

**REGULAR COUNCIL MEETING  
MINUTES  
October 15, 2019  
6:30 PM**

Mayor Clark called the meeting to order at 6:30 pm and led the Pledge of Allegiance followed by a Moment of Silence for Casella Stamm, and Melvin Shaffer.

**Roll Call:** Bob Gaglione, Marty Hura, Paula Tubalkain, Dave Sluka, Scott Weaver and Ben Prescott.

**Other Village Personnel:** Linda Clark, Mayor; Clerk- Treasurer, Jenny August; Village Solicitor, Michele Stuck; Village Administrator, John Trew; Police Chief Joe Urso; Village Engineer, Rich Iafelice;

**Citizens Present:** Toomas Tubalkain, Ted Bixler, Jason Wysong, Ellie Stamm, Jodie Fiala, Tom Aldrich, Caren Stutzman, Theresa Lee, Bob Ress, Cookie Vanek, Mike McCauley, Jon Harmon, Roy Peck, Bob MacClearie, Mike Kreinbrook, Matt Barnard, Wayne Erickson, Melissa Osborne, Randy & Ruth Osborne, Angel Munson, Marty Fergus, Harry Buchert, Giles Seith, Lou Werchelsky, Robert Martin, Stacy Turner of The Villager, Diane Smith of the Record Courier, Gene Roberts, Tia McKee, and Laura Weber from Portage County Water Resources.

**Approval of Minutes:**

- ❖ Motion to amend the Sept. 3, 2019 minutes regarding Ordinance 2019-39 to read “habit of spelling out the abbreviations in all future legislation the first time it is used, then use acronyms after that, by Paula Tubalkain, seconded by Ben Prescott. All ayes on roll call.
- ❖ Motion to approve the minutes from the Sept. 3, 2019 regular Council meeting by Paula Tubalkain, 2<sup>nd</sup> by Scott Weaver – All Ayes on roll call.
- ❖ Motion to approve the Special Meeting minutes of Sept. 27, 2019 by Ben Prescott, seconded by Paula Tubalkain. All ayes on roll call.

**Mayor’s Report:**

Mayor Clark said that the first draft of the water/sewer transfer agreement is available by contacting the Village Clerk. The appendices are available on the Portage County Water Resources website.

The Historic Landmark Commission has received a letter of interest from Ellie Stamm. Mayor Clark thinks she would be a good candidate and with Council’s approval, she will get her sworn in.

- ❖ Motion to appoint Ellie Stamm as a new Commission member to the Historic Landmark Commission by Scott Weaver, seconded by Bob Gaglione. All ayes on vote.

Lastly, there are two Work Authorizations from C.T. Consultants. The first is for the Orchard St. sewer easements not to exceed \$3,600 that must be done for the sewer line repair.

- ❖ Motion to approve by Bob Gaglione, seconded by Marty Hura. All ayes on vote.

The second is for additional services for the presentation in Columbus for the Matts Road bridge.

- ❖ Motion to approve by Bob Gaglione, seconded by Marty Hura. All ayes on vote.

### **Financial Reports:**

Jenny has a concern relating to the transition to RITA for tax processing. Any new resident or business that registers with the village is set up with a temporary ID. Our forms do not ask for a social security number or Federal ID. We update their record once they file their annual return. The Rita team has informed her that residents that are registered using a temporary ID in the software program are not included in the upload to their system. They have asked us to send a letter to any residents with temporary I.D.'s asking for a social security number. Jenny thought it best to ask for Council approval since it is very unusual to ask people for this information. If we are not comfortable doing this, they will have to use their Federal and State address database to look these people up. Michele said it would not be considered unusual to send such a letter. Jenny will move forward with sending the letters out. Jenny invited questions or comments on the financial reports. There were none.

❖ Motion to approve the Financial Reports by Bob Gaglione, 2<sup>nd</sup> by Ben Prescott-**All Ayes**

### **Correspondence:**

Mayor Clark said she received a letter from Kimble Companies asking Council to consider allowing them to increase recycling fee's .60 per month per resident. The cost of recycling has gone up. We are in a contract, so we do not have to agree to this. Council took no action.

