

**MINUTES OF A COUNCIL CAUCUS**  
**Monday, June 7, 2010 at 8:00 p.m.**  
**Mayfield Village Civic Hall**  
**Mayfield Village Civic Center**

The Council of Mayfield Village met in Caucus Session on Monday, June 7, 2010 at 8:10 p.m. Council President Bill Buckholtz presided.

ROLL CALL: Present: Mr. Buckholtz, Mr. Marquardt, Mr. Marrie,  
Dr. Parker, Mrs. Cinco and Mr. Saponaro

Absent: Mrs. Mills

Also Present: Mayor Rinker, Mr. Wynne, Mr. Diemert, Chief Dearden,  
Mr. Metzung, Mr. Marrelli, Mr. Cappello, Chief Mohr,  
Mr. Thomas, Mr. Dinardo, Mr. Esborn, Mrs. Kalina  
and Mrs. Betsa

**GENERAL**

. **Appreciation Luau (not to exceed \$7,000.00)**

Mrs. Cinco stated that there was a preparation meeting on this last week. Everyone should have received information in their packets on how we are cutting back on this. We are keeping it the same. It was very well accepted. We will have dancing this year with a DJ.

Council President Buckholtz asked if there were any comments. There were none. The item will be sent to Finance for discussion.

**IN COMMITTEE (STATUS)**

. **Safety and Service Committee**

Mrs. Cinco reported that Safety and Service met this evening. Most items are on the Caucus agenda and some are on the Special Meeting agenda. We can wait until that time for discussion.

. **Records Commission**

In Patsy's absence, Mr. Marrie commented that Shred Day was held this past Saturday. It was very successful. With using a different company, the equipment was certainly a lot better than what we had in the past and the expense was half of what was paid for previous Shred Days.

. **Beautification Committee**

Mr. Saponaro reported that the Committee had a very good meeting. The next meeting will not be until August 31<sup>st</sup>, but the Committee reviewed the proposed changes to the Ordinance. This will be discussed at the August meeting. Council President Buckholtz asked, it is in Ordinance Review, but it is being run back and forth between Committees? Mr. Saponaro replied, right. He thought it formally went over to Beautification.

Mr. Saponaro asked that Council President Buckholtz clarify the Council assignment for Beautification. Mr. Saponaro thought that Mr. Marrie was the Representative on Beautification and Mr. Saponaro was the Alternate, and Mr. Marrie thought it was the other way around.

Mr. Saponaro thought the proposed revisions to the Ordinance had been sent to Beautification and they had reviewed it first before Ordinance Review did anything with it. That was not the case. At the last Beautification meeting, Mr. Saponaro went through the suggested changes with the members. He received some input. The changes will be presented to Ordinance Review and from there, it will go to Council for approval.

The poster presentation also took place prior to the meeting. It was very well. Mayor Rinker, Mr. Saponaro, Mr. Marrie and members of the Committee were in attendance.

Council President Buckholtz verified that the Committee should have one Council Representative and one Council Alternate. Mr. Saponaro stated that's what the Ordinance says as well. Mr. Diemert looked it up and confirmed that it is one Regular and one Alternate.

**BUILDING DEPARTMENT**

. **Cupola Belfry Leak Repairs – Civic Center (Frost Building Maintenance - \$5,320.00)**

Mr. Marrelli has been getting reports from the stage crews that they are getting leaks above their heads on the stage. We had the cupola looked at. The guy climbed up there and found out that there are some gap openings that need to be addressed. Unfortunately, you have to build scaffolds and protect all the slate shingles to get up in there. They can get this to stop leaking and maintain weather tightness for years to come. Mr. Marrelli recommends getting that done.

There are two parts to the job process. The second part would go with the first part. Once they have all the scaffolding in, it doesn't make sense to have them take it down and come back another time if the base repair does not work. So, the roof is leaking. We need to stop the leak. There are not many companies that will work on the belfry.

