

COMMISSIONERS MEETING – MONDAY, JUNE 16, 2003

Stephen D. Hambley called the meeting to order at 9:00 a.m. with Sharon A. Ray and Patricia G. Geissman present.

The meeting opened with the Pledge of Allegiance and a Prayer.

Review and approval of the June 2 and June 9 minutes was tabled at this time.

Doug King, Administrative Assistant in the County Engineer's Office, presented a resolution closing a section of Fixler Road for culvert repairs and a resolution accepting and awarding the bid for the 2003 Hot Mix Resurfacing of Grafton and Sleepy Hollow Roads to Kokosing Materials. Mrs. Geissman moved to approve the 2 resolutions. Seconded by Ms. Ray. There was no discussion. Roll Call showed all Commissioners voting AYE.

Chris Jakab, Finance Director, presented and reviewed 6 resolutions involving amending the annual appropriations, expenditure adjustments for various funds, transfer of funds, declaring property as excess property, authorizing the Agricultural Society (Fair Board) to utilize certain county property as loan collateral, and the weekly bills in the amount of \$1,196,138.72.

Chris noted that the law had changed regarding excess property to basically allow property deemed of no value as junk and to allow for discarding that property. The resolution declaring excess property allows for the Auditor to discard property. This will lessen the burden on the Finance relative to auctions. The authorization for the Fair Board to use county property as collateral is permitted under ORC 1711.33. The property to be used is at 720 W. Smith Road and 725 Lafayette Road. Chris noted that the high total on the bill pages is due to the OWDA semi-annual payments. He also presented a bill to be added to the bill pages for postage in the amount of \$1,044.58 for tax bill mailings.

Mrs. Geissman moved to approve the 5 resolutions, payment of the bills and the addition of the postage bill. Seconded by Ms. Ray.

Mr. Hambley noted that the Fair Board has prepared a 5 year financial plan for meeting their financial obligations.

There was no further discussion.

Roll Call on the motion and second to approve the 5 Finance resolutions, payment of the bills and the addition of a bill showed all Commissioners voting AYE.

Gary Berkowitz, Human Resources Director, presented and reviewed 2 personnel resolutions. Mrs. Geissman moved to approve the 2 personnel change resolutions. Seconded by Ms. Ray.

Mr. Hambley noted that Patrice Theken, Planning Services Director, has had a set back with her leg healing and will not be able to return as expected.

There was no further discussion. Roll Call on the personnel changes showed all Commissioners voting AYE.

John Stricker, County Administrator, and Ken Hotz, Sanitary Engineer, had no resolutions to present today.

Mike Pataky, Child Support Enforcement Agency Director, reported that they are in the middle of the case termination season. Things are going very well, noting that there were setbacks last year due to the strike. They are moving through the mandatory 30-day waiting period on cases before termination of those cases. By the end of the summer all of those cases to be terminated should be taken care of.

Art Verdoorn, Building Official, presented and reviewed the Building Department report for May. The trend is staying about the same with single family homes projected to be a record again this year. With the 25 single family home permits issued in May they have a total for the year-to-date of 108 permits issued, which is 30 over last year's year-to-date figures. The commercial is also staying at about the same level as last year, with the only difference being a

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sprinkling system at one school. The Insurance Services Organization (ISO) is coming in to review and report on their office. The last one was done 3 years ago and he feels they should get a better rating this year with some of the improvements they have made in certain areas.

Mr. Hambley noted that commercial is still down from previous years.

Art noted that the architect for the Wadsworth Wal-Mart has requested an extension for their construction. They plan to be bidding their project this month.

Mr. Hambley asked about the plan reviews.

Art stated that they have 3 people they use for plan reviews and they are keeping up on those. He noted that the people doing plan reviews also do work for areas such as Brunswick, Wooster and Wayne County.

Mrs. Geissman noted that with the lower interest rates people can better afford more in their houses. One banker told her that the current rate of 4.3 is expected to go lower.

Art added that it wasn't that long ago that interest rates were double, and agreed that the lower rates make it easier for people to have more.

