

AGENDA
CUYAHOGA COUNTY ECONOMIC DEVELOPMENT & PLANNING COMMITTEE MEETING
MONDAY, JULY 25, 2011
CUYAHOGA COUNTY JUSTICE CENTER
COUNCIL CHAMBERS – 1ST FLOOR
3:00 PM

1. CALL TO ORDER
2. ROLL CALL
3. APPROVAL OF MINUTES FROM JULY 18, 2011 MEETING
4. PUBLIC COMMENT RELATED TO THE AGENDA
5. MATTERS REFERRED TO COMMITTEE
 - a) M2011-0039: A Motion confirming the County Executive's appointment of Lawrence Benders to serve on the Cleveland/Cuyahoga County Workforce Investment Board, and declaring the necessity that this Motion become immediately effective.
 - b) R2011-0215: A Resolution authorizing the County Executive to enter into an amendment to Agreement No. AG1000313-02, 03 with City of Euclid for the HOME Rehabilitation and Resale of Single-Family Homes Program for the period 10/1/2010 - 12/31/2012 to change the terms, effective 4/1/2011, and for additional funds in the amount of \$105,966.00; and declaring the necessity that this Resolution become immediately effective.
 - c) R2011-0216: A Resolution authorizing awards on RQ20209 to Alabasi Construction Incorporated in the amount of \$1,466,661.00 and to Scharton Electric Company, Inc. in the amount of \$106,970.00 for heating unit replacement and associated energy conservation activities at the Westerly Apartments, located at 14300 Detroit Avenue, Lakewood, in connection with the Home Weatherization Assistance Program for the period 8/1/2011 - 11/30/2011; authorizing the County Executive to enter into contracts consistent with said awards; and declaring the necessity that this Resolution become immediately effective. (Executive Approval No. EA2011-0474 - authority to seek proposals.)

- d) **R2011-0228**: A Resolution authorizing an award on RQ19570 to Town Center Construction, LLC, in the amount of \$360,900.00 for construction of an Energy Center at the Cuyahoga County Fairgrounds in connection with the Fairgrounds Wind Turbine Project; authorizing the County Executive to enter into a contract consistent with said award; and declaring the necessity that this Resolution become immediately effective.

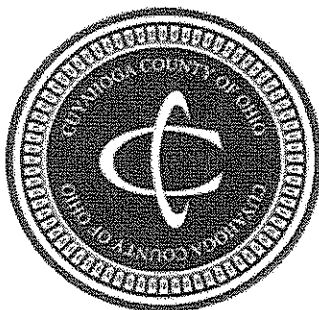
- e) **R2011-0229**: A Resolution amending Resolution No. R2011-0034 dated 1/25/2011, which authorized an economic development loan in the amount not-to-exceed \$800,000.00 for construction of a facility to be located on Cornell Road, Cleveland, to change the name of the borrower from SDC University Circle Developer LLC to SDC University Circle LL LLC; and declaring the necessity that this Resolution become immediately effective.

- f) **R2011-0230**: A Resolution authorizing a Brownfields Redevelopment Fund loan in the amount not-to-exceed \$1,000,000.00 to Miceli-Lograsso Development III LLC for a Phase II Expansion Project, located at 2800 East 90th Street, Cleveland; authorizing the Director or Deputy Chief of Staff to execute all documents required in connection with said loan; and declaring the necessity that this Resolution become immediately effective.

6. MISCELLANEOUS BUSINESS

7. OTHER PUBLIC COMMENT

8. ADJOURNMENT



MINUTES

CUYAHOGA COUNTY ECONOMIC DEVELOPMENT & PLANNING COMMITTEE MEETING
MONDAY, JULY 18, 2011
CUYAHOGA COUNTY JUSTICE CENTER
COUNCIL CHAMBERS – 1ST FLOOR
3:00 PM

1. CALL TO ORDER

The meeting was called to order at 3:12 p.m.

2. ROLL CALL

The Clerk called the roll. Committee members Schron, Brady, Gallagher, Greenspan, and Germana were in attendance. Ms. Connally and Mr. Rogers were absent. A quorum was determined. Councilmembers Miller and Jones were also present.

3. APPROVAL OF MINUTES FROM JUNE 27, 2011 MEETING

A motion was made by Mr. Germana, seconded by Mr. Schron and approved by unanimous vote to approve the minutes of the June 27, 2011 meeting.

4. PUBLIC COMMENT RELATED TO THE AGENDA

There was no public comment.

5. MATTERS REFERRED TO COMMITTEE

- a) O2011-0026: An Ordinance adopting the five-year Economic Development Plan, in accordance with Section 7.05 of the Charter of Cuyahoga County, and declaring the necessity that this Ordinance become immediately effective.

A motion was made by Mr. Schron, seconded by Mr. Germana and approved by unanimous vote to accept the substitute version of Ordinance No. O2011-0026 as submitted by Councilmember Miller.

On a motion by Mr. Brady with a second by Mr. Gallagher, Ordinance No. O2011-0026 was considered and approved by unanimous vote to be referred to the full Council agenda under second reading suspension of rules, as substituted.

6. MISCELLANEOUS BUSINESS

a) Presentations

- 1) Joe Roman (GCP)
- 2) Ray Leach (Jumpstart)
- 3) Dam Berry (MAGNET)
- 4) John Colms (Wire-Net)

The above addressed the committee regarding their organizations. Discussion ensued.

7. OTHER PUBLIC COMMENT

There was no public comment.

8. ADJOURNMENT

With no further business to discuss the meeting was adjourned by Mr. Schron at 5:15 p.m., without objection.

COUNTY COUNCIL OF CUYAHOGA COUNTY, OHIO

MOTION NO. M2011-0039

Sponsored by: Council President Connally

A Motion confirming the County Executive's appointment of Lawrence Benders to serve on the Cleveland/Cuyahoga County Workforce Investment Board, and declaring the necessity that this Motion become immediately effective.

WHEREAS, pursuant to the federal Workforce Investment Act of 1998 and the provisions of ORC Chapter 6301, the former Cuyahoga County Board of Commissioners created the Cuyahoga County Workforce Investment Board (WIB) to be given the responsibility for workforce development activities; and

WHEREAS, such workforce development activities include helping individuals maximize their employment opportunities; help employers gain access to skilled workers; help employers retain skilled workers; help develop or enhance the skills of incumbent workers; improve the quality of the workforce and enhancing the productivity and competitiveness of the economy; and

WHEREAS, the Workforce Investment Board serves as the advisory body for the City of Cleveland and Cuyahoga County Departments of Workforce Development to provide resources and information through the Employment Connection (EC) system to assist area businesses with their hiring and training needs in order to stay competitive in today's environment and to provide residents of Cleveland and Cuyahoga County with the tools necessary for a competitive and successful job search; and

WHEREAS, members of the Workforce Investment Board shall be appointed to serve a three (3) year term; and,

WHEREAS, County Charter Section 6.04, entitled Special Boards and Commissions, states that "[w]hen general law or any agreement with another public agency or court order provides for appointment of members of a special board or commission or other agency by the board of county commissioners, such appointment shall be made by the County Executive, subject to confirmation by the Council;" and,

WHEREAS, County Executive Ed FitzGerald has nominated Lawrence Benders, Cuyahoga County Director of Development, to be appointed to serve on the Cleveland/Cuyahoga County Workforce Investment Board.

NOW, THEREFORE, BE IT APPROVED BY THE COUNTY COUNCIL OF CUYAHOGA COUNTY, OHIO:

SECTION 1. The Council of Cuyahoga County, Ohio, hereby confirms the County Executive's appointment of Lawrence Benders, Cuyahoga County Director of Development, to serve on the Cleveland/Cuyahoga County Workforce Investment Board.

SECTION 2. It is necessary that this Resolution become immediately effective in order that critical services provided by Cuyahoga County can continue, and to continue the usual and daily operation of the County. Provided that this Resolution receives the affirmative vote of eight members of Council, this Resolution shall become immediately effective upon the signature of the County Executive.

SECTION 3. It is found and determined that all formal actions of this Council concerning and relating to the passage of this Motion were passed in an open meeting of this Council, and that all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public, and in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

On a motion by _____, seconded by _____, the foregoing Motion was duly approved.

Yeas:

Nays:

County Council President Date

Clerk of Council Date

First Reading/Referred to Committee: June 28, 2011
Committee(s) Assigned: Human Resources, Appointments & Equity and Economic Development & Planning

Journal _____
_____, 2011

County Council of Cuyahoga County, Ohio

Resolution No. R2011-0215

Sponsored by: County Executive FitzGerald/Department of Development	A Resolution authorizing the County Executive to enter into an amendment to Agreement No. AG1000313-02, 03 with City of Euclid for the HOME Rehabilitation and Resale of Single-Family Homes Program for the period 10/1/2010 - 12/31/2012 to change the terms, effective 4/1/2011, and for additional funds in the amount of \$105,966.00; and declaring the necessity that this Resolution become immediately effective.
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WHEREAS, the Department of Development has requested approval of an amendment to Agreement No. AG1000313-02, 03 with the Euclid for the HOME Rehabilitation and Resale of Single-Family Homes Program for the period 10/1/2010 – 12/31/2012 to change the terms, effective 4/1/2011, and for additional funds in the amount of \$105,966.00; and

WHEREAS, the City of Euclid will use fiscal year 2008 HOME funds in conjunction with its Neighborhood Stabilization Program funding to rehabilitate and sell vacant properties; and

WHEREAS, these funds are the City of Euclid's share of the Federal HOME funds allocated to the Cuyahoga Housing Consortium; and

WHEREAS, it is necessary that this Resolution become immediately effective in order that critical services provided by Cuyahoga County can continue, and to continue the usual and daily operation of the County.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNTY COUNCIL OF CUYAHOGA COUNTY, OHIO:

SECTION 1. That the County Executive/Department of Development is hereby authorized to amend Agreement No. AG1000313-02, 03 with City of Euclid for the HOME Rehabilitation and Resale of Single-Family Homes Program for the period 10/1/2010 – 12/31/2012 to change the terms, effective 4/1/2011, and for additional funds in the amount of \$105,966.00.

SECTION 2. It is necessary that this Resolution become immediately effective to assure that work can continue and not jeopardize Federal funding secured for this project. Provided that this Resolution receive the affirmative vote of eight members of Council, this Resolution shall become immediately effective upon the signature of the County Executive.

County Council of Cuyahoga County, Ohio

Resolution No. R2011-0216

Sponsored by: County Executive FitzGerald/Department of Development	A Resolution authorizing awards on RQ20209 to Alabasi Construction Incorporated in the amount of \$1,466,661.00 and to Scharton Electric Company, Inc. in the amount of \$106,970.00 for heating unit replacement and associated energy conservation activities at the Westerly Apartments, located at 14300 Detroit Avenue, Lakewood, in connection with the Home Weatherization Assistance Program for the period 8/1/2011 - 11/30/2011; authorizing the County Executive to enter into contracts consistent with said awards; and declaring the necessity that this Resolution become immediately effective. (Executive Approval No. EA2011-0474 - authority to seek proposals.)
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WHEREAS, the Department of Development is recommending awards on RQ20209 to Alabasi Construction Incorporated in the amount of \$1,466,661 for window replacement, insulation, heating/ventilation and plumbing fixture replacement work and to Scharton Electric Company, Inc. in the amount of \$106,970 for lighting fixture replacement work and associated energy conservation activities for the Westerly Apartments, located at 14300 Detroit Road, Lakewood, in connection with the Home Weatherization Assistance Program for the period 8/1/2011-11/30/2011; and,

WHEREAS, the Westerly Apartments is a nonprofit-owned senior citizen apartment building located in Lakewood, Ohio, whose tenants are lower-income retired persons; and

WHEREAS, the building was constructed in the 1960's before modern energy efficiency standards had been established and a recent energy audit showed the need for window replacements, boiler replacements, energy efficient lighting installation, and water conservation through installation of more efficient plumbing fixtures; and,

WHEREAS, the project cost was established by competitive bidding and each award for specific parts of the work represents the lowest of multiple bids from fully qualified contractors; and,

WHEREAS, the winning bidder for window replacement, boiler replacement, and plumbing fixture replacement is a local company headquartered in the City of Cleveland; and the winning bidder for electric fixture replacement is a local company headquartered in Chardon, Ohio; and,

WHEREAS, because of its nonprofit ownership and lower-income tenant population, the Westerly Apartments does not have large cash reserves or access to private bank financing to pay for energy efficiency repairs and renovations; and,