Jenny wanted Council to know that she got two specific compliments on our Street Supervisor, Dave Akerley. The first one came from Sandy Englehart stating that he is the nicest man we have ever had in the service department and how friendly and customer oriented he is. The second came from Mary Cabot. She spoke with him regarding the bridge flowers and she said he was very nice and professional and we are lucky to have such a nice guy, and that his whole team has done a wonderful job for the village.

### **Bills of Resolution, Addendum Bills of Resolution**

Jenny informed Council that we just found out today that our employee major medical plan is increasing by 34%. She asked Council to remove line 34, the annual membership fee to Greater Cleveland Partnership for our renewal until we can work with Kaczmarek Insurance and see if we have any better options.

- ❖ Motion to remove line 34 by Paula Tubalkain, seconded by Ben Prescott. All ayes on vote.
- ❖ Motion to approve the Bills of Resolution and Addendum Bills of Resolution by Paula Tubalkain, 2<sup>nd</sup> by Marty Hura- All ayes on vote.

### **Legislation:**

**ORD. 2019-32** AN ORDINANCE AMENDING SECTION 921.02 OF THE STREETS, UTILITIES AND PUBLIC SERVICES CODE OF THE VILLAGE OF MANTUA, RELATING TO WATER RATES. 2nd Reading.

Exhibit A is freezing the water rates as of the October 2019 increase until re-addressed.

**ORD. 2019-33** AN ORDINANCE AMENDING SECTION 931.01 OF THE STREETS, UTILITIES AND PUBLIC SERVICES CODE OF THE VILLAGE OF MANTUA, RELATING TO SEWER RATES. 2nd Reading.

Exhibit A is freezing the sewer rates as of the October 2019 increase until re-addressed.

**ORD. 2019-39** AN ORDINANCE AMENDING THE ZONING ORDINANCES OF THE VILLAGE OF MANTUA IN ORDER TO IMPLEMENT A PROGRAM OF RESIDENTIAL RENTAL UNIT INSPECTIONS . 2nd Reading.

Ben Prescott said he thinks the Inspector needs to have qualifications. He also asked about room rentals. Mayor Clark said Boarding houses are different. Scott Weaver said the ordinance does not allow Boarding Houses the way it is written. It is possible that they may not allow them. Bob Gaglione said Planning will continue working on this. Dave Sluka said in Finance we talked about inspectors being certified, and we also talked about whether or not they would be an employee or an Independent Contractor. Scott said we can do either. Paula Tubalkain said there should be certification. It should be included in the legislation. There should be minimum requirements. Michele Stuck said there will be a public hearing on this next month.

**RES. 2019-47** A RESOLUTION EXPRESSING THE INTENT OF THE COUNCIL OF THE VILLAGE OF MANTUA, OHIO TO DISPOSE OF PROPERTY OWNED BY THE VILLAGE WHICH IS NO LONGER NEEDED FOR PUBLIC USE, OR IS OBSOLETE OR UNFIT FOR THE USE FOR WHICH IT WAS ORIGINALLY ACQUIRED, BY INTERNET AUCTION, AND DECLARING AN EMERGENCY. 1st Reading.

Ben asked what this is for. Mayor Clark said this must be in place before we can start auctioning equipment off. Paula and Dave thought this was kind of vague. Mayor Clark said it authorizes internet sales.

- ❖ Motion to suspend the rules by Bob Gaglione, seconded by Ben Prescott. All ayes on vote.
- ❖ Motion to approve by Scott Weaver, seconded by Bob Gaglione. Paula Tubalkain voted no, all others voted yes.

**RES. 2019-48** AGREEMENT FOR PURCHASE OF SALT FROM THE RAVENNA CITY/ODOT SALT CONSORTIUM AT 701 OAKWOOD STREET, RAVENNA, OHIO 44266. 1st Reading

We signed this agreement in the spring. Now we are putting a price per ton of \$69.99 per ton.

- ❖ Motion to suspend the rules by Bob Gaglione, seconded by Ben Prescott. All ayes on vote.
- ❖ Motion to approve by Scott Weaver, seconded by Bob Gaglione. All ayes on vote.

**ORD. 2019-49** AN ORDINANCE DECLARING PORTAGE COUNTY THE MOST QUALIFIED AND RESPONSIVE BIDDER IN RESPONSE TO THE VILLAGE OF MANTUA'S REQUEST FOR QUALIFICATIONS AND PROPOSALS RELATIVE TO THE TRANSFER OF ITS WATER AND WASTEWATER SYSTEMS AND AUTHORIZING AN AGREEMENT TO TRANSFER THE OWNERSHIP AND OPERATION OF SAID UTILITIES TO PORTAGE COUNTY, OHIO. 1st Reading.

Mayor Clark said there will be a Special meeting near the end of this month for a second reading. The third and final reading will take place at the November Council reading. Paula said it needs to be stated clearly in the legislation about how the surcharge is calculated to safeguard the document because it could be amended annually. Mr. Gene Roberts from Portage County Water Resources informed Council that the Portage County Board of Commissioners will authorize the surcharge amount annually.

Dave Sluka said he would like an “apples to apples” analysis for keeping or giving the plants away. John Trew said we can’t do that because there is no scenario of keeping the plants. To meet EPA requirements is not affordable to 500 people. Rich Iafelice said the 2 page synopsis in the negotiations summary is the best “apples to apples” available. It is based on a 2016 study

that includes the total investment, projected revenue, projected utility costs, total connections, etc. Water consumption has declined. The initial County proposal lists about 14 million dollars of reinvestment over 30 years. Rich said we have reduced that list to 10 million. Dave said the average water bill will go from \$135 to \$255 per month by 2024 using the village's legislation.

Ben asked if the surcharge can only go towards village projects. It isn't actually stated in the legislation. He calculates the \$87 per month times 12 months times 500 residents equals \$520,000. If that amount is able to go on for 40 years, that is \$20 million. That would certainly pay for a lot of matching grant funds. The legislation should specify that the surcharge can only be used for the village projects. Gene Roberts says according to the ORC, a surcharge must be very specific. Ben asked that that ORC reference should also be stated in the legislation.

**RES. 2019-50** A RESOLUTION AUTHORIZING THE MAYOR AND CLERK OF THE VILLAGE OF MANTUA TO ENTER INTO AN AGREEMENT FOR THE PROVISION OF DISPATCHING SERVICES TO THE MANTUA-SHALERSVILLE JOINT FIRE DISTRICT.

1st Reading.

Paula asked how they came up with the percentages. Chief Urso said that is what he and the Fire Chief came up with.

**RES. 2019-51** A RESOLUTION AUTHORIZING THE CLERK-TREASURER OF THE VILLAGE OF MANTUA TO CONDUCT AN INTERNET AUCTION LASTING TEN DAYS FOR THE SALE OF A 2007 CHEVROLET IMPALA POLICE CRUISER, VIN # 2G1WS55R479380090 WITH A STARTING BID OF \$2000.00, AND DECLARING AN EMERGENCY. 1st Reading.

- ❖ Motion to suspend the rules by Ben Prescott, seconded by Bob Gaglione. All ayes on vote.
- ❖ Motion to approve by Ben Prescott, seconded by Marty Hura. All ayes on vote.

**RES. 2019-52** A RESOLUTION AUTHORIZING THE CLERK-TREASURER OF THE VILLAGE OF MANTUA TO CONDUCT AN INTERNET AUCTION LASTING TEN DAYS FOR THE SALE OF A 2004 FORD EXPLORER POLICE VEHICLE, VIN # 1FMZU72K74UA11512 WITH A STARTING BID OF \$2,000.00, AND DECLARING AN EMERGENCY. 1st Reading.

- ❖ Motion to suspend the rules by Ben Prescott, seconded by Marty Hura. All ayes on vote.
- ❖ Motion to approve by Dave Sluka, seconded by Bob Gaglione. All ayes on vote.

**ORD. 2019-53** AN ORDINANCE AUTHORIZING CERTAIN ADJUSTMENTS TO THE 2019 APPROPRIATIONS AND DECLARING AN EMERGENCY. 1st Reading.

Jenny explained that this is for appropriating any money that the General Fund advances to the sewer fund for the sewer line repair on Main Street.

- ❖ Motion to suspend the rules by Ben Prescott, seconded by Marty Hura. All ayes on vote.
- ❖ Motion to approve by Scott Weaver, seconded by Marty Hura. All ayes on vote.