Susan Hirsch, Department of Planning Services, distributed summaries of the workshop series that were very successful programs and they were well attended. The workshops will start again in the fall with a bus trip to view some planning developments in the region. The second annual Planning Commission Planning Day is being planned. They will again be giving out awards and the criteria and forms for those awards are available on-line or through their office.

Mr. Hambley noted that the workshop on this week's agenda was cancelled.

Susan added that the summer months are not the best time to hold workshops as they are not well attended. The programming with the Township Association went very well for those workshops.

John Jones, Transportation Service Director, reviewed their statistics for May. Ridership on the "L" was down for another month. It appears the "L" schedule is not convenient as before and that is being looked into. Ridership for the various routes included 1,043 on the "L", 84 on the Homerville Route, 8,340 on Demand Response, and 144 on the Southwest Circulator. There was a 5% drop on the Southwest Circulator as well, making the totals for all routes drop by 3%. They used 6,790.35 gallons of fuel for a fleet miles-per-gallon of 9.16. They served 4,110.75 hours on the Demand Response and had a trip denial rate of 1.89%. There were no vehicle or passenger accidents in the month. The fare box recovery rate was 11.70% and the average cost per mile was \$2.10. Costs were up partially due to the 3-pay month. Their on-time performance was 95.18% and the passengers per service hour was 2.34.

John noted that Transit has the opportunity through ODOT to have access to website development services at no cost. There is a slight cost for hosting the website once it is developed. He will be going to Columbus to pickup the software. Transit will have its own website and be able to post any information on them. The employee will also be receiving new email addresses. The website should be changed over by the end of the week with the new email available by July 1. Through questioning he stated that with the new website he will be working on being able to make reservations through the internet.

Mr. Hambley noted that although ridership is down on the "L" the Demand Response has increased, noting that people are using the Demand Response instead of the "L".

John agreed, noting that they are also looking into the needs for the Office for Older Adults. Some things will be shifted around in order to provide for better transportation to the nutrition sites. He added that the cost for the "L" is still just under \$5 per passenger and the cost for Demand Response is \$8.38. He agreed this is affecting the agency costs.

Mr. Hambley presented a resolution amending Resolution #03-19 Reorganization Resolution and Setting Dates of Sessions for 2003. This resolution changes the Board's meeting

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time for regular and special sessions from 9:00 to 9:30 a.m. Mrs. Geissman moved to approve the amendment. Seconded by Ms. Ray. There was no discussion. Roll Call showed all Commissioners voting AYE.

Commissioners reviewed a liquor permit transfer for the Best Western in Medina Township. No questions or comments have been received regarding this.

The Clerk read the resolution to allow expenses of county officials. Mrs. Geissman moved to allow the expenses. Seconded by Ms. Ray. There was no discussion. Roll Call showed all Commissioners voting AYE.

The meeting was opened for public comment.

Glenn Sheller, Guilford Township Trustee, asked if there was anything new regarding control of West Niles, noting that a dead bird had been found in Medina County.

Mr. Hambley stated that nothing new has been heard from the Health Department. They are continuing their educational program and with their contract with Barberton for spraying.

Mrs. Geissman stated that starting next Tuesday as part of the Seniors Nutrition Program various Farmers Markets will be participating in a program around the county. The only area not covered is Wadsworth. There are about 6 farmers participating and free transportation has been arranged with Transit for trips to a different market each Tuesday. Seniors can visit those markets on their own at other times. The seniors will have vouchers of \$2.50 each to use, and there are around 100 seniors participating. They are seeking a little more money for this program, noting that \$5,000 was given to the Hands Foundation from the Commissioners' Charity Ball plus they received an anonymous donation of \$1,500. They are hoping to continue the program next year through sponsors. She noted that Pam Vereb, Assistant Clerk, designed the pamphlets and did a very good job. Anyone interested in participating in the program should call the Office for Older Adults, Hands Foundation, Transit or Commissioners.

Mr. Hambley thanked Mrs. Geissman for putting this together and read the list of markets that are participating in the program.

Mrs. Geissman noted that one market from Valley City is willing to take produce to home bound seniors in York and Liverpool Township as well.

At 9:32 a.m. Mrs. Geissman moved to recess into Executive Session to discuss personnel/compensation. Seconded by Ms. Ray. There was no discussion. Roll Call showed all Commissioners voting AYE.

