

Dennis Murray called the meeting to order at 5 p.m. after the Invocation, given by Naomi Twine, and the Pledge of Allegiance.

The clerk called the roll and the following Commissioners responded: Dave Waddington, Greg Lockhart, Naomi Twine, Dennis Murray, Nikki Lloyd, Dick Brady and Wes Poole.

**City staff present:** John Orzech – Police Chief, Jim Green – Acting Fire Chief, Aaron Klein – Public Works Director, Matt Lasko – Chief Development Officer, Angela Byington – Director of Neighborhood Development & Planning, Brad Link – Public Service Director, Don Rumbutis – IT, Stuart Hamilton – IT Manager, Justin Harris - Law Director, Hank Solowiej – Finance Director, Eric Wobser – City Manager, Kelly Kresser – Commission Clerk.

Dennis Murray **welcomed Kelly Kresser back and thanked Paige Doster for filling in during her absence.** Paige Doster did an excellent job taking care of the commissions' business.

**Upon motion of Dave Waddington and second of Naomi Twine, the Commission voted to approve the minutes of the December 27, 2016, meeting and dispense with the formal reading. The President declared the motion passed.**

#### **AUDIENCE PARTICIPATION**

Tim Schwanger, 362 Sheffield Way, said it is appreciated the Paper District Marina will be kept over fifty percent transient which was the original purpose of the marina. This will bring out-of-town people to visit our shops and restaurants and new downtown hotel.

#### **PRESENTATION**

Dennis Murray said there are **Boy With the Boot cookies here this evening to sample from a new start-up company called D"Elish"ous Desserts** operated by Elisha Hofer. Dennis Murray said he would like to invite different people and companies (big and small) to showcase what those are doing in the community and asked staff to make him (or Kelly Kresser) aware of others who we may invite.

#### **CURRENT BUSINESS**

**Upon motion of Naomi Twine and second of Dave Waddington, the Commission voted to accept all communications. The President declared the motion passed.**

#### **CONSENT AGENDA**

##### **A. Submitted by Marvin Ranaldson, Transit Administrator**

##### **AGREEMENT WITH LAKESHORE HEALTH PARTNERS FOR TRANSPORTATION SERVICES**

**Budgetary Information:** STS will receive \$8 per one-way trip from Lakeshore Health Partners, Inc. for the length of the proposed contract. This funds collected will be used to offset the capital, planning and operating expenses through the 2017 5311 Rural grant program.

**ORDINANCE NO. 17-001:** It is requested an ordinance be passed authorizing and directing the City Manager to enter into an agreement for transportation services between the City of Sandusky and Lakeshore Health Partners for services related to the Sandusky Transit System; and declaring that this ordinance shall take immediate effect in accordance with Section 14 of the City Charter.

##### **B. Submitted by Brad Link, Director of Public Services**

##### **INTENT TO DISPOSE OF CITY PROPERTY THROUGH INTERNET AUCTIONS DURING CALENDAR YEAR 2017**

**Budgetary Information:** The city is responsible for the disposition of unneeded personal property to promote operational efficiency. Using public internet auction for the disposal of unneeded vehicles and equipment will generate more revenue and make items available to a larger community of potential buyers. Proceeds from sales will be deposited into the department's account that was financially responsible for the asset.

**RESOLUTION NO. 001-17R:** It is requested a resolution be passed declaring the intent of the City of Sandusky to dispose of personal property and equipment as having become obsolete, unnecessary or unfit for City use through internet auctions during the calendar year 2017; and

declaring that this resolution shall take immediate effect in accordance with Section 14 of the City Charter.

The President asked if anyone wished to remove any of the Consent Agenda Items. Upon motion of Wes Poole and second of Nikki Lloyd, the Commission voted to accept the Consent Agenda and declare all ordinances and/or resolutions as drafted and presented to the City Commission under the Consent Agenda shall take effect in accordance with the Section reflected in the ordinances and/or resolutions, whether it be in accordance with Section 13 or Section 14 of the City Charter.

Roll call on the motion: Yeas: Dave Waddington, Greg Lockhart, Naomi Twine, Dennis Murray, Nikki Lloyd, Dick Brady and Wes Poole, 7. The President declared the motion passed. Roll call on the ordinances and resolutions: Yeas: Dave Waddington, Greg Lockhart, Naomi Twine, Dennis Murray, Nikki Lloyd, Dick Brady and Wes Poole, 7. The President declared the ordinances and resolutions contained in the Consent Agenda passed in accordance with the City Charter.

