



## BUILDING & GROUNDS COMMITTEE

### Call to Order

**Chairperson: AJ Ganim**

**Members: Dan Bender, Ann Koepke**

7:00 PM

### Roll Call

Present: Ganim, Bender.

Absent: Koepke.

### Items for Consideration:

**B&G 1.** Committee Meeting Minutes Buildings & Grounds February 17, 2026

Motion made by Ganim, Seconded by Bender.

Voting Yea: Bender, Ganim.

**B&G 2.** Cleaning & Janitorial Services - Recommend to Council approval of an Ordinance accepting the bid of JSI Janitorial, LLC in the amount of \$496,370.28 for Cleaning & Janitorial Services for one (1) year from the date of the Notice to Proceed as specified in the bid/contract documents.

Mayor Kingston said he and Service Director Kickel have made the difficult decision to look into outsourcing our in-house housekeeping services after extensive discussion and careful financial review. This change, as you will see, will result in an annual savings for the City of Brecksville of approximately \$500,000 per year. The City will still maintain the high level of operations we currently run at, and our goal is to improve on the cleanliness of our facilities. This financial savings will strengthen the City's ability to responsibly manage taxpayer dollars and maintain the high financial standards our constituents expect of us. Mayor Kingston said the administration has met with JSI's leadership team at our pre-award meeting last week. Three members of the Police Department, Police Chief Korinek and the two lieutenants, and Council Member Ganim were present at the meeting. JSI is a large professional company with top-notch equipment and a deep bench. The references were impeccable, and we were very impressed with their approach and their transition plan. Mayor Kingston said he looks forward to working with them. Mayor Kingston said this was not an easy decision, and fully recognizes the impact this has on some of the City's valued employees. Mayor Kingston said it is his job to ensure the city remains financially strong, operates efficiently, with integrity, and continues setting the standard for sound financial management. The breakdown of bidder tabulation shows the value in JSI and the recommendations for award.

Council Member Ganim said it was great to have the two lieutenants and Chief Korinek there to hear their confidence in the security protocols and measures that are already



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practiced and in place for this company and what they're doing for our city. Council Member Bender said the employee vetting process, is something that was important to him knowing where they'll be working in the City facilities.

Service Director Kickel said the City is holding this company to the same hiring standards that Brecksville uses for all of our employees. Any employee that they wish to have work in the city of Brecksville will be subject to a BCI and FBI background check. Brecksville will review each and every one of them. And then any employee that they intend to have work at the Police Station or even as a backup employee at the police station, a floater, maybe just other community center staff in case they need to bring somebody over there, will be subject to the same review, the Police Chief's review. Workers at the Police Department will be subject to training that all of our employees that work at the police department are required to do, and they keep that on file at the police department. Brecksville has very strict contract requirements about the character of workers. Council Members previously received a copy of the bid specifications, and the City reserves the right to remove any employee with or without cause. So if we suspect anything or any issue, it's our right to require that they remove an employee from working here.

Do we retain the desired amount of flexibility to choose to do work on our own, or are we committed and not allowed to do certain things? Thank you, Councilman Jansen. No. We can do whatever we want, actually. We'll have our supervisor person that will be our city staffer, kind of the go-between for the city and their staff. I would expect that if they see something, they're also going to kind of jump in and do something. If they see something, they'll clean up. In addition to telling staff, but no, we reserve the right to do anything we need to do. Just making sure you retain your required flexibility I think is very important, so I'm glad you were able to address that. Council Member Jantzen asked if for any reason this were not to work out over the three-year span that this contract can go for, is our next best option still acceptable if that came to pass? Service Director Kickel asked if the question was the second lowest bid would be considered? Council Member Jantzen said yes. Service Director Kickel said that's typically not an option. The way the contract is structured, it's a one-year contract with two optional owner extensions, so one year each. Council Member Jantzen said those escalators are quite modest. Service Director Kickel said there is no increase in the second year and a 2% increase in the third year. The City has written into this a cancellation clause for convenience, 14 days for convenience, 7 days for cause. So if at any time we feel like there's something not right or we need to go back to the drawing board, we had that sort of escape clause written into the contract. Service Director Kickel said he doesn't believe the City will need to exercise it, but it is available at our will.

