

Cuyahoga Falls City Council
Minutes of the Committee-of-the-Whole
September 14, 2020

Members: Mr. Gorbach, Chair
Mr. Balthis
Mr. Brillhart
Mr. Iula
Ms. Loza
Mr. James
Mr. Miller
Ms. Nichols-Rhodes
Mrs. Penta
Mrs. Spinner
Mr. Stams

Mr. Gorbach called the meeting to order at 6:48 p.m. Mr. James was absent.

Legislation Discussed

Temp. Ord. A-49
Temp. Ord. A-50
Temp. Ord. A-51
Temp. Ord. A-52

Discussion:

Temp. Ord. A-49

An ordinance providing for the issuance and sale of notes in the maximum principal amount of \$1,225,000, in anticipation of the issuance of bonds, for the purpose of paying the costs of improving various municipal public infrastructure projects in the proposed Woodlands Subdivision including Sourek Trail, Sand Hill Drive, Kubic Drive, West Woodland Drive, East Woodland Drive and South Woodland Drive between certain termini, and declaring an emergency.

Mr. Bryan Hoffman, Finance Director, presented Temporary Ordinance A-49 to Council. Mr. Hoffman thanked Council for the opportunity to introduce, discuss and pass these ordinances tonight. This year has been little bit interesting due to COVID and all that is going on in the financial world. They were waiting over the summer to see how the market would respond. Going through August and early September, they decided to do things that were in the best interest of the City from the interest rate. For Temporary Ordinance A-49, they decided to keep this issuance in notes. The issuance is \$1.2 million that the City had taken out the notes last year to pay for public infrastructure around the Woodland subdivision on Sourek Trail. The decision was made to keep those in notes primarily because it is the funding source to pay off the TIF that was put there and should be performing very well. The City has not received a payment yet but will hopefully receive a payment next year or the following year. The other reason to keep these in notes is there is a project there to improve some road features on Sourek Trail that should be coming next year

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or late this year. The plan is to pay for those in notes, as well, and then combine these two issues into one later. The reason they are looking to do it so quickly is because they hope to price these notes before the November election

Mr. Gorbach asked what the timeframe is, assuming passage of this piece of legislation this evening. Mr. Hoffman stated that if this ordinance is approved today, they are planning to go to the rating agencies, because of Temporary Order A-50, around October the 9th. They are then planning on pricing these October 20 or 21, or close thereafter, but the key so get these priced prior to November's election. Mr. Gorbach asked if, once they are priced, it is like the term being locked in. Mr. Hoffman stated that is correct. It is like a mortgage in that it takes some time to close.

Mr. Balthis stated that he would like to note that he will be recusing himself and abstaining on both Temporary Ordinance A-49 and Temporary Ordinance A-50. While he does not have a personal interest in the ordinance, the firm where he is employed is involved with those ordinances. He will abstain from voting so there is no appearance of conflict of interest.

Ms. Nichols-Rhodes moved to bring out Temp. Ord. A-49 with a favorable recommendation, second by Mr. Iula. Motion passed (9-0). (Balthis abstained)

Temp. Ord. A-50

An ordinance providing for the issuance and sale of bonds in the maximum aggregate principal amount of \$6,040,000, for the purpose of paying the costs of (a) constructing waterlines in Graham Road, together with all appurtenances thereto and (b) improving the City's public safety facilities by acquiring, constructing, reconstructing, renovating, improving, furnishing and equipping a new fire station and providing for the demolition, renovation and remodeling of the existing facilities, together with all necessary and related appurtenances thereto, and declaring an emergency.

Mr. Bryan Hoffman, Finance Director, presented Temporary Ordinance A-50 to Council. We decided to send all these documents out to Council. Since they are asking for their introduction, discussion, and passage tonight, they wanted to make sure that all Council members had the opportunity to look them over before the meeting. There are a couple different projects that they had in the past: The waterline at Graham Road and the Fire Station. Both of those were in notes. It was decided, based upon the market today and the pricing that they believe they are going to get, to take these out into 20-year bonds and lock that rate in. The rate somewhere around 1.5 to 1.6 percent yield on these, which is exceptionally good considering, just a year ago, one-year notes were a little over 2 percent. The 20-year bond is a sweet spot in the marketplace, so it is a good time to bond these out. Earlier this summer, they came to Council and asked for approval to pay down debt on the parking decks of \$395,000. That is the only change to budget in this ordinance. This just allows them to take out 20-year bonds on those two projects and to lock those rates in for 20 years.