### **REGULAR AGENDA ITEMS**

#### **SECOND READING**

**ITEM #1 - Submitted by Victoria Kurt, Recreation Superintendent**

#### **ADDITIONAL SEASONAL DOCKAGE AT PAPER DISTRICT MARINA**

**Budgetary Information:** The agreement will not result in any additional budgetary expenses. Any proceeds generated annually by said seasonal and transient rentals will be deposited in the Parks and Recreation Fund. The 2016 season will be the first season that the Paper District Marina operates in the black since opening in 2011.

**RESOLUTION NO. 002-17R:** It is requested a resolution be passed amending Section 1 of Resolution No. 014-13R, passed on April 8, 2013, authorizing limited seasonal dockage at the Paper District Marina; and declaring that this resolution shall take immediate effect in accordance with Section 14 of the City Charter.

**Upon motion of Naomi Twine and second of Dave Waddington, the Commission voted to approve this resolution under second reading and in full accordance with Section 14 of the City Charter.**

*Discussion:* Justin Harris said this Resolution passed at the December 27, 2016, meeting under Section 14 with four votes, and can be passed tonight under Section 14. Greg Lockhart said he does not think increasing the number of permanent docks is the way we should go; we should give more time before increasing the number of transient docks at the Paper District Marina. Wes Poole said the long-term outcome is to turn this into a fully transient marina and last year our experience indicated if we add some permanent docks this year, it will not negatively impact our ability to fulfill our transient needs. It does not make sense to leave money on the table and the money we get for these few additional seasonal docks will provide additional income which can be used to promote the marina and work toward increasing its transient usage. The expectation from people who manage this marina is as we have given them additional resources, we will see they have spent them wisely and will see an increase in transient usage of the marina. Hopefully, we will see enough growth in transient use so we can begin to back off on the seasonal dockage. It is a wise business decision to not leave this money on the table. Dennis Murray said he has a minority interest in a local marina and will abstain from voting.

Roll call on the motion: Yeas: Dave Waddington, Naomi Twine, Nikki Lloyd, Dick Brady and Wes Poole, 5. Nays: Greg Lockhart, 1. Abstain: Dennis Murray, 1. The President declared the motion passed. Roll call on the resolution: Yeas: Dave Waddington, Naomi Twine, Nikki Lloyd, Dick Brady and Wes Poole, 5. Nays: Greg Lockhart, 1. Abstain: Dennis Murray, 1. The President declared the resolution passed in accordance with Section 14 of the City Charter.

**ITEM #2 - Submitted by Matt Lasko, Chief Development Officer****CONTRACT WITH DORE & ASSOCIATES CONTRACTING FOR THE DEMOLITION AND ASBESTOS ABATEMENT OF FORMER WISTERIA FARMS PROJECT**

**Budgetary Information:** The total project cost based upon the bid, including above ground demolition and asbestos abatement activities and advertising, is \$144,554 (\$154 for advertising). The project will be paid for from the EMS fund.

**ORDINANCE NO. 17-002:** It is requested an ordinance be passed authorizing and directing the City Manager to enter into a contract with Dore & Associates Contracting, Inc. of Bay City, Michigan, for the demolition and asbestos abatement of former Wisteria Farms project; and declaring that this ordinance shall take immediate effect in accordance with Section 14 of the City Charter.

**Upon motion of Nikki Lloyd and second of Naomi Twine, the Commission voted to approve this ordinance under suspension of the rules and in full accordance with Section 14 of the City Charter.**