Motion made by Ganim, Seconded by Bender.  
Voting Yea: Ganim, Bender.

**Other Matters deemed appropriate**



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Engineer Wise said Enbridge has begun the mandatory replacement of an underground steel gas main on SR 82, Wiese, down to Iroquois, on Glen Valley, and Calvin, and then finally on Riverview going all the way down to about Preston Village. The process for replacement is directional drilling . Yellow pipe on site is the replacement four inch gas main. The drilling is expected to be done in 300 foot sections. The pipe will be fused together. When the main is installed, it will be tested, and then they'll do sections, replacing every line to everybody's house. Letters have been sent out and they will make appointments with every resident. Contractors will have to enter the house, and run a new connection to the house, transfer the house over to the new plastic line, and then that house will be back in service. The contractor will continue advancing the zone, and this is not going to be a short project. They are going to do it in controlled phases and advance throughout the bigger scope of the work. The contractor committed to doing smaller sections, completing it, moving on, but they're going to be out there for probably four months. When they're working in traffic, if they're in the road, they'll have to have either flaggers or they can choose to use a temporary signal. Engineer Wise said he thinks they want to start with using flaggers, see how that works, which would give them the ability that they're going to clear the road every night. They expect to be working off to the side, so it's only going to be if they have equipment or trucks parked in the lane, so they might be partially taking up the lane. But it's going to be several months, and it's not the first time they've done a project like that. It's not as impactful as the 20 -inch high -pressure main of Brecksville Road, but they have a program that they have to replace all steel mains. It's a federal program that they have to have scheduled. Enbridge has given notice to all the residents, and this is an Enbridge project, not a city project. They have somebody to contact if they have questions. In the letter, they have phone numbers to call for both the contractor and for Enbridge. The contractor has people on site and there should be an Enbridge official out there and then Enbridge will also send out the first round of letters and then the contractor sends out the letters as he's advancing on property. Council Member ? asked how many homes in in the project. Engineer Wise said there are probably a couple hundred homes there. Mayor Kingston said the City posted out on Facebook this project the first time on February 19th. and we've been posting it on a regular cadence. All the information is on the city website.

**Adjourn**

7:11 PM

Motion made by Ganim, Seconded by Bender.

Voting Yea: Ganim, Bender.

**FINANCE COMMITTEE**

**Call to Order**

**Chairperson: Dan Bender**

**Members: Beth Savage, AJ Ganim**

7:11 PM



## Roll Call

Present: Bender, Ganim, Savage.

## Items for Consideration:

### **FIN 1.** Committee Meeting Minutes Finance February 17, 2026

Motion made by Bender, Seconded by Savage.

Voting Yea: Bender, Ganim, Savage.

### **FIN 2.** Funding- Recommend to Council approval of a Resolution authorizing the Mayor to submit a 136th General Assembly Capital Budget Community Project Application to the Office of State Senator Jerry Cirino for funds for a Brecksville Community Project to be determined.

Purchasing Director Bartkiewicz said these requests for funder are requested for replacement of the Pool Paks at the Community Center and Human Services Center. The project is expected to cost \$1.3 Million for the replacement.

Expected notification of funding award is expected in spring or summer of 2026.

Motion made by Bender, Seconded by Savage.

Voting Yea: Bender, Ganim, Savage.

### **FIN 3.** Funding - Recommend to Council approval of a Resolution authorizing the Mayor to submit a 136th General Assembly Capital Budget Community Project Application to the Office of State Representative Phil Robinson

Motion made by Bender, Seconded by Savage.

Voting Yea: Bender, Ganim, Savage.

### **FIN 4.** Heritage Home Program - Recommend to Council approval of a purchase requisition for Cleveland Restoration Society in the amount of \$7,800 for the Heritage Home Program for calendar year 2026

doing it, and we were pleasantly surprised with the number of residents. who took advantage of this. Pretty low ask. If I'm all correct, it's any home 50 years or older would be able to look into this. I don't know if anyone, Mayor, if anyone has any comments. No, I think we talked about this last week in anticipation of us getting the final cost. No, I think it's a great program. I think we should try it another year

Motion made by Bender, Seconded by Savage.

