

**NORTH RIDGEVILLE CITY COUNCIL
MEETING MINUTES
DECEMBER 16, 2019**

CALL TO ORDER: 7:30 p.m.

President Corcoran called the Monday, December 16, 2019 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, President Kevin Corcoran, President Pro-Tem Bruce Abens, Michelle Hung, Gregg Westover and Robert Chapek.

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

MINUTES - Corrections (if any) and approval:

President Corcoran asked for any corrections to the City Council meeting minutes of December 2, 2019. No discussion was offered. The minutes stand approved as submitted.

President Corcoran noted that Council received the Civil Service Commission meeting minutes of November 19, 2019 and the Records Commission meeting minutes of December 4, 2019.

LOBBY:

President Corcoran opened the lobby session and stated there would be one lobby session this evening.

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. He requested anyone that wished to speak to fill out a lobby sheet located in the back of the room.

Jennifer Kiko from Congressman Bob Gibb's office presented Mayor G. David Gillock with a Congressional Proclamation.

ADMINISTRATORS REPORTS:

A. Mayor: Mayor Gillock stated the Proclamation was such an honor and he was greatly appreciative. He thanked Councilman Chapek and Councilman Westover for their service to the City. He congratulated Mr. Winkel, Ms. Swenk and President Corcoran on their election. Mayor Gillock gave a brief speech about his future plans and reflection of his sixteen years in office.

B. Safety-Service Director: Safety-Service Director Armbruster asked that T 131-2019, which disposes of vehicles no longer needed, be adopted this evening with the emergency to expedite items going to auction.

He reminded everyone that City Hall will be closed on December 24, 25 and January 1 in observance of the holiday. He wished everyone happy holidays.

Safety-Service Director Armbruster gave a brief speech about his time working with Mayor Gillock the past several years.

C. Engineer: Engineer Rodriguez congratulated the Mayor and everyone else. He noted there were flooding issues in the eastbound lane on Center Ridge and the contractor will be remedying that.

D. Auditor: Auditor Wilcheck congratulated the Mayor on his retirement. He stated T 133-2019 is a final supplemental appropriation for 2019 to clean up some overtime issues, a compensation error in General Fund regarding benefits, TIF improvement fees, increase in sewer operations for French Creek rates, City Garage staff changes and overtime issues and lastly, trust miscellaneous which is a refund of deposits to include sidewalk deposits.

Auditor Wilcheck stated T 134-2109 is the Ranger Way Extension Fund that he needs to establish to account for the project.

Auditor Wilcheck noted that T 137-2019 is in relation to the Ranger Way Fund which is amending a previous Resolution directing the transfer of dollars from Capital Projects to Ranger Way Improvement Fund.

Auditor Wilcheck stated that T 135-2019 is the final 2020 budget ordinance. There are a few changes he had to correct. Auditor Wilcheck briefly went over the changes he made today.

E. Other Reports: President Corcoran noted Council received the November 2019 Fire Department Report, the November 2019 Mayor's Court Report and the November 2019 Water Distribution Reports.

COUNCIL COMMITTEE REPORT(S):

Clerk of Council Linden:

FINANCE COMMITTEE REPORT dated Tuesday, December 3, 2019 which recommends City Council consider T 125-2019 as submitted.

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

A voice vote was taken and the motion carried.

Yes – 7

No – 0

Councilman Boose stated there was a Utilities Committee meeting earlier this evening and the Committee report and referencing legislation was placed at everyone's seats.

Moved by Boose and seconded by DeVries to suspend the By-laws to bring the Utilities Committee report dated December 16, 2019 to the agenda this evening and to also accept the report.

Councilman DeVries thanked Councilman Boose and Councilman Abens as well as the Administration and Council for their hard work on the budget. He also thanked the Auditor.

A voice vote was taken and the motion carried.

Yes – 7 No – 0

Moved by Boose and seconded by DeVries to place T 128-2019 on the agenda under second readings this evening.

A voice vote was taken and the motion carried.

Yes – 7 No – 0

CORRESPONDENCE: None.

OLD BUSINESS: None.

NEW BUSINESS:

Clerk of Council Linden:

Planning Commission action(s) taken at the December 10, 2019 meeting:

APPLICANT: Chris Brown; K. Hovnanian Homes
3296 Columbia Road, Richfield, Ohio 44286

OWNER: Same

REQUEST: Final plat approval for Meadow Lakes No. 17 within Meadow Lakes PCD

LOCATION: Continuation of Yellow Beak Lane, White Feather Avenue and Amber Way
within Meadow Lakes PCD.

