

**Cuyahoga Falls City Council**  
**Minutes of the Finance and Appropriations Committee Meeting**

**July 18, 2022**

**Members:** Mary Nichols-Rhodes, Chair  
Tim Gorbach  
Adam Miller

Ms. Nichols-Rhodes called the meeting to order at 6:49 p.m. Mr. Miller was absent.

The minutes of the July 5, 2022 Finance Committee meeting were approved as written.

**Legislation Discussed**

Temp. Ord. A-73  
Temp. Ord. A-74  
Temp. Ord. A-75  
Temp. Ord. A-76  
Temp. Ord. A-77

**Discussion:**

**Temp. Ord. A-73**

An ordinance amending Ordinance 125-2021 authorizing the Director of Public Service to enter into a contract or contracts, according to law, for the purchase of annual requirements of certain materials, supplies and services for use by the Water and Sewer Divisions during 2022, making the necessary appropriations for the same, and declaring an emergency.

Mr. Russ Kring, Water Utilities Superintendent, presented Temporary Ordinance A-73 to Council. The Water and Sewer Divisions have endured unforeseeable cost increases during 2022, necessitating an increase in their annual requirements. The Director of Public Service will be authorized to enter into a contract or contracts, according to law, for the purchase of the City's requirements for the following services, materials and supplies for use by the Water and Sewer Division during 2022: Water Treatment Chemicals; Utility Patch Program; Meters and Related Materials; Miscellaneous Equipment, Repairs, and Repair Parts; Waterline and Sewer Line Supplies; Fire Hydrants and Related Materials. The authorized aggregate expenditure limit authorized by Ordinance 125-2021 will be increased by \$275,000, from \$821,620 to \$1,096,620. The Director of Finance will be authorized to increase appropriations in the Water Fund, Line Item Other Operations and decrease appropriations in the Water Fund, Line Item Capital Outlay by \$275,000.00. Notwithstanding as an exception to Section 181.06 of the Codified Ordinances, Water Division expenditures made under the contracts authorized by this ordinance shall not exceed, in the aggregate, \$1,096,620.00. The Director of Finance will be authorized and directed to make payment for same from the Water and Sewer Fund, Line Item Other Operations.

Mr. Gorbach asked if it was the plan to exhaust these funds as quickly as possible due to the lead time. Mr. Kring stated that is correct and cited the example that fire hydrants were a year out. They placed an order last fall, and they just came in a week and a half ago. This is going to allow

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them to place orders for things now that they may not see until after the first of the year. It will allow them to stay in front of the curve.

Mr. Gorbach asked if there are any items right now that are scarce to the point where they are concerned. Mr. Kring stated that the fire hydrants were one example of that. Another item is ductal iron pipe. It is at least a year if not more. Luckily, they do not use much pipe other than small pieces for repairs, so that does not affect them as much as it would a contractor who does big projects. Common core connectors used to tie onto mains are also hard to find.

Mr. Gorbach moved to bring out Temp. Ord. A-73 with a favorable recommendation, second by Ms. Nichols-Rhodes. Motion passed (2-0).

**Temp. Ord. A-74**

An ordinance authorizing the Director of Public Service to enter into a contract or contracts with Core & Main LP, East Jordan Iron Works, Ferguson Enterprises Inc., and Trumbull Industries, without competitive bidding, for the purchase of services, materials, supplies, and equipment for supplies and equipment to be used in infrastructure projects, and declaring an emergency.

Mr. Russ Kring, Water Utilities Superintendent, presented Temporary Ordinance A-74 to Council. City departments and divisions must purchase services, materials, supplies, and equipment throughout the year to operate effectively. The public bidding process can slow the procurement of goods and services necessary to City operations. With some vendors, although no specific expenditure for their services, materials, supplies, and equipment are expected to exceed the competitive bidding amount threshold individually, collectively these costs are projected to exceed the competitive bidding limit. The Director of Public Service will be authorized to enter into a contract or contracts, without competitive bidding with the following vendors for the purchase of the materials, supplies, and equipment to be used in infrastructure projects in an amount not to exceed \$355,000: Core & Main LP; East Jordan Iron Works; Ferguson Enterprises, Inc. and Trumbull Industries. The Director of Finance is authorized to make payment for same out of the Water Fund, Line Items Capital Outlay and Materials and Supplies.

