



City of Cleveland Memorandum
Justin M. Bibb, Mayor

October 23, 2024

The meeting of the Board of Control convened in the Mayor's office on Wednesday, October 23, 2024, at 3:05 p.m. with Acting Director Michele Comer presiding.

MEMBERS PRESENT: Acting Director Comer, Director Keane, Acting Directors Kramer, Laird, Carlton, Directors Hernandez, Cole, McNair, Acting Director Cisler, Director Martin O'Toole

ABSENT: Mayor Bibb, Interim Director Hartley, Director Margolius

OTHERS PRESENT: James DeRosa, Director
Mayor's Office of Capital Projects

Tyson Mitchell, Director
Office of Equal Opportunity

Steven Decker, Deputy Commissioner
Division of Purchases & Supplies

John Fahsbender, Program Manager, Brownfields & Special Projects
Economic Development

Natane Deruytter, Sites Specialist
Economic Development

Tomasz Kacki, Paralegal
Law Department

On motions, the resolutions attached were adopted, except as may be otherwise noted.
There being no further business, the meeting was adjourned at 3:11 p.m.


Jeffrey B. Marks
Secretary - Board of Control

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BOARD OF CONTROL

Received 10/15/24

Approved 10/21/24

Adopted 10/23/24

RESOLUTION No. 550-24

Tiffany H. Hersh
Secretary

By: Director Francis

BE IT RESOLVED by the Board of Control of the City of Cleveland that, under the authority of Ordinance No. 1258-2023, passed by the Council of the City of Cleveland on November 27, 2023, the firm of Anthony Allega Cement Contractor, Inc. ("Consultant") is selected upon the nomination of the Director of Port Control from a list of qualified firms determined after a full and complete canvass by the Director of Port Control as the firm of consultants available to be employed by contract to supplement the regularly employed staff of the several departments of the City to provide the professional design/build services necessary to design and construct the Temporary Tenant Structure project at Cleveland Hopkins International Airport, for the Department of Port Control.

BE IT FURTHER RESOLVED that the Director of Port Control is authorized to enter into a written contract with Consultant for the above-mentioned services, based upon its August 9, 2024 proposal, which contract shall be prepared by the Director of Law, shall provide that the compensation to Consultant for the services authorized shall not exceed \$2,390,686.35, and shall contain such other provisions as the Director of Law deems necessary to protect and benefit the public interest.

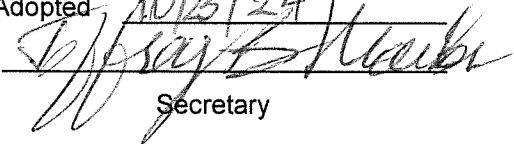
BE IT FURTHER RESOLVED by the Board of Control of the City of Cleveland that the employment of the following sub-consultants by Consultant is approved:

<u>Subconsultants</u>	<u>Certification</u>	<u>Amount</u>
Cook Paving & Construction	FBE	\$ 63,700.00
Lakeland Electric	CSB	\$176,500.00
Qual-Air HVAC, Inc.	FBE	\$ 80,000.00
RM Riggle Enterprises, Inc.	CSB	\$ 82,550.00
Robinson Builders	MBE	\$388,802.00
Somat Engineering	CSB	\$ 30,000.00
Wilson Concrete Trucking	MBE	\$ 11,520.00
Osborn Engineering	Non-certified	\$122,700.00
ACM Construction Management	Non-certified	\$ 25,625.00

Yeas: Acting Director Comer, Director Keane, Acting Directors Kramer, Laird, Carlton,
Directors Hernandez, Cole, McNair, Acting Director Cisler, Director Martin O'Toole

Nays: None

Absent: Mayor Bibb, Interim Director Hartley, Director Margolius

Board of Control
Received 10/17/24
Approved 10/22/24
Adopted 10/23/24

Secretary

RESOLUTION No. 551-24
BY: Director DeRosa

BE IT RESOLVED BY THE BOARD OF CONTROL OF THE CITY OF CLEVELAND
that the bid of Northeast Ohio Trenching Service., Inc.,

for the public improvement of the Ridge Road Transfer Station Site Drainage
Improvements Base Bid Items A-D and
Alternates 1 and 2 and Contingency
Allowances,

for the Division of Architecture and Site
Development, Office of Capital Projects,

received on September 13, 2024, under the authority of Ordinance No. 642-2024,
passed July 10, 2024, for a gross price for the improvement in the aggregate amount
of \$721,171.00

is affirmed and approved as the lowest responsible bid, and the Director of Capital
Projects is requested to enter into contract with the bidder.