Permanent Parcel Nos. 07-00-033-101-034 & 07-00-033-101-017

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

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: Mill Ridge Subdivision, LLC
260 South Logan Street, Elyria, Ohio 44035
OWNER: Same
REQUEST: Final plat approval for Millridge Subdivision No. 4
LOCATION: Continuation of Stratton Mill Street and Rummel Mill Drive, located east of Stoney Ridge Road; an R-1 Residence District.
Permanent Parcel No. 07-00-031-000-232
PC ACTION: **Approved by a vote of 5-0.**

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: Jill Allan, Jim Rumbaugh; The Meritage Group
772 Pine Valley Drive, Pittsburgh, Pennsylvania, 15239
OWNER: Winfield Farms Development, LLC
772 Pine Valley Drive, Pittsburgh, Pennsylvania, 15239
REQUEST: Final plat approval for The Reserve at Winfield Farm Subdivision No. 4
LOCATION: Continuation of Nash Lane and Winfield Lane, and completion of Elva Lane, in an R-1 Residence District.
Permanent Parcel No. 07-00-036-000-535
PC ACTION: **Approved by a vote of 5-0.**

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: Anthony M. Valore; Valore Properties, Inc.
23550 Center Ridge Road, Westlake, Ohio 44145
OWNER: Valore Properties, Inc.; 23550 Center Ridge Road, Westlake, Ohio 44145
REQUEST: Final plat approval for Hampton Place Subdivision No. 5
LOCATION: East of Stoney Ridge Road and south of Atlantic Avenue, in an R-1 Residence District.
Permanent Parcel No. 07-00-029-000-325
PC ACTION: **Approved by a vote of 5-0.**

Councilman Abens stated Mr. Valore stated he would rename Fortune Trail to Fortunato Trail to eliminate confusion for the safety forces.

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

RECESS:

Moved by Boose and seconded by DeVries to dispense with the recess portion of the meeting.

A roll call vote was taken and the motion carried.

Yes – 4 No – 3 (Abens, Chapek, Hung)

FIRST READINGS:

Ordinance and Resolution submittal(s)

Clerk of Council Linden:

T 131-2019 AN ORDINANCE AUTHORIZING THE DISPOSAL OF VEHICLES AND 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 131-2019.

A voice vote was taken and the motion carried.

Yes – 7 No – 0

Moved by Boose and seconded by DeVries to adopt T 131-2019.

Moved by Boose and seconded by DeVries to add the emergency clause to T 131-2019 in order to expedite the auction of City vehicles no longer needed.

A voice vote was taken on the emergency clause and the motion carried.

Yes – 7 No – 0

A roll call vote was taken for T 131-2019, with the emergency clause, and the motion carried. T 131-2019 now becomes **Ordinance number 5687-2019.**

Yes – 7 No – 0

Clerk of Council Linden:

T 132-2019 AN ORDINANCE AUTHORIZING THE MAYOR TO PURCHASE GALAXY WATER METERS AND APPURTENANCES FROM BADGER METER, INC., NOT TO EXCEED \$175,000.00 FOR CALENDAR YEAR 2020.

(Introduced by Mayor Gillock)

Clerk of Council Linden:

T 133-2019 AN ORDINANCE AMENDING ORDINANCE NUMBER 5595-2018 OF THE CITY OF NORTH RIDGEVILLE, OHIO, PROVIDING SUPPLEMENTAL APPROPRIATIONS FOR THE PERIOD COMMENCING JANUARY 1, 2019 AND ENDING DECEMBER 31, 2019.

(Introduced by Mayor Gillock)

Moved by Boose and seconded by DeVries to amend T 133-2019 by substitution.

A voice was taken and the motion carried.

Yes – 7 No – 0

Moved by Boose and seconded by DeVries to dispense with the second and third readings for T 133-2019 Amended.

A voice vote was taken and the motion carried.

Yes – 7 No – 0

Moved by Boose and seconded by DeVries to adopt T 133-2019 Amended.

Moved by Boose and seconded by DeVries to add the emergency clause to T 133-2019 Amended in order to make the appropriations in a timely manner.

A voice vote was taken on the emergency clause and the motion carried.

Yes – 7 No – 0

A roll call vote was taken for T 133-2019 Amended, with the emergency clause, and the motion carried. T 133-2019 Amended now becomes **Ordinance number 5688-2019**.

