community Reinvestment Area Agreement - K & T Property Development and Management, L.L.C. Moved by Mr. Crandall, seconded by Mr. Stahl under suspension of rules with City Charter Section 14. Roll call on suspension, 7-0. Roll call on final passage, 7-0. Ordinance passed, 7-0.

ITEM#6 – Submitted by Mary Bird, Program Administrator. Moved by Mr. Stahl, seconded by Mr. Waddington and carried.

Resolution No. 010-06R - support Sandusky Homes Affordable Housing Project for Affordable Ho using Tax Credits. (50 scattered site single-family homes) Mr. Edmon said he would be abstaining because he owned property in the area.

Moved by Mr. Fuqua, seconded by Mr. Crandall under suspension of rules with City Charter Section 14. **Discussion** – Mr. Aaron Pechopa, Project Manager of NRP Group, Cleveland, Ohio, said they were a development/construction/management group for largely affordable housing and utilized a form of government assistance in terms of putting together these developments for tax credit. They are part of a federal program, but administered individually by the State. After explanation of the program and diagrams, a question answer period ensued. Roll call on suspension as follows: Yeas: Kaman, Murray, Crandall, Fuqua, Waddington, Stahl, 6. Nays: 0. Abstain: Edmon, 1. Roll call on final passage as follows: Yeas: Kaman, Murray, Crandall, Fuqua, Waddington, Stahl, 6. Nays: 0. Abstain: Edmon, 1. Ordinance passed, 6-1.

ITEM#7 – Submitted by Kathryn K. McKillips, Director of Engineering Services. Moved by Mr. Waddington, seconded by Mr. Edmon and carried. A lengthy discussion ensued on the change order process.

Ordinance No. 06-025 - execute contract for Second Amendment to Agreement for Professional Design Services with Proudfoot Associates, Toledo, Ohio, for additional services for Hayes Avenue Underpass Rehabilitation Project. Moved by Mr. Stahl, seconded by Mr. Fuqua under suspension of rules with City Charter Section 14. Roll call on suspension as follows: Yeas: Kaman, Murray, Fuqua, Waddington, Stahl, Edmon, 6. Nays: Crandall, 1. Roll call on final passage as follows: Yeas: Kaman, Murray, Fuqua, Waddington, Stahl, Edmon, 6. Nays: Crandall, 1. Ordinance passed, 6-1.

ITEM#8 – Submitted by Kathryn K. McKillips, Director of Engineering Services. Moved by Mr. Crandall, seconded by Mr. Murray and carried.

Resolution No. 011-06R - Necessity to Proceed with proposed John Street Realignment Project and directing the City Manager to advertise for and receive bids. Moved by Mr. Waddington, seconded by Mr. Edmon under suspension of rules with City Charter Section 14. Roll call on suspension, 7-0. Roll call on final passage, 7-0. Resolution passed, 7-0.

Under the **City Manager's Report**, Mr. Mike Will said he would like approval of a **donation from Brad and Mary Waldock for a Memorial Park Bench for \$1,400.00.** Moved by Mr. Fuqua, seconded by Mr. Crandall and carried.

Mr. Will said on March 8th, 9th and 10th the City employees will be able to attend a **Cultural Diversity Training at the Central Fire Station**, which will be taught by Sergeant Ken Rankin of the Cedar Point Police Department who is a certified instructor with the Ohio Peace Officers Training Council.

Mr. Will said there would be two more **State of the City Addresses on Cable Channel 81 or non-Cable Channel 41.** They are tomorrow Tuesday, February 28th at 4:00 p.m. immediately preceding the Commission playback from tonight, which starts at 5:00 p.m. and then Wednesday, March 1st at 7:00 p.m.

Mr. Will said he had **three public hearings** that he would like to request two for March 13th the **Clean Ohio Assistance Fund Application for Phase II Grant money for the Ice House property (First Street).** The second is the **Clean Ohio Assistance Fund Application** for basically grant money for **Sandusky Cabinets** and the third is for the March 27th meeting for a **Zoning Map amendment for 0 Arthur Street and 2002 Camp Street.** President Kaman said those public hearings are set.

