

**NORTH RIDGEVILLE CITY COUNCIL
MEETING MINUTES
FEBRUARY 16, 2021**

CALL TO ORDER: 7:00 p.m.

President DeVries called the Tuesday, February 16, 2021, 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, Jason R. Jacobs, and James R. Maleski.

Also present were Mayor Kevin Corcoran, Law Director Brian Moriarty, Engineer Dan Rodriguez, Auditor April Wilkerson, Clerk of Council Nancy Linden, and Assistant Clerk of Council Shari Ma.

MINUTES - Corrections (if any) and approval:

President DeVries asked if there were any corrections to the City Council meeting minutes of February 1, 2021. No discussion was offered. The minutes stand approved as submitted.

President DeVries noted that Council received the Board of Zoning and Building Appeals meeting minutes of January 28, 2021, and Planning Commission meeting minutes of February 9, 2021.

LOBBY:

President DeVries opened the lobby session. He stated participants utilizing Zoom and YouTube are now able type or ask any questions. He further explained the procedure on how community members, visitors, or residents may make comments during the meeting. He also provided instructions on how to access Council meetings through the City's website by clicking the City Council link, and on how to get questions answered at www.nridgeville.org.

Matt Golga, 5821 Joanne Court, stated that his water was turned off without notice from the City. He stated that he had been paying down the balance and the ultimatum he was given from the City, was to pay a \$185.00 balance to get the Utilities turned back on. He is concerned that this is going on. He stated when he called the water department for help, he did not receive it and was then transferred to the Safety-Director who asked what could be done.

Mr. Golga stated the Safety-Director took payment of \$31.00 to get the water turned back on. The water was turned on the following morning, and then he was arrested on Thursday. Mr. Golga further explained that he wanted Council to know this is what is going on.

President DeVries stated he would speak with Safety-Service Director Armbruster and Mayor Corcoran's administration about the situation, and someone will contact Mr. Golga after he receives additional details.

Mr. Golga thanked Council for the opportunity to be heard.

President DeVries asked for further comments. No questions or comments were offered.

ADMINISTRATORS REPORTS:

A. Mayor: Mayor Corcoran stated on the agenda under First Readings is T 24-2021, which is an ordinance authorizing him to enter into a contract with a consulting engineering firm for construction of the Mills Road Replacement Bridge Project over French Creek. Mayor Corcoran stated at the time the item is heard, to move forward with the consultant onboarding process as soon as possible to review plans, contracts and to begin to prepare for the pre-construction meeting.

He also informed Council that under Second Readings is T 12-2021, authorizing him to enter into a contract with a consulting engineering firm for construction administration and inspection services for the Chestnut Ridge Road and Alternate SR 83 roundabout. At the time of the reading, he will ask for it to be adopted with the emergency clause for the same reason as the Mills Road Bridge project.

Mayor Corcoran then explained that on Monday night, February 15, 2021, the street crew was out all day and night due to the snowstorm. He added that the snowstorm was the third major snowstorm this winter, whereas last year, there was no snowstorm. He went on to say the Service Department is doing their best, but there are hiccups along the way. As time moves forward, the City will continue to make improvements.

The Mayor concluded his report.

B. Safety-Service Director: Excused.

C. Engineer: Engineer Rodriguez stated all of the water mains had been installed on Stoney Ridge Road. The project is in testing the week of February 16th, and if all of the testing passes, the contractor could begin services on Stoney Ridge Road the week of February 22nd.

Further, he informed Council of the services on Schaefer Drive. He stated the services had been installed, and culvert work is also being installed. The work on Schaeffer Drive is making adequate progress.

Engineer Rodriguez restated Mayor Corcoran's emergency clause on the two consulting contracts mentioned prior.

D. Auditor: Auditor Wilkerson asked Council to consider passing T 23, a Then and Now Resolution, by emergency to allow the Auditor's Office the necessary resources to make payment to the vendors.

President DeVries noted Council received the November 2020 Financial and December 2020 Financial Reports.

E. Other Reports: President DeVries noted City Council received the January 2021 Building Department Report, January 2021 Fire Department Report, January 2021 Police Department Support Car Report, and January 2021 Mayor's Court Report.

COUNCIL COMMITTEE REPORT(S): None.

CORRESPONDENCE: None.

OLD BUSINESS: None.

NEW BUSINESS: None.

