

**NORTH RIDGEVILLE CITY COUNCIL
MEETING MINUTES
SEPTEMBER 4, 2018**

CALL TO ORDER: 7:30 p.m.

President Corcoran called the Tuesday, September 4, 2018 Council meeting to order.

INVOCATION:

Led by President Corcoran.

PLEDGE OF ALLEGIANCE:

Led by President Corcoran.

ROLL CALL:

Present were Council members Dennis Boose, Martin DeVries, Michelle Hung, President Kevin Corcoran, President Pro-Tem Bruce Abens and Gregg Westover.

Councilman Robert Chapek was excused.

Also present was Mayor David Gillock, Law Director Brian Moriarty, Safety-Service Director Jeff Armbruster, Auditor Jeff Wilcheck, City Engineer Daniel Rodriguez and Clerk of Council Nancy Linden.

MINUTES - Corrections (if any) and approval:

President Corcoran asked for any corrections to the City Council meeting minutes of August 20, 2018. No discussion was offered. The minutes stand approved as submitted.

President Corcoran noted Council received the Board of Zoning and Building Appeals meeting minutes of August 23, 2018, the Building and Lands Committee meeting minutes of August 20, 2018, the Civil Service Commission meeting minutes of August 21, 2018, the Employee Safety Committee meeting minutes of August 23, 2018 and the Finance Committee meeting minutes of August 27, 2018.

LOBBY:

President Corcoran opened the lobby session. He stated there will be just one lobby session. He asked anyone that would like to speak to come to the podium and state their name and address for the record. He further added each person will be given three minutes to speak.

Martin Austin, 34897 Shawn Drive: addressed the AT&T Building and felt that too much money was being invested in the building. He suggested purchasing the old middle school property for a reduced cost since the taxpayers have already paid for it. He also spoke about the roundabouts being looked at. He felt just a traffic light is needed at Jaycox and Mills as well as Bainbridge and Root first before looking at a roundabout.

Kim Stermole, 37872 Sugar Ridge Road: stated she felt the City spends too much money in general. She wondered if the City had a plan for the future. She stated the City cannot even

afford to put an elevator in at Olde Town Hall. She felt the AT&T Building needed tabled and all options looked at first. She felt money needed to be spent more conservatively.

Tom Rowe, 8839 Harris Drive: stated he spoke at the last meeting about the standing water in his backyard due to all the over construction in the City. He wondered if the City checked it out as promised in regard to the nearby ditch.

Engineer Rodriguez stated the subdivision was looked at and it was built on a ditch. The ditch was cut and not reestablished. The entire infrastructure goes to a thirty-six inch storm sewer that is functioning as designed. The ditch south of Harris is on private property and the City cannot touch it. He suggested talking to those neighbors. The City does not have property rights for the private property. The City didn't build the homes, but the developers did.

Mayor Gillock stated some smoke testing was done and it showed downspouts were connected to sanitary. Those need disconnected. He further stated he will smoke test the entire neighborhood and the Harris Ditch will be cleaned later this fall.

Engineer Rodriguez stated the ditch from Root to Harris will be cleaned.

William Noll, 8743 Harris Drive: stated the ditch that runs along Harris Drive was cleaned twenty-five years ago by the City. Every year it needs cleaned. He felt that was why water was backed up in Mr. Rowe's yard. He further added the middle school property was paid for by the taxpayers and the City should get that property for a very reduced price.

ADMINISTRATORS REPORTS:

A. Mayor: Mayor Gillock stated the Service Department will be finishing up in the Mills Creek development on Leafy Mill Lane, Fern Tree Lane and Gate Moss Oval. These streets will be paved at the end of this week and may spill over into early next week. A crew will also begin prepping West Point this week in preparation for paving. The schedule is subject to change depending on the weather.

Mayor Gillock stated T 94-2018 was an Ordinance authorizing the Mayor to enter into contract for the Boulder Drive and Cary Drive Water Main Replacement project. He requested it be adopted this evening in order for the City to move forward with the project as planned and further it was funded in appropriations.

