

FINDLAY CITY COUNCIL MEETING AGENDA

REGULAR SESSION

JULY 5, 2022

COUNCIL CHAMBERS

ROLL CALL of 2022-2023 Councilmembers

PLEDGE OF ALLEGIANCE/MOMENT OF SILENCE

ACCEPTANCE/CHANGES TO PREVIOUS PUBLIC HEARING MINUTES/CITY COUNCIL MINUTES:

- Acceptance or changes to the June 21, 2011 Public Hearing meeting minutes to rezone Technology Drive and Midwest Court via Ordinance No. 2022-048.
- Acceptance or changes to the June 21, 2022 Regular Session City Council meeting minutes.

ADD-ON/REPLACEMENT/REMOVAL FROM THE AGENDA: none

PROCLAMATIONS: none

RECOGNITION/RETIREMENT RESOLUTIONS: none

PETITIONS: none

ORAL COMMUNICATIONS: none

WRITTEN COMMUNICATIONS: none

REPORTS OF MUNICIPAL OFFICERS AND MUNICIPAL DEPARTMENTS:

City Income Tax Monthly Collection Report – June 2022.

Treasurer’s Reconciliation Report – May 31, 2022.

City Engineer Kalb – FAA Airport Rescue Grant Program (35212300)

The City of Findlay has received American Rescue Plan Act 2022 (Public Law 117-2) (ARPA) funds from the Airport Rescue Grant Program (ARGP) to help offset airport operational and maintenance expenses. Legislation to move grant funds into the project for the gathering of documentation to submit for reimbursement is requested. Ordinance No. 2022-063 was created.

FROM:	FAA Grant (Airport Rescue Grant AIP-32)	\$ 59,000.00
TO:	FAA Airport Rescue Grant Program, <i>Project No. 35212300</i>	\$ 59,000.00

City Planning Commission agenda – July 14, 2022 (revised); **minutes** – June 16, 2022

Assistant City Engineer Rausch – STRICT Center

On May 31st, the City of Findlay accepted Request for Qualifications (RFQ) for Design/Build Contractors to assist in the development and implementation of design and construction of the STRICT Center Project. From the RFQ process, three (3) teams were shortlisted for interviews (see attached). Following Requests for Proposal (RFP) that were submitted on June 23rd with subsequent interviews on June 27th, Clouse Construction has been selected for the project. The first phase of the project will be to develop plans for the permitting and construction of the STRICT Center. Once the design phase is complete, Clouse Construction will provide the City of Findlay Engineering Department with a detailed cost estimate for the construction and a Guaranteed Maximum Price (GMP) will be estimated. Legislation authorizing the Mayor, Service-Safety Director and/or City Engineer to enter into contracts for the design services in the amount of forty-eight thousand five hundred dollars (\$48,500.00) is requested. A request for authorization and/or appropriation of funds will follow for the construction phase of the project. Ordinance No. 2022-064 was created.

Mayor Muryn – NatureWorks grant

The City of Findlay Public Works Department would like to apply for the NatureWorks grant. The request is for fourteen thousand dollars (\$14,000.00) to be used toward restoration of Riverside Park Shelter buildings. The restoration will include removing loose defective mortar joints, power washing, tuck and point all defective joints, and then seal the buildings using H-177 sealer by BASF. The renovation of shelter buildings at Riverside Park is a multi-year project that the Public Works Department has been utilizing funds from the Community Park Improvement Program grant through the Hancock Park District (HPD) which helps reduce the need for City of Findlay funds. The NatureWorks grant is offered annually and is funded through the Ohio Parks and Natural Resources Bond issue. The NatureWorks grant program provides up to seventy-five percent (75%) reimbursement assistance for local government subdivisions for the acquisition, development, and rehabilitation of recreational areas. The City’s match of twenty-five percent (25%) will be three thousand five hundred dollars (\$3,500.00). Legislation authorizing the Service-Safety Director, City Engineer and/or Mayor to apply for the NatureWorks grant is requested. Ordinance No. 2022-065 was created.

Traffic Commission minutes – June 28, 2022.

Findlay Fire Department Activities Report – June 2022.

City Auditor Staschiak – Opioid Abatement Fund

The State of Ohio reached an eight hundred eight million dollar (\$808,000,000.00) agreement with the three (3) largest distributors of opioids. The State developed the OneOhio Plan, a mechanism to ensure that any money from a negotiated settlement is distributed fairly to the communities hit hardest by the opioid crisis. The settlement agreement allocates thirty percent (30%) to local governments, fifty-five percent (55%) to a foundation that will distribute funds to projects, and fifteen percent (15%) to the Office of the Ohio Attorney General as Council for the State of Ohio. During the November 16, 2021 City Council meeting, Resolution No. 020-2021 was adopted which states the City would accept the terms of the OneOhio settlement pursuant to the OneOhio Memorandum Of Understanding (MOU). OneOhio Funds must be utilized in a manner consistent with the approved purposes definition in the MOU. It is not yet known exactly when or what amount of funds will be awarded to the City of Findlay, however, before the City of Findlay receives its portion from the State, the Auditor of the State (AOS) is recommending that each participating subdivision accepting the funds provide a written legislation stating that the local government share shall be placed in a separate fund and used only for the approved purposes as required by the OneOhio MOU. Pursuant to the AOS recommendation, legislation to establish the Opioid Abatement Fund within the City's chart of accounts is needed. The fund would be categorized as a Special Revenue Fund. The difference between this fund and other City funds is that this fund will not be included as part of the annual appropriation process and would be a request for an appropriation of each expenditure as needed. The AOS issued a bulletin regarding the use of these funds stating that the AOS recommends that each participating subdivision accepting OneOhio Funds document their rationale for each expenditure. That documentation would best be provided via legislation adopted by the entity's legislative body explaining how the expenditure meets the approved purpose definition of the OneOhio MOU. The City Auditor's Office also asks that each expenditure be carefully tracked and that adequate documentation of the expenditure be maintained in order to expedite future audit work. Legislation is requested. Resolution No. 020-2022 was created.

Mayor Muryn – Rainy Day and Self-Insurance Funds

City Auditor Staschiak requested two (2) pieces of legislation for the last City Council meeting on June 21, 2022: Resolution No. 018-2022 requested the minimum reserve balance be increased from two (2) months of General Fund expenses to three (3) months of General Fund expenses; Ordinance No. 2022-059 requested the City's Self-Insurance Fund be increased from the current balance of one million dollars (\$1,000,000.00), as well as, receive an additional one million dollars (\$1,000,000.00) increasing the total balance by two million dollars (\$2,000,000.00). While she does not have significant opposition to either request, she has a number of questions specifically related to the significant increase recommended for the Self-Insurance Fund. Councilman Wobser requested both of these items to be discussed in more detail during the July 19, 2022 APPROPRIATIONS COMMITTEE meeting, but that will be immediately before the third reading of both pieces of legislation, therefore, she is requesting that Resolution No. 018-2022 and Ordinance No. 2022-059 be tabled prior to their second reading during the July 5, 2022 City Council meeting to allow for the public to be aware of any requested modifications prior to the potential adoption of them. She would also like to look at both requests as part of the City's financial picture. The City Administration was made aware on May 23, 2022 that the City Auditor's Office filed the paperwork for the City of Findlay's American Rescue Plan Act Funds to be considered revenue replacement. This now provides the City's team the necessary guidance to bring City Council a plan on how to propose investing these dollars in the community. First round discussions with City Council on proposed American Rescue Plan Act spending would then be ready to take place in August which would be an appropriate time to look at any current proposed or additional financial requests of the City Auditor's Office. The City of Findlay is fortunate to be in the current financial position it is in and that potential opportunities on the many dedicated team members of the City of Findlay are not lost. She looks forward to discussing how everyone can work together to ensure a strong and stable financial future for the City of Findlay government while also putting Findlay citizens' hard earned dollars back into the community.

COMMITTEE REPORTS:

The **STRATEGIC PLANNING COMMITTEE** met on June 21, 2022 for an in-depth overview given by the PlanningNext group on the process to date. *We recommend to continue the Strategic Planning process.*

LEGISLATION:

RESOLUTIONS:

RESOLUTION NO. 018-2022 (*minimum reserve balance policy*) **requires three (3) readings** **second reading**
A RESOLUTION ADOPTING A MINIMUM RESERVE BALANCE POLICY AS PROMULGATED BY THE CITY AUDITOR'S OFFICE, AND REPEALING ALL RESOLUTIONS AND/OR PARTS OF RESOLUTIONS IN CONFLICT HERewith, AND DECLARING AN EMERGENCY.

RESOLUTION NO. 020-2022 (*Opioid Abatement Fund*) **requires one (1) reading** **first reading**
A RESOLUTION AUTHORIZING THE AUDITOR OF THE CITY OF FINDLAY, OHIO TO ESTABLISH AN ADDITIONAL FUND.

ORDINANCES:

ORDINANCE NO. 2022-047 (*Taylor St property acquisition*) **requires three (3) readings** **tabled after third reading on 6/21/22**
AN ORDINANCE AUTHORIZING THE MAYOR AND/OR SERVICE-SAFETY DIRECTOR OF THE CITY OF FINDLAY, OHIO TO ENTER INTO A PURCHASE AGREEMENT(S) FOR THE ACQUISITION OF THREE (3) PROPERTIES LOCATED ON TAYLOR STREET, FINDLAY, OHIO, APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-052 (*first floor Municipal Building replacement windows*) **requires three (3) readings** **third reading**
AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR, AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO WAIVE FORMAL ADVERTISING AND BIDDING REQUIREMENTS AND ENTER INTO A CONTRACT WITH CAPITOL ALUMINUM & GLASS CORPORATION FOR THE REPLACEMENT OF MUNICIPAL BUILDING FIRST FLOOR LOBBY WINDOWS, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-054 (*Supreme Court of Ohio Technology grant*) **requires three (3) readings** **second reading**
AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-055 (*City Income Tax Administration Fund*) **requires three (3) readings** **second reading**
AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-056 (*Cherry Street Storm Sewer Project No. 35524100*) **requires three (3) readings** **second reading**
AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR, AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO WAIVE FORMAL ADVERTISING AND BIDDING REQUIREMENTS AND ENTER INTO A CONTRACT WITH HOHENBRINK EXCAVATING INC., FOR THE CHERRY STREET STORM SEWER PROJECT NO. 35524100, APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-057 (*2022 Street Preventative Maintenance, Project No. 32820100*) **requires three (3) readings** **second reading**
AN ORDINANCE APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-058 (*Public Works replacement plasma table*) **requires three (3) readings** **second reading**
AN ORDINANCE APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-059 (*self-insurance fund*) **requires three (3) readings** **second reading**
AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-060 (*Robert L. Hamilton estate trust funds*) **requires three (3) readings** **second reading**
AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-061 (*332/336 Cherry St vacation*) **requires three (3) readings** **second reading**
AN ORDINANCE VACATING A CERTAIN PORTION OF CHERRY STREET (HEREINAFTER REFERED TO AS THE 332 AND 336 CHERRY STREET VACATION) IN THE CITY OF FINDLAY, OHIO.

ORDINANCE NO. 2022-062 (*Water Distribution materials*) **requires three (3) readings** **second reading**
AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-063 (*FAA Airport Rescue Grant Program*) **requires three (3) readings** **first reading**
AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-064 (*STRICT Center*) **requires three (3) readings** **first reading**
AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR, AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO ENTER INTO A CONTRACT WITH CLOUSE CONSTRUCTION CORPORATION, FOR THE DESIGN PHASE OF THE STRICT CENTER PROJECT, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-065 (*NatureWorks grant*) **requires three (3) readings** **first reading**
AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR, AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO APPLY FOR AND SIGN ANY APPLICABLE GRANT AGREEMENT(S) OR RELATED DOCUMENTS FOR THE OHIO PARKS AND NATURAL RESOURCES NATUREWORKS GRANT PROGRAM, AND DECLARING AN EMERGENCY.

UNFINISHED BUSINESS:

OLD BUSINESS

NEW BUSINESS



Monthly Collection Report to Findlay Council

June 2022

Total collections for June 2022: \$5,266,812.19

	2022	2021	Variance
	<u>Year-to-date</u>	<u>Year-to-date</u>	<u>Variance</u>
Withholders	11,882,572.47	10,672,953.95	1,209,618.52
Individuals	2,237,735.83	2,046,947.52	190,788.31
Businesses	<u>7,615,463.68</u>	<u>2,889,087.60</u>	<u>4,726,376.08</u>
Totals	21,735,771.98	15,608,989.07	6,126,782.91
			39.25%

Actual & Estimated Past-due Taxes

Withholders	501,157.69
Individuals	2,975,425.84
Businesses	<u>196,228.22</u>
Total	3,672,811.75

Actual and Projected Revenue


	2022	Percentage	Amount	Percentage	2022
	<u>Actual</u>	of Projection	to Meet	to Meet	Projected
	<u>Year-to-date</u>	<u>Collected</u>	<u>Projection</u>	<u>Projection</u>	<u>Year End</u>
Withholders	11,882,572.47	62.54%	7,117,427.53	37.46%	19,000,000.00
Individuals	2,237,735.83	81.37%	512,264.17	18.63%	2,750,000.00
Businesses	<u>7,615,463.68</u>	380.77%	<u>-5,615,463.68</u>	-280.77%	<u>2,000,000.00</u>
Totals	21,735,771.98	91.52%	2,014,228.02	8.48%	23,750,000.00

Refunds Paid

	Month-to-date <u>Quantity</u>	Year-to-date <u>Quantity</u>	Month-to-date <u>Amount</u>	Year-to-date <u>Amount</u>
Withholders	0	37	0.00	8,035.12
Individuals	71	794	21,593.64	464,745.68
Businesses	<u>10</u>	<u>48</u>	<u>3,590.27</u>	<u>21,473.52</u>
Totals	81	879	25,183.91	494,254.32

Transfers of Overpayments

	Month-to-date <u>Quantity</u>	Year-to-date <u>Quantity</u>	Month-to-date <u>Amount</u>	Year-to-date <u>Amount</u>
Withholders	6	14	4,744.93	5,380.98
Individuals	378	666	68,633.80	144,601.84
Businesses	<u>72</u>	<u>265</u>	<u>44,107.71</u>	<u>222,275.98</u>
Totals	456	945	117,486.44	372,258.80

 7/1/2022
Income Tax Administrator Date

City of Findlay Income Tax Department

Monthly Collection Report to City Council

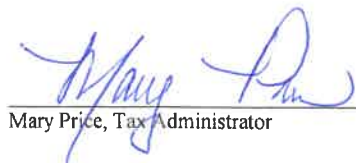
For the Month of June 2022

	<u>Individuals</u>	<u>Businesses</u>
A. Month-to-date quantity:	_____	_____
B. Cumulative quantity:	_____ \emptyset _____	_____ \emptyset _____
C. Cumulative quantity with no filing obligations:	_____	_____
D. Cumulative quantity with no tax liabilities:	_____	_____
E. Quantity not required to make estimate payments:	_____	_____
F. Quantity already making estimate payments:	_____	_____
G. Cumulative quantity HB 49 Opt-in election:	_____	_____
H. Quantity remaining (B – C – D – E – F – G):	_____ \emptyset _____	_____ \emptyset _____

For the remaining _____ individual and _____ business taxpayers (H), the aggregate reported estimate declarations, primarily for tax year 2019 expected to be paid on the extension request due date amount is \$ _____

House Bill 49 Municipal Net Profit Opt-in Information

Number of Businesses:	Month-to-date <u>3</u>	Year-to-date <u>14</u>
HB 49 .5 Percent Fees:	Month-to-date <u>\emptyset</u>	Year-to-date <u>\emptyset</u>


Mary Price, Tax Administrator

7/1/2022
Date

Findlay Income Tax Department

Monthly Collections Report

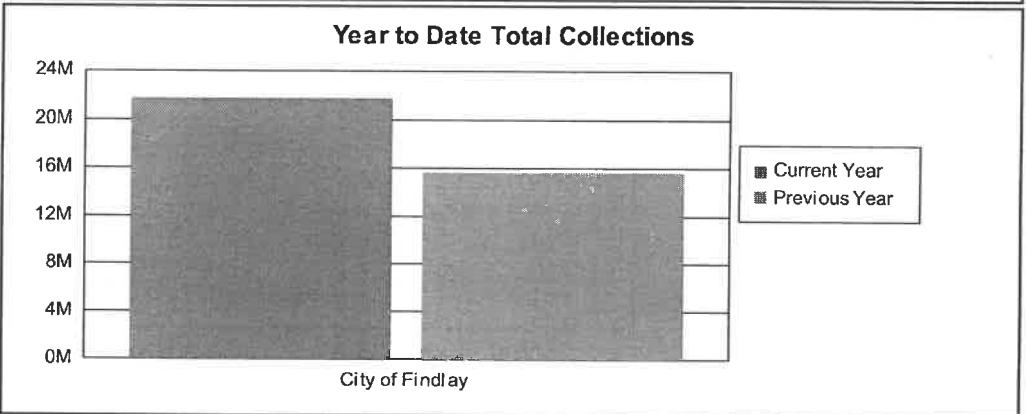
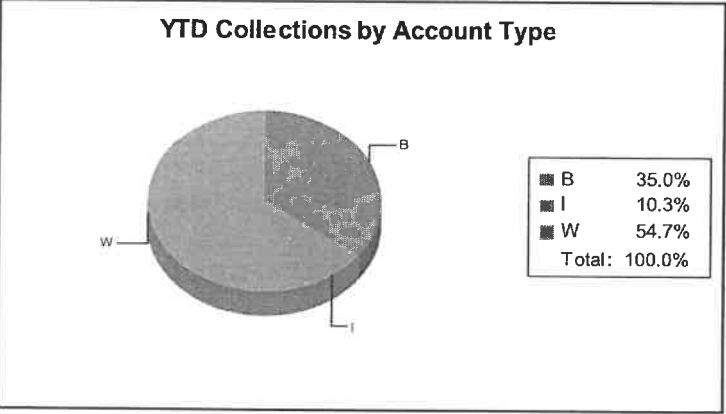
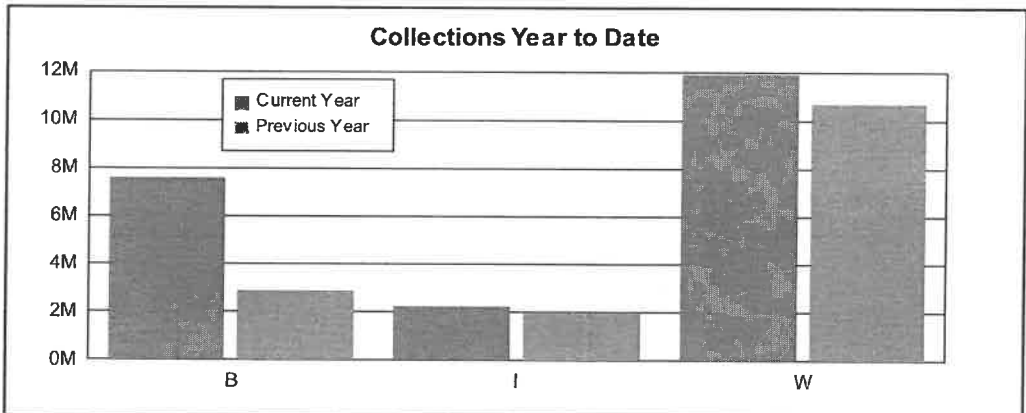
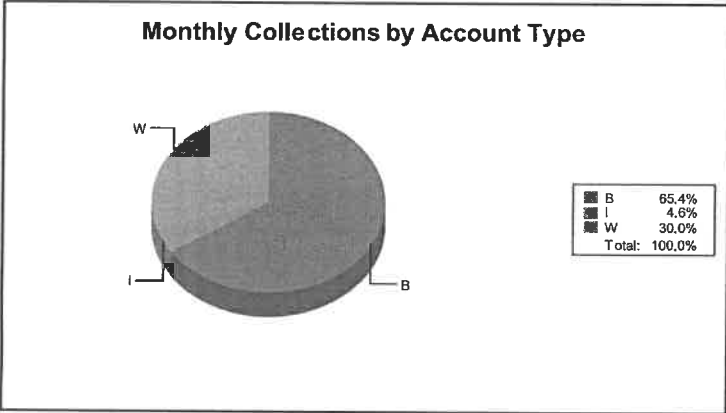
Friday, July 1, 2022

7:59:51AM

For Period June 1, 2022 through June 30, 2022

City of Findlay

Account Type	Monthly Total	2022 Year to Date	2021 Year to Date	Increase (Decrease)	% Change	2022 Month to Date	Previous Year(s) Month to Date
W	1,579,614.89	11,882,572.47	10,672,953.95	1,209,618.52	11.33	1,578,732.38	882.51
I	241,629.37	2,237,735.83	2,046,947.52	190,788.31	9.32	161,871.48	79,757.89
B	3,445,567.93	7,615,463.68	2,889,087.60	4,726,376.08	163.59	3,314,339.01	131,228.92
Totals:	5,266,812.19	21,735,771.98	15,608,989.07	6,126,782.91	39.25	5,054,942.87	211,869.32



Findlay Income Tax Department

Monthly Collections Report

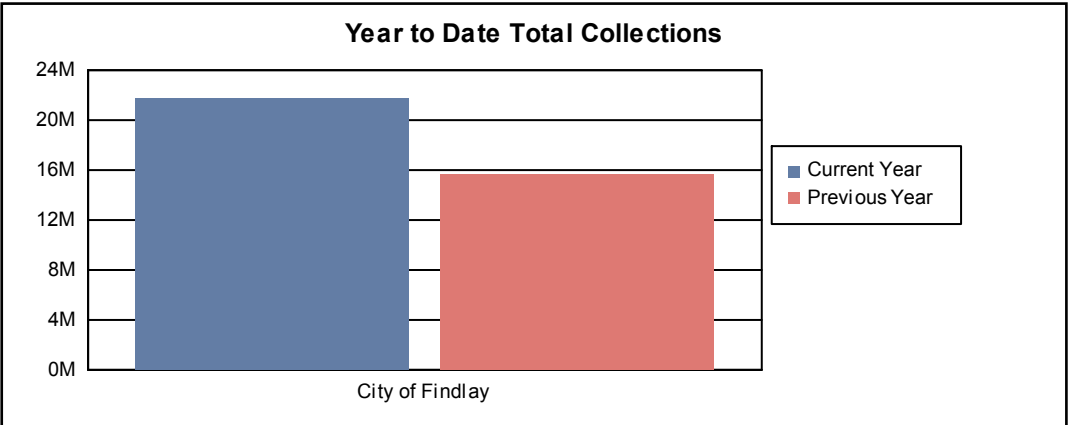
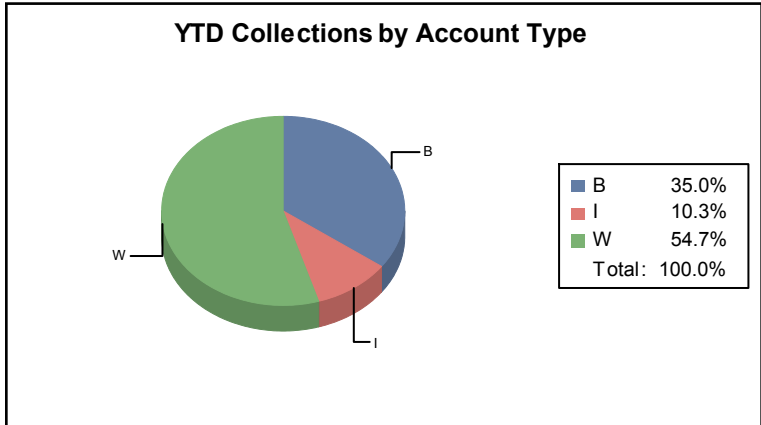
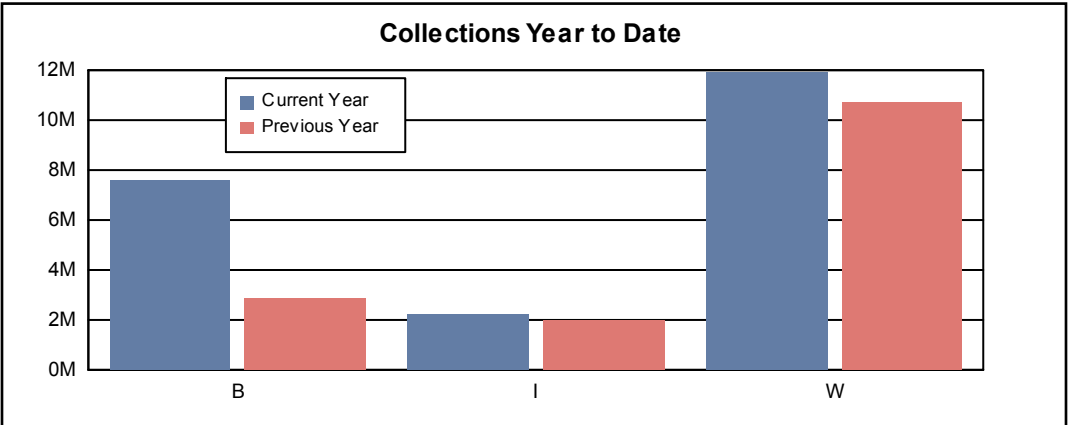
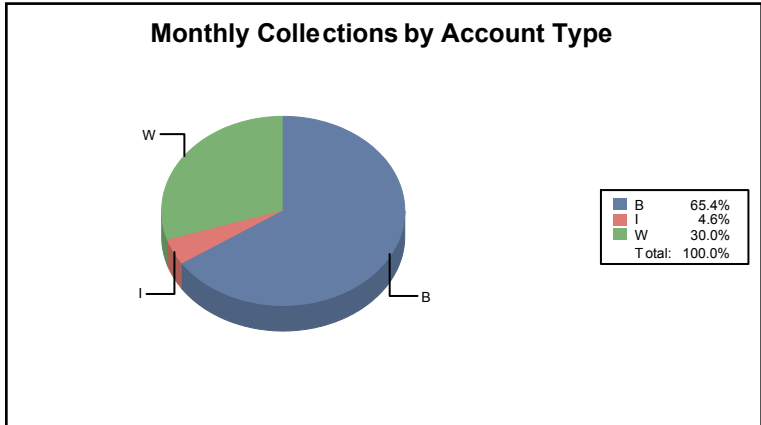
Friday, July 1, 2022

8:47:10AM

For Period June 1, 2022 through June 30, 2022

City of Findlay

Account Type	Monthly Total	2022 Year to Date	2021 Year to Date	Increase (Decrease)	% Change	2022 Month to Date	Previous Year(s) Month to Date
W	1,579,614.89	11,882,572.47	10,672,953.95	1,209,618.52	11.33	1,578,732.38	882.51
I	241,629.37	2,237,735.83	2,046,947.52	190,788.31	9.32	161,871.48	79,757.89
B	3,445,567.93	7,615,463.68	2,889,087.60	4,726,376.08	163.59	3,314,339.01	131,228.92
Totals:	5,266,812.19	21,735,771.98	15,608,989.07	6,126,782.91	39.25	5,054,942.87	211,869.32





TREASURER'S OFFICE

318 Dorney Plaza, Room 313
Findlay, OH 45840-3346
Telephone: 419-424-7107 • Fax: 419-424-7866

Treasurer's Reconciliation for May 31, 2022

TREASURER

Fifth Third Initial Balance	7,138,470.43
- Withdrawals ()	(9,419,314.59)
+ Deposits	5,279,885.35
	2,999,041.19
(-Outstanding Checks)	(293,086.56)
Deposit in Transit	217.46
Deposit in Transit	7,043.20
Treasurer's Checking Bal	2,713,215.29
Investment Principal	76,656,977.88
Accrued Interest	355.66
Treasurer's Total Cash and Investments	79,370,548.83

AUDITOR

Auditor's Checking Bal	2,713,215.29
Auditor's Total Cash and Investments	79,370,548.83

Respectfully submitted,

Susan Jo Hite
Treasurer

Honorable City Council
Findlay, OH 45840

June 23, 2022

RE: FAA Airport Rescue Grant Program (35212300)

Dear Council Members:

The City has received the American Rescue Plan Act 202 (Public Law 117-2)(ARPA) from the Airport Rescue Grant Program (ARGP) to help offset airport operational and maintenance expenses. At this time, an appropriation is needed to move the grant funds into the project so that we can begin getting around documentation to submit for reimbursement.

By copy of this letter, the Law Director is requested to prepare the necessary legislation to appropriate funds as follows:

FROM: FAA Grant (Airport Rescue Grant AIP-32)	\$ 59,000
TO: FAA Airport Rescue Grant Program Project No. 35212300	\$ 59,000

If you have any questions, please feel free to contact me.

Sincerely,



Jeremy Kalb
City Engineer

pc: Don Rasmussen, Law Director
Jim Staschiak II, Auditor

City of Findlay
City Planning Commission
City Council Chambers, 1st floor of Municipal Building
Thursday, July 14th, 2022 – 9:00 AM

AGENDA

CALL TO ORDER

ROLL CALL

SWEARING IN

APPROVAL OF MINUTES

NEW ITEMS

- 1. ALLEY/STREET VACATION PETITION #AV-05-2022 filed by Lori Ann Rizor, 415 Elm Street, to vacate a portion of the first north/south alley east of Hurd Avenue, from Elm Street south to the first east/west alley.**
- 2. APPLICATION FOR ZONING AMENDMENT #ZA-03-2022 filed by C&D Stoney Tavern LTD, for 909 Broad Avenue to be rezoned C-1 Local Commercial from R-3 Small Lot Residential.**
- 3. APPLICATION FOR CONDITIONAL USE #CU-05-2022 filed by SC Realty LLC to open a funeral home and add a crematorium to 1720 Melrose Avenue.**
- 4. APPLICATION FOR CONDITIONAL USE #CU-06-2022 filed by Mark Boehler, 429 California Avenue, Findlay, Ohio, for a drive-thru window on the business at 1101 W. Main Cross Street.**

ADMINISTRATIVE APPROVALS

ADJOURNMENT

City of Findlay
City Planning Commission
City Council Chambers, 1st floor of Municipal Building
Thursday June 16, 2022 – 9:00 a.m.

Minutes

MEMBERS PRESENT:

Mayor Muryn
Rob Martin
Jackie Schroeder
Dan Clinger

STAFF ATTENDING:

Matt Cordonnier, HRPC Director
Jacob Mercer, HRPC Staff
Jeremy Kalb, PE, City Engineer
Kevin Shenise, Fire Prevention
Erik Atkins, Zoning Administrator & Flood Administrator

GUESTS:

Dan Stone, Lindsay Kneale, Dave Bayliss, Cassandra &
Stewart, Paul Craun, Mitch Davis

CALL TO ORDER

ROLL CALL

The following members were present:

Mayor Muryn
Rob Martin
Jackie Schroeder
Dan Clinger

SWEARING IN

All those planning to give testimony were sworn in by Jacob Mercer.

APPROVAL OF MINUTES

Dan Clinger motioned to approve the minutes for the May 11, 2022 meeting. Rob Martin seconded. Motion approved 4-0-0.

NEW ITEMS

- 1. APPLICATION FOR CONDITIONAL USE #CU-04-2022 filed by the Protech Rental Properties, 330 W. Main Cross Street, Findlay, Ohio, to convert 119 Madison Avenue into a duplex.**

Staff Comments

- 1. ALLEY/STREET VACATION PETITION #AV-04-2022 filed by Cassandra Stewart, 332 Cherry Street, to vacate a portion of the north/south alley between 332 and 336 Cherry Street.**

CPC STAFF

General Information

This request is to vacate a portion of the north/south alleyway between 332 and 335 Cherry Street between Cherry Street and Walnut Street. The alley also provides access to the parking lot of Tim & Tommy's Tavern, and the multi-family at 331 Walnut Street.

Staff Analysis

The applicant has driveway access onto the alleyway. All abutting property owners signed the petition. The remaining section of alleyway would still have access to the east/west alleyway that connects to Taylor Street.

Staff Recommendation

CPC Staff recommends that FCPC recommend ALLEY/STREET VACATION PETITION #AV-04-2022 filed by Cassandra Stewart, 332 Cherry Street, to vacate a portion of the north/south alley between 332 and 336 Cherry Street.

ENGINEERING

No Comment

FIRE PREVENTION

No Comment.

RECOMMENDATION

Staff recommends that FCPC recommend approval to Findlay City Council of ALLEY/STREET VACATION PETITION #AV-04-2022 filed by Cassandra Stewart, 332 Cherry Street, to vacate a portion of the north/south alley between 332 and 336 Cherry Street.

DISCUSSION

Charles Stewart was present on behalf of the application. He said that he and his wife moved to the area to take care of his wife's parents, who live at 336 Cherry Street. They applied for the alley vacation because his father-in-law uses a wheelchair and alley traffic goes through very quickly. They also have small children that play in the back yard, but the high traffic makes them afraid to leave them outside alone.

Mayor Muryn asked if they had discussed the request with the neighbors to the north. Mr. Stewart said that he discussed it with Tim & Tommy Hazelton who own the bar and they were fine with the request.

MOTION

Mayor Muryn motioned to **recommend approval to Findlay City Council of ALLEY/STREET VACATION PETITION #AV-04-2022 filed by Cassandra Stewart, 332 Cherry Street, to vacate a portion of the north/south alley between 332 and 336 Cherry Street.**

2nd: Dan Clinger

VOTE: Yay (4) Nay (0) Abstain (0)

- 2. APPLICATION FOR SITE PLAN REVIEW #SP-12-2022 filed by the Family Resource Center, 1941 Carlin Street, to add a new drop-off drive in front and additional parking to the east of the building.**

CPC STAFF

General Information

This request to the east side of Carlin Street, just south of the Gay Avenue. It is zoned O-1 Office/Institution. To the west, it is zoned O-1 and C-2 Regional Commercial. To the east is commercial, and to the north it is zoned R-3 Small Lot Residential. It is not located within the 100-year flood plain. The City of Findlay Land Use Plan designates the area as Neighborhood Commercial.

Parcel History

This site is the Family Resource Center. The building was built in 1980, and was last renovated in 2003. At the time of the renovation, they did their first parking lot expansion.

Staff Analysis

The proposed site plan would see a new front driveway that would loop the two entrances off Carlin Street. Along this driveway, they would also install an additional four handicap parking spots outside the southwest corner of the building. The driveway would be one direction going north, and the site plan notes that arrows would be painted on the ground to indicate the direction of traffic flow. Staff would recommend that the applicant consider an additional sign at the north end of the parking lot to discourage people using the north entrance of the loop.

While the building itself is not expanding, the applicant did increase the amount of foundation plants along the southeast corner of the building.

The northern parking lot would be extended to the east and wrap around the back of the building to the south. The expanded parking area would accommodate an additional eighteen (18) vehicles.

The applicant has requested a new curb cut onto Gay Avenue. Staff had a call from the neighbor saying that they were in favor of an additional curb cut. Sometimes people enter their property thinking was the entrance to the Family Resource Center. Off the curb cut, a new dumpster

enclosure would be constructed. Staff would note that the enclosure needs to be six feet in height and enclose the entirety of the dumpster.

Staff Recommendation

CPC Staff recommends **APPLICATION FOR SITE PLAN REVIEW #SP-12-2022** filed by the Family Resource Center, 1941 Carlin Street, to add a new drop-off drive in front and additional parking to the east of the building.

ENGINEERING

Access –

The site will be accessed by the two existing drives off of Carlin Street and a new drive off of Gay Street. The existing drives will be updated with new pavement and will be widened out in the process. When replacing the drives, the sidewalk running through the drives will need to be compliant with ADA standards.

Water Service –

Utilizing existing service line.

Sanitary Service –

Utilizing existing service line.

Stormwater Management –

The stormwater will be directed to a new detention pond located on the north side of the property.

MS4 Requirements –

The site will disturb less than one (1) acre so the applicant will not need to comply with the City of Findlay's Erosion & Sediment Control Ordinance.

Recommendations:

Approval of the Site Plan

The following permits may be required prior to construction:

- Drive/ Curb Cut Permit x 3
 - 55', 55', 50'
- Sidewalk Permit x 1
 - 385'
- Storm Sewer Tap Permit x1

FIRE PREVENTION

No Comment

RECOMMENDATION

Staff recommends **approval of APPLICATION FOR SITE PLAN REVIEW #SP-12-2022** filed by the Family Resource Center, 1941 Carlin Street, to add a new drop-off drive in front and additional parking to the east of the building.

DISCUSSION

Paul Craun, a consultant for the Family Resource Center, and Mitch Davis, from Garmann/Miller were present on behalf of the application. Mr. Craun said that the Family Resource Center was preparing to undergo a major interior renovation of the property. These exterior changes would help them accommodate these interior changes.

Dan Clinger asked how many staff are employed by the Family Resource Center. Mr. Craun was not sure but said they were shooting for between 65-70 parking spots. Dan Clinger confirmed it was at 75 parking spots. Matt Cordonnier added that the site plan had more than the required number.

Dan Clinger offered that they should consider adding some additional landscaping along the north side of the property. Mr. Craun said that some of that area is used in their detention, so they are limited with what they can do. Jackie Schroeder asked where their underground retention running towards. Mitch Davis said it flows to the north under Gay Street.

Mr. Clinger noted that there was not a sidewalk connection to one of the doors on the north side of the building. Mr. Davis said that it was to their mechanical room, but that they could add the connection.

Mr. Clinger asked if they submitted a photometric plan. Mr. Davis said that they were only adding a light on the flagpole, but that they had submitted their electrical plans with the submission.

MOTION

Dan Clinger motioned to **approval of APPLICATION FOR SITE PLAN REVIEW #SP-12-2022 filed by the Family Resource Center, 1941 Carlin Street, to add a new drop-off drive in front and additional parking to the east of the building.**

2nd: Jackie Schroeder

VOTE: Yay (4) Nay (0) Abstain (0)

- 3. APPLICATION FOR SITE PLAN REVIEW #SP-13-2022 filed by Provision Living, 9450 Manchester Road, Suite 207, St. Louis Missouri, for the construction of a 2-story, 75 unit Assisted Living and Memory Care building, and 27 Independent Living Villas, at the southwest corner of S. Main Street and TR 145.**

CPC STAFF

General Information

This request is located at the southwest corner of the intersection of TR 145 and S. Main Street. It is zoned M-2 Multi-Family, High Density. To the north, it is zoned a mix of R-1 Large Lot Residential, R-4 Duplex/Triplex, C-2 General Commercial, and Liberty

- 530'

FIRE PREVENTION

- Add 1 additional hydrant in the Villa area

RECOMMENDATION

Staff recommends approval of APPLICATION FOR SITE PLAN REVIEW #SP-13-2022 filed by Provision Living, 9450 Manchester Road, Suite 207, St. Louis Missouri, for the construction of a 2-story, 75 unit Assisted Living and Memory Care building, and 27 Independent Living Villas, at the southwest corner of S. Main Street and TR 145 with the following condition:

- Add 1 additional hydrant in the Villa area (FIRE)
- Add sidewalk connectivity on the site (ENGINEERING)

DISCUSSION

Dave Bayliss spoke on behalf of the project, as his company is owner and operator of the proposed facility. He said that he had no issues with the proposed conditions.

Mayor Muryn asked if the waterline was meant to be public or private. Mr. Bayliss said that they planned on it being public. He said that he would work with the Engineer's Office regarding easements and the meter boxes.

Jackie Schroeder asked if they had conversations with the restaurant to the south of the site. Mr. Bayliss said they had not but they would reach out.

Dan Clinger asked about lighting on the patios. Mr. Bayliss said that they had residential outdoor lighting for illuminating the patio. They would not be floodlights. Mr. Clinger asked if they should have screening on the south property line to buffer the residential and commercial. Matt Cordonnier said that Level 2 screening would be appropriate between the districts. Typically the heavier use is the one who puts in the landscaping, but in this case, Mr. Cordonnier thought they would want to include additional landscaping to provide better screening for the residents.

Mr. Clinger asked if they had discussions about the Marathon gas line. Mr. Bayliss said they had given this approval subject to getting approved by City Planning Commission. They cannot put structures in the easement, but they can put pavement perpendicular to the gas line. That is why they have the pickleball courts located where they did.

MOTION

Mayor Muryn motioned to **approve the APPLICATION FOR SITE PLAN REVIEW #SP-13-2022 filed by Provision Living, 9450 Manchester Road, Suite 207, St. Louis Missouri, for the construction of a 2-story, 75 unit Assisted Living and Memory Care building, and 27 Independent Living Villas, at the southwest corner of S. Main Street and TR 145 with the following condition:**

- **Add 1 additional hydrant in the Villa area (FIRE)**
- **Add sidewalk connectivity on the site (ENGINEERING)**
- **Add landscaping along the southern boundary of the site**

2nd: Jackie Schroeder

VOTE: Yay (4) Nay (0) Abstain (0)

4. APPLICATION FOR SITE PLAN REVIEW #SP-14-2022 filed by Fernco Dev. Ltd. & Norco Dev. Ltd., 101-403 6th Street, New Westminister, BC, Canada, for the construction of a self-storage facility on Lot 1 of Lakota Park

CPC STAFF

General Information

This request is located on the south side of Melrose Avenue, east of the proposed Lakota Drive. The site is zoned I-1 Light Industrial. To the north and east is a mix of C-2 General Commercial and I-1 Light Industrial. To the east is a mix of M-2 Multi-Family, High Density and MH Mobile Home. It is not located within the 100-year flood plain.

Staff Analysis

This project proposes a two-phase development to construct storage facilities. Phase one would include four (4) buildings totaling 42,706 square feet in size. Phase two would see an additional eight buildings, totaling 83,640 square feet. The first phase would align the buildings along the frontage of Melrose Avenue and Lakota Drive. The second phase would add a building to the south end to close off the site, as well as interior buildings. The site plan shows a 6-foot-high security fence around the site. The only entrance to the site will be off Lakota Drive.

The setbacks and heights of the buildings are within the standards for the I-1 district. The minimum building separation in the I-1 district though is twenty-five feet (25'). There are spots on site where the buildings are only separated by twenty-four feet (24') feet.

There is an existing tree line along the east side of the site which effectively screens the site to the east. No additional landscaping was indicated on the site plan. They will need to plant screening between the site and the M-2 that will eventually be added to the south of the site. Staff would recommend Level 3 screening Option 1, which states four (4) canopy trees and four (4) evergreen trees per one hundred lineal feet (100') of contiguous boundary with the conflicting zoning district or use.

Staff noted that there was a residential unit would be located on the second floor of Building A. To allow this, staff saw this as something that would need conditional approval from City Planning Commission.

Staff Recommendation

Staff recommends **APPLICATION FOR SITE PLAN REVIEW #SP-14-2022 filed by Fernco Dev. Ltd. & Norco Dev. Ltd., 101-403 6th Street, New Westminister, BC, Canada, for the construction of a self-storage facility on Lot 1 of Lakota Park with the following condition:**

- **Level 3, Option 1 screening along the south boundary of the site.**

ENGINEERING

Access --

Will be from a new drive coming off the east side of Lakota Drive.

Water Service –

Proposed plans are showing two fire lines and one domestic line to come off of the 8-inch waterline that will be installed as part of the Lakota Drive construction.

Sanitary Service –

Proposed plans are showing a new sanitary service to come off of the manhole that is located on the east side of Lakota Drive.

Stormwater Management –

Detention for the site will be achieved by the regional detention pond that is located to the south of the site.

MS4 Requirements –

The disturbed area is more than 1 acre so the applicant will need to comply with the City of Findlay's Erosion & Sediment Control Ordinance.

Recommendations:

Approval of the Site Plan

The following permits may be required prior to construction:

- Water Service Tap Permit x3
 - 6-inch Fire Line (2)
 - 1.5-inch Domestic Line (1)
- Sanitary Sewer Tap Permit x1
- Storm Sewer Tap Permit x1
- Curb Cut/ Drive Permit x 1
 - 85'

FIRE PREVENTION

No Comment

RECOMMENDATION

CPC Staff recommends approval **APPLICATION FOR SITE PLAN REVIEW #SP-14-2022** filed by Fernco Dev. Ltd. & Norco Dev. Ltd., 101-403 6th Street, New Westminster, BC, Canada, for the construction of a self-storage facility on Lot 1 of Lakota Park with the following condition:

- Level 3, Option 1 screening along the south boundary of the site (HRPC)
- Residential unit only be used by an employee (HRPC)

DISCUSSION

Dan Stone of Van Horn, Hoover and Associates was present for the application. This applicant had presented some concepts along with the rezoning in the past. Mr. Stone confirmed the living quarter was intended to be used for the on-site manager. The operators have facilities around the country that have this model. Rob Martin asked Kevin Shenise if the residential unit altered the comments from fire prevention. Mr. Shenise said it did not.

Dan Clinger asked about the exterior materials. Dan Stone said that the walls would be block material with insets. The doors would be faux features just to give the wall some architectural detail. When the full construction drawings are submitted, they will have the final colors attached.

Dan Clinger asked if there would be landscaping on Lakota Drive. Dan Stone said that they would have foundation landscaping and landscaping on the three sides along the north, west, and south sides.

Dan Clinger asked when they would look to do phase two. Dan Stone said they would get the pads all set up so that they could flow from the end of phase one into phase two. The gravel parking in the back will have spots for boats and RV, which is consistent with other storage facility projects. Dan Stone confirmed there would be wrought iron fencing linking between the buildings. The east side would have chain link fence, enclosing the site. Matt Cordonnier asked if they would have wire on top, but Dan Stone said they would not.

Dan Clinger asked if the City had approved Lakota Drive. Matt Cordonnier said it was included with the plat. The final plat is still being worked out, but would be submitted soon. Dan Clinger asked if a left-turn only lane would be appropriate for the site. Dan Stone said that was something they could work out with the City in the future.

MOTION

Dan Clinger motioned to **approve APPLICATION FOR SITE PLAN REVIEW #SP-14-2022 filed by Fernco Dev. Ltd. & Norco Dev. Ltd., 101-403 6th Street, New Westminster, BC, Canada, for the construction of a self-storage facility on Lot 1 of Lakota Park with the following condition:**

- **Level 3, Option 1 screening along the south boundary of the site (HRPC)**
- **Residential unit only be used for an employee (HRPC)**

2nd: Rob Martin

VOTE: Yay (4) Nay (0) Abstain (0)

- 5. APPLICATION FOR SITE PLAN REVIEW #SP-15-2022 filed by Reingard Enterprises, 409 S. Main Street, for the construction of a new 100,000 square foot warehouse on Lot 3 of the Tall Timbers 3rd Addition.**

CPC STAFF

General Information

This request is in the Tall Timbers 3rd Addition just south of County Road 212. This location is not located within the 100-year floodplain. The City of Findlay Land Use Plan designates the area as Industrial.

Parcel History

This is currently vacant. It went through Preliminary Plat in September 2021.

Staff Analysis

The applicant has requested to build a new 100,000 square foot warehouse on the site. A gas easement goes diagonally through the lot. The proposed building and future addition would be to the southwest of the easement.

Parking in the I-1 district requires 1.1 parking spots per employee during peak shift. The site plan indicates that there are 21 parking spots. This would accommodate 19 employees during the peak shift.

The building height was not indicated on the site plan. Staff would remind them that the I-1 district standards allow buildings up to sixty feet.

Staff Recommendation

Staff recommends **approval of APPLICATION FOR SITE PLAN REVIEW #SP-15-2022 filed by Reingard Enterprises, 409 S. Main Street, for the construction of a new 100,000 square foot warehouse on Lot 3 of the Tall Timbers 3rd Addition with the following condition:**

- **Approval and recording the Final Plat.**

ENGINEERING

E Access –

Will be from a new drive coming off the Industrial Drive Cul-de-Sac.

Water Service –

Proposed plans are showing one fire line and one domestic line to come off of the 12-inch waterline that will be installed as part of the Industrial Drive Cul-de-Sac construction.

Sanitary Service –

Proposed plans are showing a new sanitary service to come off of the manhole that is located on the east side of Industrial Drive.

Stormwater Management –

Calculations were submitted as part of the application and the proposed detention report complies with the City of Findlay Standards.

MS4 Requirements –

The disturbed area is more than 1 acre so the applicant will need to comply with the City of Findlay's Erosion & Sediment Control Ordinance.

Recommendations:

Conditional Approval of the Site Plan

The following permits may be required prior to construction:

- Water Service Tap Permit x1
 - 6-inch Fire Line (1)
 - 2-inch Domestic Line (1)
- Sanitary Sewer Tap Permit x1
- Storm Sewer Tap Permit x1
- Curb Cut/ Drive Permit x 1
 - 75'

FIRE PREVENTION

Add additional hydrant on the East side of the building

RECOMMENDATION

CPC Staff recommends **approval of APPLICATION FOR SITE PLAN REVIEW #SP-15-2022 filed by Reingard Enterprises, 409 S. Main Street, for the construction of a new 100,000 square foot warehouse on Lot 3 of the Tall Timbers 3rd Addition with the following condition:**

- Approval and recording the Final Plat (HRPC)
- Add additional hydrant on the East side of the building (FIRE)

DISCUSSION

Dan Stone of Van Horn, Hoover and Associates was present for the application.

Jackie Schroeder asked what the status of the final plat and construction plans. Dan Stone said the construction plans have been approved by the Engineer's Office, and they just needed to get the final plat approved.

Dan Clinger asked if they could expand the site. Dan Stone said they could expand to the south, as shown on the site plan, but they could also add another 200,000 square foot building in the northeast corner of the site. Unfortunately the gas line really cuts the site in two. They have the ability to get water and sewer across the site, but they cannot have a building in that area.

Jacob Mercer asked if they were removing any of the trees from the lot to the west. Dan Stone said they might need to remove some branches, but that they would not be removing any of the trees.

MOTION

Dan Clinger motioned to **approval of APPLICATION FOR SITE PLAN REVIEW #SP-15-2022 filed by Reingard Enterprises, 409 S. Main Street, for the construction of a new 100,000 square foot warehouse on Lot 3 of the Tall Timbers 3rd Addition with the following condition:**

- Approval and recording the Final Plat (HRPC)

- **Add additional hydrant on the East side of the building (FIRE)**

2nd: Rob Martin

VOTE: Yay (4) Nay (0) Abstain (0)

After the vote, Mayor Muryn adjourned the meeting.

Honorable City Council
Findlay, OH 45840

June 28, 2022

RE: STRICT Center

Dear Council Members,

On May 31st, the City of Findlay accepted Request for Qualifications (RFQ) for Design/Build Contractors to assist in the development and implementation of design and construction of the STRICT Center Project. From the RFQ process Three (3) Teams were shortlisted for interviews (see attached). Following a Request for Proposal, submitted on June 23rd, and subsequent interviews on June 27th Clouse Construction has been selected for the Project.

The first phase of the project will be to develop plans for the permitting and construction of the STRICT Center. Once the design phase is complete, Clouse will provide the Engineering Department with a detailed cost estimate for the construction and a Guaranteed Maximum Price (GMP) will be established.

By copy of this letter, the Law Director is requested to prepare the necessary legislation to authorize the Mayor, Service Safety Director and/or City Engineer to enter into contracts for the Design Services in the amount of \$48,500.

Request for authorizations and/or appropriations will follow for the construction phase of the project.

If you have any questions, please feel free to contact me.

Sincerely,



Lee P. Rausch, PE
Assistant City Engineer

pc: Don Rasmussen, Law Director
Jim Staschiak II, Auditor



**EVALUATION WORKSHEET FOR
DESIGN-BUILDER QUALIFICATIONS**

Name of Project: Simulated Response & Incident Command Training Center Project

Date: June 8, 2022

Scorer: _____

Criteria	Points Possible	Tuttle Construction	Whitta Construction	Clouse Construction	ACI Construction
Conformance to RFQ	Y/N	Y	Y	Y	Y
Competence to provide Services (Section B.1 of the RFQ)	20	19	16.8	19.2	16.4
Capacity to Provide the Required Services (Section B.2 of the RFQ)	5	4.6	4	4.4	3.6
Past Performance (Section B.3 of the RFQ)	15	13.8	11.2	14.4	12.8
Compliance with Ohio Revised Code requirements for design professionals (Section B.4 of the RFQ)	Y/N	Y	Y	Y	Y
Financial strength (Section B.5 of the RFQ)	5	4.8	4.8	4.8	4.8
Claims Asserted (Section B.7.a)	10	9.2	9.6	8.8	9.6
Litigation and Arbitration (Section B.7.b)	10	10	10	10	6
Firm's history (Section B.8.a of RFQ)	10	9	8.4	9.8	9
Firm's number of years in business (Section B.8.b of the RFQ)	5	4.8	4	4.4	4.4
Firm's Value Added Experience (Section B.8.c)	5	4.8	3.6	5	3.6
Prior performance with Owner (Section B.8.d of the RFQ)	5	3	2	3.2	2.8
Familiarity with local area/subcontractors/suppliers (Section B.8.e of the RFQ)	10	8.8	9.2	9.4	9.6
TOTAL	100	91.80	83.60	93.40	82.60

[The Evaluation Score Sheet continues on the following page.]



The following firms were short-listed:

1. Clouse Construction
2. Tuttle Construction
3. Whitta Construction

Evaluation Committee:

Printed Name

Signature

Rob Martin

A handwritten signature in blue ink, appearing to be 'Rob Martin', written over a horizontal line.

Joshua Eberle

A handwritten signature in blue ink, appearing to be 'Joshua Eberle', written over a horizontal line.

Robert Ring

A handwritten signature in blue ink, appearing to be 'Robert Ring', written over a horizontal line.

Lizzy Essinger

A handwritten signature in blue ink, appearing to be 'Lizzy Essinger', written over a horizontal line.

Lee P. Rausch

A handwritten signature in blue ink, appearing to be 'Lee P. Rausch', written over a horizontal line.



**OFFICE OF
THE MAYOR
CHRISTINA M. MURYN**

Rob Martin BSN, MBA
Service-Safety Director

June 28, 2022

Honorable City Council
City of Findlay, Ohio

Dear Honorable Council Members:

The City of Findlay Public Works Department would like to apply for the NatureWorks Grant. The request is for \$14,000.00 to be used toward restoration of Riverside Park shelter buildings. The restoration will include removing loose defective mortar joints, power washing, tuck and point all defective joints, and then seal the buildings using H-177 sealer by BASF.

The renovation of shelter buildings at Riverside Park is a multi-year project the Public Works Department has been doing utilizing funds from the Community Park Improvement Program Grant through the Hancock Park District (HPD) which helps reduce the need for City of Findlay funds.

The NatureWorks grant, offered annually, is funded through the Ohio Parks and Natural Resources Bond Issue. The NatureWorks grant program provides up to 75% reimbursement assistance for local government subdivisions for the acquisition, development, and rehabilitation of recreational areas. The City's 25% match will be \$3,500.00.

By copy of this letter, I am requesting the Director of Law prepare the necessary legislation to authorize the Service-Safety Director, City Engineer, or myself to apply for the NatureWorks Grant.

Thank you for your consideration of this matter.

Sincerely,



Christina M. Muryn
Mayor

pc: Donald J. Rasmussen, Director of Law
Jim Staschiak II, City Auditor
Public Works Department

TRAFFIC COMMISSION

City of Findlay
June 28, 2022

MINUTES

ATTENDANCE:

MEMBERS PRESENT: Service-Safety Director Rob Martin, Police Chief Robert Ring, Fire Chief Josh Eberle, Councilman Jim Slough.

STAFF PRESENT: Mayor Christina Muryn, Matt Stoffel, Public Works Superintendent; Tom DeMuth, Traffic Signal Supervisor; Kathy Launder, City Clerk.

NEW BUSINESS

1. Request of Mayor Christina Muryn to change the speed limit on Center Street from North Main Street to Tiffin Avenue and on Tiffin Avenue from Center Street to North Blanchard Street to 25 miles per hour.

Mayor Muryn stated that there have many concerns, mainly westbound, in the area of Center Street from Tiffin Avenue at or west of the railroad tracks. It's an area heading to Main Street that is 25 miles per hour (MPH). After putting up signage for dangerous curve, guardrails, and chevron signs and collecting traffic count/speed data, we found that motorists are not going excessively fast, except for a few outliers, overall most people are going 40 MPH. But with layout of the curvature and the railroad tracks it would behoove us from a safety standpoint and a traffic flow standpoint to slow it down through there. Mayor Muryn stated her initial request is to take the speed limit from 35 MPH to 25 MPH on Tiffin Avenue, from North Blanchard to Center Street and Center Street from Tiffin Avenue to Main Street. Mayor Muryn stated that many residents in the area have filed complaints. The major concern is the numerous accidents that have occurred that have damaged the homes in the area and feel unsafe to sit in the front part of the house. The City added guardrails and will be planting trees as defense mechanisms, but we need to figure out how to decrease the incidents that are happening. Chief Ring stated that the accidents that have occurred that involved the houses in the area have been speed related followed by failure to control. Director Martin stated that in September, the City will be conducting a traffic safety study in this area. Chief Eberle stated that with the issues we have had it seems like a good idea to reduce to the speed. Chief Ring inquired if we should wait to the results of the safety study. Director Martin stated that we may be two to three years out before any changes would be made related to the traffic safety study. Mayor Muryn stated that this is an easy potential temporary fix. If the results of the traffic safety study come back that we need to reconfigure the whole roadway then we can adjust the speed limit accordingly with the redesign potentially. With the number of accidents, the fatality, the offset intersection, and the railroad tracks it is a dangerous intersection that potentially decreasing the speed limit would reduce the accidents in the area. I would rather take action with the potential of having to reverse it, than take no action when we know the area is a concern and additional accidents occur. Mayor Muryn

stated that the traffic data and vehicle crash data is enough to justify the 25 MPH speed limit. It's just a matter of changing signs. If it doesn't show any signs of success, it can be easily changed back. Director Martin stated that neighbors have been involved and engaged in the discussion and the request to find solutions.

Motion to change the speed limit to 25 MPH on Center Street from North Main Street to Tiffin Avenue and on Tiffin Avenue from Center Street to North Blanchard Street, by Director Martin, second by Councilman Slough. Motion passed 4-0.

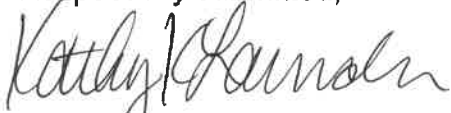
2. Request of Mayor Christina Muryn to change the speed limit on South Main Street from Lima Street south to the City corporation limits or from Lima Street to Sixth Street to 25 miles per hour.

Mayor Muryn stated that she has received numerous complaints of speeding on South Main Street. She further stated that she is attempting to calm traffic coming through the City. Councilman Slough stated that he has lived in the area for many years, and he hasn't seen any changes in speed of motorists. Chief Ring stated that a lot of times it only appears that motorists are going faster than they really are. Mayor Muryn asked if we could do a little more enforcement on engine noise side of things. Director Martin stated that he can see it being 25 MPH from Lima Street to Sixth Street, not necessarily to the corporation limits. Mayor Muryn stated that we collect traffic and noise data for the section of South Main Street from Lima Street to Sixth Street and separate data from the section of South Main Street from Sixth Street south to the corporation limits. After this data is collected, then revisit at a future Traffic Commission meeting for a decision.

Motion to table by Chief Eberle, second by Director Martin. Motion passed 4-0.

With no further business to discuss, the meeting adjourned. The next meeting of the City of Findlay Traffic Commission will be held on July 18, 2022, at 2:30 p.m. in the third floor conference room of the Municipal Building.

Respectfully submitted,



Kathy K. Launder
City Clerk



AUDITOR'S OFFICE

318 Dorney Plaza, Room 313
Findlay, OH 45840-3346
Telephone: 419-424-7101 • Fax: 419-424-7866
www.findlayohio.com

JIM STASCHIAK II
CITY AUDITOR

June 15, 2022

The Honorable Council
Findlay OH 45840

RE: OPIOID ABATEMENT FUND

The State of Ohio reached an \$808 million agreement with the three largest distributors of opioids. The state developed the OneOhio plan, a mechanism to ensure that any money from a negotiated settlement is distributed fairly to the communities hit hardest by the opioid crisis. The settlement agreement allocates 30% to local governments, 55% to a foundation that will distribute funds to projects, and 15% to the Office of the Ohio Attorney General as Counsel for the State of Ohio.

At the November 16, 2021 meeting, Council passed Resolution 020-2021. This resolution stated that the City would accept the terms of the OneOhio settlement pursuant to the OneOhio memorandum of understanding. OneOhio Funds must be utilized in a manner consistent with the "Approved Purposes" definition in the MOU.

We do not yet know exactly when or how much will come to the City of Findlay; however, before the City of Findlay receives its portion from the state, the Auditor of State (AOS) is recommending that each participating subdivision accepting the Funds provide written legislation stating that the local government share shall be placed in a separate fund and used only for the approved purposes as required by the OneOhio MOU. Pursuant to the AOS recommendation, I am asking Council to adopt a resolution to establish the Opioid Abatement Fund within our chart of accounts. The fund would be categorized as a special revenue fund.

The difference between this fund and other City funds is that this fund will not be included as part of the annual appropriation process, rather, a request for appropriation of each expenditure will be done as needed. The AOS issued a bulletin regarding the use of these funds and states: "AOS recommends that each participating subdivision accepting OneOhio Funds clearly document their rationale for each expenditure. This documentation is best provided by legislation adopted by the entity's legislative body explaining how the expenditure meets the approved purpose definition of the OneOhio MOU. To aid in our future audit work, we also ask that each expenditure be carefully tracked and adequate documentation of the expenditure be maintained."

I am asking that Council consider legislation at the July 5th meeting.

Respectfully,

Jim Staschiak, II
City Auditor

C: Don Rasmussen, Director of Law



**OFFICE OF
THE MAYOR
CHRISTINA M. MURYN**

Rob Martin, BSN, MBA
Service-Safety Director

June 27, 2022

RE: Rainy Day and Self Insurance Funds

Dear Honorable City Council,

At your June 21, 2022, regular session of City Council, Auditor Staschiak had two pieces of legislation added to the agenda, Resolution No. 018-2022 requesting that the minimum reserve balance be increased from 2 months of General Fund Expenses to 3 months of General Fund Expenses and Ordinance No. 2022-059 requesting that the self-insurance fund be increased from the current balance of \$1,000,000 and receive an additional \$1,000,000 taking the total balance to \$2,000,000. At first glance, I do not have significant opposition to either request, however, I do have a number of questions specifically related to the significant increase recommended for the self-insurance fund.

I appreciate Councilman Wobser requesting both of these items be discussed in more detail and scheduling an Appropriations Committee meeting for 5:30pm on Tuesday, July 19, 2022. However, this will be immediately before the third reading of both pieces of legislation. Therefore, I am requesting that Resolution No. 018-2022 and Ordinance No. 2022-059 be tabled prior to their second reading at the July 5, 2022, meeting of City Council. This will allow for the public to be aware of any requested modifications prior to a potential adoption.

Additionally, I would like to look at both requests as part of our entire financial picture. As you are aware, my administration was just made aware on May 23, 2022, that the Auditor's Office filed the paperwork for the City of Findlay's American Rescue Plan Act funds to be considered revenue replacement. This now provides my team the necessary guidance to bring City Council a plan on how we propose investing these dollars in our community.

I believe that we will be prepared in August to have a first round of discussions with City Council on our proposed American Rescue Plan Act spending and would be an appropriate time to look at any currently proposed or additional financial requests of the Auditor's Office.

The City of Findlay is fortunate to be in the current financial position that we are, and the opportunity before us is not lost on myself or the many dedicated team members of the City of Findlay. We look forward to discussing how we can all work together to ensure a strong and stable financial future for the City of Findlay government while also putting our citizens' hard-earned dollars back into the community that we all know and love.

Thank you for your consideration, and I look forward to our discussion.

Sincerely,

A handwritten signature in blue ink that reads 'Christina M. Muryn'.

Christina M. Muryn
Mayor

Committee Members:

- Jeff Wobser, at-large – Committee Chair
- Randy Greeno, at-large
- Dennis Hellmann, ward 2
- Grant Russel, at-large (Remote)
- Beth Warnecke, ward 3
- Mayor Christina Muryn
- Jim Staschiak, Auditor

Staff:

-
-
-
-

Guests:

Matt Cordover – HRPE
Sarah Bougiarou
Julie Coffee } PlanningNext
Janice Green }

Meeting Start Time: 10:00 AM

Meeting End Time: 1:00 PM

Agenda:

Call to Order

Roll Call

Approval of Minutes

New Items

In-depth overview given by the PlanningNext group on the process to date.

Adjournment



Jeff Wobser, Strategic Planning Committee Chair

Agenda

Strategic Planning Committee Work Session

June 21, 2022, 10am-1pm
 City of Findlay Municipal Building, 3rd Floor Conference Room

Purpose: To provide an update on the Findlay Forward strategic planning process including 1) results from the first round of engagement; 2) discussion around key plan framework items such as vision, mission, and plan goal areas 3) discussion around other key topics that will help inform the direction of the strategic plan recommendations.

1. Welcome	Mayor Muryn	10:00am
2. Process Update	planning NEXT	10:15
3. Round 1 Engagement Results	planning NEXT	10:30
<ul style="list-style-type: none"> • Who we heard from • What we heard 		
4. Discuss Plan Framework Elements	planning NEXT, All	11:00
<ul style="list-style-type: none"> • Vision, Mission, Goals • Other key topics 		
5. Next Steps	planning NEXT	12:45pm
<ul style="list-style-type: none"> • Preparing for Round 2 Engagement 		
6. Adjourn	Mayor Muryn	1:00

Remote
 Shelby - Remote
 Grant Russel - Remote

PN
 Sarah Bougouis
 Julie Coffee
 Jaune

CoF
 Mayor Muryn
 Auditor Szesliwark
 Randy Greeno
 Beth Warnock
 Matt Cordonnier
 Jeff Wobser

COMMITTEE REPORT
THE CITY COUNCIL OF THE CITY OF FINDLAY, OHIO

The **STRATEGIC PLANNING COMMITTEE** met on June 21, 2022 for an in-depth overview given by the PlanningNext group on the process to date.

We recommend: *To continue The Strategic Planning process.*

Aye Nay *J. Wob*
Jeff Wobser, Chairman

Aye Nay *Randy Greeno*
Randy Greeno

Aye Nay _____
Dennis Hellmann

Aye Nay _____
Grant Russel

Aye Nay *Beth Warnecke*
Beth Warnecke

Aye Nay *Christine M. Muryn*
Mayor Muryn

Aye Nay *[Signature]*
Auditor Staschiak

LEGISLATION: *N/A*

DATE: June 21, 2022

COMMITTEE: STRATEGIC PLANNING

**FINDLAY CITY COUNCIL
CARRY-OVER LEGISLATION
July 5, 2022**

RESOLUTION NO. 018-2022 (*minimum reserve balance policy*) **requires three (3) readings** **second reading**
A RESOLUTION ADOPTING A MINIMUM RESERVE BALANCE POLICY AS PROMULGATED BY THE CITY AUDITOR'S OFFICE, AND REPEALING ALL RESOLUTIONS AND/OR PARTS OF RESOLUTIONS IN CONFLICT HEREWITH, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-047 **tabled after third reading during 6/21/22 City Council meeting during OLD BUSINESS**
(*Taylor St property acquisition*) **requires three (3) readings**
AN ORDINANCE AUTHORIZING THE MAYOR AND/OR SERVICE-SAFETY DIRECTOR OF THE CITY OF FINDLAY, OHIO TO ENTER INTO A PURCHASE AGREEMENT(S) FOR THE ACQUISITION OF THREE (3) PROPERTIES LOCATED ON TAYLOR STREET, FINDLAY, OHIO, APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-052 (*first floor Municipal Building replacement windows*) **requires three (3) readings** **third reading**
AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR, AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO WAIVE FORMAL ADVERTISING AND BIDDING REQUIREMENTS AND ENTER INTO A CONTRACT WITH CAPITOL ALUMINUM & GLASS CORPORATION FOR THE REPLACEMENT OF MUNICIPAL BUILDING FIRST FLOOR LOBBY WINDOWS, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-054 (*Supreme Court of Ohio Technology grant*) **requires three (3) readings** **second reading**
AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-055 (*City Income Tax Administration Fund*) **requires three (3) readings** **second reading**
AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-056 (*Cherry Street Storm Sewer Project No. 35524100*) **requires three (3) readings** **second reading**
AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR, AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO WAIVE FORMAL ADVERTISING AND BIDDING REQUIREMENTS AND ENTER INTO A CONTRACT WITH HOHENBRINK EXCAVATING INC., FOR THE CHERRY STREET STORM SEWER PROJECT NO. 35524100, APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-057 (*2022 Street Preventative Maintenance, Project No. 32820100*) **requires three (3) readings** **second reading**
AN ORDINANCE APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-058 (*Public Works replacement plasma table*) **requires three (3) readings** **second reading**
AN ORDINANCE APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-059 (*self-insurance fund*) **requires three (3) readings** **second reading**
AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-060 (*Robert L. Hamilton estate trust funds*) **requires three (3) readings** **second reading**
AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-061 (*332/336 Cherry St vacation*) **requires three (3) readings** **second reading**
AN ORDINANCE VACATING A CERTAIN PORTION OF CHERRY STREET (HEREINAFTER REFERED TO AS THE 332 AND 336 CHERRY STREET VACATION) IN THE CITY OF FINDLAY, OHIO.