Clerk of Council Linden:

APPLICANT: Stacey Dasher, Everstream Solutions LLC
1228 Euclid Avenue #250, Cleveland, OH 44115

OWNER: City of North Ridgeville
7307 Avon Belden Road, North Ridgeville, OH 44039

REQUEST: Install and maintain 2" fiber conduit in right-of-way of Taylor Parkway, Bender Road and Sugar Ridge Road

LOCATION: Right-of-way of Taylor Parkway, Bender Road, and Sugar Ridge Road, North Ridgeville, OH 44039, in an L2, R1 Zoning District
Permanent Parcel No. 07-00-038-900-006

PC ACTION: **Approved by a vote of 4-0 with the condition of receiving indemnification agreement.**

Moved by Abens and seconded by Boose 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 Winkel to dispense with recess.

A voice vote was taken and the motion carried.

Yes – 7 No – 0

FIRST READINGS:

Ordinance and Resolution submittal(s)

Clerk of Council Linden:

T 23-2021 A RESOLUTION TO AUTHORIZE THE EXECUTION OF THEN AND NOW
CERTIFICATES BY THE FISCAL OFFICER AND THE PAYMENT OF
AMOUNTS DUE FOR VARIOUS PURCHASE ORDERS.

(Introduced by Mayor Corcoran)

Moved by Boose and seconded by Abens to dispense with the second and third readings
for T 23-2021.

A voice vote was taken and the motion carried.

Yes – 7 No – 0

Moved by Boose and seconded by Abens to adopt T 23-2021.

Moved by Boose and seconded by Abens to add the emergency clause to T 23-2021 to
allow the Auditor's office the necessary resources to pay the invoices that are due.

A voice vote was taken and the motion carried.

Yes – 7 No – 0

A roll call vote was taken on the adoption, with the emergency clause, and the motion carried. T
23-2021 becomes Resolution number 1513-2021.

Yes – 7 No – 0

Clerk of Council Linden:

T 24-2021 AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO A
CONTRACT ACCORDING TO LAW AND IN A MANNER PRESCRIBED BY
LAW WITH A CONSULTING ENGINEERING FIRM FOR CONSTRUCTION
ADMINISTRATION AND INSPECTION SERVICES FOR THE MILLS ROAD
BRIDGE OVER FRENCH CREEK (LOR-MILLS ROAD) REPLACEMENT
PROJECT, NOT TO EXCEED \$100,000.00.

(Introduced by Mayor Corcoran)

Moved by Mayor Corcoran and seconded by Maleski to dispense with the second and
third readings for T 24-2021.

A voice vote was taken and the motion carried.

Yes – 7 No – 0

Moved by Mayor Corcoran and seconded by Maleski to adopt T 24-2021.

Moved by Mayor Corcoran and seconded by Maleski to add the emergency clause in
order to move forward with the consultant onboarding process as soon as possible to
review plans, contracts and to begin to prepare for the pre-construction meeting.

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

Yes – 7

No – 0

A roll call vote was taken on the adoption, with the emergency clause, and the motion carried. T 24-2021 becomes Ordinance number 5797-2021.

Yes – 7

No – 0

Clerk of Council Linden:

T 25-2021 AN ORDINANCE AMENDING CERTAIN SECTIONS OF N.R.C.O. CHAPTER 215, LIEN PROCEDURES.

(Introduced by Mayor Corcoran)

T 26-2021 AN ORDINANCE AMENDING N.R.C.O. SECTION 1444.15 ADDITIONAL PROPERTY INSPECTIONS BY CITY ENGINEER; ISSUANCE OF CERTIFICATES OF OCCUPANCY UPON PAYMENT OF FEES.

(Introduced by Mayor Corcoran)

SECOND READINGS:

Clerk of Council Linden:

T 9-2021 A RESOLUTION TO APPROVE, WITH MODIFICATION, THE APPLICATION MADE BY RAYMOND W. AND SARAH M. WROBLEWSKI REGARDING CERTAIN LAND OWNED BY THEM WHICH HAS BEEN DESIGNATED AS AN AGRICULTURAL DISTRICT BY THE OFFICE OF THE COUNTY AUDITOR.

(Introduced by Mayor Corcoran; First Reading 02/01/2021; Public Hearing 02/16/2021)

Clerk of Council Linden:

T 10-2021 A RESOLUTION TO APPROVE, WITH MODIFICATION, THE APPLICATION MADE BY ROBERT WENSINK REGARDING CERTAIN LAND OWNED BY HIM WHICH HAS BEEN DESIGNATED AS AN AGRICULTURAL DISTRICT BY THE OFFICE OF THE COUNTY AUDITOR.