**ORD. 2019-54** AN ORDINANCE APPROPRIATING FUNDS TO RUN THE VILLAGE OF MANTUA DURING THE FISCAL YEAR ENDING DECEMBER 31, 2020 AND DECLARING AN EMERGENCY. 1st Reading.

There will be a workshop next month before the Service Committee regarding the appropriations.

**RES. 2019-55** A RESOLUTION AUTHORIZING AN AGREEMENT RELATING TO THE OHIO DEPARTMENT OF TRANSPORTATION JOBS AND COMMERCE REIMBURSABLE GRANT FOR THE ORCHARD STREET WIDENING PROJECT, COMMITTING LOCAL FUNDS, AND DECLARING AN EMERGENCY. 1st Reading. Mayor Clark said this project will give us a 35 foot turning radius.

- ❖ Motion to suspend the rules by Marty Hura, seconded by Ben Prescott. All ayes on vote.
- ❖ Motion to approve by Marty Hura, seconded by Ben Prescott. All ayes on vote.

**Citizens:**

Ms. Caren Stutzman inquired if the surcharge is for each building or each meter. John said it is per account / meter. She said it will cause landlords to have to raise rental rates. Caren asked if anyone will be getting free water. Paula said currently only a portion of the Fire Department gets free water. The water used to fill fire tanks.

Mike McCauley asked what the first five years of projects will be. Gene Roberts said it is listed in the appendices on the website. Mike said the rates can change. Gene said there are two parts to this. First is the cap. That is the maximum that can be charged in any given year. The cap cannot increase more than 3%. The other piece of this is the surcharge. We are hoping to get grants and possibly reduce the surcharge as projects get completed. Mike said there is no end date in this proposal. The paper said 40 years. Gene said it may get paid off earlier. It cannot exceed its useful life. Mike said our plants are in bad shape, but we are going to take a hard hit with the surcharge, and we are still paying for all of the issues, yet Aurora Meadows is now tied in. Gene said the County is paying a portion of expenses. The County paid 15% of the cost to build the wastewater plant. Mayor Clark said the county is billed quarterly for expenses at the plant. Mike asked if there are any reductions available for elderly? Gene said people that claim the Homestead get a 10% discount.

Dennis Weise asked why the surcharge isn't spread out or computed by how many people are in the household. Mr. Roberts says it has to do with the 8" main you are connected to. There are other factors in the surcharge.

Giles Seith asked if there are people available 24 hours a day for repairs. Gene said yes. Giles hopes the county can help him get better water pressure.

Paula reminded people to complete the Low to Moderate Income study to help get grants. That will help us lower the surcharge. Paula said it is only a few questions.

Bob Ress asked if people should complete the study even if they make a lot of money. John Trew said yes, to help Portage County Regional Planning identify areas financially by street. Bob asked if we will have to replace meters if the county takes over. Mayor Clark said the county will be replacing meter heads. The cost of the meter heads is part of the surcharge.

Wayne Erickson asked about the people outside the village district. Mayor Clark said the 500 customers includes them.

Angel Munson asked how Council is notifying people to complete the study. Mayor Clark said we have sent letters and we have a link on our website.

Jon Harmon asked how many rental properties are in the village. This could seriously affect getting renters. Scott Weaver said there are 238 rentals in the village. Mayor Clark said the

average home that uses 500 cubic feet will pay \$135.56 after this year's increase. If we go with the county, their bill is only going to be \$16 more.

Ted Bixler thanked the county for their support while we work through this. He is concerned with capacity and the inter connect. Regarding capacity, he thinks that the county clearly wants to make the repairs needed to bring the plants to full capacity so they can extend services outside of the village. He agrees that this makes sense, but why would the village residents be expected to pay for this when they do not need full capacity. The county should share in this cost. His thoughts on the interconnection of the village water treatment plant and the county system are for the village to have added back up capacity, but once the assets are rehabilitated, the need for back up is reduced. The line will benefit the county as back up to both systems which they would then own. The county should assume the cost of the interconnect. Ted understands that the county would not want to burden their customers with the debt to rehabilitate the plants, however, if village customers are going to pay the county rates, those rates include 21% debt service. Debt service should be fairly calculated in both directions. Lastly, Ted thinks that even with the need for rehabilitation, there is value in the unused capacity of the plants. This value needs to be recognized. Gene Roberts said that their rates include debt service that is closer to 17%. The village residents would pay that towards things that could go wrong in the future that are not on the list. Additionally, Gene said the village residents will not have to pay a tap in fee. The county would view Mantua residents as new customers. New residents in Brimfield will be expected to pay \$5,600 as a water and sewer tap in fee. Mr. Bixler said that we are already tied in. Paula said the amount you are collecting now to service the county's debt will be passed on to the village residents in your base rate. Gene said they would remove that portion if the village agrees to pay for anything that could go wrong with the village's system in the future. Rich said it is common practice to have money in reserve for future problems.