Voting Yea: Bender, Ganim, Savage.



- FIN 5.** 2026 Home Days - Recommend to Council approval of an expenditure in the amount of \$11,143.48 for the rental of tents, chairs, and a dance deck for 2026 Home Days.

Purchasing Director Bartkiewicz said Event Source, which company was used in 2025, provided the lowest and best quote. And the cost is \$1,000.00 higher than 2025, Event Source was accommodating and easy to work with previously.

Motion made by Savage, Seconded by Ganim.  
Voting Yea: Ganim, Savage.  
Abstain: Bender.

- FIN 6.** Professional Bills - Recommend to Council approval of a motion authorizing payment of monthly professional bills.

Professional Bills -Approve the payment of monthly professional bills - Matty, Henrikson & Greve LLC \$ 14,022.58, Kulchystsky Architects \$95.00, William Logan \$4,000.00, Mary Hanna, Esq. \$700.00, Donald G. Bohning & Associates, Inc. \$26,398.02. , Sixmo \$1,575.00  
Total of all Invoices \$46,790.60.

Motion made by Bender, Seconded by Savage.  
Voting Yea: Bender, Ganim, Savage.

### **Other Matters deemed appropriate**

#### **Adjourn**

7:17 PM

Motion made by Bender, Seconded by Savage.  
Voting Yea: Bender, Ganim, Savage.

### **LEGISLATION COMMITTEE**

#### **Call to Order**

**Chairperson: Beth Savage**

**Members: Mark Jantzen, Brian Stucky**

7:18 PM

#### **Roll Call**

Present: Savage, Jantzen, Stucky.

#### **Items for Consideration:**

- LEG 1.** Legislation Committee Meeting Minutes February 17, 2026

Motion made by Savage, Seconded by Jantzen.  
Voting Yea: Savage, Jantzen, Stucky.



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- LEG 2.** Appointment - Recommend to Council approval of a Resolution appointing Jack S. Pitzen as a part-time Firefighter/Paramedic in the City of Brecksville Fire Department.

Fire Chief Bender said the department has a need to include additional part time firefighters to fill in when needed.

Motion made by Savage, Seconded by Jantzen.

Voting Yea: Savage, Jantzen, Stucky.

- LEG 3.** Appointment - Recommend to Council approval of a Resolution appointing Daniel D. Peacock as a part-time Firefighter/Paramedic in the City of Brecksville Fire Department.

Motion made by Savage, Seconded by Jantzen.

Voting Yea: Savage, Jantzen, Stucky.

**Other Matters deemed appropriate**

**Adjourn**

7:19 PM

Motion made by Savage, Seconded by Jantzen.

Voting Yea: Savage, Jantzen, Stucky.

**SAFETY-SERVICE COMMITTEE**

**Call to Order**

**Chairperson: Mark Jantzen**

**Members: AJ Ganim, Brian Stucky**

7:19 PM

**Roll Call**

Present: Jantzen, Ganim, Stucky.

**Items for Consideration:**

- SAF 1.** Committee Meeting Minutes Safety-Service February 17, 2026

Motion made by Jantzen, Seconded by Ganim.

Voting Yea: Jantzen, Ganim, Stucky.

- SAF 2.** Fire Department Aerial Ladder Truck Refurbishment - Recommend to Council approval of Change Order No. 1 in the amount of \$1,811.19 for new seat belts and seat belt retractor for the refurbishment of the Fire Department aerial ladder truck. Account No. C4500260-33000, Project ID EQ240022



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Motion made by Jantzen, Seconded by Ganim.  
Voting Yea: Jantzen, Ganim, Stucky.

**Other Matters deemed appropriate**

**Adjourn**

7:21 PM  
Motion made by Jantzen, Seconded by Ganim.  
Voting Yea: Jantzen, Ganim, Stucky.

**STREETS & SIDEWALKS COMMITTEE**

**Call to Order**

**Chairperson: Brian Stucky**  
**Members: Ann Koepke, Beth Savage**

7:21 PM  
Present: Stucky, Savage.  
Absent Koepke.

