

Jason Jacobs, At-Large/President of Council  
Georgia Awig, At-Large  
Martin DeVries, At-Large  
Holly A. Swenk, Ward 1  
Dennis Boose, Ward 2  
Bruce F. Abens, Ward 3/President Pro-Tem  
Clifford Winkel, Ward 4



**CITY COUNCIL**  
**REGULAR COUNCIL MEETING**  
**POLICE DEPARTMENT TRAINING ROOM**  
**AGENDA OF Tuesday, FEBRUARY 21, 2023**  
**7:00 PM**

**CALL TO ORDER**

**INVOCATION**

**PLEDGE OF ALLEGIANCE**

**ROLL CALL**

**APPROVAL OF MINUTES**

1. [City Council Meeting Minutes dated February 6, 2022](#)

(Council action required)

[Committee of the Whole Committee Meeting Minutes dated February 6, 2023](#)

(Council action required)

Note:

[Utilities Committee Meeting Minutes dated January 17, 2023](#)

**LOBBY**

**ADMINISTRATORS' REPORTS**

1. Mayor
2. Safety-Service Director
3. Engineer
4. Auditor
5. Other Reports

[January 2023 Mayor's Court Report](#)

[January 2023 Water Distribution and EPA Report](#)

## **COUNCIL COMMITTEE REPORTS**

[UTILITIES COMMITTEE REPORT dated February 06, 2023](#) – The committee reviewed and considered T 175-2022. The committee tabled T 175-2022 for further discussion.  
(Council action required)

[COMMITTEE OF THE WHOLE REPORT dated February 06, 2023](#) – The Committee considered the City Council's Bylaws, recommended additional amendments to Sections 7 and 21, and referred the City Council's Bylaws back to City Council for approval.  
(Council action required)

## **CORRESPONDENCE**

## **OLD BUSINESS**

## **NEW BUSINESS**

[The North Ridgeville Planning Commission took action on the following items at their Regular Meeting of February 14, 2023:](#)

1. **PPZ2023-0164: AGLR Investments, LLC, 34275 Lorain Rd, PPN 07-00-014-106-007**  
Applicant: AGLR Investments, LLC, 36097 Westminister Ave, North Ridgeville, OH 44039. Proposal consists of splitting a 5.4556-acre parcel zoned B-3 Highway Commercial District into two parcels. Parcel A will be 4.3848 acres and Parcel B will be 1.0708 acres. Parcel B fronting Root Road is proposed to be rezoned to R-1 Residence District.  
**PC ACTION: Approved by a vote of 3-0**  
(Council approval is required for all plans and recommendations from Planning Commission)
2. **PPZ2023-0167: Dayton Freight Lines, LLC, 38686 Taylor Pkwy, PPN 07-00-047-000-118**  
Applicant: EMH&T, Russell Henestofel, 5500 New Albany Rd, Columbus, OH 43054. Proposal consists of constructing a truck transfer terminal. Property is zoned I-3 Heavy Industrial District.  
**PC ACTION: Approved by a vote of 3-0**  
(Council approval is required for all plans and recommendations from Planning Commission)
3. **Proposed Zoning Ordinance**  
AN ORDINANCE REPEALING CHAPTER 1284 OFF-STREET PARKING AND LOADING REQUIREMENTS, CHAPTER 1290 COMMERCIAL AND INDUSTRIAL ACCESS DRIVES AND SECTION 1294.08 LIGHTING LAWS, AND CREATING A NEW CHAPTER 1285 PARKING, LOADING AND LIGHTING OF THE NORTH RIDGEVILLE ZONING CODE  
**PC ACTION: Approved by a vote of 3-0**  
(Council approval is required for all plans and recommendations from Planning Commission)
4. **T-11-2023: AN ORDINANCE AMENDING SECTIONS 1268.02, 1270.02, AND 1272.02 OF THE NORTH RIDGEVILLE ZONING CODE TO UPDATE USE REGULATIONS FOR CAR WASHES.**  
**PC ACTION: Approved by a vote of 3-0**  
(Council approval is required for all plans and recommendations from Planning Commission)

Transfer Liquor Permit Request:

[A request from the Ohio Division of Liquor Control for a transfer of permit request for AFU Square LLC, Tommys Bar, and Grill at 34173 Center Ridge Road to Graced By Nashville LLC DBA Smoking Marys, at 34173 Center Ridge Road & Patio.](#)  
(Council action required - move to not request a hearing so that this permit can be sent to the state for final disposition by March 13, 2023)

## **RECESS**

## **FIRST READINGS**

[T 20-2023](#) AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO A CONTRACT WITH SNIDER RECREATION INC. FOR THE INSTALLATION OF A NEW PLAYGROUND LOCATED AT SOUTH CENTRAL PARK, NOT TO EXCEED \$275,000.00.  
(Introduced by Mayor Corcoran)

[T 21-2023](#) AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF NORTH RIDGEVILLE SUCH THAT A PORTION OF PARCEL NUMBER 07-00-014-106-007 LOCATED AT 34275 LORAIN ROAD BE REZONED FROM B-3 HIGHWAY COMMERCIAL DISTRICT TO R-1 RESIDENCE DISTRICT.  
(Introduced by Mayor Corcoran; Public Hearing on 3-06-2023)

[T 22-2023](#) AN ORDINANCE REPEALING CHAPTER 1284 OFF-STREET PARKING AND LOADING REQUIREMENTS, CHAPTER 1290 COMMERCIAL AND INDUSTRIAL ACCESS DRIVES AND SECTION 1294.08 LIGHTING LAWS, AND CREATING A NEW CHAPTER 1285 PARKING, LOADING, AND LIGHTING OF THE NORTH RIDGEVILLE ZONING CODE.  
(Introduced by Mayor Corcoran; Public Hearing on 3-06-2023)

[T 23-2023](#) A RESOLUTION APPROVING THE CITY OF NORTH RIDGEVILLE TO PARTICIPATE IN FIVE (5) PROPOSED NEW NATIONAL OPIOID SETTLEMENTS AND/OR THE STATE OF OHIO'S INTERSTATE ALLOCATION AGREEMENTS.  
(Introduced by Mayor Corcoran)

[T 24-2023](#) AN ORDINANCE AMENDING ORDINANCE NO. 5838-2021, AUTHORIZING THE MAYOR 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 CONSTRUCTION OF A SLUDGE PROCESSING AND STORAGE BUILDING FOR THE FRENCH CREEK WASTEWATER TREATMENT PLANT, BY INCREASING THE AMOUNT FROM \$250,000.00 TO \$900,000.00.  
(Introduced by Mayor Corcoran)

## **SECOND READINGS**

[T 9-2023](#) AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF NORTH RIDGEVILLE, OHIO, TO ENTER INTO AN AGREEMENT BETWEEN THE OHIO DEPARTMENT OF TRANSPORTATION (ODOT) AND THE CITY OF NORTH RIDGEVILLE FOR SIGN INSTALLATION AND MAINTENANCE.  
(Introduced by Mayor Corcoran; First Reading on 2-21-2023)

**City Council – Regular Meeting**  
**AGENDA OF FEBRUARY 21, 2023**



[T 11-2023](#) AN ORDINANCE AMENDING SECTIONS 1268.02, 1270.02, AND 1272.02 OF THE NORTH RIDGEVILLE ZONING CODE TO UPDATE USE REGULATIONS FOR CAR WASHES.  
(Introduced by Mayor Corcoran; First Reading on 2-06-2023; Planning Commission Meeting on 2-14-2023; Public Hearing on 3-06-2023)

[T 13-2023](#) AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF NORTH RIDGEVILLE TO ENTER INTO A CONTRACT WITH CT CONSULTANTS, INC., A PROFESSIONAL ENGINEERING FIRM, TO CONDUCT A “NO FEASIBLE ALTERNATIVE (NFA)” STUDY OF SECONDARY TREATMENT BYPASSES, NOT TO EXCEED \$70,000.00.  
(Introduced by Mayor Corcoran; First Reading on 2-21-2023)

**THIRD READINGS**

[T 6-2023](#) AN ORDINANCE AUTHORIZING THE MAYOR TO PURCHASE ULTRASONIC WATER METERS AND APPURTENANCES FROM BADGER METER, INC., NOT TO EXCEED \$250,000.00 FOR CALENDAR YEAR 2023.  
(Introduced by Mayor Corcoran; First Reading on 1-17-2023; Second Reading on 2-6-2023)

**MEETING ANNOUNCEMENTS**

1. [A Public Hearing will be on Monday, March 6, 2023, at 6:00 p.m. in the Police Department Training Room \(Entrance of the Police Department\) to notify the public of T 11-2023, T 21-2023, and T22-2023.](#)
2. [The next Committee of the Whole meeting will be on Monday, March 6, 2023, at 6:30 p.m. in the Police Department Training Room \(Entrance of the Police Department\) to discuss the City Council Bylaws.](#)
3. The next Regular Council meeting will be on Monday, March 6, 2023, at 7:00 p.m. in the Police Department Training Room (Entrance of the Police Department).

**ADJOURNMENT**

Meetings are broadcast on the North Ridgeville YouTube channel at:  
[www.youtube.com/channel/UCThTaGFRof\\_AOvxSYAzMNYg](http://www.youtube.com/channel/UCThTaGFRof_AOvxSYAzMNYg)

Visit the City Council webpage to access agenda items:  
<http://www.nridgeville.org/Council.aspx>