Mayor Gillock stated T 95-2018 was an Ordinance authorizing the sale of vehicles and equipment no longer needed for municipal purposes. He requested it be adopted this evening in order to move forward with selling the items at auction.

Mayor Gillock stated T 98-2018 was an Ordinance amending Ordinance 5466-2017 which is the Lorain Road/I-480 Interchange Improvements Project. The City received a grant from ODOT to pay for ninety percent of the construction costs for the project; however, the state grant cap was \$414,000. The project bid came in higher than anticipated at \$504,000 which was within the ten

percent over the engineer's estimate. The City is responsible for the difference. This Ordinance will increase the dollar amount from \$460,000 to \$555,000 with room for contingency. He requested it be adopted this evening in order can keep the project on schedule.

He also responded to Ms. Stermole in regard to the elevator at Olde Town Hall. A chairlift was once placed and the manufacturer went out of business. It is a historical building and therefore the City cannot put an elevator in as it would alter the outside of the building. He also responded to the resident about the erection of traffic lights. A warrant study needs done to erect a light. Roundabouts can be done if intersections are rebuilt.

B. Safety-Service Director: Safety-Service Director Armbruster stated the stormwater utility should be moving along. There has been a lot of effort put into the project in the last three years.

C. Engineer: Engineer Rodriguez stated the traffic concerns about traffic back up on I-480 have been addressed. The traffic should be off of 480 and on the exit ramp or Lorain Road. It is down to one lane. He stated the Boulder Drive water main bids will be received Friday. The City water tower painting will begin on Monday.

D. Auditor: Auditor Wilcheck stated T 96 seeks appropriations for an advance from the General Fund for the Grant Fund for Mill Creek. The purchase was recently finalized and closing will be set up. The advance needs requested before the closing and then he can seek reimbursement. The other appropriation was the recycle grant the City usually receives. The window to submit reimbursement requests is November 16. He requested both T 96 and T 97 be adopted this evening.

E. Other Reports: President Corcoran noted Council received the July 2018 Mayor's Court reports.

COUNCIL COMMITTEE REPORT(S):

Clerk of Council Linden stated the BUILDING AND LANDS COMMITTEE REPORT dated August 20, 2018 which recommends City Council adopt T 78-2018 as submitted.

(Council action required)

Councilman Abens stated the City has owned the building for the past ten plus years. Asbestos has been removed and the roof has been replaced. Two studies have been done that suggest rehabbing the building. He noted the current building has structural challenges. The City is very cramped and inefficient. City Hall is landlocked and would more than likely cost more to rehab that what is before Council. He further added the costs before Council are in line with what he knows from his construction background. He noted that the City is understaffed in regard to providing services. Councilman Abens stated the AT&T Building will be standing long after the current building is.

Moved by Abens and seconded by DeVries to accept the Building and Lands Committee report dated August 20, 2018.

President Corcoran stated the report is just a recommendation of the Committee and doesn't impact whether or not the Ordinance comes back to Council. The Ordinance still comes back to Council.

Councilman Westover stated he had a question. He asked Mr. Mould if all the consultants in the contract attached to the Ordinance would be sharing in the \$219,000 cost listed.

Mr. Mould stated yes.

Councilman Westover asked what the average percentage of architectural cost is on any project.

President Corcoran stated Council is voting on the report itself, not the Ordinance. T 78-2018 will be on the agenda at the next meeting.

Councilman Westover stated he would refrain from asking questions until the next meeting.

A roll call vote was taken and the motion carried.

Yes - 5 No - 1 (Boose)

Clerk of Council Linden stated the FINANCE COMMITTEE REPORT dated August 27, 2018 which recommends City Council review and consider the following Ordinances:

(Council action required)

President Corcoran stated for purposes of voting, he would break out each into separate actions.

Clerk of Council Linden stated an Ordinance amending Exhibit "A" of the Department Head Salary Ordinance No. 2725-93 and subsequent amendments thereto and recommend City Council review and consider the Ordinance as submitted.

Moved by DeVries and seconded by Boose to accept the Finance Committee action.

