

THE FINANCE Committee held a meeting on Monday, October 10th, 2023 beginning at 7:20 P.M

Note: the sound system in Council Chambers went down, and a temporary system is in place, though, the audio recording of this meeting is not very clear and the meeting has been transcribed as best as possible.

FINANCE MEMBERS PRESENT: Committee Chair Stewart, Cerra, Davis, Schneider

CD MEMBERS PRESENT: Committee Chair Mitchell, Oswald, Schneider, Lipian

Excused Absence: Callahan and Tollett

Other Council Members Present: Corbin and Simmons

OTHERS PRESENT: Law Director Deery, Safety Service Dir Lundy, Mayor Whitfield
Finance Dir Pileski, Asst Dir Calvert, Engineer McKillips, CD Manger Almabayyed,
CD Dir Scott, Parks Dir Reardon, Public Works Supt Conner, IT Dir Rothgery,
Building Official Farkas

1. Approval of the Finance Meeting Minutes from September 25th, 2023.

Mr. Schneider moved, second by Mrs. Davis to approve the said meeting minutes.

2. The matter of Inactive/Delinquent EPU Accounts to be certified to The Lorain County Auditor's Office. (Standing Referral)

Referred By: Public Works Supervisor Conner

Director Conner said this list of 4 accounts was approved by the EPU Resolution Board and approved to go to the Lorain County Auditor's Office. The large delinquent account is High Point in the Park is large. They've not paid their last 3 bills. The two past liens that were assessed to the property were paid and the City has rec'd those payments which totaled to around \$84,000. Then they paid their other outstanding bills at that time. What's before you today are 3 current bills that haven't been paid. She said she hasn't heard from them regarding these last three bills.

Chair Stewart said the City continues to go down this path where they rack up a large utility bill. Maybe we can start some conversation with them.

Law Dir Deery said this is a multifaceted approach, whether from the Lorain County Health District, Building Dept, Utilities Dept., that's a few, it's being approached and addressed.

Motion made by Mr. Cerra and second by Mrs. Davis to authorize a resolution for the 'said' charges.

MOTION CARRIED

COMMITTEE REPORT WRITTEN

3. The matter of property liens for boarding up and securing properties, as per the attached list.

Referred By: Building Official Farkas

Building Official Farkas said this list is a batch from June and August of letters that were sent out to all of the residences where the houses were boarded up. Out of 20 letters, five were yielded back as payments of around \$10,000. Out of the 15 properties on this list, it totals about \$13,000. He is finding that some payments are trickling into City Hall. Some checks were sent to wrong departments, so this list could be revised.

Mr. Schneider asked if the 1825 Lorain Blvd. charges are another board-up? Mr. Farkas said some of these are continual repeat visits from multiple calls received by the Police Dept. They might find a broken window or other things vandalized and these may happen at different times and are continuous on these vacant properties.

Motion made by Mrs. Davis and second by Mr. Schneider to authorize a resolution for the 'said' charges.

MOTION CARRIED COMMITTEE REPORT WRITTEN

4. The matter of the disposal of Ricoh copiers that are no longer fit for municipal use, as per the attached list.

Referred By: IT Director Rothgery

Director Rothgery said these copiers were replaced recently with newer copiers. They are about 8 – 10 years old. The new copiers, which were replaced earlier this year, with a new contract. The copiers are very expensive to operate without a contract. So, these older copiers are no longer any use to the City. They will go the Gov Deals.com auction website.

Motion made by Mrs. Davis and second by Mr. Cerra to authorize a resolution to declare the 'said' City property unfit for Municipal use.

MOTION CARRIED COMMITTEE REPORT WRITTEN

Motion made by Mr. Schneider and second by Mr. Cerra to authorize an ordinance authorizing the Safety Service Dir to dispose of the 'said' City property by the best means possible.

MOTION CARRIED COMMITTEE REPORT WRITTEN

5. The matter of a Professional Agreement with Black & Veatch.

Referred By: Engineer McKillips *(This matter was also passed by Utilities on 10/11/2023)*

Engineer McKillips said this is a request for professional services with Black & Veatch for preliminary engineering for the entire scope of the study that was performed, it's full design Engineering Services for the items that are EPA required. A couple of years ago, the City rec'd a grant for a study at the Water Pumping Plant and from that study came a list of projects that need to be done. Some need to be done immediately. One of those things is to look at increasing the capacity of our plant. Through a quality-based selection process we selected Black & Veatch Corporation.

They will provide services for Phase 1, which includes preliminary engineering for plant improvements as a whole, procurement services for long lead items, equipment which would be long lead times, up to 12 to 18 months. They will also prepare full design for the immediate issues that need to be taken care of as per the request of Ohio EPA. The contract with Black & Veatch will cost \$527,500. Monies are budgeted in the 2023 water fund. They request this to pass as an emergency so they can get started on the immediate issues.

Motion made by Mr. Cerra and second by Mr. Schneider to authorize an ordinance to enter into the said professional service agreement.

MOTION CARRIED COMMITTEE REPORT WRITTEN

6. The matter of applying for and accepting a TLCI Grant.

Referred By: Engineer McKillips *(This matter was also passed by Utilities on 10/11/2023)*

Engineer McKillips said the Grant application has already been submitted to NOACA for this TLCI Wayfinding project last Friday. We applied for this 2 years ago, but did not receive it. So, we are now applying for the same project with a few tweaks and trying to gain points for scoring, so that we get part or all of our projects funded. In addition to wayfinding signage throughout the City, we are adding some sidewalk improvements, lighting improvements, bike racks and share the road signs that will help connect the Lorain County Metro Parks bike paths. They are improving the connectivity for pedestrians and bicyclists in that section of the City.

NOACA is aware that this legislation is in process, and they will get the application as soon as it's completed.

Motion made by Mr. Cerra and second by Mrs. Davis to authorize an ordinance authorizing the Mayor to apply and accept the TLCI Grant.

MOTION CARRIED COMMITTEE REPORT WRITTEN

7. The matter of a contract for the 2024 Emergency Sanitary and Storm Sewer Repairs.

Referred By: Engineer McKillips *(This matter was also passed by Utilities on 10/11/2023)*

Engineer McKillips said the sewer repair contract is a regular annual or bi-annual contract. She had presented a change order in March to the 2022 contract of \$150,000 that took half of the 2023 budget amount of \$300,000, so that contract can be extended beyond the busy construction season. They've tried bidding the project out during the construction season and it doesn't work very well, trying to get sewers repaired during that time. This is looking toward the contract for next year and they would like it to be \$300,000. A majority of those funds will be used in 2024, possibly some of the funds will be used this year after they bid the project and get it awarded, it will depend on timing.

Finance Dir Pileski said that there are enough funds appropriated in that line item for right now. It may have to be addressed later on, depending on what projects we do or don't do.

Motion made by Mr. Schneider and second by Mrs. Davis to authorize an ordinance authorizing the Mayor to advertise for and award a contract for the 'said' Sanitary and Sewer Repairs, Emergency clause requested.

MOTION CARRIED COMMITTEE REPORT WRITTEN

8. The matter of entering into a change order for concrete repairs for Primary Settling Tanks at WWPC Plant.

Referred By: Engineer McKillips *(This matter was also passed by Utilities on 10/11/2023)*

Engineer McKillips said this is a change order for additional funds for repairs that need to be made at the Waste Water Pollution Control Plant. The primary settling tanks are getting a complete concrete overhaul. The contractor has given a price at the request of the City to do additional work that involves concrete replacement of a floor hatch, waterproofing epoxy injection and additional concrete work. While the contractor was there on-site doing work on the primary settling tank, there was additional work that was brought up in the area that has to do with the hatch. While they were there, it made sense for them to look at that and the lead time for the hatch door. They will change it out to a different one. The area that this work is being done completed was needed to be done, but which was not included in the primary settling tank project. Emergency clause is requested. The original contract amount was \$389,300.

Motion made by Mr. Cerra and second by Mr. Schneider to authorize an ordinance to authorize the Mayor to enter into the 'said' change order for repairs at the Wastewater Treatment Plant. Emergency clause is requested.

MOTION CARRIED COMMITTEE REPORT WRITTEN

9. The matter of an Ohio Department of Natural Resources Land and Water Conservation Fund Grant.

Referred By: Parks Director Reardon *(This matter was also passed by Utilities on 10/11/2023)*

Director Reardon said the deadline for this grant is November 15th. So, this is the same grant, but a different grant cycle of the West Park project. It's administered through ODNR and it's the Land and Water Conservation Fund Grant. They would like to apply for the cycle that is coming up, for the woman's locker room project at North Park. They had asked for \$300,000 in 2023 Issue 6 Parks Budget. The project went out to bid earlier this year and it came back over-budget. They've been going back to get closer to the money that was budgeted. This grant opportunity came up and it's a good fit for this project. They have all the specs and plan that can be submitted with this application. They have support from the hockey club. This is something that is needed and they think this is a great opportunity.

They've had great success with the Land and Water Conservation Fund. This is the same grant that they were awarded for the Splash Pad at West Park. This is a matching grant. Although there is already \$300,000 already appropriated and she had to ask for \$50,000, but will actually need the whole amount of \$700,000 for next year's Issue 6 monies because it is a reimbursement grant. If the grant is awarded, half of that would be given back.

Finance Dir Pileski said he has on this evening's appropriation changes, adding \$50,000 to the Parks account in this year's budget, he asked Dir Reardon if that is correct?

Dir Reardon said nothing needs to be added in this year's 2023 budget but she does something to go with the application that says that the money is available so that they're able to apply for the grant. They won't find out about this grant until spring of 2024. If they're awarded the grant, they won't enter into an agreement until summer of 2024.

Mr. Schneider asked if this is a building addition or is it a renovation?

Dir Reardon said this is a complete addition.

Motion made by Mrs. Davis and second by Mr. Cerra to authorize an ordinance authorizing the Mayor to apply for and accept 'said' grant. Emergency clause is requested due to grant deadline.

MOTION CARRIED COMMITTEE REPORT WRITTEN

10. The matter of Amendments to the 2023 Permanent Appropriations.

[Standing Referral]

Referred By: Finance Directors Pileski and Farrell

There were no permanent appropriation changes this evening.

Chair Stewart asked for a motion to Adjourn this meeting.

Mr. Cerra moved and second by Mrs. Davis to adjourn this evening's Finance Meeting at 7:48 P.M.

MOTION CARRIED

Respectfully Submitted by,
Colleen Rosado, Secretary/Administrative Assistant