Yes – 7 No – 0

Clerk of Council Linden:

T 134-2019 AN ORDINANCE ESTABLISHING THE RANGER WAY EXTENSION FUND.

(Introduced by Mayor Gillock)

Moved by Boose and seconded by DeVries to dispense with the second and third readings for T 134-2019.

A voice vote was taken and the motion carried.

Yes – 7 No – 0

Moved by Boose and seconded by DeVries to adopt T 134-2019.

Moved by Boose and seconded by Westover to add the emergency clause to T 134-2019 in order to establish the account the money needs to go into.

A voice vote was taken on the emergency clause and the motion carried.

Yes – 7 No – 0

A roll call vote was taken for T 134-2019, with the emergency clause, and the motion carried. T 134-2019 now becomes **Ordinance number 5689-2019.**

Yes – 7 No – 0

Clerk of Council Linden:

T 135-2019 AN ORDINANCE PROVIDING APPROPRIATIONS FOR CURRENT EXPENSES AND OTHER EXPENDITURES OF THE CITY OF NORTH RIDGEVILLE, OHIO, FOR THE PERIOD COMMENCING JANUARY 1, 2020 AND ENDING DECEMBER 31, 2020.

(Introduced by Mayor Gillock)

Moved by Boose and seconded by DeVries to amend T 135-2019 by substitution.

A voice was taken and the motion carried.

Yes – 7 No – 0

Moved by Boose and seconded by DeVries to dispense with the second and third readings for T 135-2019 Amended.

A voice vote was taken and the motion carried.

Yes – 7 No – 0

Moved by Boose and seconded by DeVries to adopt T 135-2019 Amended.

Moved by Boose and seconded by DeVries to add the emergency clause to T 135-2019 Amended in order to have appropriations in place by January 1, 2020.

A voice vote was taken on the emergency clause and the motion carried.

Yes – 7 No – 0

Councilman Boose thanked the Committee for their time and effort on the budget. He thanked the Auditor for all of his assistance. Councilman Boose thanked the Mayor. He stated it was not a perfect budget and they could not approve all things asked for, but they did approve many things to make the departments more efficient. Councilman Boose stated he spent a lot of time going over the sheets through the weekend to make sure everything was in line. He stated to his best understanding this is what the Committee approved and can move forward with.

A roll call vote was taken for T 135-2019 Amended, with the emergency clause, and the motion carried. T 135-2019 Amended now becomes **Ordinance number 5690-2019.**

Yes – 7 No – 0

Clerk of Council Linden:

T 136-2019 AN ORDINANCE ESTABLISHING THE COMPENSATION FOR THE SUPPLEMENTAL JOB POSITION OF CEMETERY SEXTON.

(Introduced by Mayor Gillock)

President Corcoran referred T 136-2019 to the Administrative Committee.

Clerk of Council Linden:

T 137-2019 A RESOLUTION AMENDING RESOLUTION NO. 1469-2019 WHICH APPROVED TRANSFERS FROM THE GENERAL FUND.

(Introduced by Mayor Gillock)

Moved by Boose and seconded by DeVries to dispense with the second and third readings for T 137-2019.

A voice vote was taken and the motion carried.

Yes – 7 No – 0

Moved by Boose and seconded by DeVries to adopt T 137-2019.

Moved by Boose and seconded by Westover to add the emergency clause to T 137-2019 in order to transfer the funds in a timely manner.

A voice vote was taken on the emergency clause and the motion carried.

Yes – 7 No – 0

A roll call vote was taken for T 137-2019, with the emergency clause, and the motion carried. T 137-2019 now becomes **Resolution number 1474-2019**.

Yes – 7 No – 0

SECOND READINGS:

Clerk of Council Linden:

T 129-2019 AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO AN AMENDMENT TO A GROUND LEASE AGREEMENT, A PARTIAL ASSIGNMENT OF INTEREST IN GROUND LEASE, AND A REAL ESTATE PURCHASE AGREEMENT FOR THE SALE OF 2.372 ACRES LOCATED IN “VICTORY PARK” OWNED BY THE CITY OF NORTH RIDGEVILLE AND UNDER A CURRENT LEASE WITH PMJ PARK HOLDINGS TO THE BUYER, BLUE MARBLE VICTORY LANE, LLC, FOR THE PURPOSE OF EXPANDING ITS EXISTING BUSINESS AND/OR ADDING ADDITIONAL PARKING.