Councilman Westover asked why each was being broken out into a motion.

President Corcoran stated some of the issues were controversial and he wanted to make certain everyone had a vote on each issue.

A roll call vote was taken and the motion carried.

Yes - 6 No - 0

Clerk of Council Linden stated an Ordinance amending Ordinance No. 2725-93 and subsequent amendments thereto in order to establish compensation and benefits afforded to department

heads and certain discretionary employees and recommend City Council review and consider the Ordinance as amended.

Moved by DeVries and seconded by Boose to accept the Finance Committee action.

A roll call vote was taken and the motion carried.

Yes – 6 No – 0

Clerk of Council Linden stated T 75-2018 - An Ordinance creating the full-time position of Laboratory Manager and recommend City Council review and consider the Ordinance as submitted.

Moved by DeVries and seconded by Abens to accept the Finance Committee action.

Mayor Gillock stated he had to leave the Committee meeting early and asked where the salary ordinances were for both positions.

Councilman DeVries stated the Committee tabled both in order to receive more information on the salary structures from other cities.

A voice vote was taken and the motion carried.

Yes – 6 No – 0

Clerk of Council Linden stated T 84-2018 - An Ordinance creating the full-time position of Civil Engineer II (PE) and recommend City Council review and consider the Ordinance as submitted.

Moved by DeVries and seconded by Boose to accept the Finance Committee action.

A voice vote was taken and the motion carried.

Yes – 6 No – 0

CORRESPONDENCE:

Clerk of Council Linden stated a letter received on August 27, 2018 from the Lorain County Board of Elections providing proof ballot language for the November 6, 2018 General Election.

OLD BUSINESS: None.

NEW BUSINESS:

Liquor Permit Request

A request from the Ohio Division of Liquor Control for a new permit request for Full Blast Arcade and Amusements, LLC, 33101 Center Ridge Road.

Moved by Boose and seconded by Abens to not request a hearing so that this permit can be sent to the state for final disposition by September 24, 2018

Councilman Boose stated the company is in good standing with the Secretary of State of Ohio and he didn't find any judgments against the owner.

President Corcoran stated this was a business within the City that needed a bigger location.

A voice vote was taken and the motion carried.

Yes – 6 No – 0

RECESS:

Moved by Boose and seconded by Westover to dispense with recess.

A voice vote was taken and the motion carried.

Yes – 6 No – 0

FIRST READINGS:

Ordinance and Resolution submittal(s)

Clerk of Council Linden:

T 94-2018 AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO A CONTRACT, ACCORDING TO LAW AND IN A MANNER PRESCRIBED BY LAW, FOR THE BOULDER DRIVE AND CARY DRIVE WATER MAIN REPLACEMENT PROJECT INCLUDING APPURTENANCES, NOT TO EXCEED \$702,000.00.
(Introduced by Mayor Gillock)

Moved by Boose and seconded by Westover to dispense with the second and third readings for T 94-2018.

President Corcoran stated to Mrs. Stermole that the City sits every year and has Finance Committee meetings to discuss the budget for the following year. It is put into Ordinance form and then presented to City Council. He further noted that this Ordinance was a project that was considered in November of last year. There is an annual plan in place to review projects for the following year. It may seem like it is going through quickly but the conversation has been had.

Councilman Boose stated water main replacements have been worked on for a number of years. There were so many that needed done but only a certain number could be done per year. This particular project had needed done for years. He added that the residents in this neighborhood will welcome the relief.

Mayor Gillock stated this project has been on the books for several years. It was put off to finish the Lear Nagle project first.

A voice vote was taken and the motion carried.

Yes – 6 No – 0

Moved by Boose and seconded by Abens to adopt T 94-2018.

Moved by Boose and seconded by Abens to add the emergency clause to T 94-2018 in order for the City to move forward with the project as planned before the weather turns.

President Corcoran asked for any discussion on the emergency clause. No discussion was offered. A voice vote was taken on the motion and it carried.

Yes – 6 No – 0

President Corcoran asked the Clerk to call the roll on the adoption of T 94-2018 with the emergency clause.