Dr. Parker stated, it sounds like this has been a long-term problem, perhaps even back to before we owned it like they said, but didn't it get discovered when we had the other work done or wasn't it noticeable then?

Mr. Marrelli replied, we didn't know there were any leaks until December when we had one of those hard wet snows that was coming in sideways. We found the leak behind the stage. Mr. Marrelli brought the guys in to climb up into the belfry. They saw some gaps in there. There's plastic sheeting underneath the belfry. It had been catching water in there for some time. We didn't have any leaks yet. It took five years to have a leak. They found the gaps and openings and said they can seal it off.

Council President Buckholtz stated this item should be sent to Finance.

. **Painting of Civic Center Main Foyer (The Final Coat - \$9,402.00)**

Mr. Marrelli reported that they asked for painting bids for the foyer hallway and stairways. We had four bids ranging from \$9,400 to \$11,500 including stair refinishing and plaster repairs. We will use Sherwin-Williams enamel for the trim. Final Coat and J. Mac were \$200 apart. Final Coat did the theater. Their work is fine. J. Mac's work is fine. Mr. Marrelli went with Final Coat because they were \$200 cheaper.

Council President Buckholtz asked, all of the work was equal? Mr. Marrelli replied, yes.

Council President Buckholtz stated this item should be sent to Finance.

**FINANCE**

Mr. Wynne had a preliminary meeting last week with the State Auditor's office. They will be starting our audit for 2009 toward the end of June, early July.

**POLICE DEPARTMENT**

. **Bid Results: Sale of Police Vehicle**

Chief Dearden reported that last Friday at Noon, the bids were opened for the sale of the used police car. Chief Dearden is recommending that Council approve the sale. The high bidder was Grace Quality for \$5,858.

. **Purchase of a Zetron 911 Phone System (B&C Communications - \$53,269.00)**

Chief Dearden reported that this will be for the new facility. It will replace our current AT&T system. Looking at the current system we have, we can move it down there at a cost of about \$20,000 and have AT&T maintain it. However the system from AT&T is not being manufactured any more. Parts are still available to repair it, but their conclusion is that within a couple of years those parts are not going to be available and we are going to have to buy a new system. We talked to B&C Communications, the company we have the contract with for our communication system. They sell a competitive system which is called Zetron 911. They have given us a quote to install that at the new facility for \$53,269.00. We have the money in the

FF&E budget for the new facility. Chief Dearden recommends that we go ahead and make that transition to this new Zetron system at this time and forego having to upgrade the AT&T Positron system which we are having more and more recurring problems with over the last three to four years. We should just get it done now. The nice part is that B&C would be handling both parts.

Council President Buckholtz asked if this is a whole copper system. Chief Dearden replied that the 911 will be on a copper system.

Council President Buckholtz asked if there were any further questions. There were none. Council President Buckholtz stated that this item will go to Finance.

### . **Police Station Solar Electric System**

Mr. Marrelli reported that everyone should have received a copy of the Memorandum prepared by himself, the Finance Director and Diane Wolgamuth. We have gotten to the point where the solar panels for the police station have been pretty much designed.

In a nutshell over a period of 8 years we can buy this system for \$31,000. It is valued at \$304,000. We would be paying \$6,200 a year for 8 years which is basically what our electric price would be for the electric that the panels are expected to generate. Mr. Marrelli has been advised that the estimated generated kilowatt hours will probably be higher than the \$6,200. We have applied for a grant for \$50,000. We are confident that is going to come through. At this point in time, what we are looking for is a motion to authorize the Mayor to enter into an Agreement with Jemm Properties. We have been going back and forth between the Law Department and Jemm Properties on the contract language. Once it has been finalized, we would have a contract as signable. Hopefully by that point in time we will know if we have the \$50,000 grant. We can then move forward from there. We are in a position now where we would need to run conduit above the ceiling areas to facilitate the electrical wires between the panels. We are at a pinchpoint that Mr. Marrelli needs to know if we are going to move forward or not because we need to put in the conduit in. That's why this is coming to Council at this point.