At 1:30 p.m. the Assistant Clerk received bids for 402CS Resurfacing for the County Engineer. Bids were received from Kokosing and Karvo Paving Company. The bids were turned over to the Engineer's Office for review and recommendation.

Commissioners reconvened the meeting at 1:30 p.m. for the discussion session.

At this time the reading of the June 2 and June 9 minutes was dispensed with. Each Commissioner has read them personally. Mrs. Geissman moved to approve the minutes. Seconded by Ms. Ray. There was no discussion. Roll Call showed Mr. Hambley and Ms. Ray voting AYE with Mrs. Geissman abstaining on the June 2 minutes, and all Commissioners voting AYE on the June 9 minutes.

Terry Biddle, Village of Chippewa Lake Mayor, was in to discuss Chippewa Lake's request for community development block grant (CDBG) money. In terms of the process, when the census figures don't qualify them for low-moderate income (LMI), then they have to do a survey in order to document it. Although they try to keep it as anonymous as possible, it's a major invasion of people's privacy. He presented pictures and reviewed a map of the area around Chippewa Lake Road, Lake Road and Briarwood Blvd. including the area known as Reese's Pond. When he was mayor of Briarwood Beach he talked with Dave Miller, County Engineer, and was told the county was going to try to buy Reese's Pond through taxes owed and there were no known heirs. The land sat idle for 4 years and then a private individual purchased

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the property. He understands that owner tried to get some work done through the Engineer's Office but because it was in private hands they didn't touch it. The gentleman then sold the land to another private owner. He pointed out on the map the village park and reviewed the surrounding properties and their owners. He has letters of support from the County Engineer, County Health Commission, and Lafayette Township and anticipates receiving letters from the U.S. Soil & Water Conservation Office and Park District. From an engineering standpoint there are many factors with soil erosion, noting where the watershed comes through, and the pond is filled with silt as well as there being concerns about West Niles. The new owner has secured an easement through the Park District to put in a sewer line and has received a variance for a building permit. He understands the building permit (zoning) variance is for a substandard house or manufactured house. The owner has already cut trees down and is ready to bring in the dozers. Chippewa Lake Council passed a resolution last week to try to secure the property one way or another, including if necessary to initiate eminent domain proceedings. The Village would rather negotiate with the owner than use eminent domain. He understands that the village solicitor received contact from the owner this morning, but he doesn't believe they are at a point to discuss figures at this time. In reviewing the CDBG criteria he sees a lot of areas in which this would qualify. The village is consolidating some assets to sell such as a garage, a property that was willed to the village, and the village hall and the lots next to it. Their intent is to get the pond property consolidated with their existing park and to build a community center. He has also contacted the Land for Public Trust and the Clean Ohio Fund about securing some funds. However, his immediate thought, given the criteria for CDBG, the major concern with this property, the window of opportunity, and that this will benefit their LMI people as well as the people in Lafayette Township, he is pursuing this funding. The Park District owns parcels next to this that they could enter a 99-year lease for, the Bowers' are willing to give them their lot next to it, and they have arranged a land swap with the another owner next to it, which will give them a large area just by purchasing Reese's Pond. The current owner purchased it for \$19,000 plus an adjoining lot for \$4,000 for a total investment of \$23,000. The village is prepared to give them \$30,000 to \$35,000. The village also has in-kind contributions from people willing to help in terms of cleaning up the property. He has contacted the Ohio State University School of Natural Resources and has a call into the Maxine Levine-Goodman College of Urban Affairs about getting students to help in laying things out. There is other funding available once the property is secured. Once the owner puts up a house he doesn't want to start eminent domain proceedings and getting into that whole problem. That is his immediacy with securing this property.

Through questioning by Mr. Hambley, Mayor Biddle agreed that as of today there has been some communication with the property owner. The parcel was originally purchased at a Sheriff's sale very inexpensively and then sold to the current owner.

Bill Thorne, Assistant Prosecutor, added that the county had been trying to get rid of the property for years, even by giving it to the Park District who didn't want it because of the clean up that was required. It sold very cheap at the Sheriff's sale. The person that purchased it at the Sheriff's sale had the intent to clean it up and build a home.