Clerk of Council Linden took a roll call vote and the motion carried making T 94-2018 **Ordinance number 5571-2018.**

Yes – 6 No – 0

Clerk of Council Linden:

T 95-2018 AN ORDINANCE AUTHORIZING THE SALE OF VEHICLES/EQUIPMENT
NO LONGER NEEDED FOR MUNICIPAL PURPOSES.

(Introduced by Mayor Gillock)

Moved by Boose and seconded by DeVries to dispense with the second and third readings for T 95-2018.

A voice vote was taken and the motion carried.

Yes – 6 No – 0

Moved by Boose and seconded by DeVries to adopt T 95-2018.

Moved by Boose and seconded by DeVries to add the emergency clause to T 95-2018 in order to move forward with selling the items at auction as soon as possible.

President Corcoran asked for any discussion on the emergency clause. No discussion was offered. A voice vote was taken on the motion and it carried.

Yes – 6 No – 0

President Corcoran asked the Clerk to call the roll on the adoption of T 95-2018 with the emergency clause.

Clerk of Council Linden took a roll call vote and the motion carried making T 95-2018 **Ordinance number 5572-2018.**

Yes – 6 No – 0

Clerk of Council Linden:

T 96-2018 AN ORDINANCE AMENDING ORDINANCE NUMBER 5497-2017 OF THE CITY OF NORTH RIDGEVILLE, OHIO, PROVIDING APPROPRIATIONS FOR THE PERIOD COMMENCING JANUARY 1, 2018 AND ENDING DECEMBER 31, 2018.
(Introduced by Mayor Gillock)

Moved by Boose and seconded by DeVries to dispense with the second and third readings for T 96-2018.

A voice vote was taken and the motion carried.

Yes – 6 No – 0

Moved by Boose and seconded by DeVries to adopt T 96-2018.

Moved by Boose and seconded by DeVries to add the emergency clause to T 96-2018 in order to meet the deadlines with each project.

President Corcoran asked for any discussion on the emergency clause. No discussion was offered. A voice vote was taken on the motion and it carried.

Yes – 6 No – 0

President Corcoran asked the Clerk to call the roll on the adoption of T 96-2018 with the emergency clause.

Clerk of Council Linden took a roll call vote and the motion carried making T 96-2018 **Ordinance number 5573-2018.**

Yes – 6 No – 0

Clerk of Council Linden:

T 97-2018 A RESOLUTION APPROVING AN ADVANCE FROM THE GENERAL FUND OF THE CITY OF NORTH RIDGEVILLE, OHIO.
(Introduced by Mayor Gillock)

Moved by Mayor Gillock and seconded by Boose to dispense with the second and third readings for T 97-2018.

Mayor Gillock stated he wanted to move it forward to get the City's reimbursement for the grant before year end.

Councilman Boose asked if it were passed by emergency, will there be enough time to receive reimbursement before year end.

Auditor Wilcheck stated yes it will be about sixty days.

A voice vote was taken and the motion carried.

Yes – 6 No – 0

Moved by Boose and seconded by Westover to adopt T 97-2018.

Moved by Boose and seconded by President Corcoran to add the emergency clause to T 97-2018 in order to move forward with the project to receive reimbursement by year end.

President Corcoran asked for any discussion on the emergency clause. No discussion was offered. A voice vote was taken on the motion and it carried.

Yes – 6 No – 0

President Corcoran asked the Clerk to call the roll on the adoption of T 97-2018 with the emergency clause.

Clerk of Council Linden took a roll call vote and the motion carried making T 97-2018
Resolution number 1431-2018.

Yes – 6 No – 0

Clerk of Council Linden:

T 98-2018 AN ORDINANCE AMENDING ORDINANCE 5466-2017 WHICH
 AUTHORIZED THE LOR-10C-0.50 I-480 AND SR-10 EASTBOUND ON
 RAMP ROADWAY AND TRAFFIC SIGNAL IMPROVEMENTS PROJECT
 AND OTHER APPURTENANCES BY INCREASING THE
 NOT TO EXCEED AMOUNT FROM \$460,000.00 TO \$555,000.00.
 (Introduced by Mayor Gillock)

Moved by Boose and seconded by DeVries to dispense with the second and third readings for T 98-2018.