*Discussion:* Dave Waddington said it is disgraceful to drive by this site as it is a big health and safety issue and is glad these four parcels will be razed. Residents in this area have shown him the site and he is glad this is finally getting done. Matt Lasko said this is a series of four parcels which makes up approximately two acres in the middle of a fairly dense residential neighborhood. It is important for the public to understand we are proposing a two-phased approach to tackle the remediation and demolition of the site. This contract would be for removal of the above surface materials (garages in the rear of the property, demolition of two ground level piles of bricks which are co-mingled with materials containing asbestos, along with a partially demolished building along Campbell Street). The ultimate goal with Phase I is to bring this to ground level but this will not be a flat level piece of grass; it will be a hard surface property covered with concrete slabs and other pieces of brick material. Ultimately, we look to return to the City Commission for additional below surface investigation of groundwater and soil issues and to develop a remedial action plan to ultimately clean the soil and bring the site back with the \$400,000 received through the Brownfields program. Dick Brady said the city takes the seizure of private property very seriously and it is a difficult thing to do in a situation like this. The city has not necessarily drug their feet on cleaning this up; we would have liked to abate it two or four years ago but this is a legal quagmire. Matt Lasko said this is a private property and has been owned by the same person for several years. In 2012 – 2013, the city stepped in to do a partial emergency demolition of the front building on Campbell Street which resulted in some of the debris piles left on site. The private property owner does not have the funds to remediate the site and historically the city has not had the funds either. It is not just a matter of cleaning the above surface issues, but given the uses on this site, there is groundwater and soil contamination as well. A lot of due diligence goes in to assessing property. Normally the city would go through the tax foreclosure process, acquire the property and move along expeditiously. On a minimal level, the city knows what is below surface and that we need to address it, but in the short term, we have to address the issues which are causing the immediate and direct hazards and nuisances. Ultimately, we will look to do additional testing on the below surface materials and seek additional assistance to feel comfortable taking on ownership of the site from a liability standpoint which we have been reluctant to do. This property is going through tax foreclosure at the moment and will likely be forfeited to the State of Ohio; staff would not recommend the City Commission take ownership of the site until additional below surface investigation is performed regarding the site and location of soil and groundwater issues which need to be taken care of. Wes Poole said this is being paid for with EMS funds and asked what the city's base level amount is we plan to always carry in this fund. Hank Solowiej said there is not a base number for this account and five-year projections or estimations can be done based on projected revenues and expected remediation to ensure there are adequate funds left to cover operating costs and debt service for fire equipment. There has not been a target balance, but we have tried looking at this with a five-year view to ensure we are not going in the wrong direction based on funding and budgeted expenses. Eric Wobser said when going through the legislative process to allow the demolition of dangerous properties as part of a use for EMS monies, staff looked at the capacity to absorb about \$1.5 million in demolition costs and this left an overage of approximately \$70,000 per

year going forward based on covering the long-term needs. This is the measure they have been working with and the Finance Director is also involved with each project to ensure this fund is not being pushed to dangerous levels. It was also important to note the ladder truck was purchased last year to ensure major purchases were also made for the Fire Department before moving forward with demolitions. Wes Poole said anything could happen with a five-year estimate and would be more comfortable with the target number being discussed over the next couple of months. We need an explanation of why we feel comfortable with a specific number to work with; between debt expense and unforeseen emergencies, we do not want to get caught having to wait two years to catch up. This is like a sliding scale based on what project comes up. Dennis Murray asked Hank Solowiej to share the five-year capital budget for the EMS fund with anticipated revenues. Hank Solowiej said it has been hard to forecast and there are some changes in the rates we charge. We contracted with a local firm to help with delinquent collections and were anticipating a modest to generous increase in these proceeds and we wanted to see how one full year with this in place would impact us.

**Roll call on the motion: Yeas: Dave Waddington, Greg Lockhart, Naomi Twine, Dennis Murray, Nikki Lloyd, Dick Brady and Wes Poole, 7. The President declared the motion passed. Roll call on the ordinance: Yeas: Dave Waddington, Greg Lockhart, Naomi Twine, Dennis Murray, Nikki Lloyd, Dick Brady and Wes Poole, 7. The President declared the ordinance passed in accordance with Section 14 of the City Charter.**

**ITEM #3 - Submitted by Matt Lasko, Chief Development Officer**

**CONTRACT WITH DOWN 2 EARTH DEMOLITION & EXCAVATING FOR THE DEMOLITION AND ASBESTOS ABATEMENT OF 425 WARREN STREET**

**Budgetary Information:** The total project cost based upon the bid, including demolition and abatement activities and advertising, is \$63,651.80 (\$151.80 for advertising). The project will be paid for from the EMS fund.

**ORDINANCE NO. 17-003:** It is requested an ordinance be passed authorizing and directing the City Manager to enter into a contract with Down 2 Earth Demolition & Excavating, LLC, of Norwalk, Ohio, for the demolition and asbestos abatement of 425 Warren Street project; and declaring that this ordinance shall take immediate effect in accordance with Section 14 of the City Charter.

**Upon motion of Naomi Twine and second of Nikki Lloyd, the Commission voted to approve this ordinance under suspension of the rules and in full accordance with Section 14 of the City Charter.**

*Discussion:* Dick Brady asked what the substantial completion date is and Matt Lasko said this date is May 31, 2017, for both the Wisteria project (Item #2) and for Warren Street (Item #3). Both the Public Works and Development staff will monitor them for compliance.

