



**WOOSTER CITY COUNCIL MINUTES**  
**April 20, 2015**

**I. ROLL CALL & ORDERING OF AGENDA**

President Mike Buytendyk called the regular meeting of Wooster City Council to order at 7:30 p.m. in council chambers. The following members were present: Jon Ansel, Mark Cavin, Barbara Knapic, Craig Sanders, David Silvestri and Jon Ulbright. Scott Myers was absent.

City Administration present: Mayor Bob Breneman, Law Director Dick Benson, Director of Administration Joel Montgomery, and Finance Director Andrei Dordea.

**II. APPROVAL OF MINUTES**

Mr. Cavin moved, seconded by Mr. Silvestri to approve the minutes of the April 6, 2015 regular meeting. Upon voice vote, the motion carried unanimously.

**III. COMMUNICATIONS FROM MAYOR/ADMINISTRATION**

Mayor Breneman noted the property known as Tent City has changed hands. He added the City's safety services responded to a death at the property on April 11<sup>th</sup> and were also asked to serve in a crowd control capacity on Monday, April 13<sup>th</sup> when the Bailiff from the Wayne County Municipal Court enforced an eviction action at the property. Mayor Breneman was pleased to report the process went very smoothly and there were no incidents.

Mayor Breneman also shared with council a group from GOJO recently held a meeting with City officials and that process continues to move along well.

Mayor Breneman provided council members with the 2015 fDi American Cities of the Future rankings and Wooster was ranked within the top ten Micro-American Cities of the Future in Human Capital and Lifestyle, Cost Effectiveness, and fDi Strategy.

**IV. PETITIONS/COMMUNICATIONS FROM PUBLIC**

None.

**V. COMMITTEE REPORTS; PUBLIC HEARINGS**

Mr. Ansel reported on the Finance Committee meeting held earlier in the evening. He stated Mr. Dordea went over the first quarter financial statements and reported revenues and expenditures are tracking as anticipated. Mr. Ansel said updates will be provided at the end of each quarter. Mr. Ansel also thanked Mr. Dordea and Ms. Saralyn Lash of the Finance Department for the financial reports.

**VI. OLD BUSINESS**

1. Third Reading – RESOLUTION NO. 2015-29 A RESOLUTION DECLARING THE INTENT OF THE MUNICIPAL GOVERNMENT TO APPROPRIATE CERTAIN PROPERTY INTERESTS FROM A PROPERTY OWNER LOCATED ON BURBANK ROAD FOR THE PUBLIC PURPOSE OF CONSTRUCTING A SAFETY SERVICES FACILITY, AND DECLARING AN EMERGENCY (Knapic)

Ms. Knapic moved, seconded by Mr. Ulbright, to withdraw the legislation because the City and the property owner had reached an agreement for the sale of the property. Upon voice vote, motion carried unanimously.

2. Second Reading – ORDINANCE NO. 2015-11 AN ORDINANCE AMENDING CHAPTER 160, BIDDING PROCEDURES AND CONTRACT REQUIREMENTS, OF THE CODIFIED ORDINANCES OF THE CITY OF WOOSTER, OHIO, BY ADOPTING PROVISIONS RELATIVE TO THE EVALUATION OF DESIGN-BUILD PROJECTS (Knapic)

Ms. Knapic said this legislation would change the City's bidding procedures to allow for design-build projects. She said he purpose is to provide an option for large and complex projects to reduce change orders, maintain the project's schedules, increase construction quality, reduce owner resources and streamline the project delivery. Ms. Knapic also said it would be a good fit for the new Safety Center building. Ms. Knapic said she had not received any feedback regarding this legislation since the last meeting. Mr. Silvestri said he was supportive of this legislation because it would hold parties accountable and benefit the taxpayers by reducing costs. Mr. Ansel also added he supports the design-build concept as a way to control scope creep and cost of projects.

Ms. Knapic moved, seconded by Mr. Ansel, to suspend the rules and place on third and final reading. Upon roll call, motion carried unanimously (Ansel-yes; Cavin-yes; Knapic-yes; Sanders-yes; Silvestri-yes; and Ulbright-yes).

Ms. Knapic moved, seconded by Mr. Silvestri, to adopt. Upon roll call, motion to adopt carried unanimously (Ansel-yes; Cavin-yes; Knapic-yes; Sanders-yes; Silvestri-yes; and Ulbright-yes).

## **VII. NEW BUSINESS**

1. First Reading – RESOLUTION NO. 2015-38 A RESOLUTION AUTHORIZING THE DIRECTOR OF ADMINISTRATION TO SOLICIT PROPOSALS ACCORDING TO LAW AND ENTER INTO A CONTRACT WITH THE MOST QUALIFIED DESIGN-BUILD FIRM FOR THE CONSTRUCTION OF A POLICE AND FIRE SAFETY CENTER (Cavin)