Mr. Gorbach moved to bring out Temp. Ord. A-74 with a favorable recommendation, second by Ms. Nichols-Rhodes. Motion passed (2-0).

**Temp. Ord. A-75 (Sub. Dated 7/18/22)**

An ordinance authorizing the Director of Public Service to enter into a contract or contracts, without competitive bidding, with Superior Drain for emergency stormwater repair assistance in the City right of way, and declaring an emergency.

Mr. Russ Kring, Water Utilities Superintendent, presented Temporary Ordinance A-75 to Council. Superior Drain is the only available contractor able to assist in emergency sanitary sewer repairs. Although no specific expenditure for repairs in the City right-of-way has individually exceeded the threshold competitive bidding amount to date, collectively the expenditures may soon exceed

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the competitive bidding amount of \$50,000. The Director of Public Service will be authorized to enter into a contract or contracts, without competitive bidding, with Superior Drain for emergency stormwater repair assistance in the City right-of-way in a total amount not to exceed \$90,000 for the 2022 fiscal year. The Director of Finance will be authorized to make payment for same from the Sewage and Disposal Fund, Line Items Capital Outlay and Other Operations.

Mr. Hoffman stated that it had come to his attention earlier today that the top portion of the ordinance, as well as Section One of the ordinance, references stormwater funds. To make it consistent, they wanted both sections to reference sewer rather than stormwater. It is a change in a word on Line 11 from “stormwater” to “sewer” and on Line 27 from “stormwater” to “sewer.”

Mr. Stams asked why they are changing the language in the ordinance that currently exists from stormwater to sewer. Mr. Kring stated that it would come out of the Sanitary Fund, so it will allow them to go over \$50,000 from the Sanitary Fund. Mr. Stams stated that there are a fair number of residents that do not have sewer in Ward 8. Mr. Kring stated that there are a number of residents in Ward 8 on septic. Mr. Stams asked how the change from stormwater to sewer affects them. Mr. Kring stated that they do not anticipate going over the Stormwater Fund or over the Sanitary Fund.

Mr. Gorbach moved to bring out Temp. Ord. A-75 (Sub. Dated 7/18/22) with a favorable recommendation, second by Ms. Nichols-Rhodes. Motion passed (2-0).

**Temp. Ord. A-76**

An ordinance authorizing the Park and Recreation Board to enter into a contract or contracts, according to law, for the renovation of Brookledge Golf Club Clubhouse, and declaring an emergency.

Ms. Sara Kline, Superintendent of Parks and Recreation, Scott Nickol, Operations Manager, Dave Pelligra, Dave Pelligra and Architects, presented Temporary Ordinance A-76 to Council. Brookledge Golf Club Clubhouse was built in 1990. The City desires to implement an architectural design considering interior and exterior components that is appropriate for the community, modernizes the look and feel and improves functionality of the existing structure. The City plans to incorporate several known capital maintenance projects within the overall renovation. The Park and Recreation Board will be authorized to enter into a contract or contracts, according to law, for the renovation of Brookledge Golf Club Clubhouse. The Director of Finance will be authorized and directed to make payment for same from the Recreation Levy Fund, Line Item, Capital Outlay.

Parks and Recreation Board Members Mrs. Kathy Arthur and Mr. John Flasco were present.

Mr. Gorbach asked what the lead time is on this project. Mr. Pelligra stated that, right now, they are about 90 percent complete with construction drawings. The goal is to try to complete them by August 1st. He is optimistic that, by early October, they could have a contract for everybody's approval and then could start construction. He will submit the drawings to the Summit County

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Building Department when starting the bid process, so, ideally, the contractor that has won the bid could be ready to go. The goal is to get up a lot of the shell before the winter hits.

Ms. Kline stated that Mr. Nickol and his crew have started moving items from the clubhouse to the building that will function as a temporary building. They will make good use of the time when Council is in recess to go out to bid work with Ms. Colavecchio's department to get the planning and zoning and all the things in order so that they can hopefully start after the season this year.