**Roll call on the motion: Yeas: Dave Waddington, Greg Lockhart, Naomi Twine, Dennis Murray, Nikki Lloyd, Dick Brady and Wes Poole, 7. The President declared the motion passed. Roll call on the ordinance: Yeas: Dave Waddington, Greg Lockhart, Naomi Twine, Dennis Murray, Nikki Lloyd, Dick Brady and Wes Poole, 7. The President declared the ordinance passed in accordance with Section 14 of the City Charter.**

**ITEM #4 - Submitted by Aaron Klein, Director of Public Works**

**CONTRACT WITH CINTAS FOR THE SUPPLY AND SERVICE OF UNIFORMS FOR CITY PERSONNEL**

**Budgetary Information:** Funds for the payment of this service are routinely included in the operating budgets of City departments.

**ORDINANCE NO. 17-004:** It is requested an ordinance be passed authorizing and directing the City Manager to enter into a three (3) year contract with Cintas Corporation of Sandusky, Ohio, for the supply and service of uniforms for City personnel for the period of February 1, 2017, through January 31, 2020; and declaring that this ordinance shall take immediate effect in accordance with Section 14 of the City Charter.

Upon motion of Dave Waddington and second of Naomi Twine, the Commission voted to approve this ordinance under suspension of the rules and in full accordance with Section 14 of the City Charter. The President declared the motion passed. Roll call on the motion: Yeas: Dave Waddington, Greg Lockhart, Naomi Twine, Dennis Murray, Nikki Lloyd, Dick Brady and Wes Poole, 7. Roll call on the ordinance: Yeas: Dave Waddington, Greg Lockhart, Naomi Twine, Dennis Murray, Nikki Lloyd, Dick Brady and Wes Poole, 7. The President declared the ordinance passed in accordance with Section 14 of the City Charter.

**ITEM #5 - Submitted by Brad Link, Director of Public Services**

**NEW FEE SCHEDULE FOR OAKLAND CEMETERY AND MEMORIAL PARK RULES AND REGULATIONS**

**Budgetary Information:** There is no impact on the budget.

**ORDINANCE NO. 17-005:** It is requested an ordinance be passed approving the new fee schedule as recommended by the Cemetery Board for the Oakland Cemetery and Memorial Park Rules and Regulations; and declaring that this ordinance shall take immediate effect in accordance with Section 14 of the City Charter.

Upon motion of Nikki Lloyd and second of Dave Waddington, the Commission voted to approve this ordinance under suspension of the rules and in full accordance with Section 14 of the City Charter.

*Discussion:* Wes Poole said there was a presentation made about six months ago from some High School students about things needing to be addressed at the Cemetery including bee infestation and asked if we have done anything about them. Brad Link said half of the bees are gone and two queen bees left the nest. A beekeeper came in, smoked, corralled and removed them. They are now dormant and we are going to try to seal them in. There was anywhere from 10,000 to 100,000 bees depending on who was asked and what expert looked. On the inside of the Chapel, we are going to try painting inside so the walls will not crack any longer. We have also received estimates for the gate and are working to see if we are going to do this in-house or use an outside contractor. Brad Link said he is aware of all the things talked about by these students and are making plans to complete them. Dennis Murray asked if we are killing the bees, given the bee shortage; Brad Link said we have no plans to kill them, simply seal the area so they cannot get back in.

Roll call on the motion: Yeas: Dave Waddington, Greg Lockhart, Naomi Twine, Dennis Murray, Nikki Lloyd, Dick Brady and Wes Poole, 7. The President declared the motion passed. Roll call on the ordinance: Yeas: Dave Waddington, Greg Lockhart, Naomi Twine, Dennis Murray, Nikki Lloyd, Dick Brady and Wes Poole, 7. The President declared the ordinance passed in accordance with Section 14 of the City Charter.

**CITY MANAGER'S REPORT**

Upon motion of Naomi Twine and second of Dave Waddington, the commission accepted a donation in the amount of \$15.28 (in pennies) from Brycen Wobser for the K9 fund. The President declared the motion passed.

Upon motion of Naomi Twine and second of Nikki Lloyd, the commission voted to accept a donation of a lift from Construction Equipment for the removal of Christmas decorations and lights. The President declared the motion passed.

Eric Wobser said the city will be issuing a **Request for Proposals for the redesign of the city website** which was budgeted for this year.

