MINUTES OF THE

BOARD OF COMMISSIONERS

OF

MEDINA COUNTY PARK DISTRICT

August 18, 2021

I. CALL TO ORDER

A. Chairman Neate called the meeting to order at 8:34 a.m. at Medina County Park District Headquarters, 6364 Deerview Lane, Medina, Ohio 44256.

B. Roll Call

1. Roll call showed Chairman Neate, Commissioner de Luna, and Commissioner Davis present. Also in attendance were Director Eppink, Planning & Operations Manager Smith, Chief Ranger Swinehart, Business Manager Chaney, Legal Counsel Holland, and guests Keith Riedel of Church at the Lake in Chippewa Lake, Geoff Korff of Galenas in Akron, and Mark Krosse of Chippewa Lake.

II. APPROVAL OF MINUTES

A. July 22, 2021

1. Chairman Neate offered a motion approving the minutes of the July 22, 2021 meeting as presented. Commissioner de Luna seconded; the motion unanimously carried.

III. PUBLIC PARTICIPATION

A. Geoff Korff of Galenas in Akron asked about the park district's plans for development of the Medina Marsh park site located off Fenn Road in Medina Township. Mr. Korff's company, Galenas, is seeking the park district's support of his company's application for a medical marijuana dispensary license to conduct business in a plaza located at the corner of S.R. 42 and Fenn Road that abuts park property in Medina Township. The status of the currently "closed" park is important, as Mr. Korff believes that, per ORC 3796, a dispensary cannot operate within 500' of an "active" park. Legal Counsel Holland will research the related ORC section and report his findings to the park board. The board will render a motion at the September meeting.

B. Keith Riedel, representing Church at the Lake in Chippewa Lake, shared the church board's interest in selling approximately seven acres of wetlands that abut the former amusement park property to the park district. The park board, which discusses land acquisition in executive session, will look into and discuss the matter in a later meeting.

C. Mark Krosse of Chippewa Lake asked the park board to reconsider its development plan for the former amusement park property to include a public swimming beach.

1. Director Eppink explained that water quality issues such as E. Coli and harmful algal blooms must be addressed before the creation of a public swimming beach could be considered. The park district is exploring options for improving the water quality of Chippewa Lake and tracing the E. Coli source.

D. Chairman Neate thanked the guests for attending the meeting and for their participation.

1. Guests Geoff Korff and Mark Krosse left the meeting.

IV. FINANCIAL REPORTS

A. Cash Balance Statement
   1. The July 2021 cash balance statement was presented for the board's perusal.

B. Cash Flow Statement
   1. The July 2021 cash flow statement was presented for the board's review.

C. Approval of Vouchers
   1. Resolution #21-016, July 2021
      a. Commissioner de Luna offered a motion approving Resolution #21-016, payment of the July 2021 vouchers, as presented. Commissioner Davis seconded; the motion unanimously carried.

D. Ratification of Appropriation Transfer
   1. Commissioner Davis offered a motion ratifying an appropriation transfer dated July 21, 2021, transferring money within the land acquisition fund. Commissioner de Luna seconded; the motion unanimously carried.

V. DIRECTOR/STAFF REPORTS

A. Director's Updates
   1. COVID Updates
      a. Director Eppink reported that masks are required to enter park headquarters and the nature centers effective August 9.
   2. "American Rescue Plan" Funding
      a. Director Eppink reported that two infrastructure projects eligible for federal funding were submitted to the Medina County Commissioners for consideration. He and Planning & Operations Manager Smith will present both projects to the commissioners in person this afternoon.
         1. Chippewa Lake Infrastructure Improvements – $922,327.09
            a. The proposed improvements include paving of the maintenance path for existing water and sewer lines between Euclid Avenue and Gloria Glens. A large equalization tank would be installed near the lift station for increased storage capacity during rain events.
         2. Wolf Creek Sewer Improvements and Restoration – $578,921.44
            a. The proposed improvements include paving the mowed maintenance path along the existing sewer line along the southern boundary of Sharon Nature Preserve, between S.R. 94 and State Road. A section of the creek would be restored by adding stream channel or linear wetlands to protect the integrity of the sewer.
   3. Park Rangers
      a. Director Eppink asked the board to consider changing the titles of the park rangers to park police. The departmental change would include navy uniforms, redesigned badges and sleeve patches, and cruiser stickers. Chief Swinehart explained the rationale behind the request – to improve park visitor and public perception as to the law-enforcement aspect of the job. He explained that the mission of the department would not change . . . providing education first and enforcement second. The estimated cost for this change is under $6,000.

b. Legal Counsel Holland will confirm that there isn't an ORC conflict with the park district employing "police officers" vs. "park rangers" and will report to the board.