Mr. Balthis stated that he was unaware the building did not have gas. He asked if there any plans for using this facility in the off season as another pavilion that people could rent for events. Ms. Kline stated that that is to be determined by things such as the availability of staffing. The Pro Shop will be expanded, so they will be able to keep that open to do retail sales. It gives them an option to keep it open.

Mr. James stated that when Council visited different venues throughout the City a few years ago, the condition of the clubhouse was overdue in getting a renovation done. Now that it is official, it is going to be a real feather in their cap to get this done.

Mr. Brillhart commended Ms. Kline and her staff for the wonderful job that they do. It is a great asset for the City of Cuyahoga Falls and the community. This building is an excellent reflection of the City and the growth and expansion of the great building that they have.

Mr. Stams stated that the course is outstanding. He then asked why they would want to get involved with the restaurant business with all the competition at Chapel Hill and Front Street. Ms. Kline clarified that they are not trying to get into the restaurant business or trying to be one of those courses that have restaurants. What they are trying to do is, in the course of the expansion and updating, have some offerings for people who are there. Right now, they have subs, some snacks, and hot dogs. The food they are proposing is either cold food or can be prepared in an air fryer. They are not putting in a full restaurant kitchen or hiring a chef. They are simply giving people options that are already there.

Mr. Nickol stated that a lot of this feedback is coming from their patrons. They have 500 leagues that play Monday through Thursday. Three nights a week, they do pizza and wing night, and they bring food to the facility.

Ms. Kline stated that the clubhouse has to have some attention. It absolutely structurally, operationally and esthetically needs some attention. It is an asset that it is failing. This is an opportunity to increase revenue and keep people there. She is proposing a very modest increase in the kitchen area, so they can put some wings in an air fryer and provide pizza.

Mr. Gorbach stated that if they are not investing into a full restaurant kitchen, they are certainly going to be able to get the money back from what they put in there; if not, they have gone down

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paths before in the city with different programs that did not fly, so they pivoted and made something else work.

Mr. Stams asked if the course is self-supporting. Ms. Kline stated that they are doing very well and appreciate all the patronage from other communities.

Mayor Walters stated that he has done research on the future of golf. They have seen a lot of golf courses close over the year. They say only the strongest will survive, so they want to be strong. Golf is trending with young professionals. They golf for the entertainment. They have money to spend, and they have to provide that experience to them, and they have to be attractive to young professionals. The traditional par golfers will always be there. There is a new group that is the going to be there for entertainment.

Ms. Nichols-Rhodes asked if this part of the Master Plan. Ms. Kline stated that it was one of the things discussed in the Master Plan. This predates the Master Plan by a couple of years.

Ms. Nichols-Rhodes stated that the building was constructed 35 years ago and needs attention and renovation. She asked if the solar panels could be installed on the roof. Mr. Pelligra stated that it is all possible. If it is an option that the City wants to pursue, they could definitely show that and consider that. It is not in the budget, but it could be if that is a priority.

Mr. Gorbach moved to bring out Temp. Ord. A-76 with a favorable recommendation, second by Ms. Nichols-Rhodes. Motion passed (2-0).

**Temp. Ord. A-77**

An ordinance authorizing the Mayor, as Director of Public Safety, to enter into a contract or contracts, without competitive bidding, with International Armored Group US, Inc. to purchase a tactical van, and declaring an emergency.

Chief Davis and Captain Norfolk presented Temporary Ordinance A-77 to Council. The Cuyahoga Falls Police Department requires a new tactical van, specially outfitted for use by its officers. International Armored Group US, Inc. is able to supply the van, complete this work, provide the necessary items, and deliver the vehicle in a timely manner. The Mayor, as Director of Public Safety, will be authorized to enter into a contract or contracts, without competitive bidding, with International Armored Group US, Inc to purchase a tactical van. The Director of Finance will be authorized and directed to make payment for same from the Capital Projects Fund, Line Item Capital Outlay.

Chief Davis stated that this is to enhance the safety of the police officers and citizens. It is a van with armored plating and its appearance would be that of a delivery van. It will be used for SWAT to deploy a number of members. It is for emergency situations for when a subject is armed and threatening public safety.

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Mr. Gorbach moved to bring out Temp. Ord. A-77 with a favorable recommendation, second by Ms. Nichols-Rhodes. Motion passed (2-0).

The meeting adjourned at 7:42 p.m.