BE IT FURTHER RESOLVED, by the Board of Control of the City of Cleveland that
the employment of the following subcontractors by Northeast Ohio Trenching Service.,
Inc., is hereby approved:

<u>Subcontractor:</u>	<u>CSB/MBE/FBE</u>	<u>Amount</u>
North Coast Paving Co.	CSB/LPE	\$ 51,910.00
Timeline Photography LLC	FBE/CSB/LPE	\$ 1,400.00
*RAR Contracting Co., Inc.	MBE/CSB/LPE	\$ 9,300.00
60% Concrete Ready Mix/Aggregates		

Yeas: Acting Director Comer, Director Keane, Acting Directors Kramer, Laird, Carlton,
Directors Hernandez, Cole, McNair, Acting Director Cisler, Director Martin O'Toole
Nays: None
Absent: Mayor Bibb, Interim Director Hartley, Director Margolius

Board of Control

Received 10/17/24

Approved 10/23/24

Adopted 10/23/24

[Signature]
Secretary

RESOLUTION No. 552-24

BY: Director Frank D. Williams

REQUIREMENT CONTRACT

BE IT RESOLVED, by the BOARD OF CONTROL of the CITY OF CLEVELAND that the bid of
Kokosing Materials, Inc.

for an estimated quantity of recycled / virgin asphalt concrete, all items,

for the Division of Streets, Department of Public Works,

for a period of one-year, beginning with the date of execution of a contract, with two, one-year options to renew,

received on September 12, 2024 under the authority of Ord. No. 162-2024, passed by Cleveland City Council on April 1, 2024.

which on the basis of the estimated quantity would amount to \$7,149,100.00 (Net), is affirmed and approved as the lowest and best bid, and the Director of Public Works is requested to enter into a REQUIREMENT contract for the goods and/or services specified.

The REQUIREMENT contract shall further provide that the Contractor shall furnish the City's requirements for the goods and/or services, whether more or less than the estimated quantity, as may be ordered under delivery orders separately certified to the contract.

BE IT FURTHER RESOLVED by the Board of Control that the employment of the following subcontractors by Kokosing Materials Inc., is hereby approved:

<u>Subcontractor</u>	<u>CSB/MBE/FBE</u>	<u>Amount</u>
Rack Transport, LLC.	CSB	\$ 1,793,736.60
RAR Contracting Co, Inc.	CSB/MBE/LPE	TBD

Yeas: Acting Director Comer, Director Keane, Acting Directors Kramer, Laird, Carlton,
Directors Hernandez, Cole, McNair, Acting Director Cisler, Director Martin O'Toole

Nays: None

Absent: Mayor Bibb, Interim Director Hartley, Director Margolius

BOARD OF CONTROL

Received 10/17/24
Approved 10/21/24
Adopted 10/23/24
Secretary Jeffrey S. Mark

RESOLUTION No. 553-24

BY: Director Hernandez

WHEREAS, under Ordinance No. 2076-76 passed October 25, 1976, the City is conducting a Land Reutilization Program ("Program") according to the provisions of Chapter 5722 of the Ohio Revised Code; and

WHEREAS, under the Program, the City has acquired Permanent Parcel No. 107-20-052 located at 9204 Edmunds Avenue; and

WHEREAS, Section 183.021 of the Codified Ordinances of Cleveland, Ohio, 1976 authorizes the Commissioner of Purchases and Supplies, when directed by the Director of Community Development and when certain specified conditions have been met, to sell Land Reutilization Program parcels; and

WHEREAS, LVL Up Ohio, LLC has proposed to the City to purchase and develop the parcel for yard expansion; and

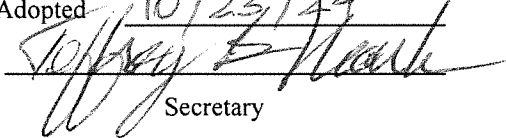
WHEREAS, the following conditions exist:

1. The member of Council from Ward 7 has either approved the proposed sale or has not disapproved or requested a hold of the proposed sale within 45 days of notification of it;
2. The proposed purchaser of the parcel is neither tax delinquent nor in violation of the Building and Housing Code; now, therefore,

BE IT RESOLVED BY THE BOARD OF CONTROL OF THE CITY OF CLEVELAND that under Section 183.021 of the Codified Ordinances of Cleveland, Ohio, 1976, the Commissioner of Purchases and Supplies is authorized, when directed by the Director of Community Development, and the Mayor is requested, to execute an Official Deed for and on behalf of the City of Cleveland, with LVL Up Ohio, LLC for the sale and development of Permanent Parcel No. 107-20-052 located at 9204 Edmunds Avenue, according to the Land Reutilization Program in such manner as best carries out the intent of the program.

BE IT FURTHER RESOLVED THAT the consideration for the sale of the parcel shall be \$4,200.00, which amount is determined to be not less than the fair market value of the parcel for uses according to the Program.

Yeas: Acting Director Comer, Director Keane, Acting Directors Kramer, Laird, Carlton,
Directors Hernandez, Cole, McNair, Acting Director Cisler, Director Martin O'Toole
Nays: None
Absent: Mayor Bibb, Interim Director Hartley, Director Margolius

Board of Control
Received 10/23/24
Approved 10/23/24
Adopted 10/23/24

Secretary

RESOLUTION No. 554-24

BY: Director McNair

WHEREAS, that under the authority of Section 183.021(b)(2) and (4) of Codified Ordinances of the City of Cleveland (1976) ("C.O."), the Commissioner of Purchases and Supplies, when directed by the Director of Economic Development, is authorized to sell property in the Industrial-Commercial Land Bank at a purchase price determined to be fair market value by the Board of Control;

WHEREAS, the City and Project New Vision, LLC ("New Vision") have agreed to enter an Option Agreement to Acquire Real Property (the "Agreement"), under which the City will grant New Vision a one-year option to purchase multiple parcels, as listed in attached table, totaling approximately 13 acres (the "Parcels"), currently held in the Industrial-Commercial Land Bank, for an option fee of \$12,500;

WHEREAS, New Vision desires to purchase an option to acquire the parcels to assemble a development site on Opportunity Corridor, where it plans to build multiple buildings for industrial and commercial development;

WHEREAS, should New Vision exercise the option and acquire the parcels, the Agreement provides that the purchase price would equal the appraised value, as determined by a City-approved appraiser;

WHEREAS, the Agreement will supplement an incentive package being discussed between New Vision by the City; now therefore,

BE IT RESOLVED by the Board of Control of the City of Cleveland that under C.O. Section 183.021(b)(2) and (4), the option price of \$12,500 for Permanent Parcel Numbers listed in the attached Parcel List, is determined to be fair market value.

Yeas: Acting Director Comer, Director Keane, Acting Directors Kramer, Laird, Carlton,
Directors Hernandez, Cole, McNair, Acting Director Cisler, Director Martin O'Toole
Nays: None
Absent: Mayor Bibb, Interim Director Hartley, Director Margolius

List of Parcels in New Vision, LLC Option Agreement

126-27-014	126-27-082	126-28-011
126-27-016	126-27-088	126-28-012
126-27-017	126-27-089	126-28-013
126-27-018	126-27-090	126-28-018
126-27-019	126-27-091	126-28-019
126-27-020	126-27-092	126-28-023
126-27-021	126-27-093	126-28-024
126-27-022	126-27-094	126-28-025
126-27-045	126-27-095	126-28-026
126-27-046	126-27-096	126-27-013
126-27-051	126-27-097	126-27-015
126-27-052	126-27-098	126-27-086
126-27-053	126-27-099	126-27-087
126-27-055	126-27-100	126-28-014
126-27-057	126-27-101	126-28-022
126-27-064	126-27-102	126-27-049
126-27-065	126-27-103	126-27-050
126-27-073	126-27-104	126-27-054
126-27-074	126-28-003	126-27-061
126-27-075	126-28-004	126-27-062
126-27-076	126-28-005	126-27-083
126-27-078	126-28-006	126-27-084
126-27-079	126-28-007	126-27-085
126-27-080	126-28-008	126-27-141
126-27-081	126-28-009	