

# DRAFT

## MINUTES OF THE SPECIAL MEETING OF COUNCIL Mayfield Village Civic Hall Monday, February 6, 2012 – Immediately following Caucus

The Council of Mayfield Village met in special session immediately following Caucus on Monday, February 6, 2012 at Mayfield Village Civic Hall. Council President Buckholtz called the meeting to order at 9:05 p.m.

ROLL CALL: Present: Mr. Buckholtz, Mr. Marquardt, Mrs. Mills,  
Dr. Parker, Mr. Marrie and Mr. Delguyd

Also Present: Mayor Rinker, Mr. Wynne, Ms. Calta,  
Chief Edelman, Mr. Marrelli, Mr. Metzung, Chief Mohr,  
Mr. Cappello, Mr. Esborn, Ms. Wolgamuth and Mrs. Betsa

Absent: Mrs. Cinco, Mr. Thomas and Mr. Dinardo

The Pledge of Allegiance to the Flag was given.

### OPEN PORTION

5-minute limit imposed by Chair. Those who wish to speak must first state their name and address.

There were no comments.

- **Wildcat Park Project**
  - **Presentation by TDA Architecture**  
**Architects for Mayfield City School District**

### JEFF HENDERSON

Good evening Mayor and Council and all the Mayfield staff. Thanks for having us here. My name is Jeff Henderson. I am with TDA Architecture representing the Mayfield City Schools to present the Wildcat Project, really a stadium renovation project for the High School.

This sort of caps off all of the improvements that the District has been undertaking in the last couple years on all of its facilities. This of course is the athletic area behind the high school.

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What this plan shows is the rear portion of the High School here. Lander Road would be above Wilson Mills obviously out in front and Ridgebury behind here.

It's really sort of an upgrading of the existing facility as it is now. Really there's not a lot of changes in terms of layout or organization of it. I will start in the front and move back and just explain the scope of what's happening with this project.

The varsity baseball field is in this location and there's nothing happening with that portion of the project. It will remain there. Currently, or actually before construction started on the High School which is ongoing now, there was a softball field that was located right here. In this plan, that softball field is going to be relocated over where there's a practice field now. Improvements will be made on this. The entire infield will be redone with fencing. Drainage will be improved. There's some drainage problems that happen along the west side of that property. Dugouts will be constructed similar to the varsity baseball field currently. The relatively new scoreboard that was there on the field will be relocated there. There will be improvements to that portion of the baseball field. There will be additional parking located here. It's part of what we call phase 2. Phase 1 is what will be undertaken immediately. There are a couple of portions of this that because of funding won't be able to happen under phase 1 but will be happening under phase 2. The completion of the parking lot will be part of that phase 2. What will happen at the end of phase 1 is that this will be all gravel, a gravel surface, that will be parkable and usable but not asphalt surface. Phase 2 would put that finished surface on there.

Part of the current project on the High School is there will be a continuation of the driveway behind the school. Currently you get in the parking lot on the east and it sort of ends and the loop drive which serves the excel tech in the rear of the building, those will be connected with a driveway through that. There will be a new stormwater management retention structure that will be in that location there.

As we move in to the field then in general, the grass field will be replaced with an artificial turf field which will accommodate both football and soccer. The track will be essentially located where it is now. The surface will be taken off of that and a new latex surface placed on the track. The fencing will be reworked and everything that's inside this area will either be athletic surface which is the darker gray or asphalt which is the lighter gray so there won't be any necessary reason for grass cutting inside the fence. It will all be artificial surface.

The bleachers are going to be replaced with the same number. It's approximately 2,500 that the bleachers seat currently. These will be brand new bleachers with 2,500 seats, 500 of which will be actual seats so they will be looking to rent those. They will be leasing the seats in the middle. The remainder will be benches.

At the front there will be a new entry gate. You can see the rendition of it down here, but there will be new entry buildings which include a ticket booth, toilet rooms and a concession stand. Again, as a part of phase 1, we will be building these three on the west side and including the entry gate which you see in this rendition which is these buildings and the entry gate in the middle. With phase 1, there will not be any buildings on the other side, but that will be a phase 2

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thing where they will come back and add the other three buildings which are identical, again a ticket booth, toilet room and a concession stand on the other side. It gives a little better sense of entry into the stadium compared to what it is now.

Field events will be rearranged. Right now the long jump is located here on the south side of the bleachers. That will be located on the east side. Discus and shot put will be in this open area between the baseball field and the soccer fields which are here. They will be relocated there.

The stadium lighting is going to be replaced. Currently there's six poles, three behind the stands in each case. They will be replaced by four poles with lights, more energy efficient lighting that would light the field. We did a study in terms of spill because there was some concern about getting spill at the edges of the site so we have reports or calculations and copies, the city has copies of those, where on all the perimeter edges there will be basically zero foot candles, so all that will be concentrated in the middle there.

Mr. Delguyd asked, visitor stands?

Mr. Henderson replied, visitor stands are another phase 2 portion. The current stands will remain. The District understands that it's an ongoing maintenance issue and safety issue so they are first priority in terms of phase 2 to upgrade those stands. As a part of phase 1, they will remain as they are. The existing concession building is going to remain. Half of that is actually all the electrical service that feeds the entire stadium so that will remain. The transformer is out here. They'll turn that piece probably into a team room or a referee's room for half-time, sort of a multi-purpose space that they'll use that for.

In addition we will bring a new hydrant. There will be a new fire hydrant brought back to this location to get it closer to the facilities back here. Currently the closest one is out in that area there so there will be a new line that will come back and serve that.

That pretty much just in brief kind of shows you what the scope of what this improvement is. It's about \$3.5 million in cost. Our goal is to have it complete by football season this fall. We have secured bids the end of last week so they just came in and we are reviewing them now. What we'd like to be able to give is a notice to proceed to the contractors the end of February so they can start their process in terms of procuring all of the equipment, the products and going through their submittal process and reviews. That's sort of the schedule that we are trying to keep.

Mr. Marrie asked, what did Planning and Zoning finalize on tonight?

Mr. Henderson replied, they approved it.

Mr. Delguyd asked, is there anything underneath the home stands or are they just free standing stands?

Mr. Henderson replied, there will be gravel underneath it. It won't be concrete.

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Mr. Delguyd asked, it's not going to be a like a locker room or anything else?

Mr. Henderson replied, there's no structure underneath it, no. And with the reconfiguration of the fencing, you won't be able to go underneath it. You can't now either if they close off that gate. They'll have that so there's just gravel underneath, but no building, no structure.

Mr. Delguyd asked, and those two fields at the top left are just practice soccer fields? Multi-purpose fields?

Mr. Henderson replied, correct.

Mr. Marrie asked, just a miscellaneous question, the visitor stands are kind of shaky, do those get inspected on a regular basis?

Mr. Henderson replied, they do. And the District puts in, they have to do regular replacement of either footboards or seatboards. They understand that that's an ongoing cost for them. That's why from our standpoint it's really first in the box in terms of future improvements.

Mr. Marrie replied, okay. Thank you.

Dr. Parker asked, can you explain how this gets paid for?

Mr. Henderson replied, how does this get paid for? I think there's actually, all of the ongoing work throughout the District is essentially paid for by the District.

Mayor Rinker replied, but it was voted. There was a levy.

Dr. Parker asked, as opposed to the renovations of the buildings?

Mr. Henderson asked, are you speaking about the Ohio Schools Facilities Commission Funding? None of the funding for any of the projects in the District are through the State. So it's all local.

Mr. Marrie asked, there is private money, donations?

Mr. Henderson replied, there's an ongoing Wildcat fundraising effort. I think that they would contribute. I think that their portion of this is actually the turf.

Mr. Delguyd replied, there's certain things that the levy won't pay for. Field turf is one of them.

Mr. Henderson agreed, right. So the dollars that are associated with will be through the Wildcat donations.

Mayor Rinker's understanding was the District basically got to a point where the Wildcat private funding, that project had advanced to a point where there was a confidence level that they could

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go ahead, so they wouldn't double the work, like tear up the field twice. The parking lot, I think they're just setting the table for it.

Mr. Delguyd stated, it also looks like you're getting rid of the southeast, there's an entrance through a fence right there.

Mr. Henderson stated, and that was talked about in Planning. There will be a gate that will be added to this location. That was a specific thing that was talked about in Planning.

Mayor Rinker asked, you mean that will remain there?

Mr. Henderson replied, well, all the fencing is going to be replaced. So any of the fencing that you see there now will be taken down and there will be essentially two fences, on which will come along here to the bleachers and then follow itself along which is sort of tighter than what the layout is currently. Currently this whole area is sort of within a fenced area. But the fence will follow that gray all the way around and then be in the front there. That will be a 6 foot high fence, a black vinyl chain link fence. Then around the track area on the inside there will be a 4 foot fence. Again a black vinyl chain link 4 foot fence that will separate the track from the rest of that area. But there will be emergency, I didn't talk about this and I apologize, there will be a 12 foot gate here and here to be able to get emergency vehicles next to the field. They can actually take a truck all the way back to this point without ever having to go through a gate. Right now they have to kind of go through a gate. But there won't be a gate at that location so they can come back that far without having to go through a gate. We did talk about adding another access point there.

Mr. Marrie asked, is that one that would go to Ridgebury?

Mr. Henderson replied, right. They can get on to the pathway here.

Mayor Rinker stated, Chief, this improves things with having a more extensive hard surface from what they've had today.

Chief Mohr asked, is the width great enough to allow an ambulance to pass through?

Mr. Henderson replied, yes.

Mr. Delguyd asked, so there's going to be another gate for vehicles to get through to Ridgebury so those poles are coming down by that house?

Ms. Calta replied, I don't think he's talking about Ridgebury. There's only one access for the ambulance, right?

Mr. Henderson replied, that's right here. I think this is more of a pedestrian.

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Mr. Marrelli added, one other point I wanted to flush out that hasn't been mentioned. It was in the beginning that the School Board was asked if they would be also renting this facility out to try to help pay for some of these improvements and the answer was yes. So whenever private schools, I don't know if it's parochial schools, might have a need to rent the stadium then they would come and rent the stadium.

Mayor Rinker replied, make sure you check out their sound system. I can guarantee there will be feedback.

Mr. Henderson replied, that's actually another piece. A new sound system will be put in the stadium as well.

Mayor Rinker replied, it will go from quaint to not so quaint.

Council President Buckholtz stated, it looks great. It looks very nice. So, would someone like to make a motion on the recommendation of Planning and Zoning to accept this site plan as well?

- **Resolution No. 2012-05**, entitled, "An emergency resolution approving the recommendation of the Planning and Zoning Commission with respect to the Wildcat Park Project at the Mayfield High School Athletic area." Introduced by Mayor Rinker and Council as a Whole.

Mr. Delguy, seconded by Mrs. Mills, made a motion to adopt Resolution No. 2012-05.

ROLL CALL: AYES: All

NAYS: None

Motion Carried

Resolution Adopted

Mr. Henderson thanked Council.

Mayor Rinker thanked Mr. Henderson for his presentation.

- **Motion to authorize notice to terminate the current trash removal agreement with J&J Refuse.**

Mrs. Mills, seconded by Mr. Marrie, made a motion to authorize notice to terminate the current trash removal agreement with J&J Refuse.

Council President Buckholtz asked if there was any discussion.

Roll Call: AYES: All

NAYS: None

Motion Carried

Termination of Current Trash

Removal Agreement with

J&J Refuse Authorized

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**EXECUTIVE SESSION**

. **Motion to go into Executive Session to discuss pending litigation.**

Mrs. Mills, seconded by Mr. Marquardt, made a motion to go into Executive Session to discuss pending litigation.

ROLL CALL: AYES: All  
NAYS: None

Motion Carried  
Executive Session approved

Council President Buckholtz stated to the audience that there's no further voting on any items. We appreciate you having been here. You are welcome stay or welcome to go.

Council went into Executive Session at approximately 9:25 p.m.

Council reconvened at approximately 10:00 p.m.

**ANY OTHER MATTERS:**

Council President Buckholtz asked if there were any other comments.

There were no other matters before Council.

**ADJOURNMENT**

Mr. Marquardt, seconded by Mrs. Mills, made a motion to adjourn.

The meeting adjourned at 10:01 p.m. The next Council meeting is scheduled for Tuesday, February 21, 2012 at 8:00 p.m.