Eric Wobser said **Lt. Scott Dahlgren begins a ten-week leadership training with the FBI National Academy in Quantico, Virginia**, on January 9. This is an elite leadership academy recognized throughout the world. We wish Lt. Dahlgren well with this new and exciting opportunity. Chief John Orzech had the opportunity to participate in this Academy and said it was one of the things which made him feel most ready to take his next step.

Eric Wobser said **Firefighters Todd Schoen and Glenn Szatala both recently retired with 25 years of service** and wished them the best of luck.

Eric Wobser said the next scheduled **Finance Committee meeting** is Friday, February 24, 2017, at 7:45 a.m.

Eric Wobser congratulated **Orin McMonigle for obtaining his Class IV Water Operator's License from the State of Ohio**, which is the highest achievement possible in this field. Orin is one of only 140 license holders in the entire State of Ohio. The city now has a Class IV operator at both its Water and Sewer Treatment facilities.

Eric Wobser said the goal of the **emergency intake project at Big Island Water Works** was to make sure the intake was operational by the time frazil ice may occur over the main intake. As of January 4, the emergency intake was tested and considered operational and ready for the winter freeze. The contractor is still working to install the chemical feed line.

Eric Wobser said the **sidewalk program contractor** plans to remobilize on January 23 for this project. Engineering is working with the City's arborist to review the remaining 102 trees which are heaving sidewalks to develop a plan and save as many trees as possible.

Eric Wobser said the city plans on **applying as a partner organization with The Nehemiah Center for a "Build it with Kaboom!" grant**. If awarded the "Kaboom!" grant, a Project Manager will work with the Nehemiah Center and the neighborhood residents over several weeks to imagine and plan an ideal play space. This planning would then culminate with a six-hour community day where the play structure (ordered by the Project Manager) is assembled and site enhancements are done. Due to the specialization of play equipment and site enhancements, the total dollar value of the grant can vary.

Eric Wobser said on January 6, 2017, the city published its **annual notice in the Sandusky Register outlining revisions to solid waste disposal requirements**. Any properties found to have trash, debris, garbage and other refuse in the public right-of-way or boulevard outside of the permitted times shall be declared a nuisance and the city may cause said refuse to be immediately removed without further notice. If the city removes the nuisance, the cost of doing so along with a \$100 administrative fee, shall be assessed to the property owner. As a reminder, trash, debris, garbage and other refuse or recyclables may be placed upon a curb for curbside collection no earlier than 6 p.m. on the evening prior to the scheduled collection of said materials, and any such materials or containers which remain after said collection shall be removed from said curb no later than 8 p.m. on the date of said collection.

Eric Wobser said there will be a **public presentation of the Sandusky Neighborhood Initiative** for the six neighborhood plans on Saturday, February 18. As the date nears, times for the specific neighborhood presentations will be set.

Eric Wobser said the **Planning Commission meeting** is scheduled for January 25 at 4:30 p.m. in the first floor conference room. Items for discussion include recreational vehicle parking and zoning regulations regarding chickens.

Eric Wobser said the **Board of Zoning Appeals meeting** is scheduled for January 19 at 4:30 p.m. in the first floor conference room.

Eric Wobser said the **Landmark Commission meeting** is scheduled for January 25, following **Planning Commission** meeting, in the first floor conference room.

Eric Wobser said **Penny Randleman is retiring** at the end of the month after 25 years of service. We have posted a position in the Grounds Maintenance Department to fill this position.

Eric Wobser said we will continue to **pick up leaves** in all zones as long as weather permits. The city's website and Public Services Facebook has details, or call 419.627.5884.

**OLD BUSINESS**

Dave Waddington said about five years ago, he and Dick Brady were at **Lions Park** and Erie County Commissioner Pat Shenigo brought a Bobcat to the site and cleared large stone and debris. This has been questioned by residents and hopes we can have staff clean the rest of this up in March or April. Perhaps staff from the Ohio Coastal Management can assist with how far we can go into the water to clean up. When the rebuild of Lions Park was done, the intention was never to compete with Cedar Point's natural beach. We should look into the erosion problems along the beach as there are a lot of people who kayak, wind surf and canoe in this area and we need to clean it up. Dick Brady said this was a test of what could be accomplished in an afternoon with several citizens and one piece of equipment; imagine what we could do with four or five pieces of equipment. We need input from a professional about what we can put on this beach without worrying about erosion. Dave Waddington said the park looks fabulous and is happy we are getting some new equipment near the splash pad.

