

Community Ward Meeting for **Wards 1 & 5** was held at Bedford City Hall on Monday, April 13, 2015. Mayor Koci called the meeting to order at 7:03 P.M.

Present: Council Members: Mayor Stan Koci, Sandy Spinks, Greg Pozar, Vice-Mayor Marilyn Zolata, Walter Genutis, Paula Mizesak, Don Saunders. Also Present: Clerk of Council Pro-Tem Michelle Hollo. Administration: City Manager Michael Mallis, Police Chief Kris Nietert, Building Commissioner Calvin Beverly, Fire Chief Dave Nagy, Service Director Clint Bellar, Recreation Director Randy Lewis, Finance Director Frank Gambosi.

Mayor Koci and City Manager Mallis welcomed all residents. Mayor Koci said the most important thing this evening was to hear from the residents. He introduced those Council members who were present, spoke about the 2014 challenges regarding former Law Director Schuman and former Judge Jacobs investigations, Ben Venue closing and causing a loss of 1,100 jobs and 20% of the operating budget, City Manager Hank Angelo retired and the three changes on Council. He thanked Judge Melling and Clerk of Courts Day for their professionalism, the hiring of Law Director Montello, and the hiring of City Manager Mallis. He welcomed West Ward Pharmaceutical, 2014 had no cut of services or layoffs, \$9+ million carryover in the General Fund, he commended/thanked the employees for their much appreciated efforts, he thanked Council members for their efforts, spoke of the loss of State funds, and the loss of \$2+ million from the closing of Ben Venue.

Councilwoman Spinks reported the following for Ward 1:

- First full year in Council. There are items she is still working on that she would like to get done.
- Kudos to the Service Department. There have been numerous people moving out leaving mattresses and trash.
- Attended Western Reserve Land Bank with Councilman Genutis. Attended education class on proper planting of trees. Found out Bedford ranked in top 10 on being a healthy city because cities that have a lot of trees, their residents are healthier.
- Looking into offering a clinic at City Hall with Western Reserve on teaching residents what is the proper trees to plant in your yard.
- Spoke about the removal of Ash trees, if disease caught early the tree can be treated, and Ash trees are a very expensive tree to remove due to the root system.

Councilman Pozar reported the following for Ward 5:

- Presentation tonight similar to State of the City Address, speaking about items pertinent to Bedford and the City's viability.
- Explained the roles of and the workings of the Council and the Administration. No one person in a City Manager form of government makes ultimate decisions.
- Council works together to direct the Administration and provide a blueprint for what the residents expect in services.
- Services are directly proportionate to what the City receives in revenues. This year appropriations are approximately \$37 million and expected revenues are approximately \$35 million. As a result of City policy to prepare for a rainy day, there is \$9 million in the bank. The rainy day is here.
- Ben Venue employed 1,300 people. West Ward Industries only employs roughly 200 people. The consequence is a negative \$2.3 million.

- The Administration determines priorities in this rainy storm. Service Department is down nine employees. The crews wear multiple hats on a weekly basis. As a result of these reductions, we have to limit what these crews do regarding leaves, sewers, streets and chipper services with fewer people.
- Main goal/priority is keeping safety forces fully employed and provide the same services to the extent that is possible to the residents and businesses in the city.
- Estimates \$10 to \$12 million needed to correct the sewers.
- This new Administration is much different than the previous. This Administration is proactive, out looking at and assessing the damage and the neglect that has taken place over the last three years. There is much work to do.
- Ward 5 is the biggest ward in the city. It is a gateway to the city and consist of the main roads Broadway, Center, and W. Grace.
- Appreciates what he has seen in the last year in maintaining levels, services and safety forces.
- The \$9 million in the bank is only going to last a few years.

City Manager Michael Mallis introduced the Department Heads that were present this evening. He noted all the departments work together as a team to ensure quality services. He was proud to be working with the group of employees the City currently had on staff. He gave the PowerPoint presentation highlighting all City Departments (see attached).

He added points of interest throughout the PowerPoint presentation as listed:

- 2014 Year End – \$3.6 million general fund cash balance, additional State revenue cuts, \$5.8 million reserve still intact and the closing of Ben Venue.
- Regionalization - The Regional Dispatch Center opened March 19, 2015 with a combination of Maple Heights, Bedford Heights, Garfield Heights and Bedford.
- 2015 News and Initiatives: Columbus Road bridge update, partnership with Tinkers Creek Watershed, St. Peter Chanel property, housing development behind Our Lady of Hope/St. Pius property, West Ward status, Taylor/Willis property with bike and multi-purpose trail, Meadowbrook developments, ODNR and Mayors and Managers Association regarding the deer population, adjustment of sewer and chipper service, 2015 Street program including Old Rockside, Broadway sections, Ellenwood and short Lamson, 42 Harrison resolution, demolition grant received for 42 Harrison, 85 Southwick, and 88 John, and trash collection opportunity.
- Rockside Road bridge and Cleveland waterline issue.
- Maintaining Neighborhoods – enforcing property maintenance, pursue home demolitions, concerns of the 315 vacant homes, grass enforcement. Explained the Home Heritage program.
- Community Outreach – inform residents/businesses about using utility bill inserts, Facebook, Twitter and E-News blasts, newly designed Resident Guide, Code Red.
- Importance of relationships - In 2009, the City lost its K-9 unit. The K-9 unit will be returning in the near future with full cost absorbed by the Automile.
- General Fund Cash Balance – see attached graph for a decline if the City does not take steps to avoid losses prior to 2019.
- Administrative Challenges – minimal levels while continuing quality services, change how services were delivered, union negotiations, healthcare changes, wellness program for the staff.
- Potential buyer for the Chanel property, acquisition of the 10+ acre Rysar Properties for development, Metroparks bike path into Bedford, highlight park attractions.

- 2015 & Beyond – work with Hikma representatives, efforts to market Bedford as a whole, develop Taylor/Willis property, collaborate with developers of Meadowbrook Market Square and Hemisphere to market Tinkers Creek Commerce Park.

Mr. Mallis and Mr. Gambosi explained:

- a \$1.4 million cut by the State of Ohio annually
- loss of the Tangible Personal Property tax which was as high as \$463,000 annually
- loss of the Inheritance Tax which was as high as \$512,000 annually
- the Local Government Tax reduced from \$778,000 to \$336,000 annually. (Example: if the Automobile sold 1,000 cars a year at \$25,000 each the sales tax sent to the State would give \$66 million to the state and the City would only get \$336,000)
- the loss of \$2 million in taxes from the closing of Ben Venue
- the loss of water and sewer consumption from the closing of Ben Venue reduced revenues in water/sewer fund
- the current \$9.5 million in the General Fund was because the City saved for a rainy day
- the loss/effect of the \$400,000 decrease in value of real estate
- every single revenue source was decreased to the City except revenue sources the City controls
- it was very difficult to continue City services and keep the adequate number of employees
- 1999, 2001 2004 and 2006 were the last high points of revenue sources
- negative effects of HB 5
- the City's financial ratings were downgraded to a lower rating
- 2009 was the last increase in taxes in Bedford
- urged residents to understand the substantial cuts and losses the City was experiencing and facing

City Manager Mallis and Mayor Koci opened the floor to the citizens.

A resident inquired about the rainy day fund and where it will be in five years. The resident suggested the City take the \$9 million, put a freeze on using it for five years, and invest into an endowment where the money earned from investments will go back to the City. Secondly, he stated that Meadowbrook Shopping Center is a larger worry than Ben Venue Laboratories. He praised that it is a beautiful shopping plaza, and we should work to get businesses into the empty spaces.

City Manager Mallis stated that he and the Mayor met with the owner of the Meadowbrook complex, along with his broker, and they discussed that they were able to fill the stores up in no time but with non-reliable businesses. The owner wants stores that are sustainable and will help Bedford. He also stated that they are in support of that because the City does not want stores/facilities that will go under in a short amount of time. Mr. Mallis said that there are businesses that want to be by Wal-Mart, so there is potential.

Mr. Mallis also explained that Giant Eagle owns the lease of the old Tops building until 2018. He reassured the residents that they are working with the owner of the complex and pushing to get good businesses in there for the betterment of the City. He also mentioned that the Walgreen's lease for the old Medic building just ended at the end of 2014, so they are getting information from interested parties on that property as well.

Resident questioned what the City's Standard and Poor's rating is. Finance Director Frank Gambosi said the City has a rating of AA with a negative outlook from Standard and Poor's and the City was recently downgraded by Moody's to AA3. Mr. Gambosi reassured that AA is very good. The City would be watched for any type of changes that we do to conquer the big decrease in revenue.

A resident questioned the rumor of Cleveland Water taking over our Water Department. Mayor Koci replied there are rumors but reassured that they are not going to take over the Water Department. He explained that the City has looked at this over the years and it is not feasible for Cleveland to take over that department. He said in all his years on the Fire Department he never went to a fire hydrant that was bad or shut off because lines are able to be fixed the same day they are reported. If Cleveland took over, it would take weeks to service or shut off water if needed in a situation. The City would not save any significant amount of money to even consider switching to Cleveland Water. Mayor Koci complimented the Water Department on the excellent job they do in fixing water leaks, which happen daily.

Another resident asked about the free mulch program that the City offered years ago to residents and if it was discontinued due to non-residents taking the mulch. He inquired if the City would be able to start this program back up. Service Director Clint Bellar explained that the City put together their own compost facility to save the money instead of paying someone to take the leaves. When MRML went in on Solon Road, they agreed to take all the leaves free of charge so we do not have to maintain our compost facility. Also, it is EPA regulated so there are fees involved. Financially it is wiser to use MRML and so there is no compost for residents to use.

A downtown business owner suggested that most downtown areas have parking meters and that Bedford does not have them. He stated that it is a way to get significant revenue and would support this. Mayor Koci said it would be something the City would look into and weigh the pros and cons, and also have meetings with the downtown merchants to get their opinion on having the parking meters.

A resident stated he walks around the city every morning, the neighborhood is holding up good, however, the snow removal and ice made walking dangerous along with the plows pushing the snow up onto the sidewalks blocking the walkways. He also questioned when the house near the Church of the Nazarene would be torn down. Councilwomen Spinks replied they ran into problems which delayed tearing down the house and it should be finished in the next two weeks.

A resident on Flora Drive stated she watched the plow trucks come down two at a time not plowing or distributing salt. They drove past with their plows up in the air. She said the workers need to be watched on what they are doing and what they are covering. She also stated that during the snow ban cars were always parked on the street which forces the plow trucks to go around the cars. She suggested that the plow truck drivers report to the police the cars that are blocking their way. Mr. Mallis complimented the Service Department workers stating that they have done a tremendous job this winter. He also stated that we have informed residents/plow companies on shoveling their walks, driveways and not parking on the street during the snow bans, but we will do a better job on getting that information out to the residents and companies. The last two winters have been bad and the Service Department was keeping up as best as they could. He told the resident that if she had any concerns to call City Hall.

A resident questioned how much the new garbage cans would weigh filled. There are many elderly residents and they would have trouble taking the cans to the tree lawns especially during the winter. Also inquired if there were additional bags that did not fit into the can if those would be picked up as well.

Mayor Koci replied there is a smaller can available if seniors or anyone else may have a problem with the weight. Mr. Mallis explained the service would remain unlimited pick up. Further, if a resident only has one bag of trash, they can place the one bag out and it will be picked up as well. Mr. Gambosi said he has these containers at his house. At first he was against them because the hardest part is finding a place to store them. Now that he has them, he likes them. His wife takes out the containers and has no problem.

A resident from Greencroft asked if there could be a police presence on Friday and Saturday nights during the summertime near Greencroft, Flora and Sector Drive due to the customers of the Automile bar that are drinking/smoking outside of the bar causing a lot of noise and disturbance. Chief Nietert stated that bars are allowed to have their customers smoke and drink outside on their property, but unless they are called and the police are there they are unable to tell if they are in violation or not. Chief Nietert advised the resident to call the police stating that it is much more effective for the call to come in when the disturbance is happening.

A resident stated that she has a problem taking her rubbish out after 6:00 p.m. because it is too dark outside in the winter time. Mayor Koci replied it is okay to put trash out a little earlier during the winter months.

Another resident commended and applauded the Service Department on the snow removal and said that Bedford does a marvelous job, even the side streets. She travels from Bedford through Maple Heights to Garfield Heights and she can always count on Bedford streets being clean. She also mentioned that she hopes that the residents bring in their garbage cans if the city proceeds with getting the cans.

Mr. Mallis said the County used to clear the walks on the bridges on Northfield Road and Rockside Road, but decided they will no longer clear these walkways. This is another task the City needs to do.

A resident stated that she always reads the meeting minutes and mentioned that she read about the City looking into banning parking on the side streets and inquired what brought this up. She said there are times when parking on the street is needed and she is not a fan of the no parking ban. Mayor Koci replied it was brought up because of the cars parking on the streets during snow bans and that it has not been decided on yet. He said there is going to be a 30 day watch on parking and that in July there would be a work session meeting dedicated to just parking.

Mr. Mallis said they have spoken about it at great lengths, discussing if they should put up another sign but odds are that the repeat violators will not pay attention to signs and will continue to park. There were repeat violators, around five percent of the city that does not follow the parking ban, and they were ticketed. Some repeat violators had their vehicles towed. The discussion in past meetings are from residents that have witnessed the violators and we said we would look further into it.

A resident inquired about parking ticket fines and suggested they be increased to stop repeat offenders. Chief Nietert explained the various fines.

A resident inquired if there has been any discussion about closing Ellenwood Center. Mayor Koci replied there has been no discussion. We have partnered with Bedford Heights for the use of their community center facility. The Mayor said recreation is usually the first thing looked at when discussing cuts. We need to maintain entertainment, festivals, van services and other services which costs money. It is important to provide recreation and entertainment. The City did eliminate fireworks because it was a

safety concern and also costs. The money was directed towards other things for residents and kids to safely have fun. Mayor Koci said he cannot say Ellenwood Center would never be shut down, but it is important for quality of life in town.

Mr. Mallis explained there is an employee who works evening/weekend hours at Ellenwood who replaced a retired employee and another employee who left four years ago who worked with the Seniors. The Recreation Director, Randy Lewis, and Mr. Mallis went through the rentals and the use of the building after hours. There are a significant number of rentals and groups that utilize the building. With the loss of the two employees, a combined position was created starting an afternoon shift to make sure someone is there during the evening hours. This position works with youth sports and also does the senior coordinator position. The Recreation Department is still down an employee.

A resident inquired if there was a way to install a senior/handicapped handrail lift to get into the outdoor swimming pool. Mr. Lewis replied the lift is installed. There is also a walk-in area of the pool to make it handicap accessible.

A resident asked about the \$61,200 court reimbursement and fines, how is the crime rate in Bedford, if it has gotten better, worse or stayed the same. Mr. Gambosi stated that court cases have been consistent over the years. Court revenue is a source of revenue the City is able to maintain. The Court works with the City in keeping court costs in line with their expenses. Chief Nietert, answered as well, that the crime in the city has been fairly consistent. In regards to drugs, heroin is a national problem and it is a problem here because the cost of the drug is so cheap. We have had some heroin issues, but our problem with drugs in the city are not out of control. Regardless of what is done, every city faces that issue because it is a difficult issue to control. In the overall crime perspective, Chief Nietert said we have not had significant changes as far as the number of crimes.

A resident brought up his concerns regarding Union Street and the potholes. Mr. Mallis replied Union is a county street. He explained the City applied for a grant two years ago and part of the grant would be to utilize \$200,000 towards improving Union Street. The County needed to commit to repaving it in 2015 and they declined. The City was not awarded the grant. Union Street is on the County's 2016 schedule, however, there is no guarantee it is going to happen within that timeframe. We will do the best we can to address those areas, especially at the intersection at Egbert. The City should not use city money to fix county streets.

A resident asked if sidewalk maintenance and grass growing on sidewalk because it is not being edged, if that is a resident's responsibility and is it a violation. She was referring to a neighbor's house and the upkeep. Mayor Koci and Mr. Bellar stated that the upkeep of the sidewalks is the homeowner's responsibility. Mr. Mallis said to call City Hall and provide the Building Department with the address.

A resident asked about the 911 grant, how long it is for, and is the idea to expand. Mayor Koci replied the grant was for the startup costs to buy the equipment and referred to one rack of radios that cost over \$1 million. One of the reasons why we want to consolidate the dispatcher centers is because we alone could not afford to update our system and dispatch center to what it needs to be. The new Southeast Regional dispatch center will be able to receive text messages, video message or picture message. Maple Heights is in fiscal emergency, but they still have to have funding to provide emergency services. The State will allow Maple Heights to spend the money for the dispatch center because it is less expensive than if they did it on their own. As we bring in more cities to the dispatch center, the funding per city is lowered.

A resident stated his concern about a neighbor on their street with trash, debris, a couch, an unattended pool, rodents, and the chimney is falling down which is a safety issue. Mr. Mallis told the resident to call his office or the Building Department with the address and once inspected, the City will notify the property owner or the tenant.

A resident stated that a house on her street was purchased by someone out of state, fixed up and is being rented to someone with 5-7 kids, a few dogs and they are not keeping up with the maintenance. Mr. Beverly responded the Building Department has orders on the property on Washington Street.

A resident asked about rental homes and when anything needs to be done were the tenants being contacted or the owner of the homes. Also, is the owner of the home committed to tell his tenants what is expected by the City. Mr. Mallis answered stating the owner of the property is notified of any issues with the property. We have a criminal nuisance policy if the police get called multiple times. Council recently rewrote the legislation to significantly penalize, as far as dollar amounts, the property owner. We do notify both the owner and the tenant if there is an issue with the property or the people living there. The owner of the property is notified because ultimately they will be held responsible.

Council took some steps last year addressing rental properties. There are fantastic landlords, but there are some landlords who do not care. They want their rent money at the beginning of the month. We now require inspections every other year. In the past it was only when a tenant changed. There were houses that had not been inspected for ten years. We have also established fines which were not in place before. We also increased the cost to do business if you are a landlord. We were at the lowest level of cost to do business compared to other cities.

A resident said a rental house across the street had a problem with the sewer and it flooded. There is now a four foot pipe sticking up in the middle of the front lawn and inquired how long it would be there and if grass would be planted. Mayor Koci responded it may need to be cut down if it is a clean-out, but let us know the address.

A resident inquired if these regulations apply to city employees. Mayor Koci replied any resident.

Resident asked how the criminal nuisance law work as far as people who are disruptive. There is a residence on Washington Street in which police respond almost weekly or every other week. There are young women screaming at 12:30 a.m. Mayor Koci said to call the police. After the police respond three times, on the third call they are billed for the police response. If renters, the property owner gets charged. Chief Nietert stated depending on the nature of the call, the police do use their discretion. Police may not always cite on the first offense. Sometimes the police may just issue a warning. The same discretion applies to the criminal nuisance law. It is not etched in stone that if the police go there three times you are going to be in violation. We do keep track of those repeat addresses. If there is a problem, an officer will let the Chief know that a criminal nuisance letter needs to be sent. Chief Nietert stated you do have to call and do not assume that somebody else called.

A resident inquired if only three percent of the residents recycle. Mayor Koci clarified it is three percent of the tonnage that is recycled and that is very low. The resident stated there are certain things that are recyclable that cannot go in the weekly garbage pick-up. Last year at the ward meeting, she made a suggestion for the computer, electronics and various household waste round-ups, that twice a month having those hours extended into the evening or possibly a Saturday for a couple of hours, like the shred day. She does her part and recycles. She is not the only one that works during the hours for drop-off.

Last year she was told to give her items to her mother, which is unacceptable. The Finance Department comes in during tax season on Saturday so why not do something for the round-up for a couple of hours. Mr. Bellar responded he looked into it and decided not to pay overtime and did not believe residents would show up. The resident suggested split shifts and there would be no overtime costs involved. Mr. Bellar suggested she contact the Cuyahoga County Solid Waste District who he thinks has Saturday hours. Councilwoman Zolata agreed there should be a Saturday morning drop-off because it is difficult for people who work.

A Grand Blvd. resident said she has lived here since the 1960's. She loves to walk her dogs and the last couple of years there have been a lot of problems walking her dogs because of the kids. The kids stop her and they line up around her and will not let her pass.

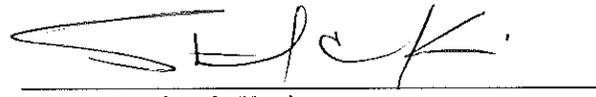
A resident stated this was a very knowledgeable session. It seems like the majority of people do not attend enough regular council meetings. They are asking questions that could be answered if they called the councilperson or City Hall. Calling 232-1600 will get you transferred to the right department. That is why the City Hall is here and these City representatives know what they are doing.

Mrs. Spinks said to attend council meetings and to call her if there is a problem. She is available. She will pick up the phone or return the call within a few minutes.

Mayor Koci thanked everyone for attending.

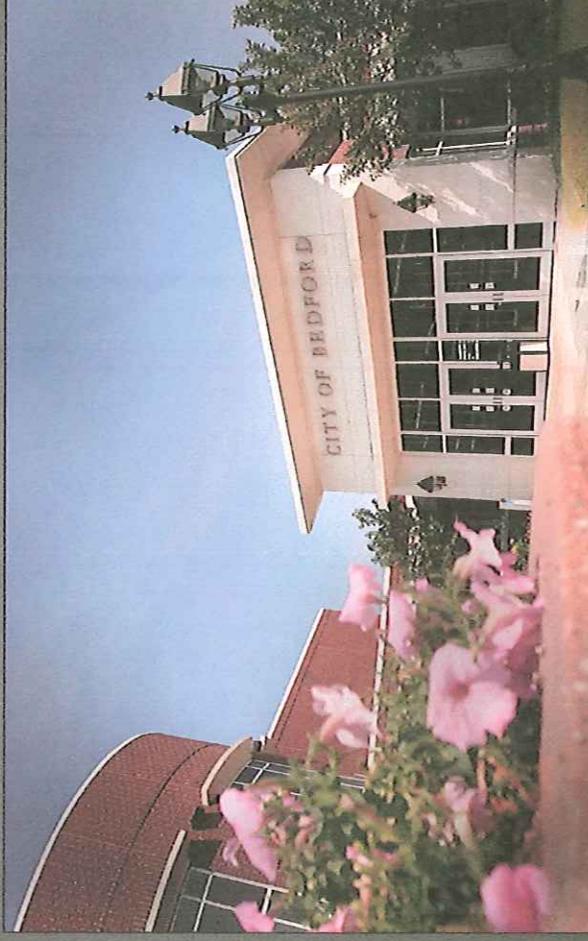
Meeting adjourned at 8:59 P.M.


Clerk of Council Pro-Tem


Mayor Stanley C. Koci

COMMUNITY MEETING WARDS 1 & 5

COUNCILWOMAN SANDY SPINKS
COUNCILMAN GREG POZAR

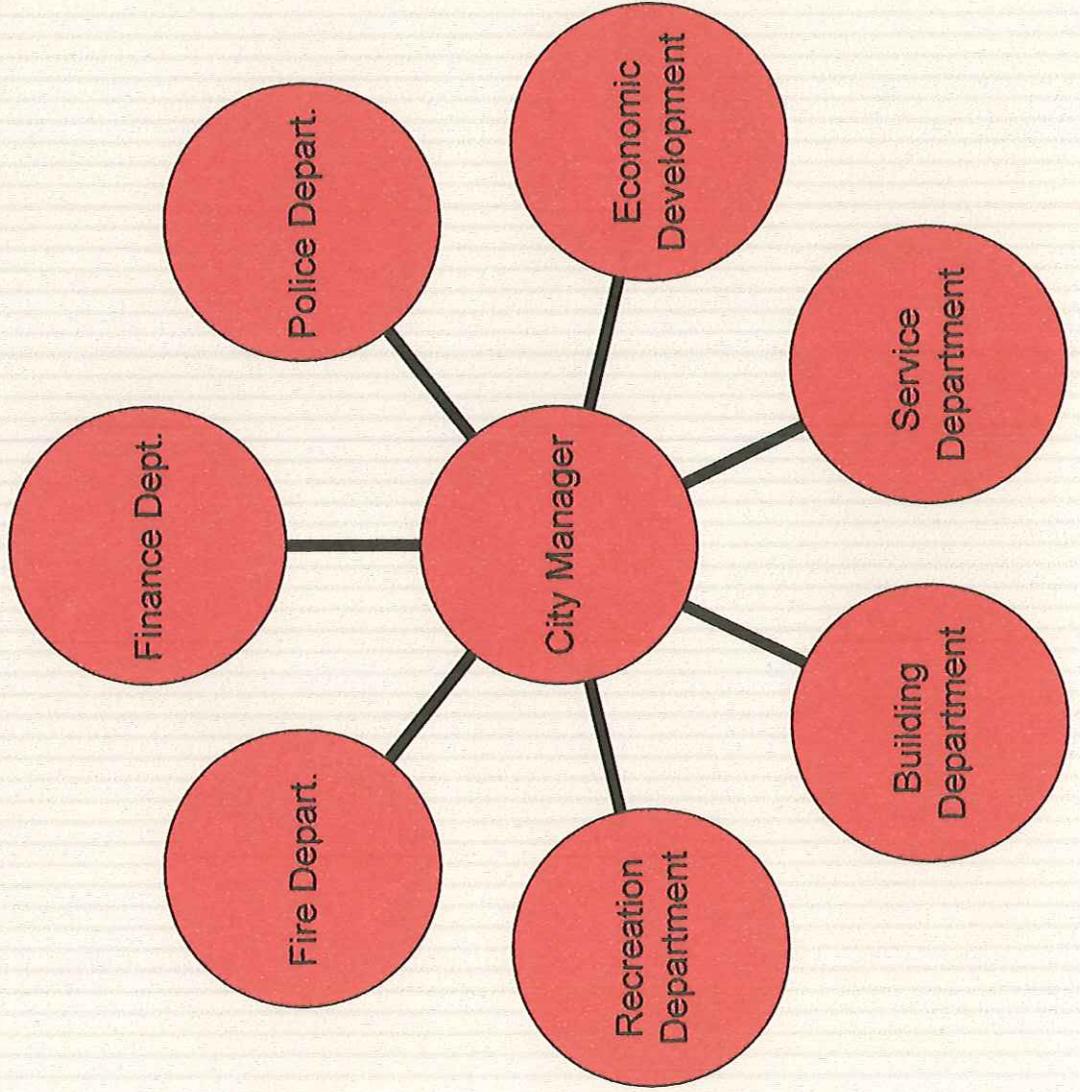


APRIL 13,
2015

PRESENTED BY: MAYOR STAN KOCI &
CITY MANAGER MIKE MALLIS



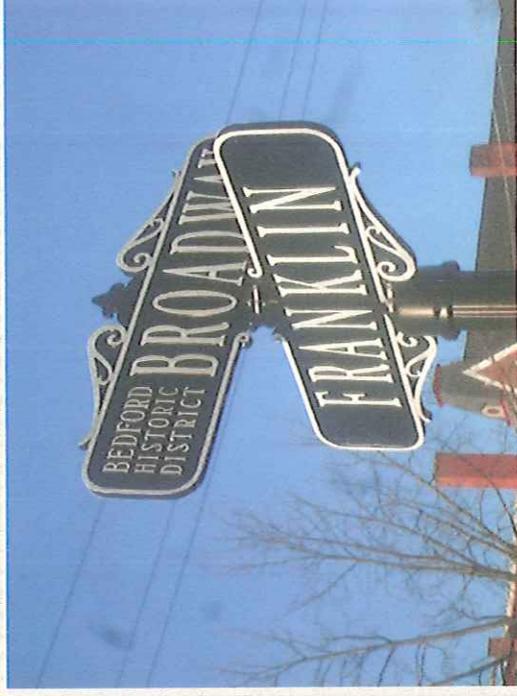
MUNICIPAL DEPARTMENTS



2014 YEAR END



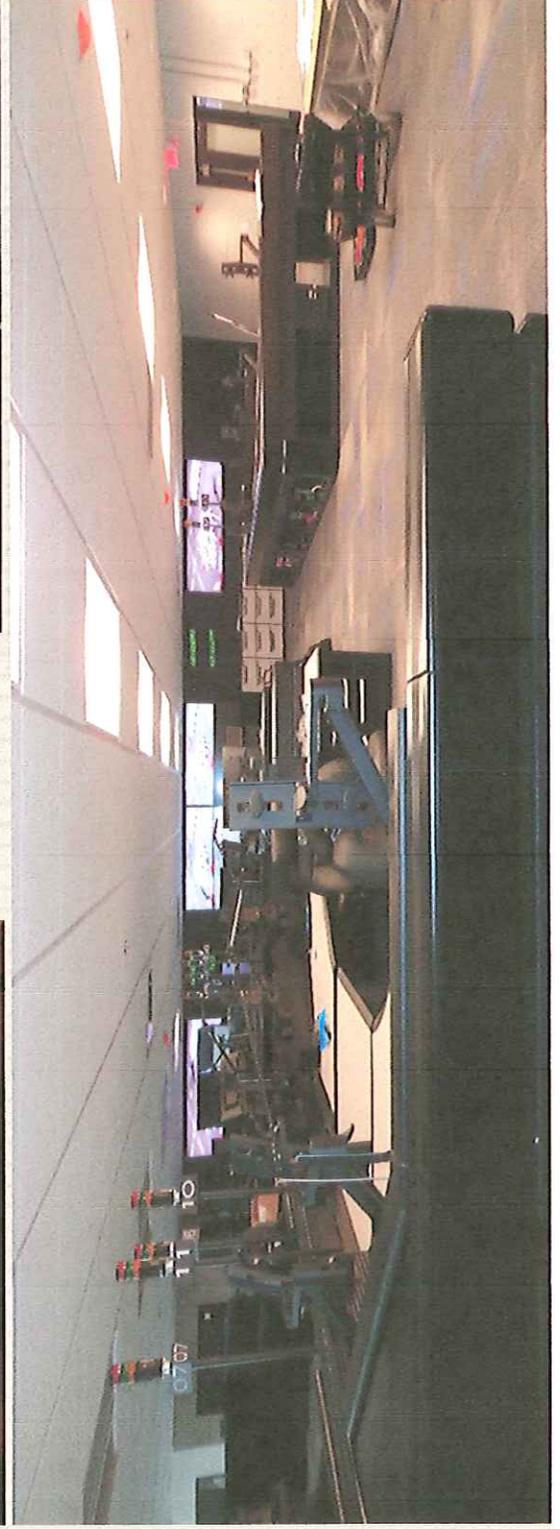
- ❑ City concluded 2014 with a \$3.6 million general fund cash balance.
- ❑ These funds were a result of city income tax collections and savings from unspent budgets from all departments.
- ❑ We have experienced additional State revenue cuts and real estate tax collections over the last 3 years totaling \$1.9 annually!
- ❑ \$5.8 million reserve still intact
- ❑ Legislation exists requiring a 15% reserve be maintained
- ❑ We are preparing to face the full affect of the Ben Venue closure in 2015



REGIONALIZATION



Southeast Emergency Communications Center



2015 NEWS AND INITIATIVES

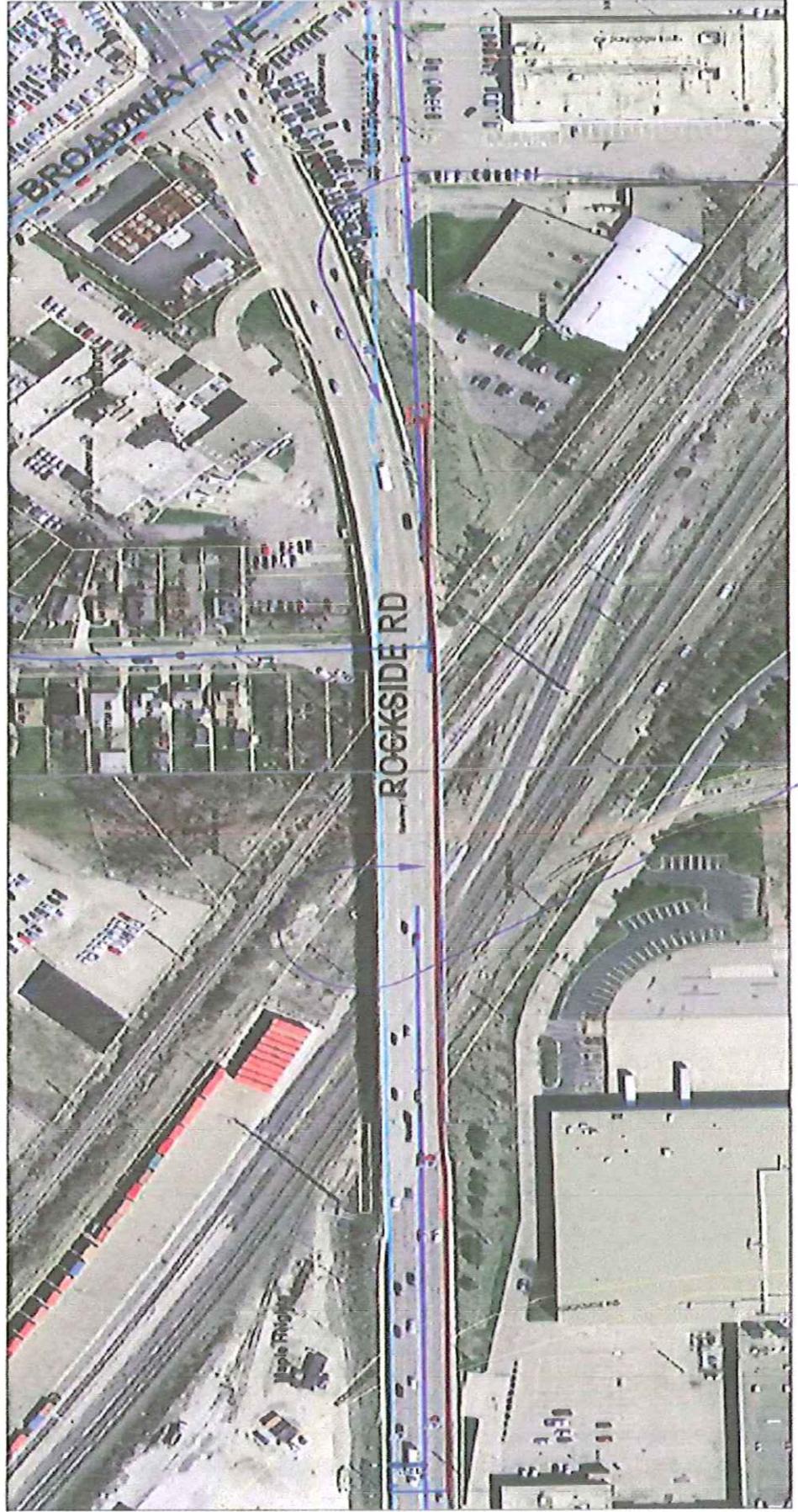


- ❑ Columbus Road Bridge
 - ❑ Partnership with TCWS
- ❑ St. Peter Chanel Property
- ❑ Housing Development in front of Planning Comm.
- ❑ West Ward status
- ❑ Taylor / Willis Property
 - ❑ Bike and multi purpose trail
- ❑ Meadowbrook Developments
- ❑ Rockside Road Bridge – water line issue.
- ❑ Participated in meetings with the ODNR & the Mayors and Managers Assoc. regarding the deer population.
- ❑ Adjustment in services:
 - ❑ Sewer & Chipper
- ❑ 2015 Street Program
 - ❑ Old Rockside, Broadway sections, Ellenwood & short Lamson
- ❑ 42 Harrison Resolution
 - ❑ Demolition Grant
- ❑ Trash collection opportunity

2015 NEWS AND INITIATIVES



ROCKSIDE RD TEMPORARY BYPASS - 8" TEMPORARY BYPASS TO FEED FROM BEDFORD TO MAPLE HEIGHTS



CITY OF BEDFORD



Maintaining our Neighborhoods

- The City will continue enforcing our property maintenance program
- Pursue demolition when possible
- There are roughly 315 vacant homes to date, which includes bank owned, government owned and estate owned
- Partnership with the Cleveland Restoration Society
- Tremendous resource for home improvements