(Introduced by Mayor Gillock; First reading 12/02/2019)

Clerk of Council Linden:

T 130-2019 A RESOLUTION OF THE COUNCIL OF THE CITY OF NORTH RIDGEVILLE, OHIO, APPROVING AND RATIFYING AN APPLICATION FOR TAX INCENTIVE IN COMMUNITY REINVESTMENT AREA NO. 14 CREATED BY CITY OF NORTH RIDGEVILLE RESOLUTION NO. 768-94, BY ARC TERRA, LLC, AN OHIO LIMITED LIABILITY COMPANY ORGANIZED AND EXISTING UNDER THE LAWS OF THE STATE OF OHIO.

(Introduced by Mayor Gillock; Approved by Tax Abatement Review Board on 04/20/2016; First reading 12/02/2019)

Clerk of Council Linden:

T 128-2019 AN ORDINANCE INCREASING THE WHOLESALE RATE OF WASTEWATER TREATMENT SERVICES PROVIDED BY THE FRENCH CREEK WASTEWATER TREATMENT PLANT.

(Introduced by Mayor Gillock)

Moved by Boose and seconded by DeVries to dispense with the third reading for T 128-2019.

A voice vote was taken and the motion carried.

Yes – 7 No – 0

Moved by Boose and seconded by DeVries to adopt T 128-2019.

Moved by Boose and seconded by DeVries to add the emergency clause to T 128-2019 in order to have the wholesale rates effective for the first billing cycle of 2020.

A voice vote was taken on the emergency clause and the motion carried.

Yes – 7 No – 0

A roll call vote was taken for T 128-2019, with the emergency clause, and the motion carried. T 128-2019 now becomes **Ordinance number 5691-2019.**

Yes – 7 No – 0

THIRD READINGS:

Clerk of Council Linden:

T 106-2019 AN ORDINANCE AMENDING SECTION 1240.01 OF THE CODIFIED ORDINANCES OF THE CITY OF NORTH RIDGEVILLE, OHIO, KNOWN AS THE ZONING CODE ORDINANCE, TO REZONE THE FOLLOWING LAND: LOCATED AT 7385 RACE ROAD; PARCEL NUMBER 07-00-034-000-137 AND OWNED BY UYA HOLDINGS, LLC FROM R-1 RESIDENCE DISTRICT AND B-3 HIGHWAY COMMERCIAL DISTRICT TO B-3 HIGHWAY COMMERCIAL DISTRICT.

(Introduced by Petition of Richard Stickland; First reading 10/07/2019; Referred to B&L and PC on 10/07/2019; B&L on 11/04/2019; PC on 11/12/2019; B&L and PC Reports accepted on 11/18/2019; Second reading on 12/02/2019; Public hearing on 12/16/2019)

Moved by DeVries and seconded by Abens to adopt T 106-2019.

A roll call vote was taken and the motion carried. T 106-2019 becomes **Ordinance number 5692-2019.**

Yes – 7 No – 0

Clerk of Council Linden:

T 109-2019 AN ORDINANCE AMENDING N.R.C.O. SECTION 1224.05(b)(4) *APPROVAL PROCEDURE FOR SUBDIVISIONS INVOLVING MORE THAN FIVE LOTS.*

(Introduced by Mayor Gillock; First reading on 10/07/2019; Referred to B&L on 10/07/2019; B&L on 11/04/2019; Report accepted on 11/18/2019; Second reading on 12/02/2019)

Moved by Hung and seconded by Westover to adopt T 109-2019.

A roll call vote was taken and the motion carried. T 109-2019 becomes **Ordinance number 5693-2019.**

Yes – 7 No – 0

MEETING ANNOUNCEMENTS:

There will be a Council Organization meeting on Monday, January 6, 2020 at 6:30 p.m. in Council Chambers.

There will be a public hearing regarding the final plat approval of Meadow Lakes No. 17 in a PCD on Monday, January 6, 2020 at 7:20 p.m. in Council Chambers.

The next regular Council meeting will be on Monday, January 6, 2020 at 7:30 p.m. in Council Chambers.

Councilman Chapek recommended upon his leaving Councilman Abens be appointed to the Senior Citizens Board.

Councilman DeVries commended President Corcoran on his great leadership as President of Council and thanked him.

President Corcoran stated he has enjoyed working with Councilman Chapek and Westover and wished them the best of luck. He noted he looks forward to continuing to work with the current Council and future Council members. He also thanked the Mayor for all of his hard work in dedication.

ADJOURNMENT:

President Corcoran adjourned the meeting at 8:16 p.m.

Approval of minutes on January 6, 2020:



PRESIDENT OF COUNCIL



CLERK OF COUNCIL