(Introduced by Mayor Corcoran; First Reading 02/01/2021; Public Hearing 02/16/2021)

Clerk of Council Linden:

T 12-2021 AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF NORTH RIDGEVILLE TO ENTER INTO A CONTRACT ACCORDING TO LAW AND IN A MANNER PRESCRIBED BY LAW WITH A CONSULTING ENGINEERING FIRM FOR CONSTRUCTION ADMINISTRATION AND INSPECTION SERVICES FOR THE CHESTNUT RIDGE ROAD AND ALT SR 83 ROUNDABOUT, NOT TO EXCEED \$80,000.00.

(Introduced by Mayor Corcoran; First Reading 02/01/2021)

Moved by Mayor Corcoran and seconded by Abens to dispense with the third reading for T 12-2021.

A voice vote was taken and the motion carried.

Yes – 7

No – 0

Moved by Mayor Corcoran and seconded by Abens to adopt T 12-2021.

Moved by Mayor Corcoran and seconded by Maleski to add the emergency clause in order to move forward with the consultant onboarding process as soon as possible to review plans, contracts and to begin to prepare for the pre-construction meeting.

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

Yes – 7

No – 0

A roll call vote was taken on the adoption, with the emergency clause, and the motion carried. T 12-2021 becomes Ordinance number 5798-2021.

Yes – 7

No – 0

T 18-2021 AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF NORTH RIDGEVILLE, OR HIS DESIGNEE, TO PUBLICLY ADVERTISE AND RECEIVE BIDS FOR THE SALE OF CERTAIN ITEMS/EQUIPMENT THAT NO LONGER SERVE MUNICIPAL PURPOSE; TO SEEK QUOTES FOR THE LEASE PURCHASE OF NEW EQUIPMENT PLUS ANY AUXILIARY ITEMS; TO HAVE THE SELLING PRICE OF THE ITEMIZED EQUIPMENT TO BE DISPOSED OF BY THE CITY CREDITED AGAINST THE LEASE PURCHASE PRICE OF THE NEW EQUIPMENT; AND TO ENTER INTO A 5-YEAR LEASE PURCHASE AGREEMENT, NOT TO EXCEED \$148,412.00 (NET OF TRADE-IN ALLOWANCES).

(Introduced by Mayor Corcoran; First Reading 02/01/2021)

THIRD READINGS:

Clerk of Council Linden:

T 129-2020 AN ORDINANCE AMENDING N.R.C.O. SECTION 1046.08 DELINQUENT ACCOUNTS; DISCONTINUANCE OF SERVICE.

(Introduced by Mayor Corcoran; First Reading 12/21/2020; Referred to Utilities on 12/21/2020; Utilities on 01/04/2021; Utilities Committee Report accepted on 01/19/2021; Second Reading 02/01/2021)

This needs a motion to amend by substitution sitting at your seats

Councilman Boose provided Council with a brief history of T 129-2020. He stated the Utilities Committee recommends making changes to the amendment by substitution.

Councilman Boose stated the current Ordinance under section 1 reads, “Delinquencies in the payment of water bills shall subject the user to the shutting off of water at the premises until the bill is paid in full. A charge shall be added to the bill for turning water on again as follows: first shut-off for nonpayment, fifty dollars (\$50.00); second shut-off for nonpayment, seventy-five dollars (\$75.00); and each shut-off thereafter, for nonpayment, one hundred dollars (\$100.00).”

Councilman Boose stated the estimated costs of forty-five dollars (\$45.00), is what the City incurs for water turn-on. The incurred cost was discussed at the Utilities Committee meeting held on December 21, 2021.

He went on to recommend the following changes, “delinquencies in the payment of water bills shall subject the user to the shutting off of water at the premises until the bill is paid in full. A charge shall be added each time to the bill for turning water on again for the non-payment in the amount of forty-five dollars (\$45.00).”

He then went on to recommend a change in the language of T 129-2020 from “if the Service Department is required to re-establish water service after normal business hours, a charge shall be added to those charges heretofore cited in an amount equal to the actual cost incurred by the City for such after-hour service,” to “if the Service Department is required to re-establish water service after normal business hours, a charge shall be added to the bill in an amount equal to the actual cost incurred by the City for such after-hour service, in lieu of the forty-five dollar (\$45.00) charge heretofore cited.”

Councilman Boose stated the recommended changes were the result of the Utilities Committee meeting. The Committee did not want to penalize residents who were having trouble making payments but also wants to make sure the City’s incurred costs are covered.