HERITAGE

HOME

PROGRAM

CITY OF BEDFORD



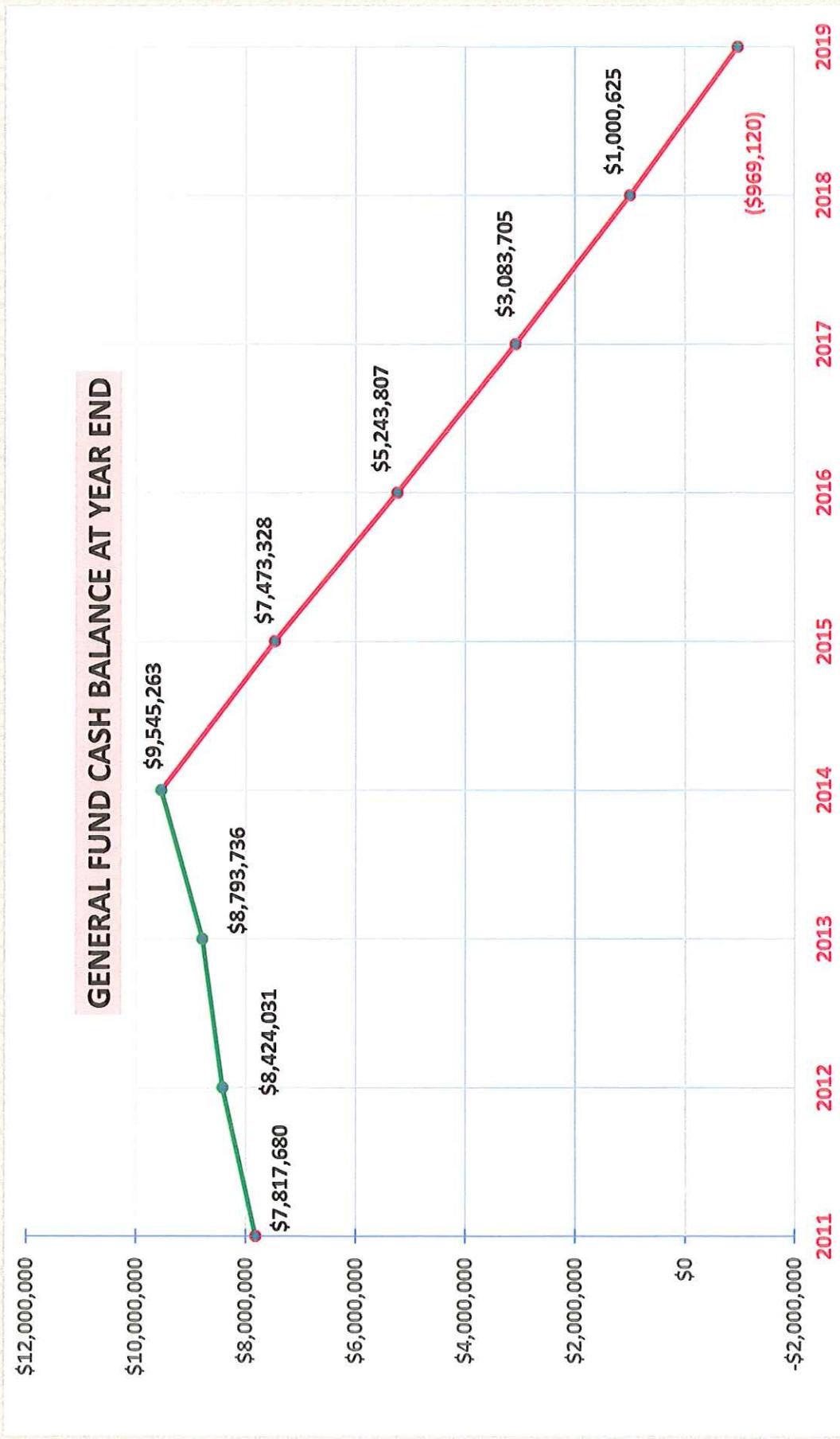
Community Outreach

- Our goal has been to inform our residents and businesses of as much information as possible
 - ▣ Monthly utility bill inserts, Facebook, Twitter and E-News digital notifications
- Researching the idea of a community app
- Newly designed Resident Guide will be distributed in 2015
- Code Red sign-up form available





GENERAL FUND CASH BALANCE... DECLINING



CITY OF BEDFORD



Administrative Challenges

- ❑ Operating at minimal levels City-wide while continuing to provide quality services
- ❑ Changes as to how services are delivered
- ❑ Ongoing contract negotiations with multiple unions
- ❑ Significant healthcare changes
- ❑ Implementation of a City-wide wellness program embraced by the staff

CITY OF BEDFORD



- City has been engaged with a buyer for the Chanel property
 - 200 +jobs should it be finalized
- Finalized the acquisition of the Rysar Properties vacant land adjacent to Viaduct Park
 - 10+ acres ready for development
 - City is working to both establish and extend the Metroparks bike paths throughout the City
 - The goal is to highlight parks attractions throughout the City

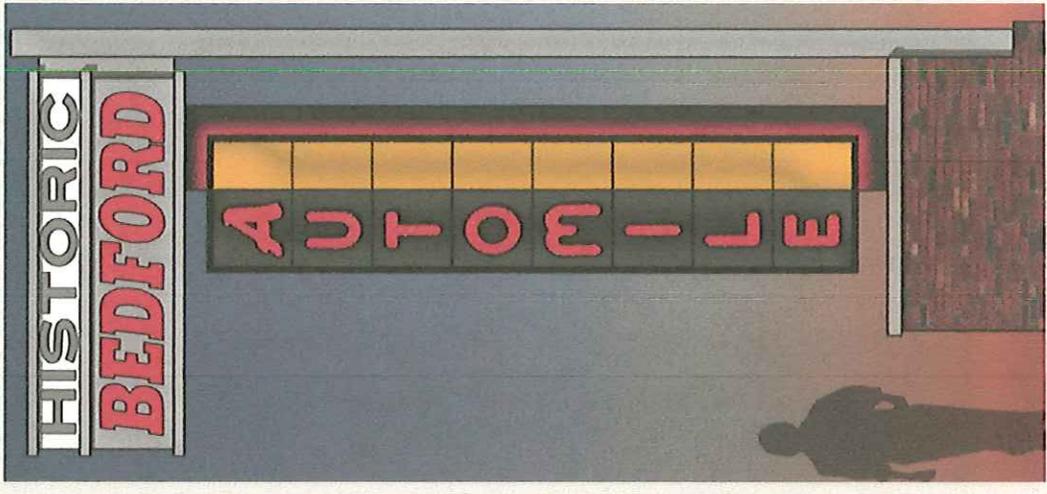


CITY OF BEDFORD



2015 & Beyond

- Continue to work with Hikma Representatives
- Continue to market the City of Bedford as a whole....housing, businesses, service and overall quality of life
- Development of the Taylor / Willis property and the City trail-way.
- Collaborate with the developers of Meadowbrook Market Square to enhance retail in complex
- Collaborate with Hemisphere to market Tinkers Creek Commerce Park





QUESTIONS / COMMENTS