President Buytendyk confirmed with Mr. Dordea that the Safety Center is not yet budgeted, so it would require three readings. Mr. Cavin said the time has now come to consider a combined Fire-Police Safety Center. Mr. Cavin said the Center would be situated at the Burbank and Friendsville Road intersection. Mr. Cavin stated the current station on Highland Avenue is outdated, undersized, and cannot function well enough to serve the developed northern part of the City. Mr. Cavin also cited the lack of space at the Justice Center available for the Police Department. Mr. Cavin asked Mr. Dordea to touch on the financing portion. Mr. Dordea said the City plans to issue bonds, interest rates are currently still very low, and Wooster has a good credit rating. Mr. Cavin noted the estimated cost of the Safety Center is \$7 million, which includes construction design and construction management. Mr. Cavin added he would like to leave the legislation on first reading to allow for additional input on the matter. Mr. Buytendyk and Ms. Knapic both voiced support of the proposal and asked if the City could put together some additional cost comparison figures to share with the public. Mr. Ulbright stated he fully supports the proposed combined Safety Center and unless something drastic happens, he is in favor of the entire proposal. Mr. Silvestri stated he fully supports the proposal and would like the City to take a look at making the largest possible down payment to minimize the debt service. Mr. Ansel stated he was on council in 2007 when a new fire station was proposed and then had to be tabled based on economic challenges at the time. Mr. Ansel also asked for additional figures from City Administration to compare the 2007 cost estimates at the lending rate of that time to the 2015 figures for a combined center. Mr. Cavin left the legislation on first reading.

2. First Reading – RESOLUTION NO. 2015-39 A RESOLUTION AUTHORIZING THE MAYOR TO DECLARE THE OFFICIAL INTENT AND REASONABLE EXPECTATION OF THE CITY OF WOOSTER TO REIMBURSE ITS WATER POLLUTION CONTROL FUND FOR WATER POLLUTION CONTROL PLANT IMPROVEMENTS WITH THE PROCEEDS OF TAX-

EXEMPT DEBT OF THE STATE OF OHIO, AND DECLARING AN EMERGENCY (Sanders)

Mr. Sanders stated the cost to make EPA-mandated upgrades was \$3,689,770, of which the City received a \$500,000 grant from OPWC. Mr. Sanders said the City was also offered a zero-percent interest loan from OPWC in the amount of \$713,852, and this legislation would allow the City to accept the loan.

Mr. Sanders moved, seconded by Ms. Knapic, to suspend the rules and place on third and final reading. Upon roll call, motion carried unanimously (Ansel-yes; Cavin-yes; Knapic-yes; Myers-yes; Sanders-yes; Silvestri-yes; and Ulbright-yes).

Mr. Sanders moved, seconded by Ms. Knapic, to adopt. Upon roll call, motion to adopt carried unanimously (Ansel-yes; Cavin-yes; Knapic-yes; Myers-yes; Sanders-yes; Silvestri-yes; and Ulbright-yes).

3. First Reading – RESOLUTION NO. 2015-40 A RESOLUTION AUTHORIZING THE DIRECTOR OF ADMINISTRATION TO APPLY FOR A GRANT FROM THE OHIO DEPARTMENT OF NATURAL RESOURCES FOR CONSTRUCTION OF A BASKETBALL AND A VOLLEYBALL COURT AT CHRISTMAS RUN PARK; TO ACCEPT SUCH A GRANT IF AWARDED; TO EXECUTE ANY NECESSARY DOCUMENTS IN CONNECTION THEREWITH, AND DECLARING AN EMERGENCY (Myers)

Mr. Ansel introduced the legislation on behalf of Mr. Myers. He explained the deadline to submit an application to the Ohio Department of Natural Resources (ODNR) is May 1, 2015. Mr. Ansel said the City would like to request \$62,385 in grant funds from ODNR for construction of a new volleyball court and basketball court over the existing Christmas Run Park pond. Mr. Ansel stated the current pond has been a high-maintenance and low-use facility, is too shallow for sustainable fish populations, and is a breeding ground for mosquitos. Mr. Ansel stated the estimated total project cost is \$93,000, of which the ODNR grant can reimburse up to 75%. Mr. Ansel also added the grant money, if awarded, would not be available until 2016. Mr. Ansel stated council had originally approved legislation to apply for the grant in connection with the Christmas Run Park playground, but the support of the local Kiwanis Club has made it possible to rebuild the playground in 2015.

Mr. Ansel moved, seconded by Mr. Ulbright, to suspend the rules and place on third and final reading. Upon roll call, motion carried unanimously (Ansel-yes; Cavin-yes; Knapic-yes; Myers-yes; Sanders-yes; Silvestri-yes; and Ulbright-yes).

Mr. Ansel moved, seconded by Mr. Sanders, to adopt. Upon roll call, motion to adopt carried unanimously (Ansel-yes; Cavin-yes; Knapic-yes; Myers-yes; Sanders-yes; Silvestri-yes; and Ulbright-yes).

**VIII. EXECUTIVE SESSION (To discuss the possible acquisition of real estate)**

Mr. Ansel moved, seconded by Ms. Knapic, to go into executive session to discuss the possible acquisition of real estate. Upon roll call, motion carried unanimously (Ansel-yes; Cavin-yes; Knapic-yes; Sanders-yes; Silvestri-yes; and Ulbright-yes).

Ms. Knapic moved, seconded by Mr. Ulbright, to reconvene from executive session. Upon roll call, motion to adopt carried unanimously (Ansel-yes; Cavin-yes; Knapic-yes; Myers-yes; Sanders-yes; Silvestri-yes; and Ulbright-yes).

**IX. MISCELLANEOUS**

None.

**X. ADJOURNMENT**

Mr. Ulbright moved, seconded by Ms. Knapic, to adjourn. Motion carried and meeting so adjourned at 9:00 p.m.

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Michael G. Buytendyk  
President of Council

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Amy M. Hamilton  
Clerk of Council