A voice vote was taken and the motion carried.

Yes – 6 No – 0

Moved by Boose and seconded by DeVries to adopt T 98-2018.

Moved by Boose and seconded by DeVries to add the emergency clause to T 98-2018 in order to keep the project on schedule.

President Corcoran asked for any discussion on the emergency clause. No discussion was offered. A voice vote was taken on the motion and it carried.

Yes – 6 No – 0

President Corcoran asked the Clerk to call the roll on the adoption of T 98-2018 with the emergency clause.

Councilman Boose asked where the extra money would come from.

Auditor Wilcheck stated a reallocation will take place from the Capital Improvement Fund.

Clerk of Council Linden took a roll call vote and the motion carried making T 98-2018
Ordinance number 5574-2018.

Yes – 6 No – 0

SECOND READINGS: None.

THIRD READINGS:

Clerk of Council Linden:

T 53-2018 AN ORDINANCE AMENDING N.R.C.O. SECTION 440.17, THROUGH
Amended TRUCKS PROHIBITED; LOAD LIMITS.

(Introduced by Mayor Gillock; First reading 05/07/2018; Referred to Streets, Sidewalks and Bridges on 05/07/2018; SSB on 05/21/2018; Report accepted on 06/04/2018; SSB on 07/16/2018; Report accepted on 08/06/2018; Second reading 08/20/2018; Amended by substitution on 08/20/2018)

Moved by Boose and seconded by Westover to adopt T 53-2018 Amended.

Councilwoman Hung stated this has been discussed since May. She spoke to the Engineer who stated the roads are equipped to handle the load. She stated the Law Department reviewed the entire chapter and made suggestions for changes. Toni Morgan, the Assistant Law Director, went above and beyond on the update and thanked her on the updates and the work she put in. She felt an opportunity was missed to update the whole chapter and stated she understood this Ordinance was only discussing Section 440.17. She stated she hopes the whole chapter is updated and felt an opportunity was missed. She stated she will be voting no.

Councilman Abens stated he will be voting yes as this gives the Police Department direction on what type of trucks they can pull over. He stated he receives several complaints about Sugar Ridge truck traffic and the citizens are very frustrated. He felt this Ordinance will be giving the Police Department the tools they need.

Councilman Boose stated he agreed with Councilwoman Hung. He stated he would be happy to co-sponsor changes to the entire chapter made by Toni Morgan.

Councilwoman Hung stated she spoke with the Police Chief who indicated he was satisfied with the Ordinance.

President Corcoran asked the Clerk to call the roll on the adoption of T 53-2018 Amended.

Clerk of Council Linden took a roll call vote and the motion carried making T 53-2018 Amended
Ordinance number 5575-2018.

Yes – 5 No – 1 (Hung)

Clerk of Council Linden:

T 91-2018 AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF NORTH RIDGEVILLE TO TRANSFER A REMNANT PARCEL OF LAND TO THE RINI REALTY COMPANY.

(Introduced by Mayor Gillock; First reading 08/06/2018; Second reading 08/20/2018)

Moved by Mayor Gillock and seconded by Abens to adopt T 91-2018.

Councilman DeVries stated to avoid a conflict of interest, he will be abstaining.

President Corcoran asked the Clerk to call the roll on the adoption of T 91-2018.

Clerk of Council Linden took a roll call vote and the motion carried making T 91-2018
Ordinance number 5576-2018.

Yes – 5

No – 0

Abstain – 1 (DeVries)

MEETING ANNOUNCEMENTS:

President Corcoran stated the next regular Council meeting will be on Monday, September 17, 2018 at 7:30 p.m. in Council Chambers.

ADJOURNMENT:

President Corcoran adjourned the meeting at 8:29 p.m.

Approval of minutes on September 17, 2018:



PRESIDENT OF COUNCIL



CLERK OF COUNCIL