**Roll Call**

**Items for Consideration:**

**S&S 1.** Committee Meeting Minutes Streets & Sidewalks February 17, 2026

Motion made by Stucky, Seconded by Savage.  
Voting Yea: Stucky, Savage.

**S&S 2.** 2026 Road Program - Recommend to Council approval of an Ordinance accepting the bids of Konstruction King, JD Striping and Services, Crossroads Asphalt Recycling, Inc., Ronyak Paving, and Cuyahoga Fence LLC for various portions of the 2026 Road Program for the Service Department of the City of Brecksville.

Service Director Kickel provided a quick overview of the City's 2026 road program. It is a pretty robust program this year. All of the asphalt paving we do in -house, and this year we'll be doing all of the roads in Cambridge Village. So if you live in Cambridge Village, be prepared, we're going to be in your neighborhood. Pershing Drive has been held off until this year, waiting for the new home construction to be finished over there. Amber Lane, Winding Way and finishing up some work on Valleybrook Drive that we were waiting last year for a culvert inspection. And then we previously talked about also Grenadier Lane on the north end of town. Riverview Road will be done where we left off last year at the bottom of Morowski Hill. The work will continue all the way down to the Vaughan Road Bridge. The City did get that \$20,000 that the Mayor previously mentioned from Cuyahoga County towards that paving work. Service Director Kickel said the concrete streets include Lookout Drive, which is off of Sentinel, just the concrete section. The City is currently updating our pavement condition ratings. The big project this year will be Dunbar Lane in Bradford



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Village. So Bradford Village is pretty much a whole neighborhood of concrete roads that need to be replaced, and we'll be kind of starting all the way on the inside on Dunbar, and eventually we will plan to work our way out. This year we'll be doing about 6 .9 lane miles of paving with asphalt, 0 .6 lane miles of concrete road replacement.

Service Director Kickel said there is a lot of sidewalk work. The city has been trying to work through fixing any kind of sidewalks that are affected by city trees and or city sewers. Many of the City's sewers run underneath the sidewalks. So we'll be doing about 13,000 square feet of sidewalk and curb ramp replacement, too many locations to mention, but there is a list. There are some minor guard rail replacements this year. Every year we do guard rail replacement work. The guard rails are actually in pretty good shape around the city. The department is very proactive about keeping on top of the repairs. Anytime a guard rail is hit, we repair it usually in the same year. So you hardly ever see any of that, but we do have some older guardrails. We also update whenever we do guardrail replacement to the newer guardrail systems. Some of the older guardrails are called Type Fives. They're a little shorter. The blockouts are a little smaller. And that's why sometimes you'll notice when you're driving down the street, you'll see a guardrail and it bows out a little bit, and it may be a little taller because the newer Midwest guardrails are slightly taller than the Type 5. Every time the City does guardrail work now, we don't even do any Type 5 work. All guardrails are updated to the new Midwest guardrail system. That's a very high -level overview of our road program for this year.

Council Member Stucky said this is a tentative overview where time and weather could play into how much gets done by the end of the year. Service Director Kickel said he likes to caution people. Something could arise some sort of emergency, t's very rare but it could happen and we may have to shift gears a little bit and maybe take one or two streets off just in order to move some budget around to make some other repair happen. The Service Department would like to award the contracts for certain services that we utilize for the road program, the concrete repairs, the pavement planing, and the tack coat distribution, that distributor and placement.

And then other than that, we actually just had our bid opening this morning for asphalt. I know Director Barkowitz reviewed everything and tabulated them, but we're very happy with the prices for that, and that was one of the things that we always kind of wait to really see where our road program is going to fall as well, depending on where the asphalt prices come in, and we're very happy with those prices this year as well. All the quotes and prices and bids are in the packets.

Motion made by Stucky, Seconded by Savage.  
Voting Yea: Stucky, Savage.

**Other Matters deemed appropriate**

Engineer Wise said the developer for the Woodlands Development has asked to record a plat for the subdivision. The developer has provided necessary documents and deposited funds required to comply with the City of Brecksville's Code. The City has their maintenance



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bonds, and they dropped off the checks. I'll just go through it real quick. Engineer Wise said part of any subdivision in the town, when they want to move forward and record the plat, the city typically only takes a little bit of money, like about \$50,000, if they don't record to plat. Essentially, it's a landowner working on their own property. But when they record a plat, then part of it is our property and we have to guarantee that the improvements go in. A lot of the developers like to take it, get a lot of the work done, so they don't have to put up as much money. The City asks for a title guarantee, so essentially we're asking for the property that they're giving us. Is it free and clear of any easements? Is it free and clear of mortgages, liens, et cetera? We ask for the maintenance bonds for the work they've done, it's two -year maintenance bonds. We ask them to extend them out a little bit further just due to the fact that they still have some work to do, which they should have done in the next couple of months. There is a sidewalk in the project, obviously. So we have subplot sidewalk, which is on someone's personal frontage. That's what this money is for. That's \$169,200.00. The open space, any common blocks, the developer has to do those items as part of the site improvements. We ask for that deposit down and then as they come through in each home, put sidewalk in, we release the money back to the developer. We ask for, depending on the size of the basin, a dredge deposit, this one is \$25,000. We hold that until about 80% of the homes are built two years down the road, maybe a little bit more. And then we require the developer to come back in, dredge it, because we want to try and get the pond as clean as possible before it gets turned over to the homeowners association. And lastly would be just the outstanding work. They had \$355,316 .52 of outstanding work. We will go through, we work with their team, and we outline what work is outstanding. And then they have to put that up in cash with the finance department. And then again, if they complete it, we'll release it. But we have to have that money in the city finances in case the developer couldn't finish the project and we had to. The plat is up here, and we will begin obtaining signatures today.

**Adjourn**

7:30 PM

Motion made by Stucky, Seconded by Savage.  
Voting Yea: Stucky, Savage.

**UTILITIES COMMITTEE**

**Call to Order**

**Chairperson: Ann Koepke**

**Members: Dan Bender, Mark Jantzen**

7:31 PM

**Roll Call**

Present: Bender, Jantzen.

Absent: Koepke.



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**Items for Consideration:**

**UTL 1.** Committee Meeting Minutes Utilities February 17, 2026

Motion made by Jantzen, Seconded by Bender.  
Voting Yea: Bender, Jantzen.

**UTL 2.** Technical Services SWCD - Recommend to Council approval of a Resolution authorizing the Mayor to enter an MOU with the Cuyahoga Soil & Water Conservation District for the provision of technical services (PIPE) in implementing the City's soil & water conservation measures per its MS4 in an amount not to exceed \$6,600 per year for calendar years 2026, 2027, 2028, 2029, and 2030

Engineer Wise said this is one of two services, outside services, that we use for our MS4 program, which is our EPA permitting and reporting that we do annually. This request is for a Memorandum of Understanding renewal, and there's always an annual fee. The County Soil and Water, what they do for us is called the PIPE Program. It's public information, public education. They put on programs, they do rain barrel workshops, they print brochures, they do mailings. That's your public information, their public education, some of the classes that they do. They visit the schools, they do classes, and again, that's all the requirements of the MS4 permitting. The fee did increase to \$6,600.00. We pay the fee and then Regional Sewer will reimburse us after the Finance Department fills out the forms and sends them in. So it's no cost to us. Regional Sewer is picking it up. And again, this is something that we do need to comply with our MS4 permit. And this has been a longstanding program that we've participated in, it's probably been, we've probably utilized them for at least 20 years now.

Motion made by Jantzen, Seconded by Bender.  
Voting Yea: Bender, Jantzen.

**UTL 3.** Whitewood Road Sewer & Slope Slippage Improvements - Recommend to Council approval of a motion authorizing the provision of surveying and engineering services of Donald G. Bohning & Associates, Inc. in the amount of \$23,245 for the 10275-10325 Whitewood Road Sewer & Slope Slippage Improvement Project.

Whitewood Road Sewer and Slope Slippage Improvements. Engineer Wise said on Whitewood Road, between addresses 10275 and 10325 Whitewood we have a road storm sewer it collects road drainage it goes down the common lot line, goes to the rear of ravine it discharges just over the top and is similar to all of the others. Engineer Wise said it has caused some erosion that needs to be repaired, the City has already done three similar repairs in other places in town and this is highly attributed to our excellent soil conditions that we have here in the city. The soils are highly erosive, especially on the ravines, when they're exposed to water, it does seem to cause a lot of soil to move. Engineer Wise said he has worked with CTL Engineering on these types of projects, they look at the site and speculate a solution. If Council approves this today we will have CTL go out there to advance one solo



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boring right at the top of slope it would be 90 feet deep. CTL will take the results of the boring and provide a soil analysis but then they'll run slope stability analysis. Engineer Wise said from that it can then determine how deep our solution has to go to stop the slope - slippage and repair our storm sewer. Engineer Wise said they would like to do the work in July and August due to drier weather. This ravine is probably 80 feet deep, and you have to get major equipment over a ravine to do some of these repairs and fix this and stabilize the slope. with your authorization today we will start this process and we have it in the budget right now for 350 000 for a total project so it sounds like the timing will be this year providing we can get the easements as you need you've defined the scope of the work. Council Member Stucky asked if the project might be pushed to next year. Engineer Wise said, it has been deferred in the past and the only reason it would push it off this year is if we can't obtain easements, then again, we are coming in people's yards to try and do repairs for the betterment of everybody, it's in their best interest to get this done. So I don't anticipate an issue, but if we had an issue, it would knock it out of the budget this year. And then ne thing I should have mentioned is this does come out of our storm sewer maintenance fund. So as we do these projects, we would send in reimbursements to the county, and this one would come out of our storm fund.

Motion made by Jantzen, Seconded by Bender.  
Voting Yea: Bender, Jantzen.

- UTL 4.** Whitewood Road Sewer & Slope Slippage Improvements - Recommend to Council approval of a Resolution authorizing the provision of Geotechnical Engineering services of CTL Engineering in the amount of \$9,800 for the 10275-10325 Whitewood Road Sewer & Slope Slippage Improvement Project.

Motion made by Bender, Seconded by Jantzen.  
Voting Yea: Bender, Jantzen.

**Other Matters deemed appropriate**

**Adjourn**

7:41 PM  
Motion made by Jantzen, Seconded by Bender.  
Voting Yea: Bender, Jantzen.

**COMMITTEE OF THE WHOLE**

**Bender, Caruso, Ganim, Jantzen, Koepke, Savage, Stucky.**  
7:41 PM

**Roll Call**



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Present: Dan Bender, Dominic Caruso, AJ Ganim, Mark Jantzen, Beth Savage, Brian Stucky.

Absent: Ann Koepke.

**Items for Consideration:**

**CoW 1. Committee Meeting Minutes Committee of the Whole**

Motion made by Caruso, Seconded by Savage.

Voting Yea: Bender, Caruso, Ganim, Jantzen, Savage, Stucky.

**Other Matters deemed appropriate/Reports/Correspondence**

Mayor Kingston asked Purchasing Director Bartkiewicz to provide information on the request for Christmas/Holiday Fireworks. Purchasing Director Bartkiewicz had a conversation with the vendor and would like to propose to you what they passed on to us. Purchasing Director Bartkiewicz said following the feedback from Council, she spoke with American Fireworks, who provided the lowest and best quote for fireworks for 2026, 2027, and 2028. And, of course, they were not in favor of eliminating the Christmas fireworks but they wanted to see if the City would be open to keeping the Christmas fireworks for 2026 and then proceeding with 2027 and 2028 with just Home Days fireworks.

Mayor Kingston said the City has a three year contract with American Fireworks. The City didn't expect them to push back, but they did and, you know, my recommendation would be, and obviously it's not the Council, is that we make this Christmas, the last Christmas fireworks, and then proceed in years two and three with just the Home Days.

**Adjourn**

7:43 PM

Motion made by Caruso, Seconded by Savage.

Voting Yea: Bender, Caruso, Ganim, Jantzen, Savage, Stucky.