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Mr. Gorbach stated that they had seen this before. In the official statement packet, there is a lot of interesting information.

Ms. Spinner moved to bring out Temp. Ord. A-50 with a favorable recommendation, second by Mr. Gorbach. Motion passed (9-0). (Balthis abstained)

Temp. Ord. A-51

An ordinance authorizing the Parks and Recreation Board to enter into a contract or contracts, without competitive bidding, with Carrier Commercial Service, for the purchase of an ice rink chiller, and declaring an emergency.

Ms. Sara Kline, Parks and Recreation Superintendent, presented Temporary Ordinance A-51 to Council. The Parks and Recreation Board will be authorized to enter into a contract or contracts without competitive bidding with Carrier Commercial Service, based on its proposal dated May 12, 2020, for the purchase of an ice rink chiller. The Director of Finance will be authorized and directed to make payment for same from the Recreation Levy Fund, line item Capital Outlay.

Ms. Kline stated that they had hoped to rebuild the chiller for the ice rink, but it did not prove to be feasible. They located this through Carrier for \$89,000.

Mr. Balthis moved to bring out Temp. Ord. A-51 with a favorable recommendation, second by Mrs. Penta. Motion passed (10-0).

Temp. Ord. A-52

An ordinance authorizing the Director of Public Service to enter into a contract or contracts, without competitive bidding, with Perrin Asphalt Company, for concrete pavement repairs to a portion of Howe Avenue and Prior Park Drive, and declaring an emergency.

Mr. Tony Demasi, Engineer, presented Temporary Ordinance A-52 to Council. Quotes were obtained for repairs to Howe Avenue and Prior Park Drive on August 17, 16 2020, and September 14, 2020, respectively. Perrin Asphalt Company provided the lowest and best quotes for the concrete pavement repairs. The Director of Public Service will be authorized to enter into a contract or contracts, without competitive bidding, with Perrin Asphalt Company for concrete pavement repairs to a portion of Howe Avenue and Prior Park Drive. The Director of Finance will be authorized and directed to make payment for same from the Capital Projects Fund, line item Capital Outlay.

Mr. Demasi stated that, as part of this year's concrete pavement program budgeted at \$500,000, there were two major projects scheduled. The first was the replacement of Manchester Court downtown and the second the Portage Trail access drive, which provided a location for sanitation service for the downtown businesses. After those two projects, there was balance in the budget of about \$150,000 that was set aside for miscellaneous work as it may or may not come about throughout the balance of the year. After those two projects, the current balance is approximately

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\$218,000 in that fund. With that remaining balance, they want to make some repairs to portions of Howe Avenue near Buckingham Gate and at the Prior Park Drive cul-de-sac. The cost for both of those projects, as shown on the budget sheet, is going to be \$86,632.50. Because both of those projects would be to the same vendor and the work, in total, is over \$50,000 that required that they come back to Council with an additional ordinance. The remaining balance after this work will be a little over \$100,000, which is a good cushion considering there are a couple months left in the year and they may need to perform additional repairs on other concrete streets. The work on Howe Avenue will begin Monday, September 21, should last 3 days and then over to Prior Park Avenue.

Mr. Gorbach stated that Council approved the concrete budget of \$500,000. The City has not breached that amount and, in fact, will have \$100,000 to hopefully get through the rest of the year. Mr. Demasi is here only to ask Council's approval because one vendor is going over \$50,000 and, when that happens, Council needs to approve that specific vendor for that amount. This is not new money. This is still within the original budget. The Finance Director, in the previous order, is locking in lower interest rates to save the City some money, and then Mr. Demasi will be able to complete more projects with the same amount of monies and still have some left over. Mr. Gorbach thanked Mr. Hoffman and Mr. Demasi for stretching these dollars to add benefit to the citizens of Cuyahoga Falls.

Mr. Stams thanked Mr. Demasi for getting the work done. He does have a request. There is a gentleman that called in and said he has a party on the 17th and would like the work completed by then. Mr. Demasi stated that they have spoken to that gentleman, and he is confident this will work out.

Mr. Gorbach thanked Mr. Hoffman for reviewing the piece of legislation and making good to save taxpayers money.

Mr. Balthis moved to bring out Temp. Ord. A-52 with a favorable recommendation, second by Mr. Iula. Motion passed (10-0).

Meeting adjourned at 7:01.