

Finance Committee
Monday, January 27, 2025
6:00 p.m. Medina City Hall – Council Rotunda

In attendance: John Coyne – Chairman, J. Shields, D. Simpson, P. Rose, J. Hazeltine and R. Haire. N. DiSalvo was absent.

Also present: Greg Huber, Keith Dirham, Patrick Patton, Kathy Patton, Jarrod Fry, Kimberly Marshall, Andrew Dutton, Sarah Crawford, Chief Walters, Jansen Wehrley, Chief Kinney.

1. Assignment of Requests for Council Action

2. 25-010-1/13 – Programmatic Agreement w/ Ohio Historic Preservation Office

Mr. Dutton stated this is something that CHIP will ask them to sign every five years. It states we will follow section 106 of the National Historic Preservation Act when using federal funds such as CDBG project but doesn't apply to private projects where federal funds are not involved. John explained to Paul if we don't pass this we won't be able to get the federal funds, we are out. Mr. Shields moved to approve, seconded by Mr. Simpson. Motion passed 5-1. P. Rose voted no.

3. 25-022-1/27 – Amend S&B Code 31.02 & 31.05 – Municipal Court Updates

Cindy Lastuka stated she worked with others to update the Salary and Benefits Code to get rid of some old verbiage and to increase it. There are still 3 positions that didn't get updated. One is Judicial Aid A2 and needs reflected as A through F. The other ones are two grant positions. Mr. Shields moved to approve, seconded by Mr. Simpson. Motion passed 6-0.

4. 25-023-1/27 – Expenditure Over \$20,000 – Litchfield Heating & Cooling

Mayor Hanwell stated in the basement of the Police Dept. there is a server room and within that room are 2 cooling units because the servers generate extreme amounts of heat. One unit was 20 years old and failed and the other unit was 15 years old and had a perpetual leak that has been getting freon to limp it along. It's best to replace with two units as you will have a back up if one goes out again instead of purchasing just one larger unit as a replacement. There is no money in Nino's Public Property budget for this. Requesting to take it out of capital funds or unappropriated capital funds. Keith stated it is unanticipated, we also have plenty of money in the unanticipated capital fund at this point so. Mr. Shields moved to approve out of unanticipated capital funds, seconded by Mr. Simpson. Motion passed 6-0.

5. 25-024-1/27 – Grant Application for AEDs for Parks & Rec. Dept.

Jansen Wehrley stated this request was approved by a grant application to the Cleveland Clinic Strategic Priorities Fund in the amount of \$11,100.00 to cover the purchase of AEDs as required by House Bill #47 at 5 of our parks. This will also include the purchase of 3 lockable cabinets to store those outside so that they are accessible 24/7 and two of the AEDs will be locked inside the buildings we have at the parks. Mr. Shields moved to approve, seconded by Mr. Simpson. Motion passed 6-0.

6. 25-025-1/27 – Expenditure – MNJ Technologies – IT Dept.

Darin Zaremba stated this is for their continued cycling out of the laptops that sit inside the police cruisers and this is phase 3 and there will be one more phase in the summer for 4 more and that

will conclude it getting all our tablets to Windows 11 as of October 14th Windows 10 is no longer. Mr. Shields moved to approve, seconded by Mr. Simpson. Motion passed 6-0.

7. 25-026-1/27 – Lease w/ Medina Metropolitan Housing for 135 N. Elmwood Ave.
Discussion Only

The old municipal courthouse building across the street and what they are going to do with it. Going with MMHA to relocate there for use – makes a lot of sense to have that occur.

A lease agreement has been proposed. All the obligations associated with maintenance repair, utilities are on MMHA. We are not charging rent to MMHA because of that.

The parking lot would still remain a public parking area and the city would be responsible to plow the parking area, salt and fix the parking area if ever needed.

Mr. Sipos stated the Housing Authority are responsible for many millions of dollars worth of property, and they do a really good job on maintenance. Mr. Sipos wants to make sure they are in agreement on the valuation to make sure they are insuring it properly, in terms of addressing the foundation or structural integrity of the property.

Mr. Coyne stated there wouldn't be an issue if any of your people want to check it out to make sure of what the current condition of the building is. John stated the building would be turned over whenever the Municipal Court leaves.

Mr. Sipos stated any renovations that would be done with the approval of the city to the building would have to be phased in as opposed to being done before we take occupancy.

John stated the terms of the deal, the structure as far as the trade-off between no rent and maintenance, he feels that makes a lot of sense for the city. Final changes could be made and incorporated into the lease. Mr. Huber had an opportunity to look at it and go over some legal terms, and they have all been incorporated with MMH attorney.

Mr. Coyne stated the next steps would be to modify the lease one more final time to get all the terms in there and give everybody a chance to review it, and then go through the process.

It is currently a 20-year lease.

8. 25-027-1/27 – Then & Now – Superior Petroleum Equipment

Mr. Dirham stated they asked for \$10,000 because they already spent \$5,000 in January on taking care of the fuel equipment and Superior Petroleum Equipment are the people that take care of it for us. Emergency clause is needed because the work has already been completed.

Mr. Shields moved to approve with the emergency clause, seconded by Mr. Simpson. Motion passed 6-0.

9. 25-028-1/27 – Increase Exp. P.O. #2024-1684 – Wright Traffic Control – Engineering

Mr. Patton stated Wright Traffic Control provided the traffic control when we did our rehabilitation work on the East Reagan pavement. We need to increase this P.O. to pay. Mr. Shields moved to approve, seconded by Mr. Simpson. Motion passed 6-0.

10. 25-029-1/27 – Increase P.O. #2024-1383 – Then & Now – Wintrow Construction

Patrick stated Wintrow provides their emergency railroad repairs and this exceeded our 2024 P.O. so the work was completed and we need to pay them. Mr. Shields moved to approve with the emergency clause, seconded by Mr. Simpson. Motion passed 6-0

11. 25-030-1/27 – Then & Now – Centerra Co-Op – Police Dept.

Keith stated the bill for this never got to finance to get paid and we didn't realize that when we closed P.O.'s at the end of 2024. Mr. Shields moved to approve with the emergency clause, seconded by Mr. Simpson. Motion passed 6-0.

12. 25-031-1/27 – FMVE for Medina Street Bridge

Patrick stated in order to construct the project we need to acquire three easements. The appraisals are in and combined they total \$2, 050.00. Mr. Shields moved to approve subject to finalizing the three properties with the emergency clause, seconded by Mr. Simpson. Motion passed 6-0.

13. 25-032-1/27 – Amend Ord. 166-24, Add Exhibit B – Ruhlin

Patrick stated when council passed the original base agreement with Ruhlin, Exhibit B was referenced in that agreement however it was not included as an exhibit and was not attached and this will just attach it so it is clear for the record. Mr. Shields moved to approve with the emergency clause, seconded by Mr. Simpson. Motion passed 6-0.

14. 25-033-1/27 – Expenditure / New Vendor – Emerald Environmental – Engineering

Patrick explained that with the Municipal Court Project, the first step is to abate the asbestos in the building and Ruhlin is handling that through their contract. The city's responsibility is to provide the air monitoring. We received four proposals for this, and we are recommending to go with the second proposal at \$27,000 based on recommendations as well as the low proposal. Mr. Shields moved to approve, seconded by Mr. Simpson. Motion passed 6-0.

15. 25-034-1/27 – Expenditure / Dex Imaging – IT Dept.

Darin Zarembo explained this is for replacement of the copy machines in the Law Department, Finance Dept., and Service Garage. They are end of life. This has been a phase approach and we have already completed several replacements. Mr. Shields moved to approve, seconded by Mr. Simpson. Motion passed 6-0.

16. Executive Session: (land acquisition)

It was moved by Mr. Shields and seconded by Mr. Simpson to enter into Executive Session at 6:36 p.m. to consider the purchase of property for public purposes or the sale of property at competitive bidding because premature disclosure would give an unfair competitive or bargaining advantage to a person who's personal, private interest is averse to the general public interest to include the Mayor, Law Director and the Police Chief. The roll was called and motion passed 6-0.

Executive Session adjourned at 7:15 p.m.

There being no further business, the Finance Committee reconvened to adjourn at 7:30 p.m.

John Coyne, Chairman