WEHREAS, federal stimulus funds, provided to Cuyahoga County through the Ohio Department of Development's Home Weatherization Assistance Program, paid for the energy audit and will pay for nearly all the contracted work, with the nonprofit owner contributing approximately \$30,000; and,

WHEREAS, Cuyahoga County entered into a funding agreement to receive the federal stimulus weatherization funds paying for this and other weatherization projects countywide in May 2009 and the legal basis for this funding is the American Recovery and Reinvestment Act of 2009; and,

WHEREAS, rules for the weatherization program are set by the United States Department of Energy and Ohio Department of Development; Cuyahoga County has operated this program since 1989, and the Department of Development expects to continue to make available this federally funded program, serving approximately 500 low-income households each year, for the foreseeable future; and,

WHEREAS, it is necessary that this resolution become immediately effective in order that critical services provided by Cuyahoga County can continue and to provide for the usual, daily operation of a County agency.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNTY COUNCIL OF CUYAHOGA COUNTY, OHIO:

SECTION 1. The recommended award on RQ20209 to Alabasi Construction Incorporated in the amount of \$1,466,661 for window replacement, insulation, heating/ventilation and plumbing fixture replacement work at the Westerly Apartments, located at 14300 Detroit Road, Lakewood, in connection with the Home Weatherization Assistance Program for the period 8/1/2011-11/30/2011 is hereby approved and the County Executive is authorized to enter into a contract with Alabasi Construction Incorporated for an amount not-to-exceed the award amount stated therein.

SECTION 2. The recommended award on RQ20209 to Scharon Electric Company, Inc. in the amount of \$106,970 for lighting fixture replacement work at the Westerly Apartments, located at 14300 Detroit Road, Lakewood, in connection with the Home Weatherization Assistance Program for the period 8/1/2011-11/30/2011 is hereby approved and the County Executive is authorized to enter into a contract with

Scharton Electric Company, Inc. for an amount not-to-exceed the award amount stated therein.

SECTION 3. It is necessary that this Resolution become immediately effective in order that critical services provided by Cuyahoga County can continue, and to continue the usual and daily operation of the County. Provided that this Resolution receives the affirmative vote of eight members of Council, this Resolution shall become immediately effective upon the signature of the County Executive.

SECTION 4. It is found and determined that all formal actions of this Council relating to the adoption of this Resolution were adopted in an open meeting of the Council, and that all deliberations of this Council and of any of its Committees that resulted in such formal action were in meetings open to the public, in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

On a motion by _____, seconded by _____, the foregoing Resolution was duly adopted.

Yeas:

Nays:

County Council President

Date

County Executive

Date

Clerk of Council

Date

First Reading/Referred to Committee: June 28, 2011
Committee(s) Assigned: Economic Development & Planning

Journal _____
_____, 2011

County Council of Cuyahoga County, Ohio

Resolution No. R2011-0228

Sponsored by: County Executive FitzGerald/Department of Public Works/County Engineer	A Resolution authorizing an award on RQ19570 to Town Center Construction, LLC, in the amount of \$360,900.00 for construction of an Energy Center at the Cuyahoga County Fairgrounds in connection with the Fairgrounds Wind Turbine Project; authorizing the County Executive to enter into a contract consistent with said award; and declaring the necessity that this Resolution become immediately effective.
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WHEREAS, the County Engineer has recommended an award on RQ19570 to Town Center Construction, LLC, in the amount of \$360,900.00 for construction of an Energy Center at the Cuyahoga County Fairgrounds related to the Wind Turbine Project; and

WHEREAS, \$1,675,00.00 Federal and State grants was obtained to implement the Fairgrounds Wind Turbine Project, consisting of 500 kw wind turbine and an educational Energy Center building; and

WHEREAS, by constructing this Fairgrounds Wind Turbine Project and Energy Center, Cuyahoga County has another opportunity to display leadership in renewable energy initiatives and to further foster economic development with the creation of new jobs to Northeast Ohio; and

WHEREAS, it is projected that the turbine itself will produce approximately \$50,000 per year savings in electricity for the Cuyahoga County Fairgrounds, a portion of which will be escrowed for a Capital Improvements Fund to become less dependant on the County for the cost of repairs & replacements of buildings and infrastructure; and

WHEREAS, the proposed Energy Center will be an educational center to house wind turbine displays, Renewable Energy exhibits, and provide learning opportunities for sustainability practices and the benefits of this pollution-free alternative to fossil-fuel generated electricity; and

WHEREAS, the proposed Energy Center will also provide conference space to be used by schools, groups and other organizations and will be staffed by Ballwin-Wallace volunteer interns to run the center; and

WHEREAS, Town Center Construction, LLC, was the recommended through the bid evaluation process, and was also the same company that performed as the general contractor on the recent project for the Multi-Purpose Building at the Fairground, and performed well; and

County Council of Cuyahoga County, Ohio

Resolution No. R2011-0229

Sponsored by: County Executive FitzGerald/ Department of Development	A Resolution amending Resolution No. R2011-0034 dated 1/25/2011, which authorized an economic development loan in the amount not-to-exceed \$800,000.00 for construction of a facility to be located on Cornell Road, Cleveland, to change the name of the borrower from SDC University Circle Developer LLC to SDC University Circle LL LLC; and declaring the necessity that this Resolution become immediately effective.
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WHEREAS, on January 25, 2011, County Council adopted Resolution No. R2011-0034, which authorized an economic development loan in the amount not-to-exceed \$800,000.00 for construction of a new Courtyard Marriott Hotel to be located at Cornell Road and Euclid Avenue in Cleveland; and,

WHEREAS, it is necessary to amend Resolution No. R2011-0034 to change the name of the borrower from SDC University Circle Developer LLC to the new name of SDC University Circle LL LLC; and

WHEREAS, it is further necessary that this Resolution become immediately effective in order that critical services provided by Cuyahoga County can continue and to provide for the usual, daily operation of County departments, offices, and agencies.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNTY COUNCIL OF CUYAHOGA COUNTY, OHIO:

SECTION 1. That Resolution No. R2011-0034 which authorized an economic development loan in the amount not-to-exceed \$800,000.00 for construction of a new Courtyard Marriott Hotel to be located at Cornell Road and Euclid Avenue in Cleveland, is hereby amended to change the name of the borrower from SDC University Circle Developer LLC to SDC University Circle LL LLC.

SECTION 2. That the remainder of Resolution No. R2011-0034 is to remain in full force and effect.

SECTION 3. This Resolution is hereby determined to be an emergency measure and that it is necessary that this Resolution become immediately effective in order that critical services provided by Cuyahoga County can continue, and to continue the usual and daily operation of County departments, offices and agencies.

County Council of Cuyahoga County, Ohio

Resolution No. R2011-0230

Sponsored by: County Executive FitzGerald/Department of Development	A Resolution authorizing a Brownfields Redevelopment Fund loan in the amount not-to-exceed \$1,000,000.00 to Miceli-Lograsso Development III LLC for a Phase II Expansion Project, located at 2800 East 90 th Street, Cleveland; authorizing the Director or Deputy Chief of Staff to execute all documents required in connection with said loan; and declaring the necessity that this Resolution become immediately effective.
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WHEREAS, the Department of Development is recommending that a Brownfields Redevelopment Fund Project loan in the amount not-to-exceed \$1,000,000.00 be made to Miceli-Lograsso Development III LLC for a portion of the acquisition and environmental remediation of the property located at 2800 East 90th Street, Cleveland; and,

WHEREAS, Miceli-Lograsso Development III LLC will redevelop the property as a warehouse, creating 14 jobs with an average annual salary of \$35,000.00 in Phase II of their Expansion Project; and

WHEREAS, Miceli-Lograsso Development III LLC intends to also construct a mozzarella cheese factory and bio-digester on the property as part of the Phase II Expansion Project; and

WHEREAS, this Brownfields Redevelopment Fund Project loan was reviewed by the County Economic Development Loan Review Committee on June 8, 2011 and was recommended for approval by the Cuyahoga County Council; and

WHEREAS, the proposed loan of Brownfields Redevelopment Fund Project funds will provide the 25% cash match required for a Clean Ohio Revitalization Fund grant; and

WHEREAS, it is necessary that this Resolution become immediately effective in order that critical services provided by Cuyahoga County can continue and to provide for the usual, daily operation of a County agency.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNTY COUNCIL OF CUYAHOGA COUNTY, OHIO:

