

**CITY OF WARREN  
DOWNTOWN DEVELOPMENT AUTHORITY  
MINUTES OF THE BOARD**

Meeting held on October 4, 2023

A regular meeting of the City of Warren Downtown Development Authority was called for 3:00 pm on Wednesday, October 4, 2023.

**Present:**

Mayor James R. Fouts  
Oscar Zamora  
Michael Wiegand  
Hank Riberas  
Joseph Vicari

**Absent:**

Tom Petzold  
Nicholas Lavdas  
Gregory Jackson

**1. Call to Order**

Mayor James Fouts called the meeting to order at 3:07 pm.

**2. Roll Call**

Mayor James Fouts took roll call of present members.

**MOTION:**

A motion was made by Mr. Zamora and supported by Mr. Vicari to excuse the absent members from the meeting.

No opposition, the motion passed

**3. Adoption of Agenda**

**MOTION:**

A motion was made by Mr. Jackson and supported by Mr. Lavdas to adopt the October 4, 2023, agenda.

No opposition, the motion passed

#### 4. Approval of Minutes (August 16, 2023)

##### **MOTION:**

A motion was made by Mr. Zamora and supported by Mr. Vicari to approve the minutes for the August 16, 2023 DDA meeting.

No opposition, the motion passed

#### 5. Old Business

##### A. Ice Rink – American Arena (Dino Turcato/Tom Bommarito [page. 8])

Tom Bommarito informed the board that while efforts are being made to renovate the square with a new rink, another rental was pursued. The cost to rent was only minimally cheaper than the cost to purchase the rink. Once a new rink is installed, this one can be used elsewhere in the City or sold.

##### **MOTION:**

A motion was made by Mr. Vicari, supported by Mr. Wiegand, to purchase the ice rink from American Arena in the amount of \$119,600.00.

##### **ROLL CALL:**

The motion carried unanimously as follows:

Mr. Wiegand	Yes
Mr. Riberas	Yes
Mr. Vicari	Yes
Mr. Zamora	Yes
Mayor Fouts	Yes

No opposition, the motion passed.

#### 6. New Business

##### A. Roof Repairs and Maintenance for City Hall and Civic Center Library – Schena Roofing and Sheet Metal (Dave Muzzarelli [pg. 34])

##### **MOTION:**

A motion was made by Mr. Riberas, supported by Mr. Vicari, to hire Schena Roofing & Sheet Metal for roof repairs and maintenance at City Hall and the Civic Center Library in the amount of \$17,355.00.

##### **ROLL CALL:**

The motion carried unanimously as follows:

Mr. Wiegand	Yes
Mr. Riberas	Yes
Mr. Vicari	Yes

Mr. Zamora	Yes
Mayor Fouts	Yes

No opposition, the motion passed

**B. Fencing at Beebe Park (Tom Bommarito [pg. 42])**

Mr. Bommarito stated that the fence needed to be removed in order for DTE to install the lighting at Beebe Park.

**MOTION:**

A motion was made by Mr. Zamora, supported by Mr. Wiegand, to hire Nationwide Construction Group to remove one line post and 16' rail and reinstall after utility work is completed in the amount of \$1,400.00.

**ROLL CALL:**

The motion carried unanimously as follows:

Mr. Wiegand	Yes
Mr. Riberas	Yes
Mr. Vicari	Yes
Mr. Zamora	Yes
Mayor Fouts	Yes

No opposition, the motion passed

**C. Warren City Hall Park Building Improvements Proposal - HRC (Tom Bommarito/Tina Gapshes [pg. 44])**

Mr. Bommarito stated that the building in the City Square Park, next to the ice rink, is in poor condition. This initial phase with HRC will begin the process of renovating the building.

**MOTION:**

A motion was made by Mr. Riberas, supported by Mr. Vicari, to hire HRC for Phase 1 of City Hall Park Building Improvements with the amount not to exceed \$8,395.58.

**ROLL CALL:**

The motion carried unanimously as follows:

Mr. Wiegand	Yes
Mr. Riberas	Yes
Mr. Vicari	Yes
Mr. Zamora	Yes
Mayor Fouts	Yes

No opposition, the motion passed

**8. List of Bills**

**MOTION:**

A motion was made by Mr. Zamora, supported by Mr. Riberas to approve the October 4, 2023 list of bills.

**ROLL CALL:**

The motion carried unanimously as follows:

Mr. Wiegand	Yes
Mr. Riberas	Yes
Mr. Vicari	Yes
Mr. Zamora	Yes
Mayor Fouts	Yes

No opposition, the motion passed

9. Next DDA Regular Meeting is scheduled for Wednesday, November 15, 2023, at 3:00 PM, in the City Hall 1st Floor Conference Room.

**10. ADJOURNMENT**

**MOTION:**

A motion was made by Mr. Vicari, supported by Mr. Wiegand, to adjourn.

The October 4, 2023 DDA meeting adjourned at 3:42 pm.



Thomas Bommarito  
DDA Director