Councilman Boose stated the third paragraph in section 1 should be changed from “when water service is shut off because of delinquency, the property owner shall continue to be billed the minimum quarterly charge for the size of water meter purchased” to “when water service is shut off because of delinquency, the property owner shall continue to be billed the minimum monthly charge for the size of water meter purchased.” The reason for the change is because the billing cycle has changed from quarterly to monthly.

Moved by Boose and seconded by Winkel to amend by substitution T 129-2020 with the three changes.

A voice vote was taken and the motion carried.

Yes – 7 No – 0

Moved by Boose and seconded by Winkel to adopt T 129-2020 as amended.

Councilman Winkel reiterated Councilman Boose’s previous statement ensuring the turn-on water fee is to recover expenses that the City is incurring due to the duty of services and nothing more.

A roll call vote was taken on the adoption and the motion carried. T 129-2020 becomes Ordinance number 5799-2021.

Yes – 7 No – 0

Clerk of Council Linden:

T 2-2021 AN ORDINANCE AUTHORIZING THE MAYOR TO ADVERTISE FOR BIDS
AND TO ENTER INTO A CONTRACT FOR THE SALE OF REAL
PROPERTY LOCATED NORTH OF 7427 DYKE AVENUE.

(Introduced by Mayor Corcoran; First Reading 01/19/2021; Second Reading 02/01/2021)

Moved by Abens and seconded by Maleski to adopt T 2-2021.

Councilwoman Swenk abstained from voting on T 2-2021, as she has affiliation with a resident living at 7447 Dyke Avenue who is personally interested in the property.

A voice vote was taken and the motion carried.

Yes – 6 No – 0 Abstain – 1

A roll call vote was taken on the adoption and the motion carried. T 2-2021 becomes Ordinance number 5800-2021.

Yes – 6 No – 0 Abstain – 1

Clerk of Council Linden:

T 3-2021 AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF NORTH
RIDGEVILLE, OHIO, TO ADVERTISE FOR BIDS AND ENTER INTO A
CONTRACT FOR A TWELVE-MONTH PERIOD, ACCORDING TO LAW
AND IN A MANNER PRESCRIBED BY LAW, FOR THE PURCHASE OF
CHEMICALS TO BE USED BY THE FRENCH CREEK WASTEWATER
TREATMENT PLANT.

(Introduced by Mayor Corcoran; First Reading 01/19/2021; Second Reading 02/01/2021)

Moved by Abens and seconded by Winkel to adopt T 3-2021.

A voice vote was taken and the motion carried.

Yes – 7 No – 0

A roll call vote was taken on the adoption and the motion carried. T 3-2021 becomes Ordinance number 5801-2021.

Yes – 7 No – 0

Clerk of Council Linden:

T 6-2021 AN ORDINANCE 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 2021 CATCH BASIN REHABILITATION PROJECT AND
OTHER APPURTENANCES, NOT TO EXCEED \$50,000.00.

(Introduced by Mayor Corcoran; First Reading 01/19/2021; Second Reading 02/01/2021)

Moved by Abens and seconded by Maleski to adopt T 6-2021.

NORTH RIDGEVILLE CITY COUNCIL
REGULAR MEETING FEBRUARY 16, 2021

9

A voice vote was taken and the motion carried.

Yes – 7

No – 0

A roll call vote was taken on the adoption and the motion carried. T 6-2021 becomes Ordinance number 5802-2021.

Yes – 7

No – 0

Clerk of Council Linden:

T 7-2021 AN ORDINANCE 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 2021 CRACK SEAL PROJECT AND OTHER APPURTENANCES, NOT TO EXCEED \$100,000.00.

(Introduced by Mayor Corcoran; First Reading 01/19/2021; Second Reading 02/01/2021)

Moved by Swenk and seconded by Boose to adopt T 7-2021.

Councilman Boose thanked the Administration for submitting the ordinances to purchase supplies early in the year.

A voice vote was taken and the motion carried.

Yes – 7

No – 0

A roll call vote was taken on the adoption and the motion carried. T 7-2021 becomes Ordinance number 5803-2021.

Yes – 7

No – 0

MEETING ANNOUNCEMENTS:

- The next regular Council meeting will be on Monday, March 1, 2021, at 7:00 p.m. in City Council Chambers.

ADJOURNMENT:

President DeVries adjourned the meeting at 8:30 p.m.

Approval of minutes on March 1, 2021:



PRESIDENT OF COUNCIL



CLERK OF COUNCIL