



# **NORTH RIDGEVILLE CITY COUNCIL**

North Ridgeville City Hall  
Council Chambers  
7307 Avon Belden Road

President of Council Dr. Ronald F. Arndt

Council Member Bernadine R. Butkowski

Council Member Dennis J. Boose

President Pro-Tem Gayle L. Manning

Council Member Richard W.

Jaenke

Council Member Nancy J. Buescher

Council Member Bob

Olesen

Mayor G. David Gillock

Clerk of Council Charles A. Norris

## **MONDAY, June 19, 2006 AGENDA - REGULAR MEETING**

1. CALL TO ORDER: 7:30 P.M.
2. INVOCATION:
3. PLEDGE OF ALLEGIANCE:
4. ROLL CALL:
5. MINUTES - Corrections (if any) and Approval:

Council Minutes of regular meeting held June 5, 2006

motion to approve \_\_\_\_\_ 2<sup>nd</sup> \_\_\_\_\_ vote \_\_\_\_\_

**6. MAYOR AND DIRECTORS REPORTS:**

- **Mayor**
- **Safety-Service Director**
- **Engineer**
- **Auditor**

Auditor's Written Financial Report for May, 2006

motion to approve \_\_\_\_\_ 2<sup>nd</sup> \_\_\_\_\_ vote \_\_\_\_\_

· **Other Reports**

Water System Operation Report for May 2006  
Police Department Support Car Program Report for May 2006

Planning Commission Report of regular meeting June 13, 2006:

APPLICANT: Randall S. Smith, Davison Smith Certo Architects, 26031-B Center Ridge  
Road, Westlake, OH  
44145

OWNER: Preston Properties, Inc., 37152 Sugar Ridge Road  
REQUEST: Approval to construct a 1,178 square foot addition, parking  
expansion and exterior renovation  
LOCATION: 35045 Center Ridge Road in a B-3 District  
Permanent Parcel No. 07-00-016-104-002  
PC ACTION: Approved by a vote of four to zero with a condition that existing  
conditions be accepted and BZA approval on a variance for the  
buffer strip not be required

motion to approve \_\_\_\_\_ 2<sup>nd</sup> \_\_\_\_\_ vote \_\_\_\_\_

APPLICANT: Terry Gilles, Gilles Property Management, P.O. Box 183, Elyria, Ohio 44036

OWNER: Same

REQUEST: Approval to install 200 feet of a 60 inch storm water pipe and connect to an existing pipe to enclose an open ditch; requesting approval for parking in approximately 550 square feet of the City's right-of-way

LOCATION: 7585 Race Road in an I-2 District  
Permanent Parcel No. 07-00-034-000-098

PC ACTION: Approved the plan by a vote of four to zero based on the plan being revised to show the actual existing conditions

motion to approve \_\_\_\_\_ 2<sup>nd</sup> \_\_\_\_\_ vote \_\_\_\_\_

APPLICANT: John R. Lear, Lear Manufacturing Inc., 7855 Race Road

OWNER: Same

REQUEST: Approval to construct a 6,200 square foot addition to an existing building

LOCATION: 7855 Race Road in an I-2 District  
Permanent Parcel Nos. 07-00-035-101-053 and -054

PC ACTION: Approved by a vote of four to zero

motion to approve \_\_\_\_\_ 2<sup>nd</sup> \_\_\_\_\_ vote \_\_\_\_\_

APPLICANT: John Sindyla, T-Mobile, 7425 Royalton Road, North Royalton, Ohio 44133

OWNER: City of North Ridgeville, 7307 Avon Belden Road

REQUEST: Approval to install nine antennas to an existing City-owned tower and three equipment cabinets within the existing compound at the base of the tower located at the City's Service Center

LOCATION: 35010 Bainbridge Road in an R-1 District  
Permanent Parcel Nos. 07-00-016-104-162 and -030

