

**NORTH RIDGEVILLE CITY COUNCIL
MEETING MINUTES
NOVEMBER 16, 2020**

CALL TO ORDER: 7:30 p.m.

President DeVries called the Monday, November 16, 2020 Council meeting to order.

INVOCATION:

Led by President DeVries.

PLEDGE OF ALLEGIANCE:

Led by President DeVries.

ROLL CALL:

Present were Council members President Martin DeVries, Holly A. Swenk, Dennis Boose, President Pro-Tem Bruce Abens, Clifford Winkel, James R. Maleski and Michelle Hung.

Also present was Mayor Kevin Corcoran, Safety-Service Director Jeff Armbruster, Law Director Brian Moriarty, Engineer Dan Rodriguez, Auditor April Wilkerson, Assistant Clerk of Council Tara Peet and Clerk of Council Nancy Linden.

MINUTES - Corrections (if any) and approval:

President DeVries asked if there were any corrections to the City Council meeting minutes of November 2, 2020. No discussion was offered. The minutes stand approved as submitted.

LOBBY:

President DeVries opened the lobby session. He stated they are utilizing Zoom and YouTube for people to type or ask their questions. There are instructions on the City's website through the City Council tab on how to get questions answered at www.nridgeville.org. He paused for comments due to the delay in the broadcast.

He asked Assistant Clerk of Council Peet to read any questions or comments from the YouTube Channel feed. He asked if anyone signed into Zoom wished to speak.

Assistant Clerk of Council Peet stated there were no comments or questions at this time.

President DeVries stated that Mayor Floyd Peaco who was Mayor in the late 1970's and early 1980's has passed away. President DeVries had a moment of silence and expressed thoughts and prayers for the family.

ADMINISTRATORS REPORTS:

A. Mayor: Mayor Corcoran stated Simple Recycling has suspended weekly curbside pickup until further notice due to COVID-19. Residents may still schedule a free donation pickup of clothing and shoes by visiting their website at www.DonateStuff.com.

Mayor Corcoran stated his next coffee and conversation will be Tuesday, November 17 from 8:00 a.m. to 9:00 a.m. in Council Chambers. Masks are required and social distancing will be in place.

Mayor Corcoran reminded residents to wear masks and practice social distancing with the upcoming holiday season. Mayor Corcoran further added stay home if sick, wash hands, do not touch your face, keep your hands away from your eyes, nose and mouth, cover your cough in the crook of your arm and seek medical advice from the CDC rather than friends or relatives. More details can be found at the City website.

As a reminder, City Hall offices will be closed November 26 and 27 in observance of the Thanksgiving holiday.

Mayor Corcoran stated the holiday food and toy drive for Community Care will continue through December 4. Non-perishable food items and new toys in original packaging are needed for Community Care in order to help those families that are less fortunate. Drop off boxes are located at City Hall and Parks & Recreation. Our Parks & Recreation Department staff will deliver the collected items to Community Care.

The North Ridgeville Visitors Bureau is sponsoring the 20th annual Holiday on the Ridge on Saturday, December 5. The self-guided tour takes you to multiple craft shows, business open houses and special events. At 5:00 p.m. at South Central Park Gazebo is the annual tradition of lighting the community Christmas tree. The high school choir will lead the spectators in festive songs of the season as local scouts decorate the tree and the Mayor will flip the switch to light the tree.

Moved by Mayor Corcoran and seconded by DeVries to adjourn into executive session at the recess portion of the meeting to discuss the employment of public personnel.

A roll call vote was taken and the motion carried.

Yes – 7 No – 0

B. Safety-Service Director: Safety-Service Director Armbruster stated they have been hauling dirt from the service garage and now that will come to an end with the change of weather. The trucks need to get ready for salt.

Safety-Service Director Armbruster recommended residents wear their masks when being out and about and at businesses.

C. Engineer: Engineer Rodriguez stated Stoney Ridge Road water main replacement is out to bid right now and will be bid tomorrow. OPWC RD 33 Contract B full depth concrete pavement replacement-concrete pavement repairs are ongoing on Pleasant Avenue. Engineering hopes to have all repairs complete by the end of the month.

2020 Pavement Marking Project - All Star Striping, LLC has been performing work on the pavement marking contract for 2020. The contractor has been canvassing the City at night reviewing their work for areas of low retro-reflectivity and will make corrections to those areas as weather permits.

2020 Crack Seal Contract-Aero Mark Company, LLC, has substantially completed its work associated with the City's 2020 Crack Seal Project. There is some minor corrective work to be done as weather permits.

D. Auditor: Auditor Wilkerson reminded Council that budget discussions continue on Wednesday, November 18 beginning at 9:00 a.m. with departments.

E. Other Reports: President DeVries stated Council received the October 2020 Building Department Report, the October 2020 Fire Department Report and the October 2020 Police Support Car Report.

COUNCIL COMMITTEE REPORT(S): None.

CORRESPONDENCE: None.

OLD BUSINESS: None.

NEW BUSINESS:

Clerk of Council Linden:

Planning Commission action(s) taken at the November 10, 2020 meeting:

APPLICANT: James Martynowski, Osborne Capital Group, 7670 Tyler Blvd, Mentor, OH 44060

OWNER: Cook Road Properties, 7670 Tyler Blvd, Mentor, OH 44060

REQUEST: Site plan approval to construct a 2,225 square foot single use commercial building

LOCATION: 32435 Cook Rd, North Ridgeville, OH 44039, in a B-3 Commercial District; Parcel Nos. 07-00-003-102-048 and -049

PC ACTION: Approved by a vote of 5-0.