Mrs. Cinco stated that this was discussed at length in Safety and Service. The representative is here if you have any questions, but \$50,000 would make it free. Mr. Marrelli replied theoretically at the end of 8 years, we would buy the system out for roughly \$31,000. Any power that is generated beyond that 8 years is money in the bank. It's an 8 year gamble.

Council President Buckholtz stated we talked about this pretty much at length a year ago. Mr. Marrelli agreed.

Council President Buckholtz asked, the conduit you are putting in is strictly to service this? Mr. Marrelli replied, yes. Taking it one step further, if we didn't put the solar panels on the roof, it is still a good idea to have the conduit in place in case we do it at a later time. We will have conduit in, we will have pitchpockets in which is the penetrations through the roof. We have a basic design. We can always do this later, but Mr. Marrelli does not see any reason why we

shouldn't at least get that part of it done before we finish out the offices because we don't want anybody up in the ceiling once the police station is turned over to the police department.

Dr. Parker asked about the life span and repair of the system. What can we expect in terms of the life span of the panels and if we have to have repairs, what kind of cost could we potentially be looking at?

Mr. Marrelli deferred Dr. Parker's questions to Mr. Fadel of Jemm Properties Management, Ltd. who was present in the audience.

Mr. Fadel replied that the maintenance of the system is on his ticket while it is under his ownership. Part of the payment for what is essentially the equivalent amount of payments for electricity does cover the maintenance also because they are their panels. At the end of 8 years, you would have a choice of maintaining a service contract with Dovetail Solar & Wind. Maintenance consists of a couple of times a year windexing the panels to make sure that they didn't get dirt on them because that will affect the electricity and then checking the connectors to make sure that they have not rotted. Some people are saying that they are having their own maintenance groups go up there and check the connectors and windex and some people are saying they will hire somebody to maintain it. It's in the hundreds of dollars a year for maintenance. With regard to the life span, the modulars themselves are guaranteed and warranted for 25 years. The usable life span is considered 35-40 years.

Mr. Dinardo would think the roof would fail prior to that time. Mr. Fadel agreed that you would probably have to put a new roof on before then.

Dr. Parker asked if the maintenance will also cover repair, in other words, not just windexing and checking the connectors, but if a panel breaks, does the contract cover repair? Mr. Fadel stated, all parts.

Mr. Marquardt asked how the inverters hold up. Mr. Fadel replied, that is different. The technology of the inverters are advancing. There's a group in Mayfield Village that's working on designing specialty inverters for solar right now. They are going anywhere from 15-20 years depending on the inverters. Also their cost is dropping drastically. You can get extended warranties on inverters. There's a lot of different ways to handle it.

Mr. Marquardt asked, how much the inverters of this total project are. Mr. Fadel stated \$13,000-15,000 total for both of them. We put multiple inverters in there for the back-up. You can't take the whole system down at one time. Mr. Marquardt stated, but there's two different inverters. Mr. Fadel replied, that's right, but you can't take the whole system down at one time. Mr. Marquardt stated, but they are two different brands. Mr. Fadel replied, because they are two different sizes of solar system. There is a monitoring system that is also included. You can watch the productivity of the system over the internet or on an internet-based server if you would like. We would envision that you would have that capability added to your website so that anyone on the web can see what Mayfield Village is generating in solar at any given point in time. Simultaneously our service group would be watching it in case they see in a normal situation a decrease in production which would give them the trigger that something is going on

with one or two or multiple panels or the inverter. It would be a significant drop if one of the inverters went out.

Council President Buckholtz asked if there were any other questions. There were none.

## **FIRE DEPARTMENT**

### **. Air Conditioning Unit at Fire Station (Brennan Heating & Cooling - \$3,568.00)**

Chief Mohr reported that we have had our first failure of a component of the building. It's the condenser that runs the office area. We got two quotes. \$3,568 is the low bid to replace the air conditioning unit.