**NEW BUSINESS**

Greg Lockhart said in an effort to engage the community in this new year, he would like to see the **commissioners hold meetings in the public in addition to our social media and cable television presence**. Perhaps City Commission meetings could be held at the High School or other locations to get greater involvement and feedback from the public. Dennis Murray said he could not move this eight hundred pound gorilla because of equipment concerns and a number of other issues. Two years ago, he indicated a desire to take the commission meetings on the road: in our parks and our own facilities, but the equipment challenges were too great. Greg Lockhart said we have a brilliant IT Department and can work through the logistics and thinks it would be a great idea to get out into the public to get them get more involved in what we do here for them. Dave Waddington said the coffee meetings are held once each month are a way to do just this and the commissioners have also started evening office hours. Dennis Murray said he thought this would be a good idea to showcase things we do at our plants and other facilities, but we also ran into the issue of ADA compliance. Wes Poole said aside from these logistical stumbling blocks, the primary purpose is to engage the public and when it is time to move these meetings out into the community, the community will let us know as there will be a demand to move this meeting elsewhere. The public has adequate opportunity to engage us here if they wish to and if we are doing something which keeps them from coming, they would let us know.

Dick Brady said **Dennis Murray and Naomi Twine will host office hours** on Wednesday, January 11 from 6 p.m. to 7 p.m. at City Hall.

Dennis Murray thanked the **Hotel Kilbourne for the lovely fireworks display on New Year's Eve** which was enjoyed by people all over the community and thanked them for starting a great tradition. Nikki Lloyd (owner) thanked everyone involved including Kreimes Construction, Shepherd Shoreline Construction and Steve Ernst. It is hoped this will be expanded this year to make it a bigger celebration.

Dave Waddington said **he has enjoyed 2016** more than when he was a commissioner previously and said we have a great staff here and the commission is working together and good things are happening. It is good to have a little bit of money to spend and it is encouraging. Dennis Murray said he and others faced some very dark hours a few years ago in making cuts and it is a whole lot different story than it was a few years ago.

Dennis Murray said for almost two years now, we have undertaken a review of **membership on our Boards and Commissions**. Some have not met in years, some meet only as needed and get stale, and there are some which could perhaps be eliminated and others which can be consolidated. We have gone through an extensive process with Naomi Twine, Justin Harris, Kelly Kresser, and previously with Don Icsman and Trevor Hayberger, to settle on a set of recommendations which will be put in the form of draft legislation. This draft legislation will be distributed to the commissioners for consideration and feedback. There are a number of positions which will expire prior to this legislation being adopted and a memorandum was distributed with these positions.

**Upon motion of Naomi Twine and second of Nikki Lloyd, the commission voted to extend the terms of certain city board and commission members through February 14, 2017 as follows:**

**Martha Thompson on the ADA Advisory Board; Dan Moncher, Brian Allen and Jim Ruthsatz on the Audit/Finance Committee; John Mears on the Board of Zoning Appeals; Thomas Darden, Kevin Zeiher, Andy Martin and Matt Leser on the Oakland Cemetery Memorial Park Board; John Panzer (Regular) and David Miller (Alternate) on the Erie Regional Planning Commission; John Jacobs on the Fair Housing Board; John Mears & David Miller on the Planning Commission; Jackie Collins and Sherrie Waddington on the Recreation Board; Breann Hohman and Joe Viviano on the Sandusky Tree Commission; Karen Gerold, John Poole and Dave Waddington on the Solid Waste Collection Review Board; Darwitt Garrett on the Erie County General Health District Board; King Baer on the Fire Prevention Code Board of Appeals; Walt Matthews (regular) and Sharon Johnson (Alternate) on the Housing Appeals Board; Mark Dunn, John Luipold, John Zoellner and Dave Swander on the Plumber Examining Board and John Luipold on the Residential Building Code Board of Appeals.**

*Discussion:* Wes Poole said he does not think we need to make these appointments and asked what occurs if this motion passes. Kelly Kresser said the necessity to make these is some of these boards and commissions may not be able to function for the next thirty days if they are not reappointed and is the reason for requesting they be extended until such time as the legislation is adopted. Wes Poole said he went through each one and all will function fine and some do not even meet so it does not matter whether we do it (reappoint) or not. Wes Poole said he finds this troublesome and a month from redoing all of the committees, we have no idea what they will be. Something of this magnitude should result in a work session to discuss the pros and cons prior to legislation after a short notification. Dennis Murray said this is not a task he wanted to undertake, but the ball had been dropped several times and this is a housekeeping issue which needs to be taken care of. Dennis Murray said the proposed changes will be emailed for the commissioners to take a look at and all feedback will be considered in terms of what process to follow after. Naomi Twine said this matter of reappointing through February 14 gets us through until we cover all of our bases moving forward.

