

**MINUTES SPECIAL COUNCIL MEETING  
CITY OF UNIVERSITY HEIGHTS, OHIO  
MEETING HELD VIA ZOOM | 890 9992 5351  
TUESDAY, JULY 28, 2020**

Mayor Michael Dylan Brennan called the special meeting to order at 6:31p.m.

Roll Call:

Present: Mrs. Michele Weiss  
Mrs. Sandra Berry  
Mrs. Barbara Blankfeld  
Mrs. Susan Pardee  
Mr. John Rach

Absent: Mr. Phillip Ertel  
Mr. Justin Gould

Also Present: Law Director Luke McConville  
Clerk of Council Kelly Thomas  
Finance Director Dennis Kennedy  
Fire Chief Robert Perko  
Economic Developer Susan Drucker

**MOTION BY MRS. PARDEE, SECONDED BY MRS. BLANKFELD to excuse the absence of Mr. Ertel and Mr. Gould. On roll call, all voted “aye.”**

**Agenda Items:**

- A) Motion Approving Ordinance 2020-34 - Authorizing the Mayor to Transfer Certain Parcels of Real Property Situated in the City’s Residential Attached District to the University Heights City Beautiful Corporation for the Purpose of Facilitating Redevelopment.

Mr. McConville stated that this was one of the last pieces the City needs for the Residential Attached District Development. The transfer of School Board parcels to the City is imminent. The parties are under contract for the transfer of those parcels, the title company has opened escrow and have issued title commitment and the City has indicated that there were no issues on the title commitment to delay the purchase and sale. Closure on all properties should occur very soon. Once that is done the City can transfer those properties to the CIC and the CIC can then transfer those properties to Knez pursuant to the party’s development agreement

Mrs. Drucker added that Knez would like to start construction this summer and noted that there will be a resident meeting based on the construction site prior to any ground breaking

**MOTION BY MRS. WEISS, SECONDED BY MR. RACH Approving Ordinance 2020-34 - Authorizing the Mayor to Transfer Certain Parcels of Real Property Situated in the City’s Residential Attached District to the University Heights City Beautiful Corporation for the Purpose of Facilitating Redevelopment. Roll call on suspension of the rules, all voted “aye.” Roll call on passage, all voted “aye.”**

- B) Motion to Approve the Purchase of six (6) month Supply of PPE in an amount not to exceed \$86,230.50.

Fire Chief Perko explained that he formulated the number of PPE supply to order by reviewing an estimated rate of what they would have gone through if they had had ample supplies on hand for best practice usage; for example, using one mask per patient as opposed to monthly usage when able. Data received from the Service and Police Departments was also used as well as guidance received from Governor DeWine on mask use in the public forum. Chief Perko added that PPE prices are very fluid and voidable during this pandemic time and that the prices from the suggested three listed vendors were the lowest unit prices the Chief had seen since he started monitoring prices in April.

Mr. McConville asked if the provided pricing was government pricing or if the prices were bid pricing because the total cost exceeds revised code limit of \$50,000 and the City’s limit of \$15,000.

Chief Perko replied that the pricing from CovCare were government pricing.

Mayor Brennan added that it was the CovCare items that exceeded the \$15,000 and the other vendors/items reach neither the \$15,000 or \$50,000 ceilings.

Mrs. Weiss commented that this would be a package purchase and asked if Council could approve the purchase up to a certain dollar amount.

Mayor Brennan replied that if Council were to approve up to a certain dollar amount then only a fraction would be order and the unit pricing would be higher.

Mrs. Weiss asked how did the City's \$15,000 spending ceiling apply to this agenda item if the purchase is being considered by Council for approval.

Mayor Brennan noted legislation that waived the requirement to get bids for COVID purchases over \$15,000 that was presented to Council for approval at the beginning of the pandemic was tabled.

Mr. McConville stated that have been occasion where contracts that exceed the amount are being approved without going out for bid because the City is obtaining government pricing through a government pricing program. That serves as legal justification for not adhering to the bid requirements. Mr. McConville added that he had concerns that there could be auditor issues for expending funds that exceed thresholds without having gone out for bids. Mr. McConville added that the rule requiring bidding can be dismissed if it is not an item that would possible receive bids on.

Mr. Kennedy suggested that the auditors may accept Council making a motion with a provision that Council was waiving the competitive bidding requirement.

Mr. McConville said that because the majority of the purchase was under government spending he would prefer that Council makes a motion to waive the public bidding requirement as it relates to the last three items.

Mrs. Pardee commented that she had seen where the bidding requirement was waived if the purchase was due to COVID.

Mrs. Weiss noted that she did not want to set a precedence where Council waives the bidding requirement because something is a good price and asked if the qualifier in this case would be because of extenuating circumstances

Mayor Brennan stated that another qualifier could be because of the fluctuating market and pricing the equipment that is due directly to the COVID and pandemic emergency.

Mrs. Weiss added that because the top five items are the majority of the cost and are also government bidding prices she agreed to waiving the bidding requirement.

Mr. McConville suggest that any motion be to waive the public bidding requirement as it relates to annex "A" PPE purchase amounts totaling \$86,230.50.

**MOTION BY MRS. WEISS, SECONDED BY MRS. BLANKFELD to waive the public bidding requirement as it relates to annex "A" PPE purchase amounts totaling \$86,230.50. On roll call, all voted "aye," except Mr. Gould, who "abstained."**

**MOTION BY MRS. BLANKFED, SECONDED BY MRS. BERRY to approve the Purchase of six (6) month Supply of PPE in an amount not to exceed \$86,230.50. On roll call, all voted "aye," except Mr. Gould, who "abstained."**

**MOTION BY MR. RACH, SECONDED BY MRS. WEISS to adjourn the Special Council meeting. On roll call, all voted "aye."**

There being no further business, the special meeting was adjourned at 6:50p.m.

---

Michael Dylan Brennan, Mayor

---

Kelly M. Thomas, Clerk of Council