ORDINANCE NO. 2022-062 (*Water Distribution materials*) **requires three (3) readings** **second reading**
AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.

City of Findlay

Office of the Director of Law

318 Dorney Plaza, Room 310
Findlay, OH 45840
Telephone: 419-429-7338 • Fax: 419-424-7245

Donald J. Rasmussen
Director of Law

JULY 5, 2022

THE FOLLOWING IS THE NEW LEGISLATION TO BE PRESENTED TO THE CITY COUNCIL OF THE CITY OF FINDLAY, OHIO, AT THE TUESDAY, JULY 5, 2022 MEETING.

RESOLUTIONS

020-2022 A RESOLUTION AUTHORIZING THE AUDITOR OF THE CITY OF FINDLAY, OHIO TO ESTABLISH AN ADDITIONAL FUND.

ORDINANCES

- 2022-063 AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.
- 2022-064 AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR, AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO ENTER INTO A CONTRACT WITH CLOUSE CONSTRUCTION CORPORATION, FOR THE DESIGN PHASE OF THE STRICT CENTER PROJECT, AND DECLARING AN EMERGENCY.
- 2022-065 AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR, AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO APPLY FOR AND SIGN ANY APPLICABLE GRANT AGREEMENT(S) OR RELATED DOCUMENTS FOR THE OHIO PARKS AND NATURAL RESOURCES NATUREWORKS GRANT PROGRAM, AND DECLARING AN EMERGENCY.

RESOLUTION NO. 020-2022

A RESOLUTION AUTHORIZING THE AUDITOR OF THE CITY OF FINDLAY, OHIO TO ESTABLISH AN ADDITIONAL FUND.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Findlay, State of Ohio:

SECTION 1: That the Auditor of the City of Findlay, Ohio be and he is hereby authorized to establish the following fund:

Opioid Abatement Fund

SECTION 2: This Resolution shall take effect and be in force from and after the earliest period provided by law.

PRESIDENT OF COUNCIL

MAYOR

PASSED _____

ATTEST _____
CLERK OF COUNCIL

APPROVED _____

ORDINANCE NO. 2022-063

AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.

BE IT ORDAINED by the Council of the City of Findlay, State of Ohio, two-thirds (2/3) of all members elected thereto concurring:

SECTION 1: That the following sums be and the same are hereby appropriated:

FROM:	FAA Grant (Airport Rescue Grant AIP-32)	\$ 59,000.00
TO:	FAA Airport Rescue Grant Program, <i>Project No. #35212300</i>	\$ 59,000.00

SECTION 2: This Ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, health and safety of the inhabitants of the City of Findlay, Ohio, and for the further reason it is immediately necessary to appropriate said funds so that received grant funds may be utilized within the City of Findlay Airport to help offset airport operational and maintenance expenses,

WHEREFORE, this Ordinance shall take effect and be in force from and after its passage and approval by the Mayor.

PRESIDENT OF COUNCIL

MAYOR

PASSED _____

ATTEST _____
CLERK OF COUNCIL

APPROVED _____

ORDINANCE NO. 2022-064

AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR, AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO ENTER INTO A CONTRACT WITH CLOUSE CONSTRUCTION CORPORATION, FOR THE DESIGN PHASE OF THE STRICT CENTER PROJECT, AND DECLARING AN EMERGENCY.

WHEREAS, Clouse Construction Corporation was selected from received Request For Qualifications (RFQ) to assist in the development and implementation of design and construction of the STRICT Center, and;

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Findlay, State of Ohio, two-thirds (2/3) of all members elected thereto concurring:

SECTION 1: That the Mayor, Service-Safety Director, and/or City Engineer of the City of Findlay, Ohio be and they are hereby authorized to enter into a contract or contracts with Clouse Construction Corporation for the design phase of the STRICT Center project.

SECTION 2: This Ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, health and safety of the inhabitants of the City of Findlay, Ohio, and for the further reason it is immediately necessary to authorize the entering into a contract or contracts with Clouse Construction Corporation so that the design phase of the project may be completed.

WHEREFORE, this Ordinance shall take effect and be in force from and after its passage and approval by the Mayor.

PRESIDENT OF COUNCIL

MAYOR

PASSED _____

ATTEST _____
CLERK OF COUNCIL

APPROVED _____



**EVALUATION WORKSHEET FOR
DESIGN-BUILDER QUALIFICATIONS**

Name of Project: Simulated Response & Incident Command Training Center Project

Date: June 8, 2022

Scorer: _____

Criteria	Points Possible	Tuttle Construction	Whitta Construction	Clouse Construction	ACI Construction
Conformance to RFQ	Y/N	Y	Y	Y	Y
Competence to provide Services (Section B.1 of the RFQ)	20	19	16.8	19.2	16.4
Capacity to Provide the Required Services (Section B.2 of the RFQ)	5	4.6	4	4.4	3.6
Past Performance (Section B.3 of the RFQ)	15	13.8	11.2	14.4	12.8
Compliance with Ohio Revised Code requirements for design professionals (Section B.4 of the RFQ)	Y/N	Y	Y	Y	Y
Financial strength (Section B.5 of the RFQ)	5	4.8	4.8	4.8	4.8
Claims Asserted (Section B.7.a)	10	9.2	9.6	8.8	9.6
Litigation and Arbitration (Section B.7.b)	10	10	10	10	6
Firm's history (Section B.8.a of RFQ)	10	9	8.4	9.8	9
Firm's number of years in business (Section B.8.b of the RFQ)	5	4.8	4	4.4	4.4
Firm's Value Added Experience (Section B.8.c)	5	4.8	3.6	5	3.6
Prior performance with Owner (Section B.8.d of the RFQ)	5	3	2	3.2	2.8
Familiarity with local area/subcontractors/suppliers (Section B.8.e of the RFQ)	10	8.8	9.2	9.4	9.6
TOTAL	100	91.80	83.60	93.40	82.60

[The Evaluation Score Sheet continues on the following page.]



The following firms were short-listed:

1. Clouse Construction
2. Tuttle Construction
3. Whitta Construction

Evaluation Committee:

Printed Name

Signature

Rob Martin

A handwritten signature in blue ink, appearing to be 'Rob Martin', written over a horizontal line.

Joshua Eberle

A handwritten signature in blue ink, appearing to be 'Joshua Eberle', written over a horizontal line.

Robert Ring

A handwritten signature in blue ink, appearing to be 'Robert Ring', written over a horizontal line.

Lizzy Essinger

A handwritten signature in blue ink, appearing to be 'Lizzy Essinger', written over a horizontal line.

Lee P. Rausch

A handwritten signature in blue ink, appearing to be 'Lee P. Rausch', written over a horizontal line.

ORDINANCE NO. 2022-065

AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR, AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO APPLY FOR AND SIGN ANY APPLICABLE GRANT AGREEMENT(S) OR RELATED DOCUMENTS FOR THE OHIO PARKS AND NATURAL RESOURCES NATUREWORKS GRANT PROGRAM, AND DECLARING AN EMERGENCY.

WHEREAS, the City of Findlay would now like to apply for an additional fourteen thousand dollars (\$14,000.00) through the aforementioned grant program, to be used toward restoration of Riverside Park Shelter buildings to include the removal of loose defective mortar joints, power washing, tuck and point all defective joints, and the sealing of the building using H-177 sealer, and;

WHEREAS, said grant is offered annually and is funded through the Ohio Parks and Natural Resources Bond issue which provides up to seventy-five percent (75%) reimbursement assistance for local government subdivisions for the acquisition, development, and rehabilitation of recreational areas. If awarded, the City of Findlay's matching share would be twenty-five percent (25%) or three thousand five hundred dollars (\$3,500.00), and;

WHEREAS, Council desires to authorize the Mayor, Service-Safety Director, and/or City Engineer of the City of Findlay, Ohio to apply for and sign any applicable grant agreement(s) or related documents for the Ohio Parks and Natural Resources NatureWorks Grant program.

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Findlay, State of Ohio, two-thirds (2/3) of all members elected thereto concurring:

SECTION 1: That the Mayor, Service-Safety Director, and/or City Engineer of the City of Findlay, Ohio be and they are hereby authorized to apply for and sign any applicable grant agreement(s) or related documents for the Ohio Parks and Natural Resources NatureWorks Grant program.

SECTION 2: This Ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, health and safety of the inhabitants of the City of Findlay, Ohio, and for the further reason it is immediately necessary to authorize the applying for and signing of said grant agreement(s) or related documents so that this grant agreement may be secured forthwith and executed so that these grant funds may be utilized for their intended purposes;

WHEREFORE, this Ordinance shall take effect and be in force from and after its passage and approval by the Mayor.

PRESIDENT OF COUNCIL

MAYOR

PASSED _____

ATTEST _____
CLERK OF COUNCIL

APPROVED _____