**Roll call on the motion: Yeas: Dave Waddington, Greg Lockhart, Naomi Twine, Dennis Murray, Nikki Lloyd, Dick Brady and Wes Poole, 7. The President declared the motion passed.**

Dick Brady said we are coming up on a very important date in our nation's history and that is **Martin Luther King, Jr. Day**. He and Dave Waddington met with some folks from Second Baptist Church and Ebenezer Baptist Church and we will be presenting a Proclamation at their event honoring Dr. King on Saturday. Dennis Murray said there will also be a motorcade on Saturday in celebration of Dr. King's 88<sup>th</sup> birthday.

**Upon motion of Dave Waddington and second of Nikki Lloyd, the commission voted to hold a Public Hearing on February 13 to discuss the FY 2017 – 2018 Community Development Block Grant funds. The President declared the motion passed.**

#### **AUDIENCE PARTICIPATION**

Tim Schwanger, 362 Sheffield Way, said there are two issues with the shoreline at Lions Park: the condition of the shoreline and a submerged breakwall which is below the water level. Boaters are hitting the breakwall as well as those canoeing, kayaking and windsurfing and this is a great opportunity to see if there is a way to take it out completely or rebuild it to protect the shoreline. Kreimes Construction dumped this material years ago and warned the city at that time if this was removed without replacing it, what is happening today would indeed happen as it protects the shoreline. Something needs to be done quickly because we have probably lost six feet of shoreline already. With the Paper District Marina vote tonight (Item #1), the money will be returned to the Recreation Department. The city sends money to the State and half of it is returned and should be placed into a fund to go toward public waterfront areas such as Lions Park. Tim Schwanger said 'great job' on the Consent Agenda and people now know what is being discussed. Tim Schwanger asked when the city holds property owners responsible for projects such as the former Wisteria Farms property and G & C Foundry. Dennis Murray said



the city has placed liens on these properties for the expenses incurred to abate the nuisance. As the Wisteria property has gone through the tax foreclosure process, there may not be anything of value to lien. With the G & C demolition, this went through the State, was stripped of all liens and the city now owns the property and we are improving it. Tim Schwanger said we have gone through every mechanism possible to get money from a source other than EMS funds which is meant for fire equipment and now we are borrowing money to purchase fire engines. Dennis Murray said this is a problem the State legislature is leaving to older cities in dealing with these kinds of properties for the safety and health of our community. Some monies have been provided by the state and federal government, along with creative staff ideas, to find opportunities to remediate these problems but the city will still need to spend local dollars to revive our economy and our neighborhoods and provide for business development opportunities. Dennis Murray said he wishes there were a greenspace tax to deal with old, abandoned buildings in lieu of greenspaces but this is not done in the United States. Tim Schwanger said these should be cleaned up and he is not disputing that, but is questioning how the cleanups are being funded and how to hold the property owners responsible. It seems like Requests for Proposals coming before the City Commission are hit and miss. The RFP for the Justice Center was only mentioned briefly during the City Manager's report and there was no discussion or vote by the commissioners. Dennis Murray said we follow the law and sometimes go above and beyond it, but it does not always require this. Wes Poole said we do follow the law but do not go above and beyond. We are entering into a period of time where we are being questioned more and more about transparency. Rather than taking the position what we have done is legal, we should give consideration as to why we would not discuss it at the City Commission level, especially on a project as large as relocating City Hall. We should not want to sacrifice our credibility in the community on things they do not understand. Wes Poole said he expected the commission to see this coming. Requests for Proposals, especially for items of significance, should come to the City Commission for discussion rather than a mention in the City Manager's report as this bypasses public conversation at the beginning of the meeting. Dennis Murray said the issue is sometimes when going out for specific bids, we are required to adopt a Resolution to authorize staff to begin the process. There are other instances where we are simply looking for ideas and this does not have the same binding legal significance as when bids are put out for specifications and a low bidder is to be chosen. When Eric Wobser put out this RFP, he was not required to tell the Commissioners he was going to ask for ideas, but will return to the commission at some point with recommendations regarding the site for the Justice Center, Municipal Court and Police Department. If we had been any more up front about this process, the Police Chief would cite us for indecent exposure. Justin Harris said he believes the public understands the difference between competitive bidding and Requests for Proposals. If the goal is to move the Justice Center to another location and if this was done without Commission game plan or strategy, there would be seven ideas about how to do this. The RFP process is to streamline this behind the scenes and allow the public to still have confidence in the City Commission based upon responses from the RFP's. The City Commission will always have the ultimate vote. There are probably hundreds of RFP's which are done behind the scenes for something as simple as the purchase of uniforms. This is simply to seek out persons or companies which may be able to provide something. Some may be against this system, but this is how the law is set up and there are safeguards in place. Dick Brady said to not ask for an RFP would be less transparent. This should send a signal we do not already have a site selected or a deal already cooked up. We are simply asking for ideas and asking if someone has an appropriate site they are in control of for consideration by the city. To not do this is something less than transparent. Wes Poole said the issue of following the law is not the question; if we are to spend ten to twelve million dollars of taxpayer money on a new Police Station and there is an RFP, he does not have a clue what is in it because he has not been notified. The discussion is about what RFP's the commission should be told about and he is being told this is a judgment call. This particular project is a no-brainer and it is not the staff's fault they did not tell the commission because they have not been given instructions. There is a difference between the Commissioners as to how they are to represent and how much output and when we are going to bring the public in on ongoing projects. In this particular case, this is a \$10 million project to decide where city hall is going to be and he does not even know what the criteria is to make this decision. Dennis Murray said it will be for this commission to decide where the SPD and the Municipal Court goes. At some point, recommendations will be made