Councilman Abens stated this was the Starbucks property. The Commission did look at a traffic study and felt this was a good project for North Ridgeville. Stacking capability for traffic will be about twenty-five cars and won't spill out to Cook Road.

Moved by Abens and seconded by Hung to approve the Planning Commission action.

A voice vote was taken and the motion carried.

Yes – 7

No – 0

Clerk of Council Linden:

APPLICANT: K. Hovnanian Meadows Lakes, LLC, 3296 Columbia Rd, Richfield, OH 44286

OWNER: Same

REQUEST: Final plat approval of Phase 18 of the Meadow Lakes Subdivision

LOCATION: White Feather Ave North, North Ridgeville, OH 44039, in a PCD District; Parcel
No. 07-00-033-122-003

PC ACTION: Approved by a vote of 5-0.

Councilman Abens stated this is a final plat approval for phase 18 and there is one more phase left.

Moved by Abens and seconded by Hung to approve the Planning Commission action.

Councilman Maleski asked Councilman Abens if he was confident in the next phase meeting the density requirements.

Councilman Abens stated the Building Department will ensure they will meet the density requirement and he trusts the Building Department.

A voice vote was taken and the motion carried.

Yes – 7

No – 0

RECESS:

Adjourned into executive session at 7:48 p.m.

Reconvened into the regular Council meeting at 8:02 p.m.

Nomination of Director of Public Utilities

Moved by Mayor Corcoran and seconded by Hung to nominate Tara Peet to the position of Director of Public Utilities.

A roll vote was taken and the motion carried.

Yes – 7

No – 0

City Council congratulated Tara Peet on the appointment.

FIRST READINGS:

Ordinance and Resolution submittal(s)

Clerk of Council Linden:

T 122-2020 AN ORDINANCE AMENDING ORDINANCE NO. 5767-2020, WHICH AUTHORIZED THE MAYOR OF THE CITY OF NORTH RIDGEVILLE TO ENTER INTO A CONTRACT WITH GENON POWER MIDWEST LP, A DELAWARE LIMITED PARTNERSHIP (GENON POWER), FOR THE PURCHASE OF VACANT LAND AT THE END OF STILLWATER BLVD., BY INCREASING THE PURCHASE PRICE FROM \$1.00 TO \$3,000.00, PLUS ANY ADDITIONAL COSTS SUCH AS CUSTOMARY CLOSING COSTS.

(Introduced by Mayor Corcoran)

Moved by Mayor Corcoran and seconded by Swenk to amend T 122-2020 by substitution.

Mayor Corcoran stated the County required a new legal description to be prepared for purchase. Normally this would require a survey and it was going to cost thousands of dollars. The company selling the property said they would do it for \$6,000 and we agree to split it in the original ordinance. He added Bramhall agreed to do the legal description for \$700 and this fell outside the normal customary closing costs. He felt the cost would be somewhere around \$1,000-\$1,500.

Councilman Boose asked if a title company was being used.

Mayor Corcoran stated no.

Councilman Boose asked if the Administration has considered it because a new legal description is being generated and if there were any errors or omissions the insurance would cover the City.

Mayor Corcoran stated then they would want a survey done and he didn't believe the cost would be warranted.

Engineer Rodriguez stated a previous survey was done in the late 90's with some of the parcels. The parcel the City is purchasing was extracted from the survey and a legal description was created. If a resurvey was done it would cost \$7,000-\$10,000.

Councilman Boose stated title insurance will never be cheaper and he assumes the buyer or lender would want them to have it.

A voice vote was taken and the motion carried.

Yes – 7

No – 0

President DeVries asked the Mayor if this was time sensitive.

Mayor Corcoran stated they are trying to wrap up the purchase of this property as the original ordinance was passed with the emergency as well.

Moved by Mayor Corcoran and seconded by Hung to add the emergency clause to T 122-2020 Amended in order to wrap up the purchase of the property.

A voice vote was taken and the motion carried.

Yes – 7 No – 0

Moved by DeVries and seconded by Swenk to dispense with the second and third readings for T 122-2020 Amended.

A voice vote was taken and the motion carried.

Yes – 7 No – 0

Mayor Corcoran stated the emergency clause already passed.

Moved by Mayor Corcoran and seconded by Hung to adopt T 122-2020 Amended with the emergency clause.

A roll call vote was taken and the motion carried. T 122-2020 Amended becomes **Ordinance No. 5779-2020.**

Yes – 7 No – 0

SECOND READINGS:

Clerk of Council Linden:

T 118-2020 AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF NORTH RIDGEVILLE TO ADVERTISE FOR BIDS AND ENTER INTO A CONTRACT, ACCORDING TO LAW AND IN A MANNER PRESCRIBED BY LAW, WITH THE LOWEST AND BEST BIDDER FOR THE CHESTNUT RIDGE ROAD AND ALT. SR 83 ROUNDABOUT PROJECT AND OTHER APPURTENANCES ASSOCIATED WITH THE OHIO PUBLIC WORKS COMMISSION FUNDING ROUND 34, NOT TO EXCEED \$780,000.00.

(Introduced by Mayor Corcoran; First reading 11/02/2020)

THIRD READINGS: None.

MEETING ANNOUNCEMENTS:

Finance Committee meetings regarding the 2021 budget will occur on the following dates and times:

- Wednesday, November 18, 2020 beginning at 9:00 a.m.
- Thursday, November 19, 2020 beginning at 9:00 a.m.

The next regular Council meeting will be on **Monday, December 7, 2020** at 7:30 p.m. in City Council Chambers.

ADJOURNMENT:

President DeVries adjourned the meeting at 8:14 p.m.

Approval of minutes on December 7, 2020:



PRESIDENT OF COUNCIL



CLERK OF COUNCIL