### **. Reimbursement for Bus Transportation for 12/13/09 H1N1 Activation (Mayfield School District \$2,571.55)**

Chief Mohr reported that when we had our MIPOD drill last December, we received \$20,000 from the Cuyahoga County Board of Health to cover expenses. We are reimbursing the Mayfield Schools for school bus use and driver time. That would come out of this money provided by the State of Ohio, Cuyahoga County Board of Health. Mayfield Village as a whole is not paying any money to replace this cost.

Dr. Parker stated this seems like an awful high amount. Is there a breakdown? Chief Mohr can provide a breakdown. He has no control over it. The bus mileage is in there also. He will have that by the next meeting. Council President Buckholtz suggested Chief Mohr have it for Finance.

Mr. Marrie asked, weren't the bus drivers and Board of Education donating their time and equipment? Chief Mohr replied, their custodians donated their time and equipment, not the buses. Mr. Marrie asked, what about the drivers? Chief Mohr replied, they were paid. Mr. Marrie stated, he was told on more than one occasion by two drivers that they also donated their time. Chief Mohr did not have any information on that.

Chief Mohr will provide a breakdown.

Council President Buckholtz asked Chief Mohr if he got this as a surprise notice. Chief Mohr replied, no. He has been asking for invoices for months and he finally received this. We received the money back in February.

Council President Buckholtz stated this item should go to Finance.

## **PARKS & RECREATION**

### **. Painting of the Pool (J. Mac Painting Corp. - \$2,890.00)**

Mr. Thomas stated that everyone should have received the May 28<sup>th</sup> memo he prepared regarding the pool painter. He responded to a couple of questions from a Councilman on this item. It was necessary for us to paint the pool. It was really in bad shape. We also had black racing lines with our 10 lanes and an aqua color line that was going to be used if we had a meet for six lanes going in the opposite direction. We felt after 11 years it was not getting a lot of use. We painted over the aqua lines with the black lines. It looks really clean. He is very impressed. The bids came in at \$1,250, \$2,890, \$3,200 and \$5,100. After discussion with Ron, Mr. Thomas put this memo together to make sure Council was okay with it. We went with the \$2,890. Mr. Thomas was very impressed with J. Mac. He painted the outside of this building. He is very professional. He completed the job in three days. A straw vote was taken on this item and it was approved by Council.

### **. Teen Camp Registrations money owed (City of Mayfield Heights - \$12,895.00) (Pass through)**

Mr. Thomas reported this is a pass through. We work jointly with Mayfield Heights. This year we collected \$12,895 on camper fees. We need to pay them for doing the camp. We will receive reimbursement on the profit at the end of the season.

### **. Sports Camp Supplies (Oriental Trading Co. – \$3,611.00)**

Mr. Thomas reported this is our annual purchase of supplies for Sports N More Camp. This will be about \$100 less with the discount we get from Oriental Trading.

Dr. Parker stated, that is what he was going to ask. He did not see a discount on the invoice, but a lot of times they do give discounts. Mr. Thomas stated on the one invoice which was \$2800, we got \$300. We are ordering a few more supplies. That will be about \$100 or so. We will receive a discount on that order.

Mr. Thomas wanted to commend the Service Department. We are getting two vending machines from Coca-Cola. In order to get those vending machines we have to have an area laid out so we can put cement slab down so the machines can be put on conduit to run. We have a fence by the softball complex that controls all of our electrical wiring. The Service Department put it in a great place. The machines will be here on June 17<sup>th</sup>. They did a great job.

## **HUMAN SERVICES**

Mrs. Kalina reported that they are having the first official meeting of the Bereavement Support Group this evening. It is a 12-week program. This is the first week, the first meeting was organizational. They will take new people for another week and then it will be closed after that.

Mrs. Kalina went to an open house at Senior Transportation Connection last week. She has a meeting with them next week. This is supposed to be a county-wide system. People pay \$3.00 each way for transportation. That sounds terrific, but the community has to kick in something also. Mayor Rinker commented, but if we can finally get something. Mrs. Kalina agreed. She has a meeting with the Director next week.