from staff which the Commission can accept or reject. The issue of seeing the RFP before it went out is a fair one and it is a public document. Wes Poole said he should not have to ask for it and neither should the public. Naomi Twine said there is a committee set up to review parameters for the Justice Center and the RFP was mentioned in the City Manager's report previously, but not much discussion took place. There was a public announcement made and everyone had opportunity to ask questions, and the parameters in the RFP were set by Judge O'Brien, Chief Orzech and others. These key personnel will be considering the needs and make up this committee and the Commissioners will have opportunity to ask questions. Eric Wobser said he believes the RFP was attached to the Manager's report and the Commissioners should have a copy, but will make sure. RFP's can always be included in the Manager's report as attachments; this RFP is also on the city's website. Eric Wobser said he can certainly prepare a presentation to the commission in the future for the larger projects. Wes Poole asked what the considerations are for this property and Naomi Twine said this information is in the RFP.

Marcie Platte, 1217 Columbus Avenue, said she would be remiss if she did not advocate for the citizens of Sandusky. There is a huge miscommunication between what is going on with the commission and the average citizen. She brought up an issue with city Police Officers working at Cedar Point and asked who is responsible if there is a lawsuit as they would be patrolling on private property. Dennis Murray said all Sandusky Police officers are insured no matter where they are in the city and no matter what they do. Marcie Platte said it is very intimidating to come into this room and there are heavy hitters here and is one of the reason there is not an audience. When people have given suggestions, they feel they have not been heard. An income tax levy was passed and it is now January 9 and leaves are still sitting in her yard. There was a lady here a couple of weeks ago about the snow and ice and she said "excuses, excuses, excuses, that is all I ever get out of the City Commission". Marcie Platte said she wants safety, wants her leaves and snow to be picked up and is what she thought Issue 8 would do. People in Sandusky do not want this huge neighborhood fund so someone gets new shrubs, they want leaves picked up and they do not want snow and ice all over everything. Marcie Platte said she did not ever think much about coming and speaking to anyone at the city until receiving a notice about rezoning the area behind her house into an automotive place. After calling, she was told not to worry about this as it would not go through. Then she learned this was a done deal and there is now a motorcycle garage behind her house and she has no recourse. This is not looking at her best interests. The name of the business is FKN Performance and it is right behind the Nehemiah Center where the city wants to put in new play equipment. One neighbor sent a letter stating they had no objection to this type of business and when asked why others were not advised, Marcie Platte said she was told they did not have that kind of time. As a citizen of Sandusky, she would like her commissioners to have time, energy and effort to really know what they are doing. Motorcycles are not automobiles, but now she and her neighbors are stuck with it. The city does not want recycle or trash containers in front of homes until 6 p.m., but it is dark at that time and this should be amended to 4:30 p.m. so people can do this while it is light outside. There is a disconnect with the public and the city should do something to bridge this.

**At 6:20 p.m., upon motion of Naomi Twine and second of Dave Waddington, the commission voted to adjourn. The President announced the motion passed.**

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Kelly L. Kresser  
Commission Clerk

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Dennis E. Murray, Jr.  
President of the City Commission