Through further questioning, Mayor Biddle stated that the current owner purchased the property for \$19,000 last year plus \$4,000 for Lot #100 next to it, which he needed for an easement. The owner has a permit to build a house and he understands from the Lafayette Zoning Inspector that there is something substandard about the house itself.

Mr. Hambley noted that it is a manufactured or module home and that the owner has gone through the Building Department. This will still require construction of a foundation.

Mayor Biddle stated that Dave Miller had concerns in that anything done around the pond has considerable amount of red tape involved and the village is concerned that the owner is not aware of that. Originally his concern was to talk to the owner and see what his plans are in order to make sure he was going to do a quality job of cleaning the place up, but that's not what he's been hearing from other people. Through questioning, he stated that a variance was granted by Lafayette Township for zoning and that there's an easement with the Park District. In talking with Tom James, Park District Director, the easement would not have been granted if they had known the village was going after the property. The village's intent is to clean the pond and get it back to the pristine condition it was once in. They could use people on probation for clean up as part of their community service obligations. They would need to have someone assist with

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determining what trees, etc. should be taken out, noting that the owner has already been removing trees. The intent is to make a park out of the land with walk paths and benches in various locations. At one time people used to ice skate and fish the pond. As seen in some of the pictures, the algae is going crazy on the pond now. The village has a mosquito spraying program in which they do spraying twice a week, but this area needs more than spraying and the village doesn't pay for that added work, noting that some of it is not within the incorporated village, although it affects the village.

Mr. Hambley stated that Mayor Biddle brought up the issue of timing, noting that there certainly had been other opportunities. As noted, the Park District was not required to grant an easement and would not have if they had known the village was interested in it. Also, he sits on the 3-county board involved with the Clean Ohio Fund and they gave away \$1.4 million for 2003 and there wasn't a single project for Medina County. Last year Medina County received \$900,000 for projects.

Mayor Biddle agreed timing is everything, noting that he got into office after the fact and has been dealing with various issues such as police protection that he had to prioritize. This has been on the back burner and as soon as trees started coming down in February he sent a registered letter to the owner, which was received in March, but the owner never responded. Plus the village operates part time and he had to track down some of the opportunities.

Mr. Hambley stated that the cut off date for applications was March 14 this year.

Mayor Biddle stated that is a problem with so many grants, noting that he feels sorry for Dianne Ranftl, Administrative Assistant in the Commissioners' Office, just trying to keep track of all the different grants, deadlines and everything.

Mr. Hambley noted that this is coming in almost at the 11th hour and appears to be the most expensive option. This should have been identified as a high priority in the long term., and obviously Mayor Biddle is taking a leadership role with this now. He knows that Tom James considers this a good project.

Mayor Biddle stated that this is the first time he has been involved with this process and looked at the assessments, which was a high priority when he submitted it for this round of funding. Last year he was getting beaten up for hiring the Sheriff's Department and couldn't worry about draining the swamps. The fact that there are all these different deadlines, well, he's trying to make it happen in this regard. There are other sources for clean up, but that's a mute issue if they can't secure the property. In response to questioning, he stated that he has not talked directly to the owner and that their solicitor talked to him for the first time this morning. He is not sure of the owner's time frame for putting up his residence.

John feels that if he has a building permit that he probably plans on putting something up soon. The other problem he sees is the time for block grant funds, which aren't available until November. He is also concerned about using block grant funds for imminent domain.

Mayor Biddle stated that he doesn't know how long the process will take if they have to go through imminent domain. If they have to go through that process the village would undergo the process and costs for that, but he's talking about securing the property or acquisition of property, which is one of the criteria under CDBG.

There was a brief discussion that the federal government would require relocation of the property owner under the Uniform Relocation Act and all associated costs. If the gentleman has a building permit the house could be built by the time funds are available in November. Chances are the owner has already contracted for the foundation and for delivery of the module home. For imminent domain there would need to be 3 independent appraisals and an environmental review. Currently there is no charge for the environmental review because it is done in-house, but for this type of project we would need a consultant to do an environmental assessment. The property owner would have his choice of where he was relocated to and all costs, including printing stationary, utility turn-offs and turn-ons, etc. would have to be covered. We don't normally do property acquisitions with block grant money primarily because of those issues.