Jason Wysong wants to go on record that he supports everything Ted Bixler said. He said if this agreement is still a draft, there could be some things adjusted. Mayor Clark said there will be a special meeting to make any amendments. Jason asked why it is not referenced in this draft agreement that the surcharge could go for 40 years. For the purpose of transparency, he would like to see that in this document. Mayor Clark said she is the one that came up with 40 years because that is how long she calculated out that the residents would have to pay for all of these projects if we kept the plants. Gene said many of the projects will get started right away. Design phase and grant timing will factor in. Jason said it is an easier pill to swallow if we know that the things on the list are going to be done in the next few years. Gene said that new residents in Brimfield and Streetsboro will help offset rate increases.

### **Department Heads and Village Engineer**

#### **Police Chief Urso:**

Chief Urso said he has been working on the dispatch contract with the Fire District. They are also talking to Nelson Township. They are considering starting their own Police Department and having us dispatch for them. Trick or Treat will be Thursday, October 31 from 6-8 pm.

#### **Village Administrator John Trew:**

John said the paving is done on Fernway, Bramley and the Cemetery. The crew is working on installing a new furnace at the service garage. The Christmas decorations are going up early.

#### **Village Engineer from C.T. Consultants:**

Rich said the phase 2 of West Prospect Street is due Nov. 1. There are certain assets related to

the Transfer Agreement that they are still working on. Pump stations need to be identified as to whether they are in the right of way or if they are on private property.

### **Committees**

#### **Scott Weaver for Service, and Planning:**

Service- They reviewed the Transfer Agreement

Planning – They had a short meeting. They reviewed some zoning issues, talked about the Orchard Street project, and the Matts Road bridge.

#### **Bob Gaglione for Fire Board:**

Bob said the roof project went out to bid and they got one bid awarded. They hired another part time person at the Sept. 30 meeting. Engine 2 went out of service for repairs. Six employees took the full time eligibility test and one passed. It was a tough test. They are also working on the employee vacation buy back.

#### **Marty Hura for Parks and Shade Tree:**

Marty said there will be a very in depth meeting tomorrow night.

#### **Mayor Clark for Cemetery, and Board of Zoning Appeals:**

Cemetery- still waiting on the repair to the mausoleum door.

BZA- Nothing pending at this point, but there should be a BZA hearing soon.

**Paula Tubalkain for Portage County Regional Planning:** Paula said the GIS (Geographical Information System) intern from Kent State has been working. The county departments are willing to pay for a grant writer. On October 24<sup>th</sup> at 6:00 pm at the Ravenna Township hall will be a quarterly Zoning Inspectors meeting. The topics to be discussed are commercial barns and the entertainment center.

**Dave Sluka for Safety and Finance-** He was not at Safety. At Finance they reviewed the legislation and specifically went into the residential rental unit inspections. He encourages everyone to consider some sort of certification and to make a decision as to whether or not the inspector will be a village employee or an independent contractor. The Finance Committee continued discussion on storm sewer fees and other ways to generate revenue for the village.

**New and Other Business-** none

#### **Anything else that may properly come before Council-**

Paula said the Service Committee discussed the replacement of the “Hay Rack” flower baskets on the Main Street bridge at a cost of \$440 for two of them. Replacing them is to avoid some of the weekend watering. Toomas Tubalkain said the DMRC has agreed to pay for these.

### **Adjournment**

❖ Motion to adjourn at 9:02 by Ben Prescott, seconded by Bob Gaglione. -All Ayes on vote.