

SAFETY COMMITTEE

DECEMBER 1, 2016

The meeting was called to order at 5:00 p.m. by Chairman Nelson Evans. Committee members present were Nelson Evans, Jim Matuszak and Rick Rettig. Also present was City Administrator Bridgette Kabat.

Ms. Kabat said that the Administration would like an Executive Session to discuss real estate. Mr. Rettig moved to go into Executive Session. Mr. Matuszak seconded. The Committee went into Executive Session at 5:01 p.m. They returned from Executive Session at 5:26 p.m.

Ms. Kabat stated that the Committee has the final draft of a real property agreement between the City, Perrysburg Township and O-I regarding the Township fire station property on Fort Meigs Road. According to the agreement, the City would pay Perrysburg Township \$47,735 for roadway used for the Fort Meigs Road widening project. The City never paid for the right of way but instead did the work through a right of entry. Perrysburg Township would have thirty days after the agreement is signed to remove any existing property. The City would pay O-I \$5,000 for the property, and O-I will retain rights to the property through a clawback provision that if Perrysburg stops maintaining the site as a fire station, the property would transfer back to O-I's name.

Fire Chief Jeff Klein said that several years ago we looked at run times and identified several locations in the Levis Commons area as potential sites for a second fire station. Chief Klein said that one issue that has been considered is whether they want to cross SR25, and he does not feel that crossing SR25 is the best route. He said that they also looked west of Fort Meigs Road, but the call volume is not there. Chief Klein said that the best option seems to be the site of the Township station. He added that the existing building will not work because they have apparatus that will not fit in it. He said that his recommendation would be to approve the agreement with O-I and Perrysburg Township.

Mr. Rettig asked if other buildings on the property would be considered as an extension of the fire station. Mr. Kabat stated that any buildings necessary for the operation of the fire station are permissible. Mr. Matuszak stated that it should be in the agreement. Mr. Evans said that he thinks it will be written in the deed. Mr. Matuszak said that this is the first opportunity for him to look at the agreement and it is twenty pages long so he is not prepared to vote on it at this time. Mr. Evans agreed that they should review the language in the deed. Ms. Kabat said she will ask the Law Director to see if O-I's legal counsel has a draft deed so the Committee can review that language. Mr. Matuszak said that his concern is that he does not want O-I to be able to take the land back with a \$4 million dollar building on it. Mr. Matuszak referenced the study done a couple of years ago and said that the site identified as the number one option is for sale. Ms. Kabat said it is not and Mr. Matuszak stated that property across the street from it is for sale. He added that the Administration used that study to prove that we did not need a new fire station. Ms. Kabat said that her recollection is that the study showed another station was needed to the southwest, but the quandary was how do we staff it and pay to operate it. Chief Klein

said that the grant the City was approved for and the use of part-time firefighters helped them to overcome those concerns. Mr. Matuszak said that he never had a problem paying for the staffing. Mr. Rettig noted that all of the locations are within a half mile of each other and we are saving at least half a million dollars with the Township fire station property. He said that he feels comfortable with the direction we are heading. Mr. Matuszak said that the recommendation has changed from the study since this is the second option and not the first. Mr. Evans said that the decision to be made is do we want to go with option number two for approximately \$60,000 or spend \$600,000. Mr. Matuszak said the price of the property and demolition is closer to \$70,000 and if we assume a price of \$150,000 per acre and we buy four acres, the difference is \$530,000. He said that amount is chump change compared to the \$1.8 million spent for Riverside Park. He added that everyone in Perrysburg would benefit from the new fire station. Mr. Rettig said the service will be the same whether the station is at the Fort Meigs Road site or the number one option.

Jim Hagen, Avenue Road, said that he thinks what side of the railroad tracks the site is on should be the number one consideration. He asked if any thought had been given to renovating the existing Township Fire Station. Chief Klein said that he had architects look at it, but they said it would cost more to renovate than rebuild.

Mr. Matuszak said that he is in favor of a new fire station, but he wants to thoroughly vet this. He asked that the Administration look into the price of the other property and if we could purchase any four of the available acres.

There being no further business, the meeting adjourned at 6:17 p.m.

Respectfully submitted,

Nelson Evans, Chairman
Safety Committee

Next meeting: Thursday, December 29, 2016 at 5:00 p.m. which is a change from the regular date and time.