We are also scheduled for flu shots. We don't have the actual date yet. The person in charge is not giving that information out yet. This year, the H1N1 and seasonal flu will be combined in one inoculation for the \$30.00 charge unless you are on Medicare Part B. It will cost you nothing then.

## **ENGINEER**

### **. Bid Results: Phase II – Wilson Mills Road Culvert #9 Over Beechers Brook**

Mr. Cappello reported that on Friday, June 4<sup>th</sup>, the bids were opened for the Wilson Mills Culvert #9 project. There were six bidders. The low bid was \$506,273.00 from Great Lakers Crushing. Their offices are in Eastlake. We checked their references and got a good response. He talked to the contractor regarding the bid amount. He is comfortable with it. Mr. Cappello recommends that the contract be awarded to Great Lakes Crushing.

Mayor Rinker asked Mr. Cappello to detail a little bit more what the staging will be, the timetable and how it will be set up.

Mr. Cappello replied that the nature of the project is to limit the closure time. The closure will be partial. We will go from four lanes to two lanes in each direction. The project will be phased. We will do the north half first and then the south half. We have 60 days to complete that portion. The nature of the project is to expedite and decrease the time needed significantly. There is lead time on that of 6-8 weeks before they are ready to ship from the time we get approval. If we get it tonight, Mr. Cappello will send them a Notice of Intent to Award and then they will begin the work. At the earliest we are looking at toward the end of July to be completed with the phase work. We can do pre-phase work, maybe do some excavation on D.O. Summers property and some other minor work with minor traffic stops.

Mayor Rinker asked, but the lane limitation at the earliest, we are looking at the months of August and September on a good day? Mr. Cappello replied, correct.

Council President Buckholtz asked about the finances. Mr. Cappello stated we have gotten 50/50 funding from the Cuyahoga County Engineer's office. In this case it's \$250,000. It's limited up to \$500,000. We also have an Issue II loan and grant in the amount of 49%.

Council President Buckholtz asked if there were any questions on this. There were none.

## **ARCHITECT**

Reporting on the police station, Mr. Dinardo stated they are on schedule and within budget. The only item to resolve is the solar issue we talked about earlier.

## **LAW DIRECTOR**

Mr. Diemert reported that the Charter Review Commission has been diligently working and has come to an early termination. They are meeting tomorrow night with him on the final recommendations. He has prepared a draft of what they have requested so far for recommendations to Council. There are five. He will provide an advance copy to the Mayor. This may change after his meeting with them tomorrow night. He has prepared a cover letter explaining all of this to the Commission. Some of the recommendations are going to be interesting and dramatic. They did a great job. We will report more to you. Rather than in July which was our schedule, you will probably get their recommendations for your last meeting in June.

## **PLANNING AND DEVELOPMENT**

Mr. Esborn reported that they met last week with the County Library to check in. They do not know a whole lot more than everyone probably read in the newspapers. They are in a period of public comment on their Facilities Master Plan until June 22<sup>nd</sup>. We continue to work with them on their plans.

## **ANY OTHER MATTER BEFORE COUNCIL**

Council President Buckholtz asked if there were any other comments.

On the Wiley Park 319 Grant, Mr. Marquardt asked if we have any history on this pervious pavement and these biofilters. Mr. Cappello replied that the biofilters were introduced in 2003 and 2004. We started to use them. Pervious pavement has been used by Cleveland State. They have used it in Chagrin Falls. They got funding to do it.

Mr. Marquardt asked how many years it has been in. Mr. Cappello replied that one in particular has not been in more than a couple years.

Mr. Marquardt's concern is anything that's pervious you are going to have freeze/thaw issues. Mr. Cappello replied it's not just pervious pavement. It's with the soil. There's an 18-inch layer of gravel that is designed. Freeze thaw is a valid point. Everyone they have talked to and the Chagrin River Watershed Partners have looked into this, that is a valid issue. Any response we get from them is they have not had an issue with it in cold climates. There is a maintenance

issue with it. You need to sweep or vacuum it every twice a year to make it still pervious and get the water through and out. The way it is designed is to let water make its way through. There should be enough voids if there is minor freezing. The design is meant to store below it.

Mr. Marquardt asked how much it would cost to tear it up and even it out when it gets lumpy. Mr. Cappello stated in reports he has seen, it will need very little repair maintenance. This is what they are seeing from reports they are getting from areas in the East. You still have to do maintenance, cleaning and vacuuming at least twice a year.

Mr. Marquardt stated, if you see anything from any place that's used it for more than a couple years, he would be interested.

Mr. Cappello stated, he can ask Chagrin River Watershed Partners to give us some more information.

Mr. Marquardt asked about the bioswales. Do they have to clean them out? Mr. Cappello replied, yes, there's a maintenance with regard to the bioswales. They are designed to be filtered. You have the plants that grow in the upper soil layer. Starting from the bottom they have a collection system. They have a layer of gravel that acts like a filter and a bioretention soil mix. It is a sandy soil that helps promote plant growth and is also very pervious. The idea with the plants on top with a mulch layer on top of that, they will absorb the heavy metal items and you get a filtering effect. Over time the permeability of that soil mix will become reduced. Anywhere from 10-15 years you may have to go back and replant plants scrape off the top, replace it and put it back. This is new to this area. ODNR is recommending for us to install this.

Mr. Marquardt asked if this is really cheaper than cleaning it up downstream. When you look at all the area you are going to have to maintain upstream, is it really cheaper than cleaning up downstream? Mr. Cappello replied the idea with the bioretention is for water quality. They are trying to reduce contaminants that get to the stream, basically oils and sediment in parking lots, vehicles that are discharging oils. Even in areas where you have high concentrations of fertilizers, this is basically a filter system before they get to the creek.

Dr. Parker asked if you are not just then accumulating and polluting the area immediately around you. He's not saying you want to pollute anywhere, he's just saying if you are going to end up filtering it right there and retaining it in essence, it's not going to flow downstream, are you going to see an increase where you are.

Mr. Cappello replied that the plant growth actually treats and absorbs. It's a treatment at that point. This is something that is part of a Phase II program. They used it back in 2003. They are not just worried about quantity. They are worried about quality. This would reduce the flow downstream and erosion and address the quality. This is not just by detention basins, it's in infiltration trenches. One of the best methods even is not paving it.

Mayor Rinker stated this would probably be a good time to get someone from Chagrin Watershed or Euclid Creek. As part of their pipe program they could come in and give us a

presentation, kind of a refresher for everyone. If you can make that request, that would be a good idea.

Mr. Marquardt stated he has seen the presentations. He's just not sold that this has been studied and it is the most cost-effective way of addressing the problem. You are just spreading the cost over a larger area upstream.

Council President Buckholtz asked Mr. Cappello, did you mention 2003 in this particular area or is that when the whole system was developed? Mr. Cappello replied, for this particular area.

Council President Buckholtz suggested Mr. Cappello perform a little internet research with similar weather patterns of freezing and cold and see what you can come up with.

Mr. Cappello replied, the whole treatment system as far as quality they have been doing that when the State came in and said you need to do this. At that time they were developing manuals and using them for watermains. They were already established systems of how they treated the water. This is something that is not new.

Council President Buckholtz asked Mr. Cappello to provide numbers. The 10-15 year factor does not seem that crucial. That seems like a good life span.

Mr. Cappello stated as this becomes more commonplace, the soil cost and landscape costs will come down. We are talking landscape not structure.

Council President Buckholtz asked if there were any further matters. There were none.

There being no further business, the meeting adjourned at approximately 8:55 p.m.

Respectfully submitted,

Mary E. Betsa, Clerk of Council