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John noted that 25 years ago there was an issue involving the Park District when they entered an agreement with a gentleman to use block grant money to purchase his property and the man came back with the feds. It took 4-5 years to straighten that out and it cost a fortune.

Mayor Biddle stated that there are alternatives he's going to be pursuing as well but the deadline for the CDBG was now and he wanted to get in on those. He will be going after other sources particularly in view of the fact that a lot of hard work went into the survey within the village. He's trying to look out for the best interest of all of their residents and would feel remiss if he didn't at least make a pitch here for CDBG.

Mr. Hambley noted that the hard work that went into the LMI survey was not wasted as it can still be used to qualify for the competitive block grant money for the water project in that area.

Dianne noted that the total project cost for the water is \$524,000 and the county is going after \$500,000 in the competitive money.

Ken stated that the village needs to convince the owner not to build and to get the actual cost to purchase the property in order to go after funding without using eminent domain.

Mr. Hambley commended Mayor Biddle on doing a great service to the residents by looking for funding opportunities.

Mayor Biddle stated that the village can't exist without them. In a lot of communities money has been used for community centers and ADA improvements. He feels the village does a quality job in that their streets are clean, they have street lighting, spraying for mosquitoes, and good law enforcement protection. They will continue to pursue additional funding for projects that are helpful to the village.

There was no further discussion on the Chippewa Lake request.

Ms. Ray noted that Lucy Sondles, Leadership Medina County, believes the Leadership Ohio people will be coming through August 15-16. She's not sure if they want to visit with the Commissioners or to see the offices, but Lucy wanted Commissioners to be aware of the dates.

Ms. Ray noted that the CCAO newsletter reported on legislation that was introduced to divert non-violent mentally ill people from the jail with possible money for mental health housing. She asked about the process for looking into this.

It was noted that it is in committee hearings now and that there is no point at getting a draft at this time. Mr. Hambley added that it is something that needs to be watched.

Ms. Ray noted that a letter came in from the Fair Board regarding a blanket for the horse race.

Mr. Hambley and Mrs. Geissman responded that this is something Commissioners share the cost of with their private funds. The checks are made out to the County Agricultural Society and given to the Clerk to send out. The Sports Hall of Fame is also done once a year in this way.

There was a discussion regarding notifications from the City of Medina regarding a new storm water utility fee. These notices are starting to come in for the various county buildings.

Mr. Hambley noted that relative to the county fair property, the Commissioners own it but the Fair Board operates it. Normally the Commissioners don't pay their utility bills, except for the Community Center. They are sending these out for each building and the cost is \$22.50/month for 139 ERU's.

Ken noted that the Engineering Center's bill is \$370.

John stated that at the original meeting on this sample sheets were distributed. He noted at that time that the only thing the County covers at the fairgrounds is the Community Center. Every sheet was reviewed and sent back with corrections, noting that the Medina County

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Gazette, Medina County Park District, Medina County Health Department and even the city's garage were originally set up as the county's.

Ken noted the consultant for this is out of Florida and they're going to be here on Thursday and Friday. He has an appointment at 7:30 Thursday morning to cover this. They supposedly have worksheets they are bringing in.

It was noted that the notification for the fairgrounds is \$313/month and for the Administration Building is \$78/month. These are charged supposedly on the basis of hard surfaces such as roofs and parking lots. It was noted the utility account numbers are on top so they can trace them down to their water bills. Notices have not been received for about a dozen county buildings.

Mr. Hambley noted that this will be a utility bill that the county will pay for the fairgrounds, noting that either way the county will pay it.

It was agreed that Chris, Ken and John will coordinate this to make sure every building is covered and the amounts are known.

Mrs. Geissman noted that Mr. Hambley can proceed with the July and August *Your Medina County* tapings. She will do the September program.

Mr. Hambley noted that last week he had discussed the University Center Technology Park and that it was going before the Transportation Improvement District (TID) last week. The TID did adopt this and Mike Salay, Assistant Engineer, will be leading this. They will go for an RFP for the engineering, design of the roadway and other infrastructure services. The idea is to select an engineer at their July 9 meeting. In the meantime it was agreed to come up with a budget for the concept design, anticipated costs and potential income sources. This Wednesday the plan will be presented to the Planning Commission discussion session. Within the next couple of weeks a meeting is needed between the Commissioners, Township Trustees, and University Task Force to get a consensus of the overall design.

Mr. Hambley asked about options for the Lodi Resource Center.

Mrs. Geissman stated that the current rent is very high and they are looking for options. Currently the Lodi Hospital Childcare Center is being looked into, which has enough space to house the Resource Center with the installation of some partitions. There have been complaints about the number of teens hanging around downtown Lodi at The Vault, which is part of the Resource Center. It's unsure a new location will make a difference, but this does give the youth a place to go. The older teens, from 16-19, don't go to The Vault and they are looking at some programming that would interest them. They are trying to resolve the high cost of the rent and looking at other help. As of September 30 they will not have the money available to pay the rent.

Chris noted that Mead Wilkins, JFS Director, has a proposal to present to the Family First Council. He is meeting with Mead tomorrow and will be reviewing the proposal.

Chris also noted that he will be going to the Wood County Public Defenders Office on Thursday to review their operation. If the Commissioners have any specific questions about their operation he will be glad to take those with him.

Ken reported that the pellet machine was operating last week. It is the only portable pellet machine in the country and it is used to produce the pellets for tests. They have produced 18 tons and need a total of 35 tons for the burn tests.

There was no further business before the Board for discussion.

Mrs. Geissman moved to adjourn the meeting at 2:10 p.m. Seconded by Ms. Ray. There was no discussion. Roll Call showed all Commissioners voting AYE.

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RESOLUTIONS PASSED:

- 03-0472 RESOLUTION TO ALLOW CLAIMS AND AUTHORIZE ISSUANCE UPON THE TREASURER IN SETTLEMENT OF SUCH LIST OF CLAIMS

- 03-0473 RESOLUTION DETERMINING THE NECESSITY TO CLOSE FIXLER ROAD (C.H. 75) BETWEEN BONETA ROAD (C.H. 53) AND BEACH ROAD (T.H. 54)

- 03-0474 RESOLUTION ACCEPTING AND AWARDED THE BID FOR THE 2003 HOT MIX RESURFACING OF GRAFTON ROAD (C.H. 42) AND SLEEPY HOLLOW ROAD (C.H. 136) FOR THE MEDINA COUNTY HIGHWAY DEPARTMENT

- 03-0475 RESOLUTION AMENDING THE ANNUAL APPROPRIATION RESOLUTION

- 03-0476 EXPENDITURE ADJUSTMENTS FOR VARIOUS FUNDS

- 03-0477 TRANSFER OF COUNTY GENERAL FUNDS TO THE COUNTY DIVERSION PROGRAM

- 03-0478 RESOLUTION DECLARING MEDINA COUNTY PROPERTY AS EXCESS PROPERTY

- 03-0479 AUTHORIZING THE MEDINA COUNTY AGRICULTURAL SOCIETY TO UTILIZE CERTAIN COUNTY PROPERTY AS LOAN COLLATERAL

- 03-0480 RESOLUTION APPROVING PERSONNEL CHANGES FOR THE EMPLOYEES UNDER THE JURISDICTION OF THE MEDINA COUNTY COMMISSIONERS

- 03-0481 RESOLUTION APPROVING PERSONNEL CHANGES FOR THE EMPLOYEES UNDER THE JURISDICTION OF THE MEDINA COUNTY COMMISSIONERS

- 03-0482 RESOLUTION AMENDING RESOLUTION NO. 03-19 REORGANIZATION AND SETTING DATES OF SESSIONS FOR THE YEAR 2003

- 03-0483 RESOLUTION TO ALLOW EXPENSES OF COUNTY OFFICIALS

MEDINA COUNTY COMMISSIONERS:

Stephen D. Hambley

Sharon A. Ray

Patricia G. Geissman

Respectfully submitted,

Pamela J. Terrill, Clerk