B. Monthly Report
   1. July 2021
      a. Director Eppink provided the July monthly report for the board's perusal.

C. Departmental Activities
   1. July 2021
      a. Director Eppink provided the July departmental activity report for the board's review.

VI. OLD BUSINESS

A. No Old Business was presented for discussion.

VII. NEW BUSINESS

A. Mutual Aid Agreement
   1. Chairman Neate offered a motion authorizing the director to enter into the *2021-2025 Medina County, Ohio Intracounty Mutual Aid Agreement for Law Enforcement* as reviewed by Legal Counsel Holland. Commissioner de Luna seconded; the motion unanimously carried.

B. State Capital Budget Pass-through Agreement with ODNR
   1 Commissioner de Luna offered a motion authorizing Legal Counsel Holland to complete the attorney certification page of the pass-through agreement for Chippewa Lake and for the director to execute and have notarized any State Capital Budget grant-related documentation to ensure the timely receipt of $735,000. Chairman Neate seconded; the motion unanimously carried.

C. Park District Bylaws
   1. Following discussion, it was agreed that the director will offer a draft of proposed revisions to the park district bylaws at the September meeting that may address items such as board term limits, notices of meetings, and online viewing of minutes.

D. Request for Qualifications (RFQ) – Approval of 2021 - 2022 List of Qualified Professional Design Services for Projects with Design Fees Less than $50,000
   1. Commissioner Davis offered a motion approving the 2021 - 2022 List of Qualified Professional Design Services for Projects with Design Fees Less than $50,000 as presented. Commissioner de Luna seconded; the motion unanimously carried.
   2. Guest Keith Riedel asked the director a few questions about the Chippewa Lake Infrastructure Improvements project being presented to the Medina County Commissioners and then left the meeting.

VIII. EXECUTIVE SESSION

A. Commissioner Neate offered a motion that the board move into executive session for the discussions of land acquisition and employee compensation. Commissioner de Luna seconded; the motion unanimously carried.

B. Following these discussions, Chairman Neate offered a motion that the board move into public session. Commissioner Davis seconded; the motion unanimously carried.

C. Motions as a Result of Executive Session

1. Commissioner Davis offered a motion authorizing the director to accept the donation of approximately .063 acres owned by Lafayette Township, Permanent Parcel Number 020-10D-52-084, contingent on approval of the Medina County Probate Court. The time and expense to prepare and file the deed will be paid by the township. Commissioner de Luna seconded; the motion unanimously carried.
2. Commissioner de Luna offered a motion authorizing the director to purchase approximately 15.06 acres in Sharon Township from fund 3403-7800-50790, contingent on receiving a Clean Ohio grant. Closing costs and the cost of surveys and legal descriptions will be split between the parties. Commissioner Davis seconded; the motion unanimously carried.

IX. COMMISSIONERS' COMMENTS

A. Commissioner de Luna expressed his support of the creation of public swimming access at Chippewa Lake. Chairman Neate concurred that a beach presence is important; however, the current water quality concerns are immense.

1. Legal Counsel Holland left the meeting at this time.

B. Chairman Neate pointed out that next month's meeting is on Thursday, September 16 rather than the usual third Wednesday of the month.

X. ADJOURNMENT

A. There being no further business for discussion, Chairman Neate declared the meeting adjourned at 10:40 a.m.

We, the undersigned, as Board of Commissioners of Medina County Park District, Medina, Ohio, do certify the above minutes are true and correct as recorded in the board of commissioners' journal, Volume 49.

BOARD OF COMMISSIONERS
MEDINA COUNTY PARK DISTRICT

NATHAN D. EPPINK, DIRECTOR

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