Mr. Will said they had a couple **Finance Committee** meetings to go through the 2006 Budget and they also touched on many other finance issues and had a very productive set of meetings. And recently the Finance Committee recommended approval of their 2006 Budget. **So for the March 13th they would anticipate approval of the City Manager's recommendation of the**

2006 Budget. The Budget Committee wants to be involved in the budget process as they move forward and as they look to 2007 they had come up with new ideas and different ways to approach doing the budgeting. *Mr. Stahl said they would have a Monthly Income Statement available for the community beginning in March.* A discussion ensued.

Under **Old Business**, Mr. Crandall commented on the **\$7.7 million City Service Complex costs** and thickness of concrete floors of the office area. *After discussion, Mrs. McKillips was to bring back the correct thickness according to the plans.*

Mr. Crandall commented on how the Commissioners or himself are open to the public and can be contacted for questions.

Under **New Business**, Mr. Edmon said as they go into another summer season and facing the dilemma of traffic flow in our City, he would **propose looking at some kind of study to close down the Butler Street Ramp for about a month to see if that would increase traffic flow on Cleveland Road and maybe stimulate some of the businesses in that area.** This was an idea brought to his attention at a Cleveland Road Roundtable meeting they had. He knew last year they put up an arrow and had about 3,000 more cars go up Cleveland Road than they had with telling people they can keep straight to get to Cedar Point. It's really difficult for us to change a lot of things in our City without first addressing traffic flow problems. He understands we received grants when we built the Butler Street Ramp. He thinks that was a mistake for past Commissioners to take those grants and should have better concentrated on widening Cleveland Road. *So he would like to look at this and see if we could make a difference to our business owners on Cleveland Road.*

Mr. Crandall commented that when he campaigned door to door he wanted it on record that there was no way, shape or form he would support moving City Hall to another location other than where it is right now. Because they had to listen to our residents and with the number of residents he had spoken to, he knew in good conscious that they can't do that. And he would like to know how much money was spent for this firm to assess this area. Mr. Will said the contract was for \$6,300. They wanted to find out the cost of either staying here or moving different facilities or buildings. And they first had to do what assessments of what our operations were like right now, so when you were developing those costs, put those together different ways and you were getting good cost estimates. President Kaman said so what Mr. Crandall was saying was if staff looks at this and they show that it is financially feasible and advantageous for the City to look at moving City Hall to a different property, even though the facts are there and it's financially feasible, he would vote no? Mr. Crandall said that he says put it on the ballot and let the people choose. It's their property. It's their money. President Kaman said there has not been any decision made, but it would be very irresponsible of this City Commission to not look at things like that and see what's available and

what it's going to cost, what we would make and what the return would be. And to just close a blank eye and say no, he thinks they have to listen to the residents that also say, look at it. A brief discussion ensued.

Mr. Edmon said he would like to request an **executive session on pending litigation**. Mr. Stahl seconded the motion. The Clerk called the roll as follows: Yeas: Kaman, Murray, Crandall, Waddington, Stahl, Edmon, 6. Nays: Fuqua, 1. The motion passed, 6-1.

Under **Audience Participation**, President Kaman said anyone that would like to speak on **Agenda Items only**, please go to the microphone and give their name and address and limit it to five minutes

Mr. John Sprau, Karl Ann Drive, commented on the responsibility of the lights under the Camp Street and Venice Road Subways that were out. Mr. Will gave an explanation.

Mr. Bob Zoellner, 1401 Ogontz Street, commented on the inconsistent parking policy that we have in our downtown area and a discussion ensued.

Mr. Dale McCutchen, 46th Street, commented on the Erie County Association for Retarded and the Sunrise Place and who they were.

Mr. John Ginty, 5055 Providence Drive, commented on items being given to the Commission that were not on the agenda this morning and how were people supposed to comment on it if they don't know what it is. President Kaman gave an explanation.

President Kaman returned to the table and said they would take a five-minute break, after which they would hold an executive session.

February 27, 2006

7:41 P.M.

At 7:53 the Commission and Administrative staff were present for an executive session.

An executive session was held on pending litigation

At 8:10 p.m. the President returned to the table and it was moved by Mr. Murray to adjourn. It was seconded by Mr. Edmon and carried unanimously.

ATTEST: _____

B. JOYCE BROWN
CLERK OF THE CITY COMMISSION

DANIEL J. KAMAN, PRESIDENT
SANDUSKY CITY COMMISSION