PC ACTION: Approved by a vote of four to zero

motion to approve \_\_\_\_\_ 2<sup>nd</sup> \_\_\_\_\_ vote \_\_\_\_\_

APPLICANT: H & K Partnership, 34910 Center Ridge Road  
OWNER: Dr. Robert Hutchison and Dr. Gary Krone, 34190 Center Ridge Road  
REQUEST: Approval to construct a veterinary clinic  
LOCATION: 36400, 36444, 36458, and 36450 Center Ridge Road in a B-5 District  
PC ACTION: Permanent Parcel Nos. 07-00-028-101-046, -051, -052, and -053  
Approved by a vote of four to zero

motion to approve \_\_\_\_\_ 2<sup>nd</sup> \_\_\_\_\_ vote \_\_\_\_\_

APPLICANT: Joe Molnar, Ridgefield Homes, Inc. 8501 Woodbridge Court  
OWNER: Ridgefield Homes, Inc., 8501 Woodbridge Court  
REQUEST: Final approval of Ridgefield Subdivision No. 10 to include 21 Single Family Homes and 55 Detached Single Family Clusters  
LOCATION: Root Road in an R-1 District  
PC ACTION: Permanent Parcel No. 07-00-001-000-217  
Approved by a vote of four to zero

motion to approve \_\_\_\_\_ 2<sup>nd</sup> \_\_\_\_\_ vote \_\_\_\_\_

T 76-2006 AN ORDINANCE AMENDING SECTION 1462.04 CELLULAR COMMUNICATIONS SYSTEMS, LOCATION/SITING OF FACILITIES FOR THE PURPOSE OF PROMOTING COLLOCATION AND THE CONSTRUCTION OF ADDITIONAL CELLULAR TOWERS WITHIN THE CITY.  
PC ACTION: Recommends Council to approve by a vote of four to zero

motion to approve \_\_\_\_\_ 2<sup>nd</sup> \_\_\_\_\_ vote \_\_\_\_\_

7. COUNCIL COMMITTEE REPORTS:

- 1) BUILDINGS & LANDS COMMITTEE REPORT #5607 recommend approving T 81-2006, an ordinance amending NRCO Chapter 474 Snowmobiles, Off-highway Motorcycles and All-purpose Vehicles with revisions and adoption by Council as revised

motion to accept \_\_\_\_\_ 2<sup>nd</sup> \_\_\_\_\_ vote \_\_\_\_\_

- 2) BUILDINGS & LANDS COMMITTEE REPORT #5608 recommend approving T 82-2006, an ordinance amending NRCO Section 618.015, Dangerous Animals, providing for regulation of farm animals in Residential Districts with revisions and adoption by Council as revised

motion to accept \_\_\_\_\_ 2<sup>nd</sup> \_\_\_\_\_ vote \_\_\_\_\_

- 3) BUILDINGS & LANDS COMMITTEE REPORT #5617 recommend approving T 76-2006, an ordinance amending Section 1462.04 Cellular Communications Systems, Location/Siting of Facilities for the purpose of promoting collocation and the construction of additional cellular towers within the City and adoption by Council as written

motion to accept \_\_\_\_\_ 2<sup>nd</sup> \_\_\_\_\_ vote \_\_\_\_\_

- 4) BUILDINGS & LANDS COMMITTEE REPORT #5616 recommend approving a proposed ordinance regulating home occupations and adoption by Council

motion to accept \_\_\_\_\_ 2<sup>nd</sup> \_\_\_\_\_ vote \_\_\_\_\_

- 5) BUILDINGS & LANDS COMMITTEE REPORT #5615 recommend approving T 32-2006, an ordinance amending NRCO Section 1468.02 and providing for positive drainage for any structure attached or detached and adoption by Council as written

motion to accept \_\_\_\_\_ 2<sup>nd</sup> \_\_\_\_\_ vote \_\_\_\_\_

8. CORRESPONDENCE:

9. NEW BUSINESS:

10. AUDIENCE PARTICIPATION (Lobby):

11. RECESS:

12. ORDINANCES AND RESOLUTIONS:

· Ordinances & Resolutions Submittals

T 96-2006      *Introduced by Mayor Gillock 6/19/2006;*  
AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF NORTH RIDGEVILLE, OHIO, TO PURCHASE A NEW RUBBER TIRE EXCAVATOR AND APPURTENANCES FROM THE STATE CO-OP, OR TO ADVERTISE FOR BIDS AND ENTER INTO A CONTRACT WITH AN OUTSIDE VENDOR ACCORDING TO LAW AND IN A MANNER PRESCRIBED BY LAW, NOT TO EXCEED \$175,000.00 WITH THE TRADE-IN OF OLD EQUIPMENT.

T 97-2006      *Introduced by Mayor Gillock 6/19/2006;*  
A RESOLUTION TO APPROVE THE EXPENDITURE OF FUNDS.

· **First Readings**

T 86-2006      *Introduced by Mayor Gillock 6/5/2006;*  
AN ORDINANCE AUTHORIZING THE MAYOR TO ADVERTISE FOR BIDS AND ENTER INTO A CONTRACT

ACCORDING TO LAW AND IN A MANNER PRESCRIBED BY LAW FOR THE INSTALLATION OF A TRAFFIC SIGNAL AT THE LORAIN ROAD AND BAGLEY ROAD INTERSECTION AND OTHER APPURTENANCES, AND TO NEGOTIATE AND ENTER INTO A CONTRACT WITH A CONSULTING ENGINEERING FIRM FOR PLANS, SPECIFICATIONS, AND CONSTRUCTION PHASE SERVICES FOR SAME, NOT TO EXCEED \$130,000.00.

- Introduced by Mayor Gillock 6/5/2006;*  
T 91-2006 AN ORDINANCE AUTHORIZING THE MAYOR TO ADVERTISE FOR BIDS AND ENTER INTO A CONTRACT ACCORDING TO LAW AND IN A MANNER PRESCRIBED BY LAW FOR THE DEBORAH DRIVE AND PAULA BOULEVARD WATERLINE REPLACEMENT, AND TO NEGOTIATE AND ENTER INTO A CONTRACT WITH A CONSULTING ENGINEERING FIRM FOR PLANS, SPECIFICATIONS, AND CONSTRUCTION PHASE SERVICES FOR SAME, NOT TO EXCEED \$775,000.00.

- Council authorization 6/5/2006;*  
T 95-2006 AN ORDINANCE APPROVING THE FINAL PLAT OF WINDSOR POINT SUBDIVISION NO. 4 FOR RECORDING PURPOSES ONLY.

### **Second Readings**

- Streets, Sidewalks & Bridges Report #5610 accepted 5/15/2006;  
First Reading 6/5/2006;*  
T 84-2006 AN ORDINANCE ACCEPTING CERTAIN STREETS IN THE WATERBURY SUBDIVISION, PHASE 1, AND DEDICATING THEM FOR PUBLIC PURPOSES

- Streets, Sidewalks & Bridges Report #5610 accepted 5/15/2006;  
First Reading 6/5/2006;*  
T 85-2006 AN ORDINANCE ACCEPTING CERTAIN STREETS IN THE WATERBURY SUBDIVISION, PHASE 2, AND DEDICATING

THEM FOR PUBLIC PURPOSES.

- Introduced and referred to Buildings and Lands Committee and Planning Commission 4/3/2006; Planning Commission's recommendation approved 5/15/2006; Buildings & Lands Committee Report #5612 accepted by Council 5/15/2006; First Reading 6/5/2006; Public Hearing to be held 7/17/006;*
- T 61-2006 AN ORDINANCE CHANGING THE NAME OF TAYLOR WOODS INDUSTRIAL PARKWAY TO BECKETT PARKWAY.
- Council authorization 4/17/2006; First Reading 6/5/2006;*
- T 89-2006 AN ORDINANCE APPROVING THE FINAL PLAT OF NORTHBOROUGH SUBDIVISION PHASE 2 FOR RECORDING PURPOSES ONLY.
- Council authorization 5/15/2006; First Reading 6/5/2006;*
- T 90-2006 AN ORDINANCE APPROVING THE FINAL PLAT OF TIMBER RIDGE SUBDIVISION NO. 1 FOR RECORDING PURPOSES ONLY.

**Third Readings**

13. OLD BUSINESS:
14. UPCOMING MEETING ANNOUNCEMENTS:

Finance Committee will meet Thursday, June 22, 2006 at 6:00 P.M. in the Conference Room

Next Regular Council Meeting Monday, July 3, 2006 at 7:30 P.M. in Council Chambers

Pubic Hearing to be held July 17, 2006 at 7:20 P.M. regarding T 61-2006

15. ADJOURN: