

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



City Council

CITY HALL COUNCIL CHAMBERS

REGULAR AGENDA OF OCTOBER 6, 2025

7:00 PM

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

ROLL CALL

APPROVAL OF MINUTES

1. Committee of the Whole Meeting Minutes dated September 10, 2025.
(Council action required)
2. Regular City Council Meeting Minutes dated September 15, 2025.
(Council action required)

Note:

Parks and Recreation Commission Meeting Minutes dated August 27, 2025.

Safety Committee Meeting Minutes dated September 15, 2025.

Civil Service Commission Meeting Minutes dated September 22, 2025.

Board of Zoning and Building Appeals Meeting Minutes dated September 25, 2025.

LOBBY

ADMINISTRATORS' REPORTS

1. Mayor
2. Engineer
3. Director of Finance
4. Other Reports

July 2025 Fire Department Report

August 2025 Parks and Recreation Division Report

August 2025 Police Department Report

August 2025 Fire Department Report

COUNCIL COMMITTEE REPORTS

CORRESPONDENCE

OLD BUSINESS

NEW BUSINESS

Transfer Liquor Permit Request:

A request to transfer a liquor permit from BP North Ridgeville LLC, North Ridgeville, to DANOP LTD at 32700 Center Ridge Road.

(Council action required - move not to request a hearing so that this permit can be sent to the state for final disposition by October 11, 2025.)

RECESS

FIRST READINGS

- O 2025-130 An Ordinance authorizing the Mayor to execute agreements with the Federal Railroad Administration and the Ohio Rail Development Commission for the Race Road Grade Separation Project.
(Introduced by Mayor Corcoran)
- O 2025-131 An Ordinance accepting up to two hundred (200) hours of sick time when an employee transfers from one public employer to the City of North Ridgeville, Ohio.
(Introduced by Mayor Corcoran)
- O 2025-132 An Ordinance amending Ordinance 2025-63 in order to increase the not to exceed contract amount for the 2025 Full Depth Concrete Pavement Replacement Project to \$1,120,000.00.
(Introduced by Mayor Corcoran)
- O 2025-133 An Ordinance Authorizing the Mayor to purchase two influent screening units from Or-Tec Inc. according to law and in a manner prescribed by law.
(Introduced by Mayor Corcoran)

- 2025-134 An Ordinance authorizing the Mayor to negotiate and enter into a contract according to law and in a manner prescribed by law with the lowest and best bidder for the installation of two new influent screening systems at the French Creek Wastewater Treatment Plant.
(Introduced by Mayor Corcoran)
- 2025-135 An Ordinance authorizing the Mayor to contract for the Launder Covers purchase and installation according to law and in a manner prescribed by law, and to authorize the installation of alternative bid 3 as part of the replacement and upgrade of the complete mix tank aeration and mixing systems at the French Creek Wastewater Treatment Plant.
(Introduced by Mayor Corcoran)
- 2025-136 An Ordinance amending Ordinance 5679-2019 which authorized the inclusion of non-written assessments for the positions of Police Chief and Police Captain.
(Introduced by Mayor Corcoran)
- 2025-137 An Ordinance amending Ordinance 5681-2019 which authorized the inclusion of non-written assessments for the positions of Fire Chief and Assistant Fire Chief.
(Introduced by Mayor Corcoran)
- 2025-138 An Ordinance amending Ordinance Number 2024-139 of the City of North Ridgeville, Ohio, providing appropriations for the period commencing January 1, 2025, and ending December 31, 2025.
(Introduced by Mayor Corcoran)
- 2025-139 An Ordinance providing for the issuance and sale of not to exceed \$4,025,000 of notes, in anticipation of the issuance of bonds, to provide funds to pay costs of acquiring and installing ultrasonic water meter equipment, together with all necessary appurtenances thereto.
(Introduced by Mayor Corcoran)
- R 2025-140 A Resolution confirming that a 1% income tax credit will be provided upon passage by the electors of the 0.75% income tax increase at the November 4, 2025, election, as set forth in the authorizing Resolution No. 2025-113 and introduced Ordinance No. 2025-114.
(Introduced by Mayor Corcoran)

SECOND READINGS

- 2025-127 An Ordinance providing for the amendment of Chapter 1446 Registration of Contractors in the Building and Housing Code.
(Introduced by Mayor Corcoran; First Reading on 09/15/2025)

THIRD READINGS

- 2025-104 An Ordinance designating the North Ridgeville Community Improvement Corporation as an agency of the City under Ohio Revised Code Section 1724.10; authorizing the execution of an Agreement and Plan for Industrial, Commercial, Distribution, Research and Development.
(Introduced by Mayor Corcoran; First Reading on 07-07-2025; Committee of the Whole Meeting on 08-04-2025; Tabled on 08-04-2025; COW on 09-10-2025; Second Reading on 09-15-2025)
- 2025-115 An Ordinance amending Chapter 628 *Fair Housing* of the North Ridgeville General Offenses Code.
(Introduced by Mayor Corcoran; First Reading on 08-04-2025; B & L on 08-18-2025; B & L Report to City Council on 09-02-2025; Second Reading on 09-15-2025)
- 2025-122 An Ordinance Authorizing The Mayor To Advertise For Bids And Enter Into A 12-Month Contract (With Renewal Options) According To Law And In A Manner Prescribed By Law, With The Lowest And Best Bidder For Custodial Services.
(Introduced by Mayor Corcoran; First Reading on 09-02-2025; Second Reading on 09-15-2025)
- 2025-125 An Ordinance Amending Ordinance No. 2024-91 which established a water meter service charge.
(Introduced by Mayor Corcoran; First Reading on 09-02-2025; Second Reading on 09-15-2025)
- 2025-126 An Ordinance authorizing the Mayor of the City of North Ridgeville to enter into a contract addendum according to law and in a manner prescribed by law with McBride Dale Clarion for completion of the zoning code update project.
(Introduced on the Floor by Mayor Corcoran; First Reading on 09-02-2025; Second Reading on 09-15-2025)

MEETING ANNOUNCEMENTS

1. The next Regular City Council meeting will be on Monday, October 20, 2025, at 7:00 p.m. in Council Chambers.

ADJOURNMENT

**NORTH RIDGEVILLE CITY COUNCIL
COMMITTEE OF THE WHOLE MEETING MINUTES
CITY HALL COUNCIL CHAMBERS – 7:00 P.M.
SEPTEMBER 10, 2025**

To Order:

President Jason Jacobs called the Committee of the Whole meeting to order at 7:00 p.m.

Pledge of Allegiance:

Led by President Jason Jacobs

Roll Call:

Members present: President Jason Jacobs, Councilwoman Holly Swenk, Councilman Eric Shaffer, Councilman Bruce Abens, Councilman Clifford Winkel, and Councilwoman Georgia Awig.

Councilman DeVries was excused.

Also present: Mayor Kevin Corcoran, Planning & Development Director Kim Lieber, Outside Counsel from Squire Patton Boggs Russell Balthis, Clerk of Council Nicholas Ciofani, and Assistant Clerk of Council Fijabi Gallam.

New Business:

Clerk of Council Nicholas Ciofani:

O 2025-104 An Ordinance designating the North Ridgeville Community Improvement Corporation as an agency of the City under Ohio Revised Code Section 1724.10; authorizing the execution of an Agreement and Plan for Industrial, Commercial, Distribution, Research, and Development.
(Introduced by Mayor Corcoran; First Reading on 07-07-2025; Committee of the Whole Meeting on 08-04-2025)

President Jacobs remarked that there has been quite a bit of conversation and discussion regarding this particular piece of legislation and essentially ran out of time at the last Committee of the Whole meeting. City Council had the opportunity to hear some of the benefits of the Community Improvement Corporation (CIC), which include allowing the City to move a little bit more swiftly when it comes to certain transactions, particularly real estate transactions. Despite the variations in board makeup across cities, the consensus was that a City Council representative should be included on the CIC Board.

President Jacobs expressed the belief that Council representation on the CIC Board was important. Initially, the idea was to tie representation to a specific Council position—such as the Council President, President Pro Tem, or Chair of the Finance Committee. However, upon further reflection, it was suggested that it might be more appropriate to allow the Council President to appoint a representative. Various cities include council members, while others do not. Regardless of the structure, it was acknowledged that City Council would still need to fund the CIC for it to utilize any city resources.

Councilman Winkle shared his agreement and added that he had researched other CICs. He found that while not many towns have CICs, approximately 85% of those do involve council members in some capacity. These appointments vary—some are tied to specific positions, others involve one or two council members, and some are entirely approved by Council. He expressed the importance of establishing a structure that ensures City Council's involvement both now and in the future, regardless of who serves on the CIC.

Councilwoman Swenk also supported Council involvement and suggested assigning CIC representation to a standing committee, similar to existing council committee appointments. She recommended having at least two council members involved, with an alternate in case one is unavailable. Mrs. Swenk shared that she had spoken with the law director of the City of Nova, who indicated that funding would likely be the biggest challenge. She expressed concern that the City might end up with the financial burden, though she acknowledged that purchasing property is already part of the City's responsibilities.

Councilwoman Awig expressed support for the CIC concept and its potential to create opportunities for the city. She stated that City Council would likely feel more comfortable with one or two representatives on the Board. Mrs. Awig acknowledged the concern raised by the administration regarding the availability of council members to make timely decisions, but suggested that this could be addressed by selecting members who are reliably available.

Councilman Shaffer voiced several concerns after reviewing the proposal multiple times. He questioned the management and oversight of the CIC and raised the issue of whether the City could easily withdraw from the arrangement if necessary. He recommended including a force extraction to protect the City in the event of financial hardship, and protect the essential services like police, fire, and paramedics. He questioned whether involvement in real estate speculation aligned with the mission to provide basic services.

Mr. Shaffer questioned the repeated use of the phrase "not inconsistent" in the document, wondering if it had been generated by artificial intelligence.

President Jacobs reminded City Council that the CIC would only operate with funding appropriated by City Council. If the City faced financial constraints, City Council could simply choose not to allocate additional funds. Regarding the document's language, the president deferred to the administration for clarification.

Mr. Balthis, outside legal counsel from Squire, confirmed that the document was not AI-generated. He reiterated that the City was under no obligation to fund the CIC and that City Council retained full authority over appropriations. He explained that the Ordinance would designate the CIC as the City's official economic development tool, but that City Council could revoke this designation at any time through new legislation.

Mayor Corcoran added that the CIC already existed and that the Ordinance merely formalized its role as a tool of the City, and City Council could legislate the designation away if it chose to do so.

President Jacobs agreed with Councilwoman Swenk for an alternate. He noted that a similar arrangement existed for the Planning Commission, where both a liaison and an alternate were appointed.

Mayor Corcoran and Mr. Balthis clarified that nonprofit boards, such as the CIC, typically do not include alternates, or it is an unrecognized structure in this context.

Councilwoman Awig raised concerns regarding voting requirements for the CIC board.

Mr. Balthis explained that, like most nonprofits, the CIC would operate by majority vote.

President Jacobs opened the floor for public comments.

Susan Olsen of 7685 Maddock Road expressed her concerns regarding Ordinance 2025-104. She asked whether the CIC was necessary, especially given concerns about future financial constraints. She questioned whether there was a need to add something to the City's budget that might require funding and encouraged City Council to consider the matter carefully.

Councilman Abens clarified that the individuals serving on the CIC Board were already employed by the City in other capacities and would not receive additional compensation for their Board service.

Mayor Corcoran further clarified that the Board members would serve in a personal capacity, not as City officials, similar to how individuals serve on other nonprofit boards. The position was described as voluntary and not a financial burden to the City.

Councilman Abens remarked that the CIC Board itself did not cost the City money. Any expenses would be tied to its activities, and if the City were financially constrained, the Board would not receive funding until the situation improved.

Director Lieber explained that the formation of a CIC was its potential access to funding sources and grants that the City, as a government entity, could not pursue directly. The CIC could partner with the City or operate independently to secure outside resources, which would be a net benefit to North Ridgeville.

President Jacobs elaborated that cities often need to acquire property as part of normal operations, and the CIC could facilitate quicker transactions. Instead of waiting for council meetings to approve purchases, this would allow the City to respond more efficiently and quickly to real estate opportunities while also gaining access to additional funding streams.

Councilwoman Awig remarked that rather than costing the City money, the CIC could help bring in more funds through grants. She acknowledged that the long-term financial impact would bring the City additional money.

Cali Zingale of 35112 Jason Drive expressed the path the City is taking to pursue grants effectively. She believed that while the CIC might open new funding opportunities, the City had historically missed out on various grants. She pointed to repeated investments in roundabouts and traffic projects, suggesting that the City had prioritized certain types of funding while overlooking others. Mrs. Zingale voiced her concerns about the City's financial priorities and that it appeared to be an effort to consolidate control.

Councilwoman Swenk interpreted Ms. Olsen's concern as asking whether the CIC would become a recurring line item in the City's annual budget or if it would only request funding as needed.

Mayor Corcoran responded that the CIC would likely receive initial funding to begin operations and could return to City Council for additional funds once that money is gone. He explained that if the CIC were included in the annual budget, the funding would most likely come from the capital improvement project funds. Mayor Corcoran explained that if the CIC acquired one property and another opportunity emerged, the CIC could request additional funding to act swiftly. He reiterated that while property acquisition was a primary focus, the CIC could serve other purposes as well. He added that the City had already spent money on similar initiatives and that the CIC would not introduce new operational costs. The only direct expense incurred so far was the filing fee to establish the nonprofit corporation at the state level.

Councilman Winkel added further clarification for Susan Olsen and other residents. He pointed to Exhibit A, Section 4(B) of the ordinance. He clarified that if the City were in a financial position where funding the CIC was not feasible, City Council could choose not to appropriate funds. He shared a personal analogy, explaining that in his professional experience, having an additional tool to improve efficiency was always beneficial.

President Jacobs agreed that the CIC was an economic tool that would allow the City to conduct its usual business more nimbly.

Ms. Olsen asked a procedural question about the necessity of the CIC.

President Jacobs responded that while special meetings were an option, City Council typically met every two to three weeks, and the delay could result in missed opportunities—especially in fast-moving real estate transactions.

Mrs. Zingale warned everyone that a tool in the wrong hands could be dangerous. She expressed concern that centralizing could lead to favoritism and a lack of transparency.

Mr. Balthis clarified that although the CIC would be an Ohio entity, once designated as the City's official CIC, it would be subject to Ohio's open meetings and public records laws—ensuring transparency similar to that required of City Council.

Councilman Shaffer noted that he was intrigued by the idea that the CIC could be used for more than just real estate. He referenced a recent \$60,000 allocation to a developer and expressed concern that the CIC could potentially be used to bail out developers who make mistakes in conducting proper due diligence. He wanted to know the downsides of having a CIC.

Mr. Balthis explained that CICs generally did not present significant downsides. He explained that while a CIC could be created with the intent to purchase property, its effectiveness would depend on opportunities arising. If no property became available, the CIC would not fix that. Similarly, while CICs could apply for grants limited to nonprofits, there was no guarantee of receiving them. He added that any mistakes made by a CIC in a transaction would likely be the same mistakes the City might make directly. He reminded everyone that City Council would have full control over funding and could revoke the CIC's designation at any time via ordinance. He noted that, although rare, cities could withdraw their designation if dissatisfied, though he had not personally encountered such a case.

Councilman Shaffer questioned why the City would buy property that private developers had not pursued, and it is a piece of property no one else wants.

Director Lieber clarified that all property acquisitions by the City had aligned with the adopted master plan and strategic goals discussed and supported by City Council. She cited examples such as preserving land for employment uses or acquiring property for a future town center. City Council has approved all purchases.

President Jacobs reminded attendees that the meeting was a Committee of the Whole session, not a CIC board meeting. Therefore, any changes to the CIC board's bylaws would need to be voted on by the existing CIC board.

Moved by President Jacobs and seconded by Swenk to send Ordinance Number 2025-104 back to City Council for further consideration, with the condition that the CIC Board amend its bylaws to include at least one council member appointed by the council president.

Mr. Winkel wanted to know if the legislation would come back to City Council after the CIC changed its bylaws.

Mr. Jacobs clarified that the legislation would come back to the City Council, but the condition is to require the CIC to change its bylaws to accommodate at least one council member.

A roll call vote was taken, and the motion was carried.

Yes – 6

No – 0

A Presentation on Tax Increment Financing (TIF)

Director Lieber explained that the City of North Ridgeville has been using TIF since 2015, though it was not frequently discussed. She noted that TIF funds appeared in quarterly reports and annual appropriations. It was also used for capital improvements. The PowerPoint is attached to the minutes.

What is TIF?

Mr. Balthis provided an overview of TIF, describing it as a tool primarily used by cities to fund public infrastructure improvements. When a property is improved and its value increases, the additional property tax revenue—rather than going to traditional taxing entities—is redirected to the City and held in a Special Fund. This Fund is audited annually by the State Auditor. Mr. Balthis noted that while school districts and counties are major recipients of property taxes, TIF includes mechanisms to keep schools financially whole.

How a TIF Works?

- Explanation that no existing revenue is lost under TIF; original property tax continues to go to the usual tax entities, while the increment from improvements is redirected to fund public infrastructure.
- TIF rationale supports infrastructure improvements (such as roads for heavy trucks) necessary for development.

Features of TIFs

- TIF does not impose new taxes; property owners pay the same amount, often called a “payment in lieu of taxes” (PILOT), equal to property taxes.
- Current and possible future TIFs are “non-school TIFs,” meaning schools retain their full share of revenue, and it is legally protected under Ohio law.
- TIF funds must be used for public improvements benefiting the property, such as traffic signals, walkability, roads, and utilities.

Three types of TIFs

- Commercial or Parcel TIF for commercial development and job creation, restricted to public infrastructure. - ORC 5709.40(B)
- Special Municipal TIF for urban redevelopment; not currently used by North Ridgeville. - ORC 5907.41
- Incentive District TIF for owner-occupied housing, funding infrastructure like roads and parks. - ORC 5907.40(C)

Commercial/Parcel TIF

- Ohio law allows cities to exempt up to 100% of increased property value for 30 years; school district approval is needed if school funding is impacted.
- The county collects payment of Lieu Taxes. Then it is distributed to schools and the City, with the remaining special funds deposited into a public infrastructure fund.
- Ohio Revised Code broadly defines “public infrastructure improvements” to include streets, sidewalks, sewer, water, drainage, stormwater, parking, and similar projects.

Director Lieber remarked the following.:

North Ridgeville Parcel TIFs

- North Ridgeville has used TIF since 2015, with 13 TIFs over two years, mainly for commercial or industrial, to fund infrastructure supporting commercial and industrial development.
- Explained that payments in lieu of taxes (PILOTs) are generated only by value added from commercial or industrial improvements, which are diverted into the City’s TIF funds.
- All North Ridgeville’s TIFs are non-school TIFs, ensuring school districts continue to receive all revenue they would otherwise get.
- Every five years, City Council reviews agreements related to Community Reinvestment Areas (CRA) or TIF arrangements, which include revenue sharing with schools when designated benefits exceed certain thresholds.
- Fund balances across the City’s 13 TIF districts vary widely, from less than \$5,000 in TIF District 12 to nearly \$1.5 million in TIF District 3.
- Some of the agricultural parcels are not contributing to the TIFs.
- The highest-performing district (\$1.4 million), highlighted in bright pink on the map, is on the east side of the city, including Lorain Road, Lear Road, the Victory Park area, and developments like Starbucks, Culver’s, and Cypress.
- Lower-performing (about \$4,000 to \$7,000) districts are in the northwest, particularly in the Sandy Ridge West area, which is developed for trails and recreation, but does not generate TIF revenue.

- TIF funds must be used for the benefit of generating parcels or districts, including relevant infrastructure, with geographic restrictions guiding future planning.

Parcel TIF Observations

- The City's TIF results are uneven: commercial and industrial zones generate revenue, whereas residential and agricultural zones do not. Parcels in the CAUV program also do not contribute to TIF funds.
- TIF funds have been used primarily for savings, including funding traffic improvements at Bagley and Lorain Roads, with plans to offset costs for the Cypress Avenue extension.

Mr. Balthis remarked the following.:

Incentive Districts

- TIF funding would help meet the City's Master Plan goal.
- ORC 5907.40(C) TIF requires at least 300 contiguous acres and collects revenue from all properties within the district for public infrastructure improvements. Multiple districts can be created within a single ordinance.
- Existing non-performing ORC 5709.40(B) TIF can be converted to ORC 5907.40(C) TIF if they have not generated revenue, pending approval of an economic development plan and certification by the City Engineer that the area lacks sufficient public infrastructure.

Incentive District Considerations

- Unlike ORC 5709.40(B) TIF, incentive district TIF 5907.40(C) required notification to the County, which had the right to negotiate revenue sharing.
- While schools were automatically kept whole under ORC 5709.40(B) TIF, counties could choose to waive compensation or enter into agreements with the city to receive a portion of the TIF revenue.
- Additionally, 5907.40(C) TIF required a public hearing with property owners in the district, who in some cases could opt out. Though this was rare, as the TIF did not increase or decrease its taxes, it only redirected the revenue.

Director Lieber remarked the following.:

Why Incentive Districts?

- The City should consider incentive districts despite having used ORC 5709.40(B) TIF for the past decade.
- North Ridgeville experienced significant housing development, and the City had missed opportunities to capture revenue from that growth.
- Incentive districts could help offset the strain residential development placed on infrastructure.
- These funds could be used for roads, sewers, parks, utilities, and other capital projects.
- The City retained full control over how the funds were allocated, whether for immediate needs or long-term projects like road resurfacing decades later.

TIF vs Other Revenue Tools

- Developer contributions were a familiar method, where developers were required to conduct traffic studies and construct off-site improvements such as turn lanes, traffic signals, or utility extensions at their own expense. These contributions could help offset infrastructure costs to the City.
- Impact fees were limited to only being used for capital projects. North Ridgeville currently imposes a park impact fee of \$250 per new dwelling, which was narrowly tailored and deposited into a dedicated park fund.
- TIFs provide recurring revenue over several years, making them suitable for larger projects and capable of supporting borrowing for long-term infrastructure needs.
- Income taxes remained the City's primary funding source for capital improvements and general operations.

Director Lieber asked City Council to consider adding an incentive district TIF to the City's financial toolbox. While no specific areas had been mapped and no legislation was proposed at that time, Director Lieber asked City Council to consider adding an incentive district TIF to the City's financial toolbox.

President Jacobs understood that the City is currently using 40(B) TIF, and they are partially TIF. He wanted more clarification on the idea of multiple parcels being used.

Mr. Balthis explained that while 40(B) TIFs were often referred to as a parcel TIF, a single ordinance could create a district encompassing multiple parcels. Each parcel's 30-year TIF term would begin when an improvement was made. In contrast, a 40(C)—incentive district would begin its 30-year term for the entire district at once.

President Jacobs asked whether TIF captured only the increase in property value due to improvements or if county revaluations also contributed.

Mr. Balthis confirmed that both types of increases were captured. The base value was set when the ordinance was adopted, and any increase beyond that—whether from improvements or revaluation—would be redirected to the TIF fund. He clarified that while the ordinance could start the TIF based on appreciation alone, this was uncommon because it would begin the 30-year clock before substantial value was added.

Councilman Shaffer asked whether TIF constituted a property tax increase.

Mr. Balthis responded that they did not. Property owners paid the same amount in taxes regardless of whether their property was in a TIF district. The difference lay in how the funds were distributed—TIF redirected the increment to the city for public improvements.

Councilman Shaffer also asked about the benefit of the PILOT payments.

Mr. Balthis explained that PILOTs were functionally identical to property taxes from the payer's perspective. They were billed and collected by the County Auditor in the same way, but the funds were distributed differently.

Councilman Shaffer then asked what would happen if a property's value decreased.

Mr. Balthis explained that a drop in value would result in reduced TIF revenue. If the value fell below the base amount, the TIF would generate no revenue.

Mayor Corcoran illustrated how TIF had been used in North Ridgeville. When Walgreens was built, the new section of Lear Nagel Road was funded with TIF money. Similarly, the road leading to Riddell and the nearby bowling alley was constructed using TIF funds. In contrast, Dayton Freight did not request any incentives, but its location within a TIF district contributed significantly to the district's fund balance. That district had generated substantial revenue, much of which was attributed to Dayton Freight's presence.

Councilman Winkle asked whether opting out of a TIF followed the parcel or the property owner, similar to a deed restriction.

Mr. Balthis clarified that only incentive district TIF are allowed for potential opt-outs. When such a district was created, property owners received notice. If a parcel extended beyond the defined overlay area, the owner could opt out by attending a public hearing or submitting a written notice within 15 days. This opt-out applies only to parcels exceeding the overlay boundaries.

Councilman Winkel also asked whether the City's ongoing zoning updates would align with future TIF designations.

Director Lieber explained that incentive districts would not overlay directly with the zoning map due to the complexity of the existing TIF. However, areas already experiencing residential development—especially those not currently generating revenue due to CAUV enrollment—could be strong candidates for incentive districts. She cited the northern part of the city, where residential development was prevalent and industrial or commercial use was unlikely, as an example of where capturing future value through a TIF would make sense.

Councilman Shaffer raised a question about whether TIF disincentivized the City from using land for public purposes, such as parks.

Mr. Balthis remarked that being in a TIF district did not restrict or disincentivize land use. If necessary, a parcel could be removed from TIF, and the City retained full control over its use.

Mr. Shaffer then asked whether City Council could receive copies of the presentation materials.

The Assistant Clerk confirmed that the slides would be provided for all council members.

Mr. Shaffer also asked whether City Council was expected to vote on anything related to the presentation.

Director Lieber clarified that no vote was requested at that time. The session was informational, intended to gauge City Council's interest in potentially creating incentive districts or converting parcels from commercial/industrial TIF to residential incentive districts in the future.

With no further comments or business on the agenda, the meeting was adjourned.

Adjournment:

Chairman Jacobs adjourned the meeting at 8:12 p.m.

Approved on October 6, 2025.

Jason R. Jacobs
PRESIDENT OF COUNCIL

Nicholas Ciofani
CLERK OF COUNCIL



TAX INCREMENT FINANCING (TIF)

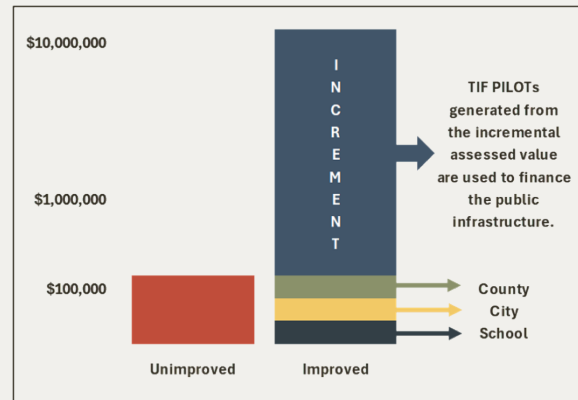
Committee of the Whole
September 10, 2025

What is TIF?

- **Tax Increment Financing (TIF)** is a tool that allows cities to use the increase in property tax value created by new development (the “increment”) to pay for **public improvements**
- Instead of all the new property tax revenue going straight to schools, counties or other taxing authorities, the city can redirect some or all of that increment for a set number of years to fund infrastructure, utilities, roads or other improvements.

How a TIF Works

- **Baseline is set** property values are frozen
- **New development occurs** and property values increase
- **Increment is captured** and redirected to pay for eligible improvements
- **After TIF expires** all taxing authorities benefit from the fully increased property value



Features of TIFs

- **No new taxes**– TIFs don't raise taxes; they capture only the new revenue generated by new development.
- **Schools are protected**– North Ridgeville only uses non -school TIFs, meaning the North Ridgeville City Schools and Lorain County JVS continue to receive their full share of property taxes.
- **Growth pays for growth**– Public improvements like roads, utilities and drainage are funded by the new development itself, not existing taxpayers.
- **Economic development tool**– TIF makes development sites more attractive by funding infrastructure upfront, which helps bring private investment.

Types of TIFs

Commercial/ Parcel TIF

ORC 5709.40(B)

Special Municipal TIF

ORC 5907.41

Incentive District

ORC 5907.40(C)

Commercial/Parcel TIF

- Parcel TIFs are established in **ORC 5709.40(B)**
- **Applies to parcels or areas** City designates certain parcels as a TIF district.
- **Exemption of improvements**– 100% of the value of new improvements can be exempted from traditional property taxes for up to 30 years.
- **Payments in Lieu of Taxes (PILOTs)** Instead of paying normal property taxes on the improvements, the property owner makes a PILOT payment to the county, a portion of which is transferred to the city.
- **Use of funds**– The city must use the PILOTs for public infrastructure improvements connected to the parcels (streets, sidewalks, sewers, water lines, drainage, parking, etc.).

North Ridgeville Parcel TIFs

- City established **13 TIFs** between 2015 and 2016.
- Only increment of increased value of **commercial improvements** are captured as PILOTs.
- All TIFs are **non-school TIFs** which means the schools receive all taxes they would without the TIF in place.

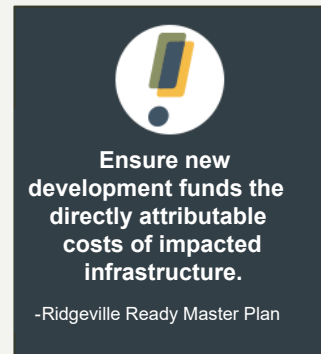
TIF	12/31/24 Fund Balance
1	\$33,054.09
2	\$173,063.23
3	\$1,480,861.35
4	\$183,307.88
5	\$98,041.76
6	\$605,391.82
7	\$63,880.57
8	\$195,443.20
9	\$4,512.91
10	\$45,569.38
11	\$17,836.36
12	\$4,552.15
13	\$189,547.81



Incentive Districts

Incentive Districts

- Incentive District TIFs are established in **ORC 5709.40(C)**.
- **What it does** Creates a defined geographic district (up to 300 contiguous acres) where all parcels benefit from infrastructure.
- **Revenue flow** Captures the tax increment from all properties in the district.
- **Flexibility:** Funds can support a broad range of public infrastructure and community improvements.



Why Incentive Districts?

- With the level of housing development in North Ridgeville, the city is missing a major opportunity to capture revenue from the very growth that strains infrastructure.
- It's a misnomer. An Incentive District TIF does not incentivize residential construction. It simply captures the property value growth that comes from new development and redirects that increment to fund public improvements (roads, sewers, parks, utilities).
- The city is in full control to strategically allocate funds, whether in support of a proposed project or in support of long -term planning and future capital improvements.

TIF vs Other Revenue Tools

- **Developer Contributions** Direct project -level improvements (turn lanes, signals). Already within city's authority and used routinely.
- **Impact Fees** One-time, narrow, tied to growth. Can only be spent on capital projects tied to the specific impacts. No salaries, no debt service, no general fund relief.
- **Tax Increment Financing (TIF):** Provides recurring revenues over 30 years, can fund larger projects and supports borrowing. Much more powerful for long -term infrastructure.
- **Income Tax** Flexible, broad -based, reliable and able to fund both operations and capital needs. The city's core general revenue source.

Question & Answer

**NORTH RIDGEVILLE CITY COUNCIL
REGULAR MEETING MINUTES
September 15, 2025**

CALL TO ORDER:

President Jacobs called the Council meeting on Monday, September 15, 2025, to order at 7:00 p.m.

INVOCATION:

Led by President Jacobs.

PLEDGE OF ALLEGIANCE:

Led by President Jacobs.

ROLL CALL:

Present were Council members President Jason Jacobs, Holly A. Swenk, Eric Shaffer, Bruce Abens, Clifford Winkel, and Georgia Awig.

Councilman Martin DeVries was absent.

Others Present: Mayor Kevin Corcoran, Finance Director April Wilkerson, City Engineer Christina Eavenson, Clerk of Council Nicholas Ciofani, and Assistant Clerk of Council Fijabi Gallam.

Moved by President Jacobs and seconded by Swenk to suspend the bylaws to add the Safety Committee Report dated September 15, 2025, to the agenda, and Ordinance Number 2025-121 under Second Readings to the agenda.

A roll call vote was taken, and the motion carried.

Yes – 6

No – 0

MINUTES - Corrections (if any) and approval:

President Jacobs asked if there were any corrections to the Regular City Council Meeting Minutes dated September 2, 2025. No discussion was offered. The meeting minutes stand approved as submitted.

President Jacobs noted the following.:

Board of Zoning and Building Appeals Meeting Minutes dated August 27, 2025.

Planning Commission Meeting Minutes dated September 9, 2025.

LOBBY:

President Jacobs opened the lobby session. He reminded everyone that the lobby session was not meant to be an interactive question-and-answer session. However, it was an opportunity for the public to address City Council and its administration. He asked anyone who would like to speak to come to the podium and state their name and address. He further added that each person was allowed three minutes to speak.

Regarding Personal Grievances, Legal Matters, and Request for Civil Suit Guidance

Erich Buxa of 5948 Wallace Boulevard addressed City Council to share personal grievances related to alleged systemic abuse, legal injustices, and police misconduct affecting him and his family since 2017. He requested guidance on securing a civil suit attorney and expressed distrust in certain institutions.

Moved by Swenk and seconded by Awig to allow Mr. Buxa an additional three minutes to speak.

A voice vote was taken, and the motion carried.
Yes – 6 No – 0

Mr. Buxa added his nonpartisan stance, faith-based values, and desire to prevent similar experiences for others.

President Jacobs clarified that the City Council does not provide attorney referrals.

Mayor Corcoran encouraged him to continue contacting the Lorain County Bar Association and the Cleveland Metropolitan Bar Association.

Concerns with Medina Supply Company Site

Alan Friedner of 37188 Shady Drive addressed City Council regarding a concern he had previously raised about the large mound of dirt located at the Medina Supply Company site. He stated that he had brought the issue to City Council a couple of months prior and was told by the Law Director that it would be investigated and he would receive a follow-up call, which he had not received. Mr. Friedner reported that dirt from the site had been blowing onto the turnpike, which he believed could pose a safety hazard depending on wind conditions. He asked whether the size of the mound exceeded what was permitted when construction began. The mound of dirt appeared to have grown since his last visit.

Councilwoman Swenk responded that the Law Director had previously indicated the City was reviewing what had been approved and was working to ensure compliance. However, no further updates have been provided.

ADMINISTRATORS REPORTS:

1. Mayor:

{Clerk Notes: Report was given after the City Engineering Report.}

Mayor Corcoran remarked as follows.:

- Public Works Department, Streets Division, will be paving South Barton Road on Tuesday and Wednesday this week. Two-way traffic will be maintained; however, expect delays or use an alternate route. They will finish cleaning up and any restoration before they move to the next street on this year's asphalt paving list.
- Water Meter Replacement Project - Utility Metering Solutions will be mailing the last batch of notification letters to utility customers with account numbers beginning with 124-133, 135, 137, 139, 145-147 later this week. When the letter is received, residents should schedule their appointment at their earliest convenience to have the new meter installed.
- Spaghetti Dinner - The North Ridgeville Senior Center is hosting a spaghetti dinner on Friday, September 26, 2025, from 5:00 p.m. until 7:00 p.m. at the Senior Center. Tickets are available in advance at the Senior Center or at the door on the day of the event. Cost: \$8 for adults, \$7 for seniors, and \$5 for children 10 and under. Dinner includes spaghetti and meatballs, side salad, and bread. Soda and dessert are available for \$1 each. Dine in or take out. Proceeds benefit programs at the Senior Center. Mayor Corcoran thanked the North Ridgeville Lions Club for sponsoring the event.
- Safety Fair - The North Ridgeville Safety Fair is a much-anticipated, family-friendly event where residents can explore healthy living tips and learn the best safety practices for home and community. This year's event will be held on Saturday, October 4, 2025, at Fire Station #1 and Police Station on Ranger Way from 11:00 a.m. until 2:00 p.m. There will be kids' games and activities, building tours, touch-a-truck, food trucks, and more!

This concludes the Mayor's report.

Moved by Mayor Corcoran and seconded by Swenk to suspend the bylaws to add Ordinance Number 2025-126 to the agenda.

A voice vote was taken, and the motion carried.

Yes – 6

No – 0

Mayor Corcoran concluded his report.

2. Engineer:

{Clerk Notes: Report was given before the Mayor's Report.}

City Engineer Christina Eavenson provided the following:

- The planned 2025 capital improvements for engineering included a budget of \$160,000 for the design of a complete pavement replacement at Taylor Parkway, with construction scheduled for the 2026 season at an estimated cost of \$2.6 million. However, since then, the Director of Planning and Development has secured a road work grant from the Ohio Department of Development for resurfacing Taylor Parkway in support of the new Ruf manufacturing facility, totaling \$300,000. She also obtained an additional \$150,000 from ODOT through the Jobs and Commerce Economic Development Program to promote job creation along Taylor Parkway.
- Ordinance Number 2025-128, Authorizes the Engineering Division to put the roadway resurfacing project for Taylor Parkway out to bid, from the Elyria limits to Bender Road. Currently, \$160,000 allocated in 2025 is designated for this project and will be used toward the City's local share of the construction cost.
- Draining Swimming Pools - Engineer Eavenson remarked that as long as the water has been dechlorinated, they are allowed to discharge into storm sewer systems. The Ohio Environmental Protection Agency (OEPA) recommends not adding chemicals for at least 48 hours prior to the time of draining, and that is an allowable discharge.

City Engineer Eavenson concluded her report.

3. Director of Finance:

Finance Director Wilkerson had no report.

4. Other Reports:

President Jacobs noted the following.:

August 2025 Water Distribution and EPA Report

COUNCIL COMMITTEE REPORT(S):

{Clerk Notes: Report was considered and approved at a different time in the meeting.}

SAFETY COMMITTEE REPORT dated September 15, 2025 – considered Ordinance Number 2025-121 and motioned to send 2025-121 back to the City Council to consider and discuss.
(Council action required for Committee Report Introduced on the Floor.)

Moved by Swenk and seconded by President Jacobs to accept the Building and Lands Committee Report for Ordinance Number 2025-121 dated September 15, 2025.

A voice vote was taken, and the motion carried.

Yes – 6

No – 0

{Clerk Notes: Report was considered and approved at a different time in the meeting.}

CORRESPONDENCE:

There were none.

OLD BUSINESS:

There were none.

NEW BUSINESS:

The North Ridgeville Planning Commission took action on the following items at their Regular Meeting of September 9, 2025:

1. PZ2025-0366: Panda Express, 32429 Cook Rd, PPN 07-00-003-102-104, -045, -046

Applicant: Phillip Meador, Heights Venture Architects, 5741 Legacy Dr, Suite 320, Plano, TX 75024.

Owner: BOBKOB 32425 LLC, 4343 Thorn Ridge Circle, Cleveland, OH 44135. Proposal consists of constructing a new drive through restaurant.

Property zoned B-3 Highway Commercial District.

PC ACTION: Approved by a vote of 4-0 with the following conditions:

1. Lots are consolidated.
2. Engineering will coordinate the sidewalk alignment along the frontage.
3. The easement on the adjacent parcel currently used for truck traffic will be coordinated with the property owner.

Moved by Abens and seconded by Swenk to approve the Planning Commission approval of Panda Express.

A roll call vote was taken, and the motion carried.

Yes – 6

No – 0

2. PPZ2025-0372: Kaitlyn Culp, White Rose Ballet Academy, 6287 Lear Nagle Rd, Unit 4, PPN: 07-00-008-115-067

Owner: Liberty Parkway HRD LLC, 25255 Center Ridge Rd, Westlake, OH 44145. Referral from Director of Planning and Development for similar use determination. Property is zoned I-2 Light Industrial District.

PC ACTION: Approved Indoor Fitness and Training Facility as a similar use by a vote of 4-0 with the condition that the following definition shall be included with the use: "Indoor Fitness and Training Facility" means a building or portion thereof used primarily for participatory physical activity, fitness or instructional training, whether operated for profit or not-for-profit. Examples include, but are not limited to, dance studios, yoga studios, martial arts schools, gymnastics centers, fitness studios or indoor sports training facilities. This use is distinct from Commercial Recreation, Indoor, which refers to facilities intended primarily for entertainment, amusement or spectator-based activities.

Moved by Abens and seconded by Swenk to approve the Planning Commission approval of White Rose Ballet Academy.

Councilman Abens noted the ballet company is in an I-2 zone, which makes sense given their need for space. I-2 typically allows such activities. Gymnastics is permitted in I-2, but ballet was initially excluded. Since they are somewhat similar, the Planning Commission decided to include ballet too.

Councilman Shaffer noted dance, martial arts, and gymnastics studios often share space due to their softwood floors and mirrors. He questioned if hosting recitals or competitions conflicts with legislation designed for recreational entertainment.

Councilman Abens remarked that it was proposed as a practice area. That the only thing we considered at that point.

A roll call vote was taken, and the motion carried.

Yes – 6 No – 0

3. Ordinance 2025-110: An Ordinance amending Sections 1268.02, 1270.02, and 1272.04 of the North Ridgeville Zoning Code to update use regulations for automobile service stations and gasoline stations.

(Introduced by Councilman Abens; First Reading on 07-21-2025; Council referred to Planning Commission and Building and Lands on 07-21-2025; to Building and Lands on 08-18-2025)

PC ACTION: By a vote of 3-0, Planning Commission requested that Council provide an extension of their review period. Abens abstained.

Moved by Winkel and seconded by Swenk to approve the Planning Commission action related to Ordinance Number 2025-110.

A roll call vote was taken, and the motion carried.

Yes – 6 No – 0

Moved by Winkel and seconded by Swenk to grant the Planning Commission request for additional time not to exceed 60 days to review and consider Ordinance Number 2025-110.

A roll call vote was taken, and the motion carried.

Yes – 6 No – 0

(Council approval is required for all plans and recommendations from the Planning Commission.)

RECESS:

Moved by Winkel and seconded by Awig to dispense with recess.

Councilman Shaffer inquired about the last time recess was used and believed it should be eliminated.

Council President Jacobs explained he has not witnessed the need for recess, but that the change would be made by amending the bylaws.

A voice vote was taken, and the motion carried.

Yes – 6 No – 0

Ordinance and Resolution submittal(s)
FIRST READINGS:

Clerk of Council Nicholas Ciofani:

- O 2025-127 An Ordinance providing for the amendment of Chapter 1446 Registration of Contractors in the Building and Housing Code.
(Introduced by Mayor Corcoran)

Ordinance Number 2025-127 was moved to Second Reading.

Clerk of Council Nicholas Ciofani:

- O 2025-128 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 rehabilitation of Taylor Parkway and other appurtenances.
(Introduced by Mayor Corcoran)

Moved by Mayor Corcoran and seconded by Abens to dispense with the second and third readings for 2025-128.

A voice vote was taken, and the motion carried.

Yes – 6 No – 0

Moved by Mayor Corcoran and seconded by Abens to add the emergency clause to rehabilitate the street in a timely manner.

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

Yes – 6 No – 0

Moved by Mayor Corcoran and seconded by Abens to adopt 2025-128 with the emergency clause.

Council Abens wanted to know when the project is anticipated to start.

Mayor Corcoran remarked that the construction might not start until Spring 2026.

A roll call vote was taken on the adoption, with the emergency, and the motion carried for
Ordinance Number 2025-128.

Yes – 6 No – 0

Clerk of Council Nicholas Ciofani:

- O 2025-129 An Ordinance authorizing the Mayor of the City of North Ridgeville to enter into a contract addendum according to law and in a manner prescribed by law with Tri-R Property Management for landscaping services.
(Introduced by Mayor Corcoran)

Moved by Mayor Corcoran and seconded by Swenk to dispense with the second and third readings for 2025-129.

Councilman Shaffer wanted to know the reason for the emergency legislation.

Mayor Corcoran explained that the process typically took two and a half months if the emergency clause was not passed or if readings were not dispensed with. By that time, snow would have been on the ground, making landscaping impossible. The budget had allocated funds for replacing fences at the cemeteries. Instead of using fences, the plan was to utilize landscaping to create borders and improve the appearance of the cemeteries. Fences often sustained damage from mowers, deer, or other causes. For example, the fence at Fields Cemetery was frequently hit and did not look presentable. The goal was to enhance the look of the City's cemeteries. Passing the measure with the emergency clause would allow the landscaping to be completed at the best time for planting trees.

Councilwoman Swenk explained that the legislation would be a nice change.

A voice vote was taken, and the motion carried.

Yes – 6 No – 0

Moved by Mayor Corcoran and seconded by Swenk to add the emergency clause to get the landscaping planted before the snow falls.

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

Yes – 6 No – 0

Moved by Mayor Corcoran and seconded by Swenk to adopt 2025-129 with the emergency clause.

A roll call vote was taken on the adoption, with the emergency, and the motion carried for

Ordinance Number 2025-129.

Yes – 6 No – 0

SECOND READINGS:

O 2025-104 An Ordinance designating the North Ridgeville Community Improvement Corporation as an agency of the City under Ohio Revised Code Section 1724.10; authorizing the execution of an Agreement and Plan for Industrial, Commercial, Distribution, Research and Development.

(Introduced by Mayor Corcoran; First Reading on 07-07-2025; Committee of the Whole Meeting on 08-04-2025; Tabled on 08-04-2025; COW on 09-10-2025)

Ordinance Number 2025-104 was moved to Third Reading.

Clerk of Council Nicholas Ciofani:

O 2025-115 An Ordinance amending Chapter 628 Fair Housing of the North Ridgeville General Offenses Code.

(Introduced by Mayor Corcoran; First Reading on 08-04-2025; B & L on 08-18-2025; B & L Report to City Council on 09-02-2025)

Ordinance Number 2025-115 was moved to Third Reading.

Clerk of Council Nicholas Ciofani:

- O 2025-122 An Ordinance Authorizing The Mayor To Advertise For Bids And Enter Into A 12-Month Contract (With Renewal Options) According To Law And In A Manner Prescribed By Law, With The Lowest And Best Bidder For Custodial Services.
(Introduced by Mayor Corcoran)

Ordinance Number 2025-122 was moved to Third Reading.

Clerk of Council Nicholas Ciofani:

- O 2025-125 An Ordinance Amending Ordinance No. 2024-91 which established a water meter service charge.
(Introduced by Mayor Corcoran; First Reading on 09-02-2025)

Ordinance Number 2025-125 was moved to Third Reading.

Clerk of Council Nicholas Ciofani:

- O 2025-126 An Ordinance authorizing the Mayor of the City of North Ridgeville to enter into a contract addendum according to law and in a manner prescribed by law with McBride Dale Clarion for completion of the zoning code update project.
(Introduced on the floor by Mayor Corcoran; First Reading on 09-02-2025)

Ordinance Number 2025-126 was moved to Third Reading.

Clerk of Council Nicholas Ciofani:

- O 2025-121 An Ordinance Amending N.R.C.O. Section 618.16.1. – Deer Hunting By Longbow Or Crossbow.
(Introduced by Mayor Corcoran; First Reading on 09-02-2025; Safety Committee on 09-15-2025; Bylaws suspended to add to agenda on 09-02-2025; Bylaws suspended to add Committee Report to agenda on 09-02-2025)

Moved by Swenk and seconded by Awig to dispense with the second and third readings for 2025-121.

{Clerk notes: The Safety Committee Report was considered.}

A voice vote was taken, and the motion carried.

Yes – 6

No – 0

Moved by Swenk and seconded by Awig to add the emergency clause to be effective for the opening hunting season.

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

Yes – 6

No – 0

Moved by Swenk and seconded by Awig to adopt 2025-121 with the emergency clause.

Councilman Shaffer noted that the Police Department would fulfil the sign-up process, and there would be no need to create an account.

A roll call vote was taken on the adoption, with the emergency, and the motion carried for
Ordinance Number 2025-121.

Yes – 6

No – 0

THIRD READINGS:

There were none.

MEETING ANNOUNCEMENTS:

President Jacobs noted the following:

1. The next Regular City Council meeting will be on Monday, October 6, 2025, at 7:00 p.m. in Council Chambers.

ADJOURNMENT:

Councilman Shaffer wanted to know how soon the recordings would be published to YouTube after the Council Meeting.

President Jacobs remarked that the video is usually uploaded the day after the meeting.

President Jacobs adjourned the meeting at 7:41 p.m.

Approval of minutes on October 6, 2025:

Jason Jacobs
PRESIDENT OF COUNCIL

Nicholas Ciofani
CLERK OF COUNCIL

The Parks & Recreation Commission meeting was called to order by Chairman Jill Timoteo at 7:30p.m.

ROLL CALL:

Georgia Awig, Andy McDowell, Jill Timoteo, Bob Holub, Jeff Grigsby and Kevin Fougerousse

FINALIZATION OF AGENDA:

Motion by Awig 2nd by Holub for approval of Agenda.

5–Yes, 0–No

APPROVAL OF MINUTES:

Approval of minutes from the regularly scheduled meeting on July 27, 2025 meeting.

Motion by McDowell, 2nd by Grigsby for approval of minutes from the commission meeting on July 27, 2025.

5–Yes, 0–No

LOBBY:

None

REPORTS:

COUNCIL LIAISONS REPORT:

Councilwoman Georgia Awig reported that University Hospital Urgent Care facility opened this week. Continuing with full depth concrete repair and asphalt work of some of the potholes. There will be an income tax issue on the ballot in November. Mayor Corcoran will be sharing information on that throughout the city.

SCHOOL BOARD LIAISONS REPORT:

Jeff Grigsby reported that we broke ground on the new schools. Convocation day for the schools was held on August 19 and they recognized teachers who have been there for 10-15-20 years. Next meeting will be on September 2.

FINANCIAL REPORT:

Parks & Recreation Director Kevin Fougrousse reported that Trust Fund revenue in July was \$45,050.64. Trust Fund unencumbered balance through July was \$297,412.57. The Park and Recreation Improvement Fund revenue in July was \$1,881.70. The Park and Recreation Improvement Fund unencumbered balance through July is \$222,678.90. Trust Fund expenses in July were \$67,. Our General Fund expenses in June were \$51,677.39.

DIRECTORS REPORT:

Parks & Recreation Director Kevin Fougrousse reported that the department hired GCS Electric to install new electrical throughout South Central Park. The project consists of 35 new pedestal electrical outlets being installed around the trail. GCS will also be installing new LED light fixtures on the existing light poles located on the southeast corner of South Central Park. The project cost is \$66,187.00.

RECREATION SERVICES ADMINISTRATOR REPORT:

Beginner ASL Class runs September 2-October 21 from 7:00-8:00 PM, at the time of this report we had 02 pre-registered. AHA CPR/BLS runs on September 6 at Fire Station 1 from 9:00 AM – 1:00 PM, we currently have 10 pre-registered. Family & Friends CPR will be held on September 13 from 9:00 AM – 11:00 AM and we currently have 08 pre-registered. Hummingbirds Soccer is offered and ran by Jump Start Sports and is open to boys and girls ages 3-6. Program runs September 3-October 8. Girls Fall Flag Football runs August 23-October 18. We have 2 teams in our 3rd & 4th Grade League and 1 team in our 5th & 6th Grade League. Sunday Night Lacrosse Skills Series is run by Connor Cmiel. It is open to kids in grades 3rd-8th and runs September 14-October 19. We currently have 05 pre-registered in grades 3rd-5th and 09 pre-registered in grades 6th-8th. Mile Mates is a 12-week couch to 5K program which gets participants ready for the Stache Dash in November. We have 06 pre-registered for the program.

GROUNDS MAINTENANCE REPORT:

No report.

OLD BUSINESS:

No old business.

NEW BUSINESS:

No new business

ADJOURNMENT: Meeting adjourned at 7:43PM

**NORTH RIDGEVILLE CITY COUNCIL
SAFETY COMMITTEE MEETING MINUTES
CITY COUNCIL CHAMBERS – 6:00 p.m.
MONDAY, SEPTEMBER 15, 2024**

CALL TO ORDER AND PLEDGE OF ALLEGIANCE:

Chair Holly Swenk called the Safety Committee meeting to order at 6:00 p.m. and led the Pledge of Allegiance.

ROLL CALL:

Members present were Chairwoman Holly Swenk and Councilwoman Georgia Awig.

Councilman Martin DeVries was excused.

Also present: Mayor Kevin Corcoran, President Jason Jacobs, Councilman Bruce Abens, Councilman Clifford Winkel, Councilman Eric Shaffer, Police Chief Mike Freeman, and Assistant Clerk of Council.

APPROVAL OF MINUTES:

Chair Holly Swenk asked if there were any corrections to the Safety Committee Meeting Minutes dated September 9, 2024. No discussion was offered. The meeting minutes stand approved as submitted.

New Business:

2025-121 An Ordinance Amending N.R.C.O. Section 618.16.1. – *Deer Hunting By Longbow Or Crossbow.*
(Introduced by Mayor Corcoran; First Reading on 09-02-2025)

The Mayor explained that the ordinance originated from discussions with the Chief of Police.

Chief Freeman described the current process as an administrative burden. One major improvement would be the creation of an online map, which would significantly reduce the time spent on administrative tasks. The current notification process requires mailing notices to adjacent landowners. He noted that large farm fields often bordered residential areas, resulting in the need to send 35 to 50 individual notifications. This involved manually addressing envelopes and customizing letters. The proposed change would allow for universal notification via an online map, enabling all residents—adjacent or not—to see if hunting was occurring nearby. This would enhance safety by ensuring broader awareness.

Chair Swenk shared that the Administrative Assistant at the Police Department had reported that 664 letters were sent out last year, each requiring individual customization. At a cost of \$0.78 per letter, the total expense amounted to \$517.92.

Chief Freeman added that the second signature adds a layer of review, reducing potential bias. If he denied a request, the Mayor would have the opportunity to reassess it, ensuring fairness and accountability.

Chair Swenk observed that certain parcels included limitations such as prohibiting hunting in specific corners. She believed an interactive map was a good interactive tool because throwing away mail is a possibility. Mrs. Swenk asked if sending out notification letters in the event of new applicants would be helpful.

Chief Freeman added that the online notification would only display parcel numbers on the city map. It would not include homeowner names, addresses, or any personal information about hunters. This approach would ensure privacy while still providing public safety information.

Councilwoman Awig agreed that the proposed changes would save time and money. She noted that many people no longer pay attention to their mail. She mentioned that in one community, new applicants were required to seek permission from adjacent property owners.

Chief Freeman expressed concern that such a requirement could be problematic, especially if neighbors opposed hunting. The Ordinance should be managed by the city government rather than relying on individual opinions.

Councilwoman Awig agreed with Chief Freeman. She asked about the Ordinance's vague wording on proximity to buildings, schools, and areas, and inquired if there was a specific distance requirement.

Chief Freeman responded that proximity was considered when applying restrictions. For example, if a school were nearby, hunting might be restricted to weekends. If the park was close by, hunting might be limited to late winter months like January and February when the park is less occupied. He clarified that restrictions were based more on timing and context than on fixed distances. If applicants were unwilling to comply with the restrictions, permits would not be signed, as the goal was to promote safety.

Councilwoman Awig then asked when hunting season began.

Chief Freeman confirmed that the hunting season begins on September 27, 2025, and mentioned that while this date can vary, the time of year remains consistent each year.

Councilwoman Awig inquired about the phrase "other reasonably identifiable health or safety concerns."

Chief Freeman explained that the language was open-ended, allowing for common-sense decisions on the use of properties to promote safety. For example, it was standard practice to ensure that elevated blinds in a residential neighborhood faced away from neighboring properties, and this could be dictated. If authorities visited a property and found violations, they could revoke permits based on these safety concerns.

Councilwoman Awig asked whether specific health conditions of adjacent property owners could be considered.

Chief Freeman clarified that while no particular health conditions are specified, the City responded to residents' concerns related to special needs. The goal was to balance the rights of landowners with the safety of the surrounding community. He noted that there have been no objections to a permit since he became the Police Chief.

Mayor Corcran explained the original intent behind the Ordinance. Years ago, the city experienced a high number of deer-related vehicle accidents, which caused property damage and raised safety concerns. The Ordinance was introduced to help control the deer population. The use of bows and crossbows was chosen for safety reasons, and elevated hunting positions were required to ensure arrows were aimed downward, reducing the risk of entering neighboring properties.

Councilwoman Awig acknowledged that the program was beneficial, especially compared to other cities that paid to cull deer populations. In North Ridgeville, the city benefited from hunters managing the population at no cost.

Chief Freeman clarified that the presence of a map did not imply public access to hunt on the parcels shown. He added that individuals still needed to be invited guests of the landowner and must carry written permission along with a valid hunting license. The map was not an open invitation for the public to hunt on private property.

Chair Swenk raised the question of what would happen if a housing development were built on a parcel after a permit had been issued.

Chief Freeman explained that permits were renewed annually, made permanent, and each application was reviewed every year. If a property became problematic, it would not be renewed, and the department would monitor it during hunting season.

Chair Swenk asked if any council members in the audience had questions.

Council President Jacobs expressed that while he was not opposed to deer hunting and supported the use of the map, he had concerns about removing individual notifications to surrounding parcels. He shared a personal experience from 13 years earlier when he saw someone in camouflage gear and what appeared to be a gun behind his house, and, not knowing the city allowed hunting. He called the police out of concern. He added that residents in large residential communities might be alarmed by such sightings without prior notice. President Jacobs suggested that even if the City moved to digital notifications, a final round of mailed letters could include a note informing residents that future notifications would be available online.

Chief Freeman confirmed that such a paragraph had been added to the letters sent during the previous hunting season, explaining the potential transition to computerized notifications due to the time-consuming nature of the task. He added that the City was stretched thin and hoped to use platforms like the Fire Department's Facebook page, the City's Facebook page, and the One Call system to spread awareness. The goal was not to reduce safety, but to modernize communication methods. He noted that public understanding would grow over time. The map would allow residents to self-check such information. He pointed out that while adjacent parcels received notifications, children playing just a few houses down might be unaware of hunting activity, which the map could help address.

Councilman Shaffer asked whether registering a parcel on the seasonal hunting map required residents to create an online account with passwords and authentication.

Chief Freeman assured him that the City handled all aspects of the registration process.

Chair Swenk and Chief Freeman added that residents needed to submit a form to the Police Department. The staff would verify that the land met requirements and that the applicant had no prior issues. A click on a parcel on the interactive map would reveal its number and location.

Councilman Shaffer asked whether the Ordinance might eventually allow for black powder hunting.

Chief Freeman responded that it would not, explaining that the current program was strictly limited to bow hunting.

Chair Swenk asked if other council members or the public had questions or concerns.

Chair Swenk acknowledged the tedious nature of the notification process, but suggested that for new applicants, the City should still mail notices to adjacent parcel owners. She asked how many new applicants typically applied each year.

Chief Freeman responded that there were only about four or five new applicants. He agreed that this could be considered but noted that hunting season was set to begin on September 27, 2025, and time was of the essence.

Councilwoman Awig noted that while the idea has merit, it might not be necessary. She pointed out that new residents moving near hunting parcels might not get notice if the previous owner renews the permit, and she suggested that the website should be the main source of information.

Councilman Winkel added that if the number of notifications were small and limited to the first year, it wouldn't be a major issue. He supported transitioning residents into the new system and suggested that the language in the Ordinance could be amended either in Committee or on the Council floor. Mr. Winkel also asked whether the City planned to use text message alerts to notify residents when the map was updated.

Chief Freeman confirmed that the City would use the One Call system to alert residents when the hunting map was live, along with posts on the Fire Department's Facebook page, the Police Department's page, and the City website.

Mayor Corcoran reminded everyone that any changes made during the meeting would not affect the current hunting season, as it would start before the next council meeting. The existing Ordinance would remain in effect for this season. He noted that while the City had not yet sent out notifications, staff had been waiting to see if the Ordinance would be amended. The earliest the revised ordinance could be adopted would be at the October council meeting.

Councilwoman Awig pointed out that last year's notification letters had included a paragraph stating that future notifications would be available via the City's website. She believed a letter notification may not be needed.

Chief Freeman noted what was said in last year's notification letter by mail: This will likely be the last year we will be sending a notification letter by mail. Next year, a map with registered properties will be on the City's website, www.nridgeville.org. This message had been sent to approximately 700 adjacent property owners.

Chair Swenk asked if anyone had further comments or questions.

Council President Jacobs noted that City Council had the option to suspend the bylaws and place the Ordinance on the agenda. Doing so would require adopting an emergency clause to ensure the Ordinance took effect before September 27, 2025, the start of hunting season.

Moved by Awig and seconded by Swenk to send Ordinance 2025-121 back to City Council for further consideration.

A voice vote was taken, and the motion carried.

Yes – 2

No – 0

No further business.

Adjournment:

Chair Swenk adjourned the meeting at 6:26 p.m.

Date Approved:

Fijabi Gallam, MMC
Assistant Clerk of Council

**NORTH RIDGEVILLE CIVIL SERVICE COMMISSION
MINUTES OF THE
REGULAR MEETING – MONDAY, SEPTEMBER 22, 2025**

CALL TO ORDER

The meeting was called to order at 5:00 PM.

ROLL CALL

Present were members Amie Espinosa-Gonzalez, Co-Chairwoman Cheryl Farver and Chairman Sam Spann.

Also present were Mayor Kevin Corcoran, Fire Chief John Reese and Deputy Clerk of Council Tina Wieber.

Moved by Spann and seconded by Espinosa-Gonzalez to amend the agenda to allow for public comment after approval of the minutes.

A voice vote was taken and the motion carried.

Yes – 3 No – 0

APPROVAL OF MINUTES

Regular Meeting Minutes of August 25, 2025

Chairman Sam Spann stated that the Commission received the meeting minutes from the August 25, 2025, meeting and asked if there were any comments, questions or corrections.

None were given.

Moved by Spann and seconded by Farver to approve the August 25, 2025 meeting minutes.

A voice vote was taken and the motion carried.

Yes – 3 No – 0

PUBLIC COMMENT

Chairman Spann opened the public comment section for discussion.

Mayor Corcoran asked to go into executive session to discuss promotion of specific employees.

Moved by Spann and seconded by Farver to go into executive session to go into executive session to consider promotion of a public employee or official.

A roll call vote was taken and the motion carried.

Yes – 3 No – 0

Adjourned into Executive Session at 5:03 pm.

**NORTH RIDGEVILLE CIVIL SERVICE COMMISSION
REGULAR MEETING – MONDAY, SEPTEMBER 22, 2025**

PAGE 2

Reconvened into Regular Civil Service Commission meeting at 5:33 pm.

REPORTS

UNFINISHED BUSINESS

Approval of updated Fire Chief Promotional Examination Assessment Center

Moved by Spann and seconded by Farver to rescind the approval of OFCA for the Fire Chief Promotional Examination Assessment Center.

A voice vote was taken and the motion carried.

Yes – 3 No – 0

Moved by Spann and seconded by Farver to approve Pradco for the Fire Chief Promotional Examination Assessment Center.

A voice vote was taken and the motion carried.

Yes – 3 No – 0

NEW BUSINESS

ADJOURNMENT

The meeting was adjourned at 5:35 PM.

Sam Spann
Chairman

Tina Wieber
Deputy Clerk of Council, Recording Secretary

Monday, October 27, 2025
Date Approved

**NORTH RIDGEVILLE BOARD OF ZONING AND BUILDING APPEALS
MINUTES OF
REGULAR MEETING – THURSDAY, SEPTEMBER 25, 2025**

CALL TO ORDER:

Chairwoman Masterson called the meeting to order with the Pledge of Allegiance at 7:00 PM.

ROLL CALL:

Present were members Brad Weaver, Planning Commission Liaison Frank Toth, Vice-Chairman Paul Graupmann and Chairwoman Linda Masterson.

Also present were Council Liaison Cliff Winkel, Chief Building Official Guy Fursdon, Planning and Development Director Kimberly Lieber, Assistant Law Director Toni Morgan and Deputy Clerk of Council Tina Wieber.

Member James Cain was excused.

MINUTES:

Moved by Masterson and seconded by Toth to approve the August 28, 2025 meeting minutes.

A roll call vote was taken and the motion carried.

Yes – 4 No – 0

PLANNING COMMISSION REPORT:

Chairwoman Masterson asked if there was a Planning Commission Report.

Planning Commission Liaison Toth noted that at the Planning Commission regular meeting of September 9, 2025 the Commission took action on the following items:

PPZ2025-0366: Panda Express, 32429 Cook Rd, PPN 07-00-003-102-104, -045, -046

Applicant: Phillip Meador, Heights Venture Architects, 5741 Legacy Dr, Suite 320, Plano, TX 75024.

Owner: BOBKOB 32425 LLC, 4343 Thorn Ridge Circle, Cleveland, OH 44135. Proposal consists of constructing a new drive through restaurant. Property zoned B-3 Highway Commercial District.

PC ACTION: Approved by a vote of 4-0 with the following conditions:

1. Lots are consolidated.
2. Engineering will coordinate the sidewalk alignment along the frontage.
3. The easement on the adjacent parcel currently used for truck traffic will be coordinated with the property owner.

PPZ2025-0372: Kaitlyn Culp, White Rose Ballet Academy, 6287 Lear Nagle Rd, Unit 4, PPN: 07-00-008-115-067

Owner: Liberty Parkway HRD LLC, 25255 Center Ridge Rd, Westlake, OH 44145. Referral from Director of Planning and Development for similar use determination. Property is zoned I-2 Light Industrial District.

PC ACTION: Approved *Indoor Fitness and Training Facility* as a similar use by a vote of 4-0 with the condition that the following definition shall be included with the use: "*Indoor Fitness and Training*

Facility" means a building or portion thereof used primarily for participatory physical activity, fitness or instructional training, whether operated for profit or not-for-profit. Examples include, but are not limited to, dance studios, yoga studios, martial arts schools, gymnastics centers, fitness studios or indoor sports training facilities. This use is distinct from *Commercial Recreation, Indoor*, which refers to facilities intended primarily for entertainment, amusement or spectator-based activities.

Ordinance 2025-110: An Ordinance amending Sections 1268.02, 1270.02, and 1272.04 of the North Ridgeville Zoning Code to update use regulations for automobile service stations and gasoline stations.

(Introduced by Councilman Abens; First Reading on 07-21-2025; Council referred to Planning Commission and Building and Lands on 07-21-2025; to Building and Lands on 08-18-2025)

PC ACTION: By a vote of 3-0, Planning Commission requested that Council provide an extension of their review period. Abens abstained.

OTHER REPORTS OR CORRESPONDENCE:

PUBLIC HEARINGS:

PPZ2025-0380: Wendy's 34273 Center Ridge Rd, PPN: 07-00-017-130-031

Applicant: Custom Sign Center, Inc., Nathan Ervin, 3200 Valleyview Dr, Columbus, OH 43204. Owner: Rini Realty Company, 924 Westpoint Parkway, Suite 150, Westlake, OH 44145. Proposal consists of signage. Property is zoned B-3 Highway Commercial District. Request:

1. A 26.98 square foot variance for area of building signs. Applicant shows 103.65 square feet, code allows 76.67 square feet, Section 1286.11(a)(1)(A).

Application was read.

Chairwoman Masterson asked if there was a representative for the application.

Edward Brenot, 650 Blossom Dr, Amherst, OH 44001, was sworn in.

Chairwoman Masterson asked Director Lieber for her administrative review.

Director Lieber explained that the proposal was for a sign package for the recently renovated Wendy's on Center Ridge Road and that the proposed signage exceeded the code allowances. She stated that signage was allocated based upon the building frontage or the unit frontage and there was two square feet of signage for every linear foot of building width. She mentioned that in this case, the skinny part of the building was what was facing Center Ridge Road and was 38 feet 4 inches wide and that doubling that meant that they would be allocated 76.67 square feet of signage. She discussed that earlier this year, as part of the renovation, Wendy's applied for and obtained a permit to install signage up to that allocated amount, but they were now before the Board so that they could add some additional signage to the building that could not have been accommodated without a variance. She stated that they were proposing to add, as they could see the word Wendy's and then the cameo, which was the base, so they were proposing to add two of those cameos onto other sides of the building that currently just had the Wendy's sign and then they were also adding a Dave sign by the drive through. She commented that it looked much bigger in the photo than it was compared to the cameo.

Mr. Brenot stated that he had pictures of what it looked like before and after and that it was really just

the same as what they had previously. He explained that they were just looking to put the face back up on the sides and then the Dave cameo that was referred to, it used to be like a shoot that they would deliver through and they covered that years ago but that sign was just old and yellow and faded and they just wanted to put a new face up.

Chairwoman Masterson asked if it would be okay if Director Lieber finished.

Mr. Brenot apologized for interrupting.

Director Lieber stated that she was just wrapping up and was just explaining what the additions were to the sign package, but generally a rather small addition to their current sign compliment.

Chairwoman Masterson asked the applicant if he wanted to discuss his application.

Mr. Brenot stated that they were looking to replace what they already had there with the full rest of the sign.

Chairwoman Masterson asked if there were any comments questions or concerns from the audience.

None were given.

Chairwomen Masterson asked if there were any comments questions or concerns from the Board.

None were given.

Chairwoman Masterson stated that her only concern was that they had specifically revised the building codes so as not to have that and asked if there was a reason that the building department thought that that would be a good asset.

Director Lieber stated that the current allocation matched that which was allowed previous to the sign code update and that as the applicant indicated, the signage that they were proposing was fairly in line with what they previously had on the building. She discussed that it was a building that was an out parcel in a plaza, which was a little bit different because they have traffic that could circulate around the entire building or come at it from different angles. She discussed that there was not one entrance from Center Ridge and that patrons could come from any which direction, so having signage on multiple sides of the building made sense and sometimes could create the need for some additional signage, especially when the frontage was the narrow part of the building facing the road. She explained that that was how they measured that signage allocation and that if the building were turned on a 90-degree angle, they wouldn't need a variance. She stated that there were some factors that were a little bit more unique to that building or that site than an average commercial property.

Chairwoman Masterson stated that she understood where the City was coming from and that the Board always looked for practical difficulties and Director Lieber stated the practical difficulty of the building being the narrow front of the building facing the road. She stated that they had been a very good, long-term employer and business owner in the city. She asked if Council Liaison Winkel had anything to add.

Council Liaison Winkel stated that he did have some experience having buildings with multiple sides

and when you have multiple sides of the building, the allowable square footage added up fast. He stated that if it was just two sides, this would probably be fine because nothing else would be there but when you had these multiple sides, it just added up quickly. He discussed that to him a practical difficulty with any building that had multiple sides was that it would look very modest when looking at it from the street, but it would add up really fast because of the sides and that was something he understood himself.

Chairwoman Masterson asked Assistant Law Director Morgan if she had any comments, questions or concerns.

Assistant Law Director Morgan stated that she would echo that and also their frontage was their skinniest side and that worked against them.

Chairwoman Masterson agreed that the practical difficulty was that they had a unique situation and as Director Lieber stated, were in a parking lot of a very large complex with multiple situations. She stated that she was generally not a fan of variances, especially because if they were to grant the variance, it went with the property, and when they left as a business owner, the variance would stay. She said, however, she didn't see anybody disagreeing with it.

She asked if there were any other comments, questions or concerns.

None were given.

Moved by Masterson and seconded by Toth to approve the 26.98 square foot variance for area of building signs.

A roll call vote was taken and the motion carried.

Yes – 4 No – 0

ADJOURNMENT:

The meeting was adjourned at 7:15 PM.

Linda Masterson
Chairwoman

Tina Wieber
Recording Secretary/Deputy Clerk of Council

Thursday, October 23, 2025
Date Approved



FIRE DEPARTMENT MONTHLY REPORT JULY 2025

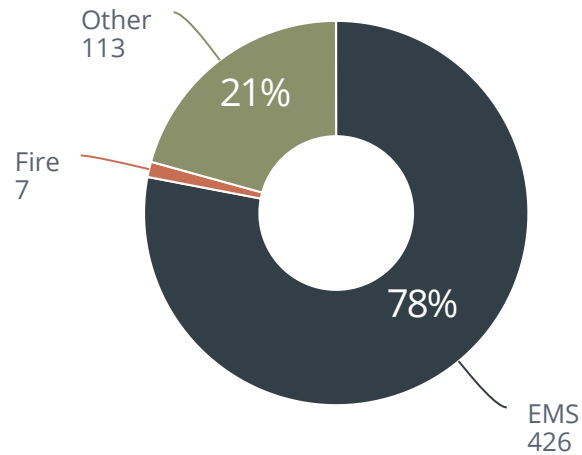


Overall Incident Statistics - July 2025

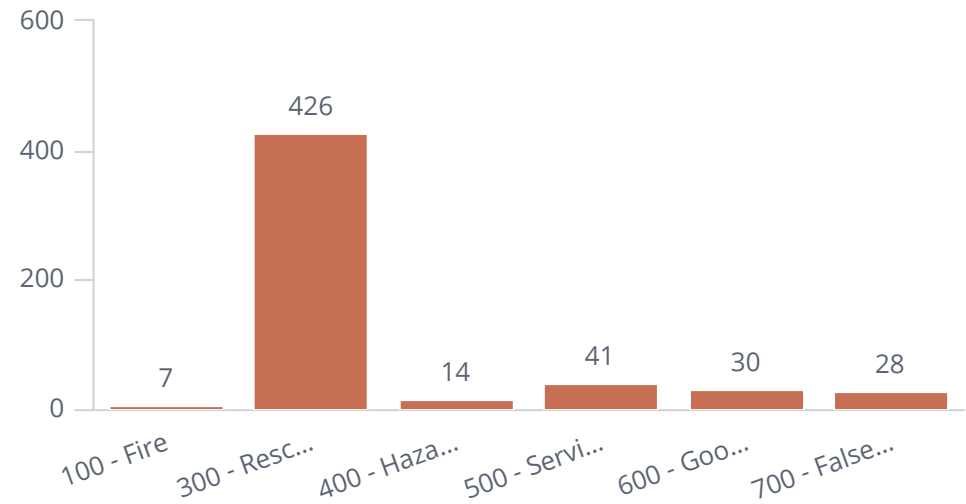
Count of Total Incidents

Count of Incidents
546

EMS/Fire Incident Breakdown



Count of Incidents by Incident Type



Mutual Aid Given
14

Mutual Aid Received
7

INCIDENT LOSS VALUE - PROPERTY

Total Estimated Property Loss
\$155,000

INCIDENT LOSS VALUE - CONTENTS

Total Estimated Content Loss
\$25,000

LIGHTS AND SIREN - AVERAGE RESPONSE TIME - FIRE

Station	Incident Type Group	Average Response Time Alarm To Arrival
North Ridgeville FD Station 1	100 - Fire	00h:06m:37s
North Ridgeville FD Station 2	100 - Fire	00h:09m:53s

LIGHTS AND SIREN - AVERAGE RESPONSE TIME- EMS

Station	Incident Type Group	Average Response Time Alarm To Arrival
North Ridgeville FD Station 1	300 - Rescue & EMS	00h:07m:07s
North Ridgeville FD Station 2	300 - Rescue & EMS	00h:07m:46s

LIGHTS AND SIREN - AVERAGE TURN OUT TIME EMS

Apparatus Type	Incident Type Group	Average Unit Turnout Time
ALS unit	300 - Rescue & EMS	00h:01m:43s
Engine	300 - Rescue & EMS	00h:02m:13s
Support apparatus, other	300 - Rescue & EMS	00h:01m:31s

LIGHTS AND SIREN - AVERAGE TURN OUT TIME FIRE

Apparatus Type	Incident Type Group	Average Unit Turnout Time
ALS unit	100 - Fire	00h:02m:16s
Chief officer car	100 - Fire	00h:00m:34s
Engine	100 - Fire	00h:01m:47s
Support apparatus, other	100 - Fire	00h:00m:06s
Truck or aerial	100 - Fire	00h:01m:12s

Average Time On Scene: **00h:30m:18s**

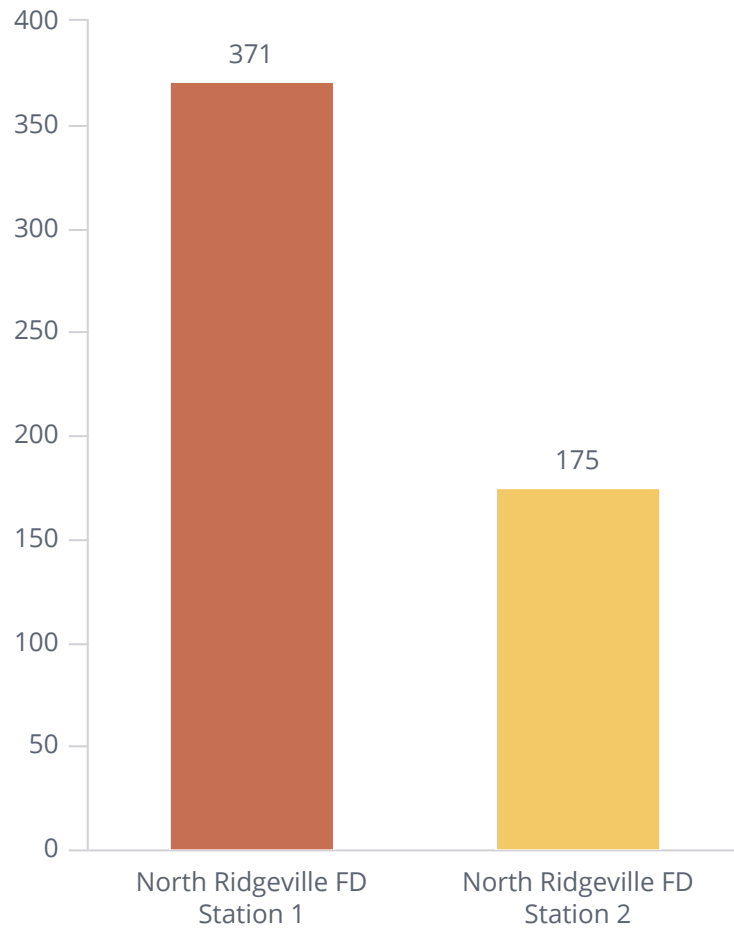


FIRE/RESCUE SERVICES DATA

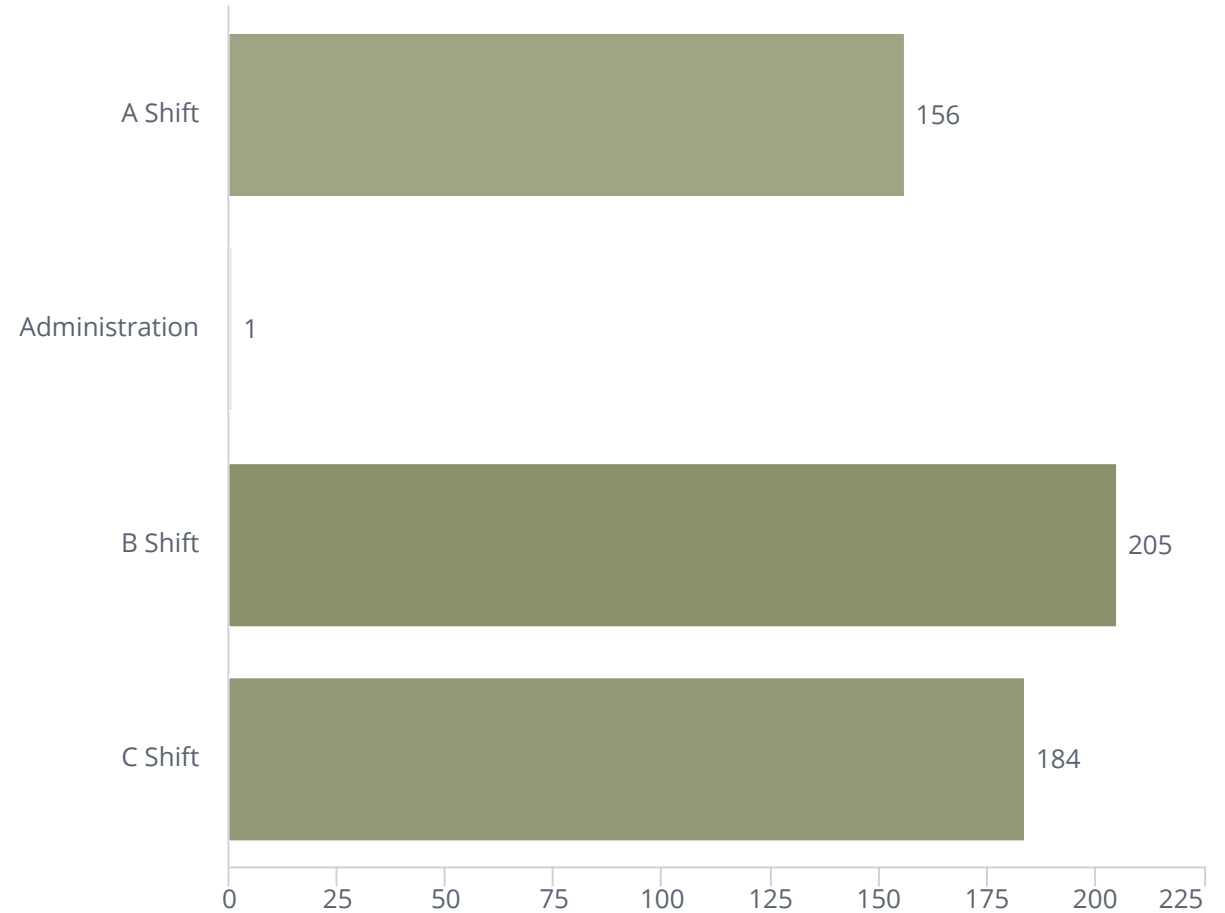


Fire Incident Count

Incident Count by Station



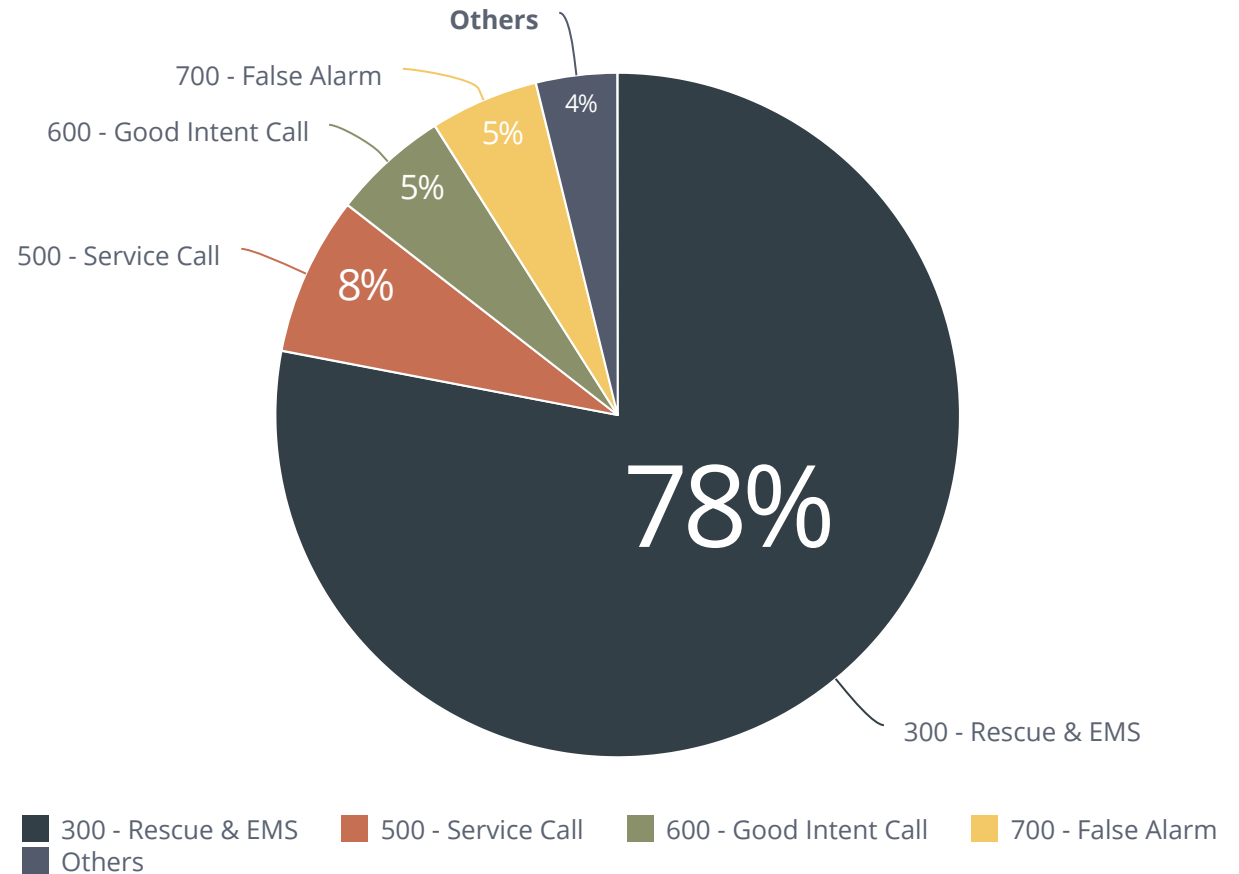
Incident Count by Shift



Count of Incident Responses

Station	Shift	Count of Incidents
		2025
North Ridgeville FD Station 1	A Shift	115
	Administration	1
	B Shift	129
	C Shift	126
North Ridgeville FD Station 1 Total		371
North Ridgeville FD Station 2	A Shift	41
	B Shift	76
	C Shift	58
North Ridgeville FD Station 2 Total		175
Grand Total		546

Percent of Incident Responses by Incident Type

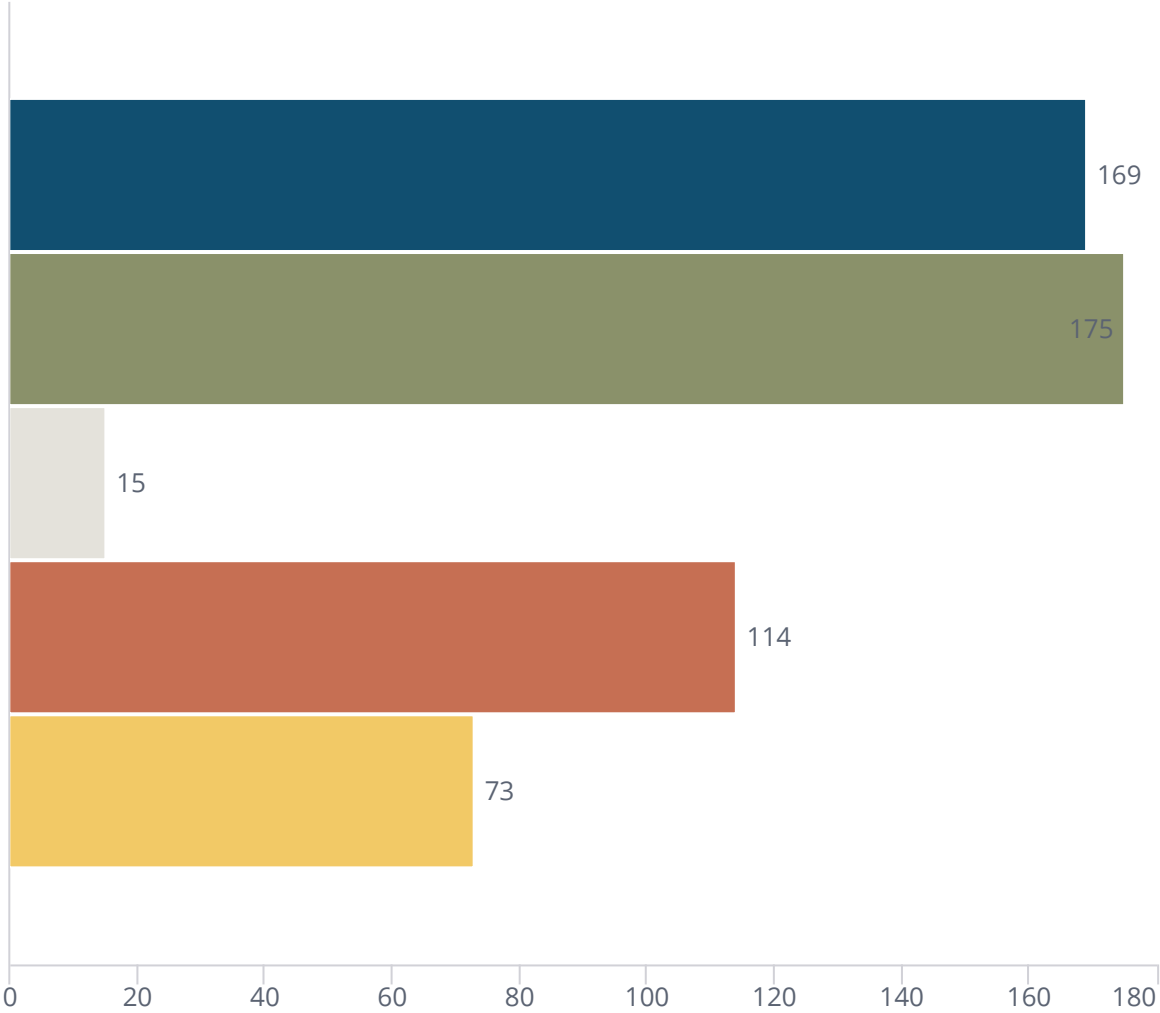


Incidents by Zone for Date Range

Start Date: 7/01/2025 | End Date: 7/31/2025

District	Incident Number
Northeast	169
Northwest	175
Out of District	15
Southeast	114
Southwest	73
Incident Number	546

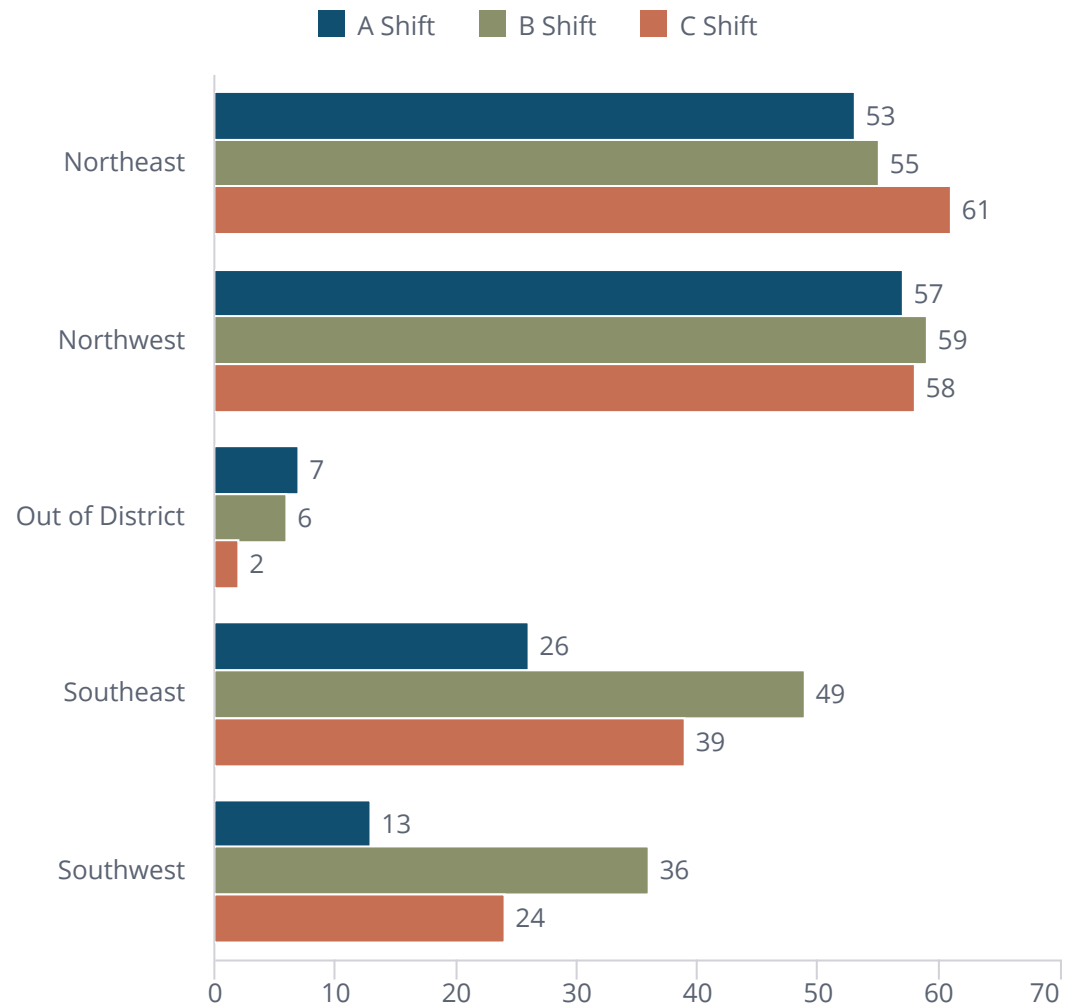
- Northeast
- Northwest
- Out of District
- Southeast
- Southwest



Incidents by Zone per Shift for Date Range

Start Date: 7/01/2025 | End Date: 7/31/2025

Shift	District	Incident Number
A Shift	Northeast	53
	Northwest	57
	Out of District	7
	Southeast	26
	Southwest	13
Administration	Northwest	1
B Shift	Northeast	55
	Northwest	59
	Out of District	6
	Southeast	49
	Southwest	36
C Shift	Northeast	61
	Northwest	58
	Out of District	2
	Southeast	39
	Southwest	24
Incident Number		546



Incident Type Count per Station for Date Range 7/01/2025 - 7/31/2025

Station	Incident Type	Incident Number
North Ridgeville FD Station 1	Alarm system activation, no fire - unintentional	1
	Alarm system sounded due to malfunction	2
	Assist invalid	3
	Building fire	2
	Carbon monoxide detector activation, no CO	2
	Carbon monoxide incident	2
	CO detector activation due to malfunction	2
	Dispatched & canceled en route	16
	Electrical wiring/equipment problem, other	2
	Emergency medical service incident, other	2
	EMS call, excluding vehicle accident with injury	287
	False alarm or false call, other	2
	Gas leak (natural gas or LPG)	2
	Good intent call, other	2
	Grass fire	1
	Hazardous condition, other	1
	Lock-in (if lock out , use 511)	1
	Motor vehicle accident with injuries	4
	Motor vehicle accident with no injuries.	2
	Motor vehicle/pedestrian accident (MV Ped)	2
	Natural vegetation fire, other	1
	No incident found on arrival at dispatch address	2
	Outside rubbish, trash or waste fire	1
	Power line down	2
	Public service	10
	Public service assistance, other	4
	Service Call, other	4
	Smoke detector activation due to malfunction	1
	Smoke detector activation, no fire - unintentional	3
	Sprinkler activation due to malfunction	1
	Unintentional transmission of alarm, other	2
	Water or steam leak	2
North Ridgeville FD Station 1 Total		371
North Ridgeville FD Station 2	Alarm system activation, no fire - unintentional	4
	Arcing, shorted electrical equipment	1

Incident Type Count per Station for Date Range 7/01/2025 - 7/31/2025

Station	Incident Type	Incident Number
North Ridgeville FD Station 2	Assist invalid	5
	Building fire	1
	Carbon monoxide incident	1
	CO detector activation due to malfunction	1
	Dispatched & canceled en route	6
	Dumpster or other outside trash receptacle fire	1
	Electrical wiring/equipment problem, other	2
	Emergency medical service incident, other	1
	EMS call, excluding vehicle accident with injury	125
	Good intent call, other	1
	Hazardous condition, other	1
	Motor vehicle accident with injuries	1
	No incident found on arrival at dispatch address	3
	Public service	8
	Public service assistance, other	2
	Search for person in water	1
	Service Call, other	1
	Smoke detector activation due to malfunction	3
	Smoke detector activation, no fire - unintentional	1
	Telephone, malicious false alarm	1
	Unauthorized burning	2
	Unintentional transmission of alarm, other	2
North Ridgeville FD Station 2 Total		175
Incident Number		546

Average Response Time

Fire Incidents: **7**

EMS Incidents: **426**

Other (Excluding Mutual Aid): **91**

Fire - Response Time

90th Percentile: **12m:06s**

Fire - Response Time

NRFD: **07m:54s**

EMS - Response Time

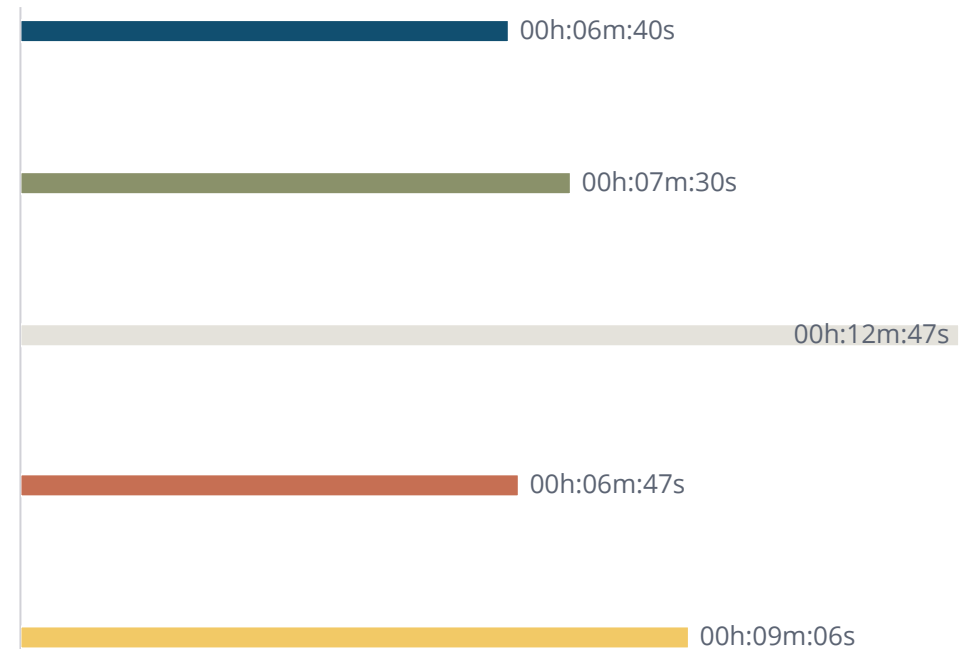
90th Percentile: **10m:23s**

EMS - Response Time

NRFD: **07m:10s**

District	Average Response Time Dispatch Notified to Arrival
Northeast	00h:06m:40s
Northwest	00h:07m:30s
Out of District	00h:12m:47s
Southeast	00h:06m:47s
Southwest	00h:09m:06s

■ Northeast
■ Northwest
■ Out of District
■ Southeast
■ Southwest



Mutual Aid Report for Date Range

Start Date: 7/01/2025 | End Date: 7/31/2025

Mutual Aid Given
14

Incident Number	Incident Type Code	Incident Type	Aided Agency 
20253009	611	Dispatched & canceled en route	Avon
20253047	611	Dispatched & canceled en route	Avon
20253064	611	Dispatched & canceled en route	Avon
20253320	321	EMS call, excluding vehicle accident with injury	Avon
20253468	611	Dispatched & canceled en route	Avon
20253495	611	Dispatched & canceled en route	Avon
20253052	611	Dispatched & canceled en route	Avon Lake
20253077	611	Dispatched & canceled en route	Avon Lake
20253319	611	Dispatched & canceled en route	Avon Lake
20253419	611	Dispatched & canceled en route	Avon Lake
20253450	611	Dispatched & canceled en route	Avon Lake
20253072	322	Motor vehicle accident with injuries	Eaton Twp.
20253399	321	EMS call, excluding vehicle accident with injury	North Olmsted

Mutual Aid Received
7

Incident Number 	Incident Type Code	Incident Type	Aiding Agency Name 
20253126	321	EMS call, excluding vehicle accident with injury	Eaton Twp.
20253188	111	Building fire	Eaton Twp.
			North Olmsted
			Olmsted Falls
			Olmsted Twp.
20253275	321	EMS call, excluding vehicle accident with injury	Avon
20253283	111	Building fire	Avon
			Avon Lake
			North Olmsted
			Westlake
20253284	321	EMS call, excluding vehicle accident with injury	North Olmsted
20253338	140	Natural vegetation fire, other	North Olmsted

Overlapping Fire Incidents

Oldest Date	7/1/2025
Newest Date	8/1/2025
Overlapping Incidents	219
Total Incidents	546
Percent of Calls Overlapping	40%

Structure Fire Incidents

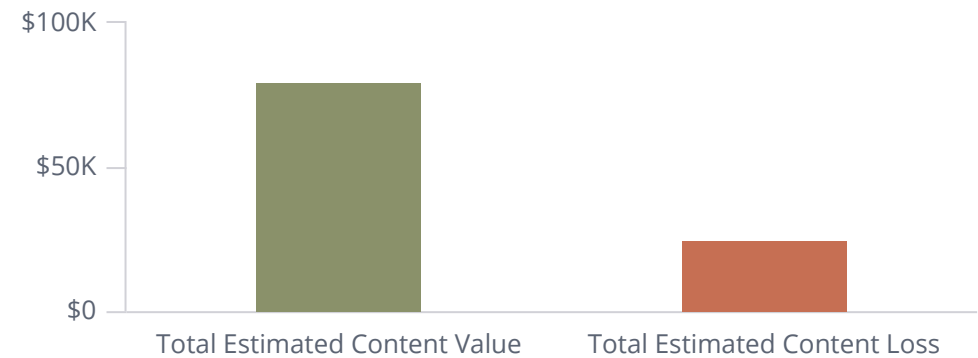
Count of Structure Fire Incidents

Working Structure Fires: **5**

Property Value/Loss



Content Value/Loss



Property Loss

Total Estimated Property Loss: **\$150,000**

Contents Loss

Total Estimated Contents Loss: **\$25,000**

Incident Number	Time in Alarm DateTime	Estimated Property Loss	Estimated Property Value	Estimated Content Loss	Estimated Content Value
20253037	07/04/2025 14:37:49	N/A	N/A	N/A	N/A
20253043	07/04/2025 23:48:45	N/A	N/A	N/A	N/A



EMERGENCY MEDICAL SERVICES DATA





Agency Activity Summary

North Ridgeville Fire Dept

Agency: North Ridgeville Fire Dept | Service Date: From 07/01/2025 Through 07/31/2025

Total Number of ePCRs: 424

Total Number of Incidents: 423

By Branch

01 Station 1 = 315

02 Station 2 = 109

Billing Disposition (ePCR Data Only)

	#	%		#	%
Treated/Transported	341	80.4%	Dead Prior To Arrival	1	0.2%
Treated / Transferred Care	N/A	N/A	Dead After Arrival	1	0.2%
Treated/No Transport (AMA)	11	2.6%	Treat/Transported by Private Veh.	1	0.2%
Treated / No Transport (Per Protocol)	10	2.4%	Assist	N/A	N/A
Transported / Refused Care	N/A	N/A	Other	11	2.6%
No Transport / Refused Care	48	11.3%	No Patient Found	N/A	N/A
Cancelled	N/A	N/A			
Left Blank	N/A	N/A			

Unit Disposition (ePCR Data Only)

Description	#	%
Patient Contact Made	424	100.0%
Left Blank	0	0.0%
Total	424	100.0%

Patient Evaluation/Care Disposition (ePCR Data Only)

Description	#	%
Patient Evaluated and Care Provided	364	85.8%
Patient Evaluated and Refused Care	42	9.9%
Patient Refused Evaluation/Care	6	1.4%
Patient Evaluated, No Care Required	12	2.8%
Left Blank	0	0.0%
Total	424	100.0%

Crew Disposition (ePCR Data Only)

Description	#	%
Initiated and Continued Primary Care	364	85.8%
Assumed Primary Care from Another EMS Crew	1	0.2%
Back in Service, Care/Support Services Refused	23	5.4%
Back in Service, No Care/Support Services Required	5	1.2%
Left Blank	31	7.3%
Total	424	100.0%

Transport Disposition (ePCR Data Only)

Description	#	%
Transport by This EMS Unit (This Crew Only)	341	80.4%
Patient Refused Transport	36	8.5%
No Transport	7	1.7%
Left Blank	40	9.4%
Total	424	100.0%

Run Type

	#	%		#	%
Emergency Runs	424	100.0%	Non-Emergency Runs	N/A	N/A
Stand By	N/A	N/A	Stand By	N/A	N/A
Mutual Aid	3	0.7%	Mutual Aid	N/A	N/A
Interfacility	N/A	N/A	Interfacility	N/A	N/A
Intercept	2	0.5%	Intercept	N/A	N/A
Emergency Runs (Scheduled)	N/A	N/A	Non-Emergency Runs (Scheduled)	N/A	N/A
Stand By	N/A	N/A	Stand By	N/A	N/A
Mutual Aid	N/A	N/A	Mutual Aid	N/A	N/A
Interfacility	N/A	N/A	Interfacility	N/A	N/A
Intercept	N/A	N/A	Intercept	N/A	N/A

Emergency Type Left Blank: 0

Runs by Unit (ePCR Data Only)

Unit	Total Runs	Treat/Transp	Treat/Transfer	Treat/No Transp(AMA)	Treat/No Transp(PP)	Transp/Ref. Care	Cancelled	Dead Prior Arr	Dead After Arr	T/T Priv Veh	No Trans/Ref. Care	Assist	Other	No Pat. Found
NRM25	133	100	0	3	5	0	0	1	1	0	19	0	4	0
NRM26	10	8	0	0	0	0	0	0	0	0	2	0	0	0
NRM27	88	77	0	1	1	0	0	0	0	0	3	0	6	0
NRM28	80	69	0	4	1	0	0	0	0	0	6	0	0	0
NRM33	113	87	0	3	3	0	0	0	0	1	18	0	1	0
Total	424	341	0	11	10	0	0	1	1	1	48	0	11	0

Runs by Service Level (ePCR Data Only)

Dispatched Service Level	#	%	Recommended Service Level	#	%
BLS	424	100.0%	BLS	110	25.9%
ALS	N/A	N/A	ALS1	313	73.8%
SCT	N/A	N/A	ALS2	1	0.2%
			SCT	N/A	N/A
			Rotary Wing	N/A	N/A
			Fixed Wing	N/A	N/A

Runs by Insurance Type with Service Level (ePCR Data Only) (Multiple

insurance types may have been marked on a run)

Type	BLS	%	ALS1	%	ALS2	%	SCT	%	Rotary Wing	%	Fixed Wing	%	Total	%
None	110	25.9%	313	73.8%	1	0.2%	N/A		N/A		N/A		424	100.0%

Runs by Primary PI (ePCR Data Only)

Description	#	%
ABNORMAL LABS	6	1.4%
ALCOHOL ABUSE WITH INTOXICATION	1	0.2%
Abdominal Pain	17	4.0%
Allergic Reaction	5	1.2%
Alt. Level Conscious	6	1.4%
Altered mental status	11	2.6%
Anxiety	13	3.1%
Back Pain (No Trauma)	8	1.9%
Behavioral Disorder	4	0.9%
CVA/Stroke	9	2.1%
Carbon Mon. Poisoning	1	0.2%
Cardiac Arrest	2	0.5%
Cardiac Symptoms	7	1.7%
Chest Pain	17	4.0%
Dehydration Symp.	3	0.7%
Depression (acute)	2	0.5%
Diabetic Symptoms	5	1.2%
Dizziness	11	2.6%
Dyspnea-SOB	31	7.3%

Elevated Temp/Fever	2	0.5%
Eye Symp.(no trauma)	1	0.2%
FREQUENT FALLS	23	5.4%
Flu Symptoms	1	0.2%
GI -Bleed	6	1.4%
GI -Constipation	3	0.7%
GI -Diarrhea	1	0.2%
HYPOTENSION	4	0.9%
Headache (no trauma)	3	0.7%
Hemorrhage-(severe medical)	1	0.2%
Hypertension	3	0.7%
Hyperthermia	3	0.7%
MEDICAL DEVICE FAILURE	3	0.7%
MINOR / GENERAL INJURY	30	7.1%
Medication Reaction	1	0.2%
Monitoring Required	14	3.3%
NON-TRAUMATIC LEG PAIN	13	3.1%
Nausea	2	0.5%
No Medical Problem	32	7.5%
Nose Bleed	4	0.9%
OB/Gyn	1	0.2%
OD - SUSPECTED OPIOID	2	0.5%
OVERDOSE - ACCIDENTAL		
OD - SUSPECTED OPIOID	1	0.2%
OVERDOSE - INTENTIONAL		
Obvious Death	1	0.2%
Poisoning	2	0.5%
Psychiatric Emerg.	10	2.4%
SEPSIS	7	1.7%
SUICIDE ATTEMPT	2	0.5%
Seizure	7	1.7%
Syncope/Fainting	3	0.7%
Trauma Injury	11	2.6%
Unconscious	6	1.4%
Unknown Medical	8	1.9%
Urinary Bleeding	3	0.7%
Urination Problem	1	0.2%
Vomiting	4	0.9%
Vomiting Blood	3	0.7%
Weakness	43	10.1%
<i>Left Blank</i>	0	0.0%
<i>Total</i>	424	100.0%

Runs by Dispatch (EMD) Code

Description	#	%
01A01 Abdominal Pain	15	3.5%
02B01 Allergies/Envenomations	4	0.9%
03B03 Animal Bites/Attacks	1	0.2%
05A01 Back Pain (Non-traumatic)	5	1.2%
06E01 Breathing Problems	39	9.2%
08D06 Carbon Monoxide/Inhalation	1	0.2%
09E02 Cardiac or Respiratory Arrest/Death	3	0.7%
10D01 Chest Pain/ Chest Discomfort	26	6.1%
12C01 Convulsions/Seizures	8	1.9%
13C02 Diabetic Problems	5	1.2%
16B01 Eye Problem/Injuries	1	0.2%
17B03 Falls	98	23.1%
18B01 Headache	1	0.2%
19C07 Heart Problems/AICD	2	0.5%
20B02 Heat/Cold Exposure	3	0.7%
21B01 Hemorrhage/Laceration	5	1.2%
23C07 Overdose/Poisoning	6	1.4%
25B06 Psychiatric/Abnormal Behavior/Suicide Attempt	20	4.7%
26B01 Sick Person (Specific Diagnosis)	119	28.1%
28C12 Stroke (CVA/TIA)	8	1.9%
29B05 Traffic/Transportation Incident	7	1.7%
30B01 Traumatic Injuries	5	1.2%
31C01 Unconscious/Fainting	8	1.9%
32B01 Unknown Problem	24	5.7%
32B02 Medical Alarm	1	0.2%
37A01 Other / Public Assist	9	2.1%
Left Blank	0	0.0%
Total	424	100.0%

Transport From (Category)

	<u>#</u>	<u>%</u>
Home/Residence	236	55.7%
Facility	7	1.7%
Public Building	3	0.7%
Street/Hwy	11	2.6%
Other	5	1.2%
Jail	2	0.5%
Unspecified	1	0.2%
Home/Residence - Single-Family House	40	9.4%
Home/Residence - Mobile Home	4	0.9%
Home/Residence - Apartment	5	1.2%
Res. Custodial Facility - Nursing Home	80	18.9%
Educational Ins. - Daycare Center	1	0.2%
Public Building - Cultural	1	0.2%
Recreation/Sport - Athletic Court	1	0.2%
Recreation/Sport - Athletic Field	1	0.2%
Recreation/Sport - Public Swimming Pool	2	0.5%
Street/Hwy - Other Paved Roadways	3	0.7%
Private Commercial Establishment	10	2.4%
Facility - Health Care Provider Office	6	1.4%
Industrial Place - Factory	1	0.2%
Recreation/Sport - Other Recreation Area	1	0.2%
Religious Institution	1	0.2%
Facility - Urgent Care	2	0.5%
<i>Total</i>	424	100.0%

Transport From (Facility) (ePCR Data Only)

	<u>#</u>	<u>%</u>
--Left Blank--	424	100.0%
<i>Total</i>	424	100.0%

Transport To (Destination Facility) (ePCR Data Only)

	<u>#</u>	<u>%</u>
UH - ST JOHN MEDICAL CENTER	186	43.9%
--Left Blank--	83	19.6%
Avon Richard E. Jacobs Health Center	80	18.9%
UH - ELYRIA MEDICAL CENTER	70	16.5%
Southwest General Health Center	3	0.7%
CCF - Fairview	2	0.5%
<i>Total</i>	424	100.0%



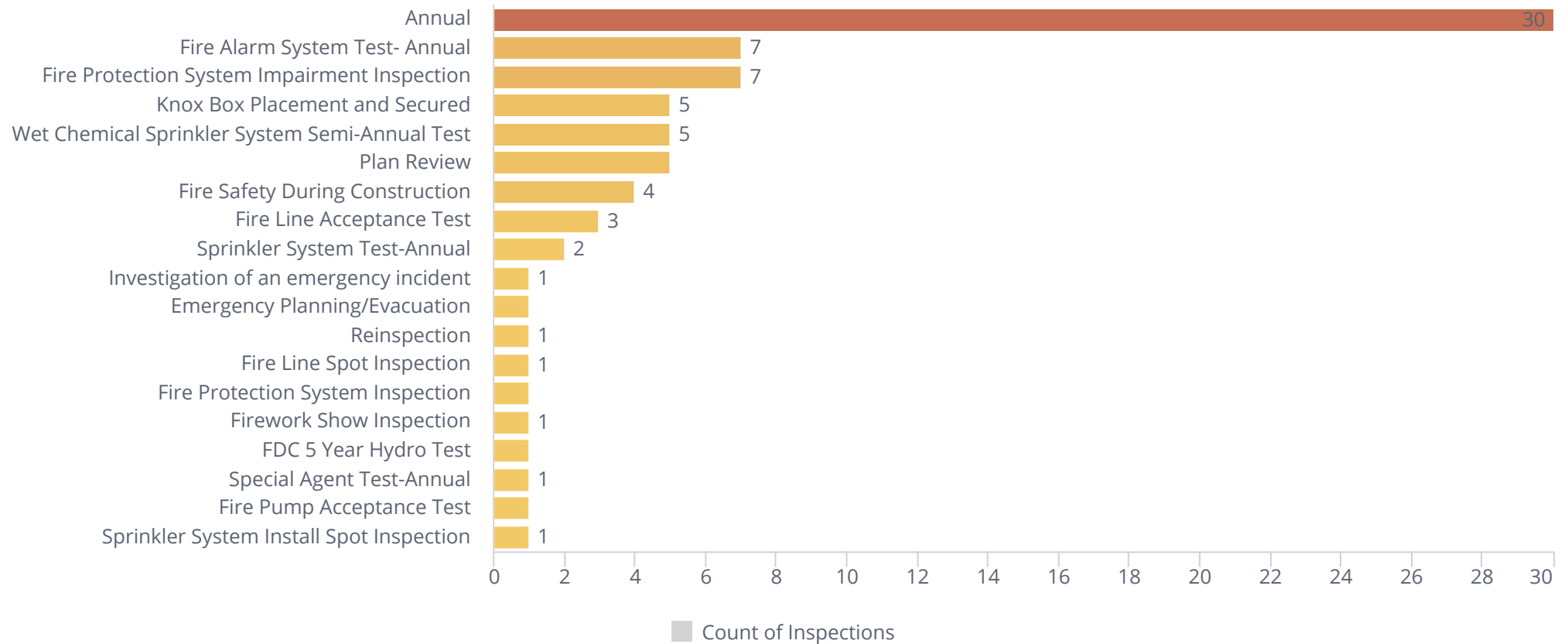
FIRE PREVENTION INSPECTION REPORT



List of Inspections

Inspection Number: **78**

Count of Inspections by Inspection Type

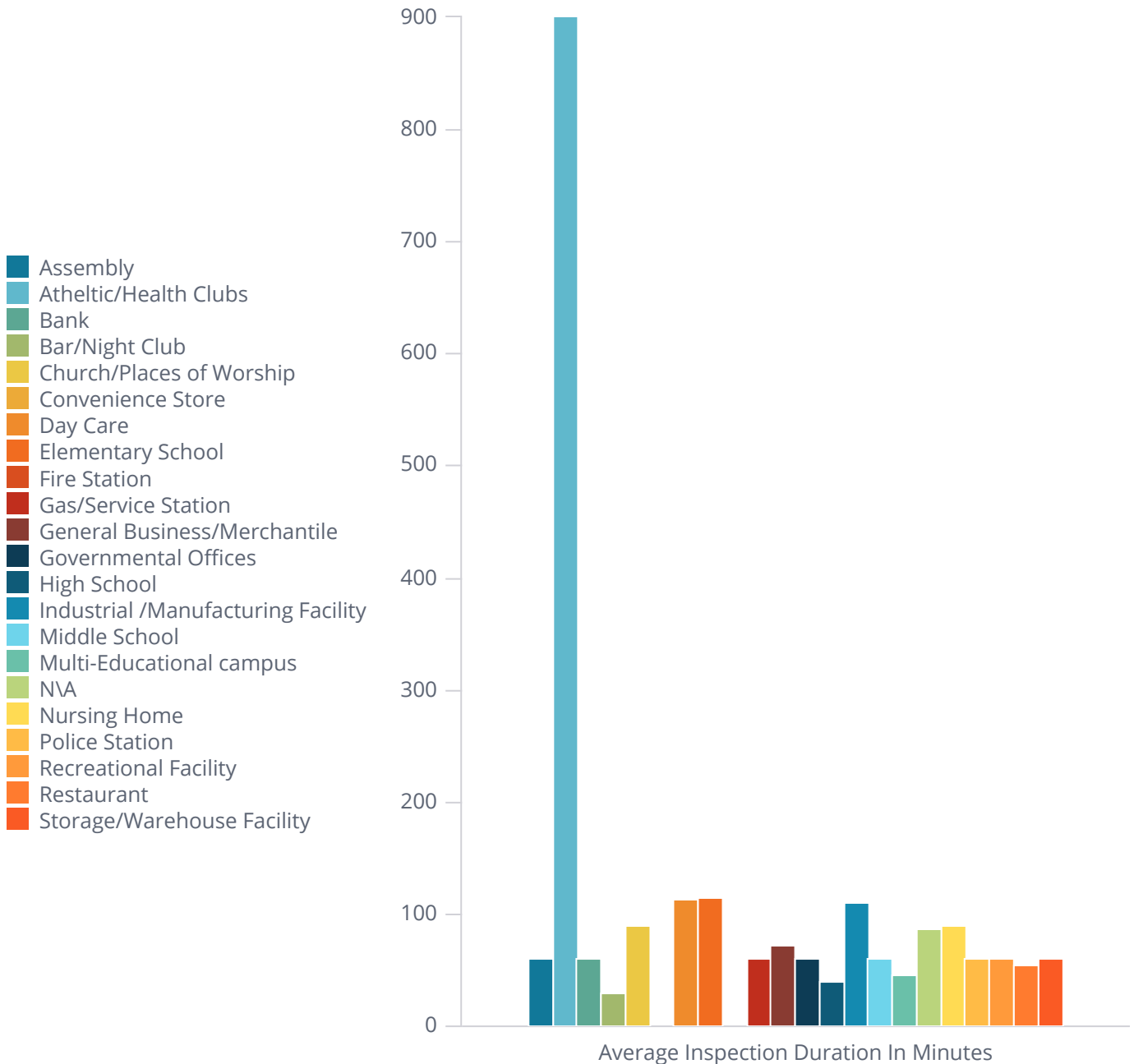


Count of Inspections by Inspection Property Classification



List of Inspections

Average Inspection Time for Occupancy Type



Property Classification	Occupant Local Occupancy Class	Total Inspection Duration In Minutes
Occupant	Assembly	60
	Atheltic/Health Clubs	900
	Bank	120
	Bar/Night Club	60
	Church/Places of Worship	90
	Convenience Store	0
	Day Care	450
	Elementary School	690
	Fire Station	0
	Gas/Service Station	180
	General Business/Merchantile	360
	Governmental Offices	60
	High School	120
	Industrial /Manufacturing Facility	1206
	Middle School	120
	Multi-Educational campus	180
	NVA	690
	Nursing Home	180
	Police Station	120
	Recreational Facility	120
	Restaurant	600
	Storage/Warehouse Facility	180

Inspection Details

Inspection Number	Inspection Type Name	Occupant Name	Property Classification	Inspection Received Date	Property Planning Zone
5637	Emergency Planning/Evacuation	North Ridgeville Police Department	Occupant	7/1/2025	Zone 2- North East Quadrant
5638	Annual	Pro Sellers Inc./University Accessories	Occupant	7/1/2025	Zone 2- North East Quadrant
5639	Annual	City Diner	Occupant	7/1/2025	Zone 2- North East Quadrant
5640	Annual	Game Day Tavern	Occupant	7/1/2025	Zone 1- North West Quadrant
5641	Annual	Fattouch Grill / Broadway Auto Sales & Repair	Occupant	7/1/2025	Zone 1- North West Quadrant
5642	Fire Safety During Construction	University Hospitals Wellstreet Urgent Care	Occupant	7/1/2025	
5643	Annual	Mobile Food Vender	Occupant	7/1/2025	Zone 2- North East Quadrant
5644	Annual	Mobile Food Vender	Occupant	7/1/2025	Zone 2- North East Quadrant
5646	Reinspection	Fattouch Grill / Broadway Auto Sales & Repair	Occupant	7/2/2025	Zone 1- North West Quadrant
5647	Plan Review	St. Peter's Parish Hall	Occupant	7/2/2025	Zone 2- North East Quadrant
5648	Fire Alarm System Test-Annual	North Ridgeville High School	Occupant	7/2/2025	Zone 2- North East Quadrant
5649	Fire Alarm System Test-Annual	Early Childhood Learning Center	Occupant	7/2/2025	Zone 2- North East Quadrant
5650	Fire Alarm System Test-Annual	Ranger High Tech Academy	Occupant	7/2/2025	Zone 2- North East Quadrant
5651	Fire Alarm System Test-Annual	North Ridgeville Academic Center	Occupant	7/2/2025	Zone 2- North East Quadrant
5652	Annual	City Diner	Occupant	7/2/2025	Zone 2- North East Quadrant
5653	Wet Chemical Sprinkler System Semi-Annual Test	City Diner	Occupant	7/2/2025	Zone 2- North East Quadrant
5654	Annual	Marc's	Occupant	7/7/2025	Zone 2- North East Quadrant
5655	Wet Chemical Sprinkler System Semi-Annual Test	St. Peter's School/Parish	Occupant	7/7/2025	Zone 2- North East Quadrant
5656	Annual	Little Caesars Pizza	Occupant	7/7/2025	Zone 2- North East Quadrant
5657	Firework Show Inspection	Victory Park Event Complex/ Clubhouse	Occupant	7/8/2025	Zone 2- North East Quadrant
5658	Fire Protection System Impairment Inspection	Chase Bank	Occupant	7/8/2025	Zone 2- North East Quadrant

5659	Fire Protection System Impairment Inspection	Chase Bank	Occupant	7/8/2025	Zone 2- North East Quadrant
5660	Plan Review	North Ridgeville High School	Occupant	7/8/2025	Zone 2- North East Quadrant
5661	Annual	C. Mulligans Pub	Occupant	7/9/2025	Zone 2- North East Quadrant
5662	Wet Chemical Sprinkler System Semi-Annual Test	North Ridgeville High School	Occupant	7/9/2025	Zone 2- North East Quadrant
5663	Wet Chemical Sprinkler System Semi-Annual Test	North Ridgeville Academic Center	Occupant	7/9/2025	Zone 2- North East Quadrant
5664	Annual	Pizza Pan	Occupant	7/9/2025	Zone 2- North East Quadrant
5665	Wet Chemical Sprinkler System Semi-Annual Test	Pizza Pan	Occupant	7/9/2025	Zone 2- North East Quadrant
5666	Annual	Leppo Rents - Bobcat of Cleveland West	Occupant	7/14/2025	Zone 2- North East Quadrant
5667	Annual	Petro-Com Corporation	Occupant	7/14/2025	Zone 2- North East Quadrant
5668	Annual	Iannelli Auto Cars	Occupant	7/14/2025	Zone 4- South East Quadrant
5669	Annual	Between The Bun Bar and Grille	Occupant	7/15/2025	Zone 2- North East Quadrant
5670	Knox Box Placement and Secured	University Hospitals Wellstreet Urgent Care	Occupant	7/15/2025	
5671	Plan Review	NRCS Transportation Center	Occupant	7/15/2025	
5672	Fire Protection System Impairment Inspection	North Ridgeville City Hall	Occupant	7/15/2025	Zone 2- North East Quadrant
5673	Fire Protection System Impairment Inspection	North Ridgeville Senior Center/Park and Rec.	Occupant	7/15/2025	Zone 2- North East Quadrant
5674	Fire Protection System Impairment Inspection	North Ridgeville Police Department	Occupant	7/15/2025	Zone 2- North East Quadrant
5675	Fire Protection System Impairment Inspection	North Ridgeville Fire Station 1	Occupant	7/15/2025	Zone 2- North East Quadrant
5676	Fire Protection System Impairment Inspection	North Ridgeville Fire Station #2	Occupant	7/15/2025	Zone 4- South East Quadrant
5677	Annual	Smash Pizza	Occupant	7/15/2025	Zone 1- North West Quadrant
5678	Knox Box Placement and Secured	Valley Storage	Occupant	7/16/2025	Zone 2- North East Quadrant
5679	Investigation of an emergency incident	Fire Investigation for Residential/Commercial Stru	Occupant	7/16/2025	Zone 2- North East Quadrant
5680	Annual	Young Explorers Montessori Of North Ridgeville	Occupant	7/17/2025	Zone 1- North West Quadrant
5681	Fire Line Acceptance Test	RUF. Briquetting Systems	Occupant	7/18/2025	

5682	Sprinkler System Install Spot Inspection	RUF. Briquetting Systems	Occupant	7/18/2025	
5683	Fire Safety During Construction	RUF. Briquetting Systems	Occupant	7/18/2025	
5684	Knox Box Placement and Secured	Wendy's 03644	Occupant	7/22/2025	Zone 2- North East Quadrant
5685	Fire Line Acceptance Test	RUF. Briquetting Systems	Occupant	7/22/2025	
5686	Annual	Harvest Ridge Preschool	Occupant	7/22/2025	Zone 4- South East Quadrant
5687	Annual	Harvest Ridge Church	Occupant	7/22/2025	Zone 4- South East Quadrant
5688	Annual	Butternut Foodmart	Occupant	7/22/2025	Zone 4- South East Quadrant
5689	Annual	Angelina's Pizza	Occupant	7/22/2025	Zone 4- South East Quadrant
5690	Annual	Marco's Pizza	Occupant	7/22/2025	Zone 2- North East Quadrant
5691	Annual	Armaro Heating & Cooling	Occupant	7/22/2025	Zone 2- North East Quadrant
5692	Annual	Polish Em Off Vehicle Detailing Center	Occupant	7/22/2025	Zone 2- North East Quadrant
5693	Annual	Goddard School	Occupant	7/23/2025	Zone 1- North West Quadrant
5694	Annual	Riddell	Occupant	7/25/2025	Zone 1- North West Quadrant
5695	Fire Alarm System Test- Annual	Riddell	Occupant	7/25/2025	Zone 1- North West Quadrant
5696	Sprinkler System Test- Annual	Riddell	Occupant	7/25/2025	Zone 1- North West Quadrant
5697	Special Agent Test-Annual	Riddell	Occupant	7/25/2025	Zone 1- North West Quadrant
5698	Fire Line Spot Inspection	NRCS Transportation Center	Occupant	7/25/2025	
5699	Fire Line Acceptance Test	NRCS Transportation Center	Occupant	7/25/2025	
5700	Plan Review	RUF. Briquetting Systems	Occupant	7/25/2025	
5701	Plan Review	NRCS Transportation Center	Occupant	7/25/2025	
5702	Annual	KinderCare	Occupant	7/25/2025	Zone 2- North East Quadrant
5703	Annual	Lake Ridge Academy	Occupant	7/30/2025	Zone 1- North West Quadrant
5704	Fire Alarm System Test- Annual	Lake Ridge Academy	Occupant	7/30/2025	Zone 1- North West Quadrant
5705	Fire Pump Acceptance Test	Lake Ridge Academy	Occupant	7/30/2025	Zone 1- North West Quadrant
5706	Sprinkler System Test- Annual	Lake Ridge Academy	Occupant	7/30/2025	Zone 1- North West Quadrant

5707	Knox Box Placement and Secured	Ridgeville Farms	Occupant	7/30/2025	Zone 2- North East Quadrant
5708	Fire Safety During Construction	Ridgeville Farms	Occupant	7/30/2025	Zone 2- North East Quadrant
5709	Fire Safety During Construction	NRCS Transportation Center	Occupant	7/30/2025	
5710	Knox Box Placement and Secured	Dreco Inc.	Occupant	7/30/2025	Zone 2- North East Quadrant
5711	Annual	Child time Learning Center	Occupant	7/31/2025	Zone 2- North East Quadrant
5712	Annual	KinderCare	Occupant	7/31/2025	Zone 2- North East Quadrant
5713	Fire Protection System Inspection	The Avenue At North Ridgeville Nursing Home	Occupant	7/31/2025	Zone 2- North East Quadrant
5714	FDC 5 Year Hydro Test	The Avenue At North Ridgeville Nursing Home	Occupant	7/31/2025	Zone 2- North East Quadrant

TRUST FUND REVENUE (275):

Month	2024 Fiscal Year	2025 Fiscal Year	Difference + / -	Percentage +/-
January	\$42,795.43	\$46,202.32	(+) \$3,406.89	(+) 7.96%
February	\$55,883.30	\$45,366.42	(-) \$10,516.88	(-) 18.82%
March	\$27,650.12	\$38,510.32	(+) \$10,860.20	(+) 39.28%
April	\$28,963.71	\$65,825.11	(+) \$36,861.40	(+) 127.27%
May	\$28,599.04	\$37,271.51	(+) \$8,672.47	(+) 30.32%
June	\$40,757.27	\$54,967.44	(+) \$14,210.17	(+) 34.87%
July	\$34,378.88	\$45,050.64	(+) \$10,671.76	(+) 31.04%
August	\$22,316.39	\$18,516.27	(-) \$3,800.12	(-) 17.03%
Total	\$281,344.14	\$351,710.03	(+) \$71,398.89	(+)25.01%

Unencumbered balance through August 2025: \$283,312.38

PARK AND RECREATION IMPROVEMENT FUND REVENUE (280):

Month	2024 Fiscal Year	2025 Fiscal Year	Difference + / -	Percentage +/-
January	\$4,633.44	\$2,679.80	(-) \$1,953.64	(-) 42.16%
February	\$3,724.67	\$1,262.28	(-) \$2,462.39	(-) 66.11%
March	\$3,782.95	\$2,671.74	(-) \$1,111.21	(-) 29.37%
April	\$5,709.03	\$5,364.62	(-) \$344.41	(-) 6.032%
May	\$2,050.28	\$2,278.36	(+) \$228.08	(+) 11.12%
June	\$2,344.81	\$2,018.38	(-) \$326.43	(-) 13.92%
July	\$2,247.15	\$1,881.70	(-) \$365.45	(-) 16.26%
August	\$4,376.67	\$1,538.34	(-) \$2,838.33	(-) 64.85%
Total	\$28,869.00	\$19,695.22	(-) \$9,173.78	(-) 26.84%

Unencumbered balance through August 2025: \$224,217.24

GENERAL FUND EXPENSES (185):

Month	2024 Fiscal Year	2025 Fiscal Year
January	\$41,971.64	\$50,073.82
February	\$46,999.90	\$45,307.62
March	\$30,466.42	\$35,502.10
April	\$52,269.15	\$36,060.66
May	\$35,876.95	\$68,610.17
June	\$36,200.65	\$51,677.39
July	\$39,020.94	\$58,672.77
August	\$41,297.65	\$48,583.67
Total	\$324,103.30	\$394,488.20

TRUST FUND EXPENSES (275):

Month	2024 Fiscal Year	2025 Fiscal Year
January	\$15,911.56	\$19,292.95
February	\$37,090.62	\$17,441.40
March	\$28,605.72	\$18,093.41
April	\$41,883.66	\$37,702.77
May	\$40,390.90	\$50,943.00
June	\$48,905.38	\$66,947.51
July	\$42,446.31	\$67,278.70
August	\$35,183.40	\$31,820.35
Total	\$290,417.55	\$309,520.09

DIRECTORS REPORT:

Root Road Park Improvement Project:

We went out to bid for the Root Road Park Improvement Project. Legal notice was published on September 4 & 11 through the Chronicle. The bid opening will be held on Thursday, September 25 at 11:00 AM. The engineers' estimate for this project is: \$817,800.00.

RECREATION SERVICES ADMINISTRATOR REPORT:

Program Name: Gym & story Time Session II & III

Date: September 19 & October 3

Time: 10:00-11:00AM

Current Enrollment:

September 19: 08

October 3: 04

Program Description:

Come join us with North Ridgeville Library for a story and some movement to burn off some energy. Children can come and have some fun while making new friends. Your child will experience gross motor movements and social skills, with stories and a snack.

Program Name: NRPRD Annual Fall Fest

Date: 10/11/2025

Time: 4:00-6:00PM

Current Enrollment: No Registration Required

Program Description:

Come enjoy a fun fall day with the Parks & Recreation Department. Families will experience fun games, food vendors, face & pumpkin painting, balloon animals, pumpkin bowling, photo booth and hay rides (weather permitting). We buy a limited number of pumpkins to give out so come early so your child is guaranteed one.

Sponsored by: Legacy Roofing, Mayor Kevin Corcoran, Lorain County Community College, Angelina's Pizza, Georgia Awig Council-At-Large

Program Name: Pumpkin Decorating

Date: 10/10/2025

Time: 10:30AM-12:00PM

Current Enrollment: 19

Program Description:

Looking to decorate a pumpkin this Halloween? North Ridgeville Parks and Recreation and Senior Center have got you covered! We will have glitter, stickers, paint and other craft supplies to make sure you have the best pumpkin in town. Come create something beautiful, scary or zany- the possibilities only end when your creativity does! This is an inter-generational program with older adults. All supplies will be provided. Please preregister for this event so that we can have enough supplies for everyone. One pumpkin will be provided to each person preregistered. We will also have a contest to show off your skills and snacks will be provided.

Program Name: Tots Trick or Treat

Date: 10/24/2025

Time: 1:00PM

Current Enrollment: 25

Program Description:

BOO!!! Bring out your little witch's and goblins to City Hall to march in a parade and receive some ghoulish treats. PLEASE PRE-REGISTER TO ATTEND.

Program Name: All Levels Yoga

Dates: September 18-October 9

Times: 7:30-8:30PM

Current Enrollment: 17 (Program is FULL)

Program Description:

Beginner and experienced participants will learn poses focusing on alignment, focus-point and breath. The class is a low-to-medium paced flow of movement. You will receive personalized instruction on the fundamentals of yoga. Explore classic yoga poses, learn healthy body alignment, experiment with modifications and props and become comfortable with the nature of yoga.

Program Name: HIIT Yoga

Dates: September 15-October 6

Current Enrollment: 13

Program Description:

A blend of yoga with HIIT (High Intensity Interval Training), with low-intensity options, is a workout designed for all levels wanting to develop their fitness & yoga practice. HIIT is alternating intervals of high intensity workout with rest (2:1 ratio-40 seconds of HIIT to 20 seconds in a resting pose). The portions of the class are: 5 minutes centering, 10 minutes yoga warm-up flow, 30 minute yoga HIIT, 10 minute cool-down yoga flow & ending with a 5 minute savasana. Receiving the benefits both a HIIT (cardio) & Yoga (balance & flexibility) have to offer!

Program Name: Sound Bath

Date: October 13

Current Enrollment: 05

Program Description:

Join Becky Hopp from With a Grateful Heart Wellness, as she takes you on a relaxing journey using the highest grade Crystal Alchemy Singing Bowls. This full body relaxation experience will help with stress, tension, sleeplessness, anxiety, depression, grief, physical pain, addiction and more. Based on ancient healing techniques, this occurs through the sound wave vibrations which calm the nervous system and balance the subtle body. Are you ready to let go of stress & worry? Be prepared to leave the session feeling refreshed, radiant, and glowing from the inside out. Come be bathed in the healing vibrations of sound, all from the comfort of your own yoga mat.

Program Name: Stroller Strong

Date: September 10-October 15

Current Enrollment: 05

Program Description:

Stroller Strong is an energetic, total-body workout designed for moms with kids in tow! Each 60 minute workout focuses on strength training, basic cardio, and core restoration, all while entertaining little ones with songs, activities, and fun! The Stroller Strong instructor is skilled to meet you where you are mentally and physically by providing motivation and modifications in a judgement free zone so you get the best workout possible! You'll leave class feeling connected, successful, and energized. No mommy guilt here! This class is all about self-care in a supportive and encouraging environment.

CITY OF NORTH RIDGEVILLE PARKS DEPARTMENT
ROOT ROAD PARK PAVEMENT
& SITE IMPROVEMENTS
8949 ROOT ROAD, NORTH RIDGEVILLE, OHIO 44039

LEGEND OF LINETYPES

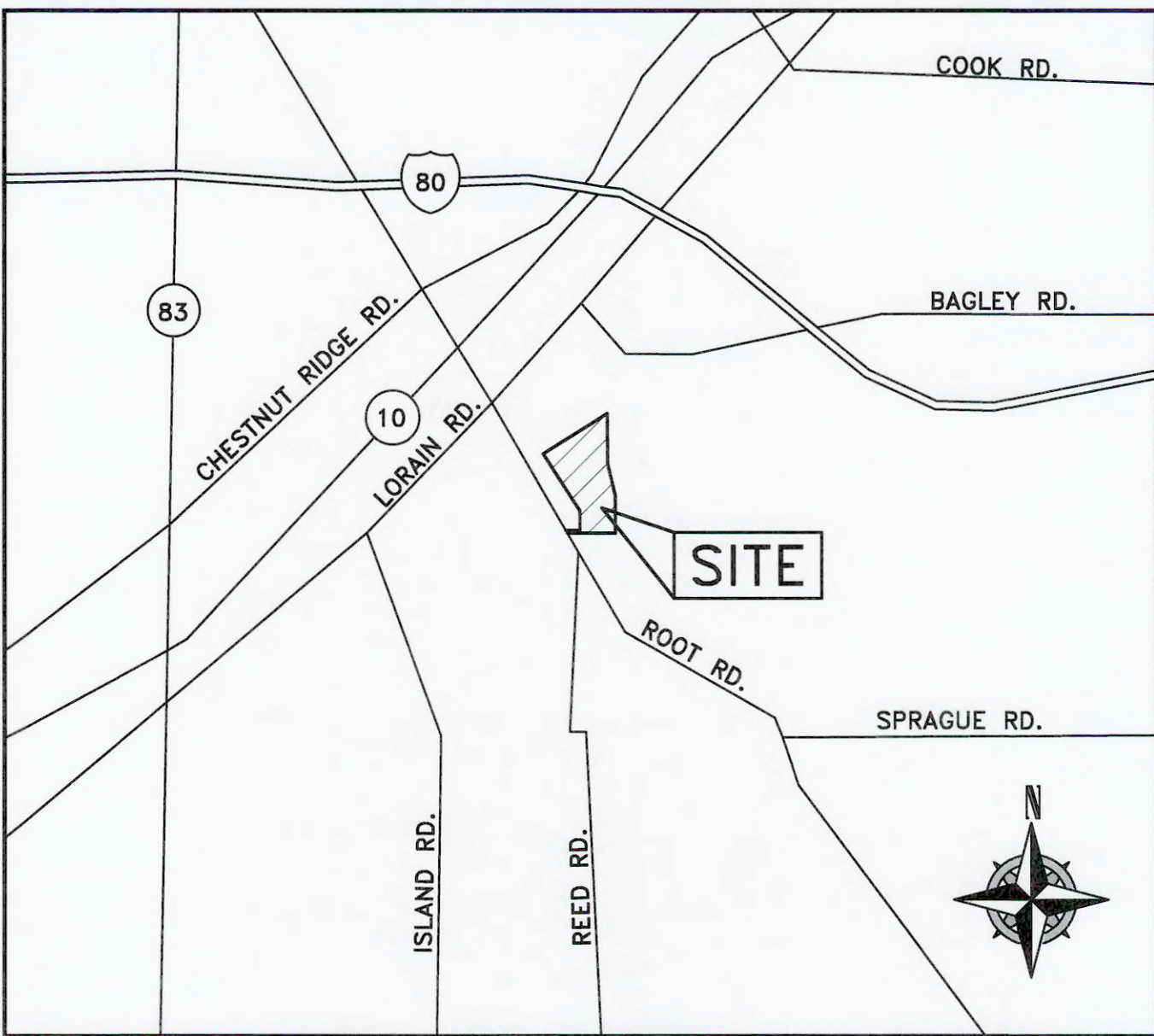
---	CENTERLINE
---	EX. PAVEMENT
---	DITCH/CREEK/SWALE
---	EX. SETBACK LINES
---	EX. MINOR CONTOUR
---	EX. MAJOR CONTOUR
---	EX. STORM
---	EX. SANITARY
---	EX. WATER
---	EX. GAS
---	EX. OVERHEAD UTILITIES
---	EX. TELEPHONE
---	EX. U.G. ELECTRIC
---	PROP. MINOR CONTOUR
---	PROP. MAJOR CONTOUR
---	PROP. STORM
---	PROP. SANITARY
---	PROP. WATER
---	PROP. GAS
---	PROP. OVERHEAD UTILITIES
---	PROP. TELEPHONE
---	PROP. U.G. ELECTRIC
---	CONSTRUCTION LIMITS
---	SILT FENCE

LEGEND OF SYMBOLS

⊙	CLEAN OUT
⊙	DOWNSPOUT
⊙	YARD DRAIN
⊙	STORM MANHOLE
⊙	SANITARY MANHOLE
⊙	CATCH BASIN
⊙	HYDRANT
⊙	WATER VALVE
⊙	GAS REG/METER
⊙	WATER REG/METER
⊙	ELECTRICAL METER
⊙	GAS VALVE
⊙	UTILITY POLE
⊙	GUY ANCHOR
⊙	BOLLARD
⊙	SIGN
⊙	SOILS TYPE
⊙	IRON PIN/PIPE FOUND
⊙	AS INDICATED
⊙	IRON PIN/PIPE FOUND IN
⊙	MONUMENT BOX AS INDICATED
⊙	INLET PROTECTION
⊙	DEMOLITION AREA

LIST OF UTILITY COMPANIES IN THE AREA

COMPANY NAME	DESCRIPTION	TELEPHONE	ADDRESS
WIDE OPEN WEST (WOW)	CABLE/INTERNET	(866) 496-9669	105 BLAZE INDUSTRIAL PKWY, BEREA, OH 44017
COLUMBIA GAS OF OHIO	GAS	(800) 344-4077	3101 NORTH RIDGE RD, ELYRIA, OH 44035
SPECTRUM / TIME WARNER	CABLE/INTERNET	(866) 874-2389	576 TERNES AVE, ELYRIA, OH 44035
CENTURYLINK	CABLE/INTERNET	(440) 244-8400	203 W 9TH STREET, LORAIN, OHIO 44052
OHIO EDISON	ELECTRIC	(440) 326-3319	6326 LAKE AVENUE, ELYRIA, OHIO 44035
CITY OF NORTH RIDGEVILLE	WATER, SEWER	(440) 353-0841	7307 AVON BELDEN ROAD, NORTH RIDGEVILLE, OHIO 44039



VICINITY MAP

-NOT TO SCALE-

SITE ADDRESS: 8949 ROOT ROAD, NORTH RIDGEVILLE, OHIO 44039
SCM COORDINATES: N: 618593.49 E: 2108153.40 (NAD83 OHIO NORTH ZONE)
LAT: 41°21'48.89" N LONG: 81°59'28.58" W (WGS 84)

DESIGN ENGINEER:

RICHARD A. FREDRICKSON, P.E., P.S.
OHIO ENGINEER - 61668
OHIO SURVEYOR - 8285
DATE: 02-19-2024

CIVIL SITE DESIGN SHEET LEGEND

TITLE SHEET.....	C0.0
EXISTING CONDITIONS & DEMOLITION PLAN.....	C1.0
EXISTING DRAINAGE MAP.....	C1.1
SITE PLAN.....	C2.0
PROPOSED DRAINAGE MAP.....	C2.1
OVERALL UTILITY PLAN.....	C3.0
OVERALL GRADING PLAN.....	C4.0
ENLARGED GRADING PLAN.....	C4.1 - C4.2
CONSTRUCTION STORM WATER POLLUTION PREVENTION PLAN.....	C5.0
CONSTRUCTION STORM WATER POLLUTION PREVENTION BASIN DETAILS.....	C5.1
CONSTRUCTION STORM WATER POLLUTION PREVENTION NOTES & DETAILS.....	C5.2 - C5.6
PERMANENT COMPREHENSIVE STORM WATER MANAGEMENT PLAN.....	C6.0
PERMANENT COMPREHENSIVE STORM WATER MANAGEMENT BASIN DETAILS.....	C6.1
MISCELLANEOUS DETAILS.....	C7.0 - C7.4

SCOPE OF WORK

THE IMPROVEMENT PLANS ARE FOR THE SITE PARKING AND DRIVE IMPROVEMENTS FROM GRAVEL TO ASPHALT. THE SITE IS CURRENTLY SERVICED BY A STORM SEWER SYSTEM THAT CONVEYS THE STORM WATER OFFSITE TO A NEIGHBORING DEVELOPMENT. A NEW STORM WATER MANAGEMENT SYSTEM WILL BE INSTALLED TO PROVIDE STANDALONE MANAGEMENT AND SEDIMENT CONTROL FOR THE PARK DEVELOPMENT.

CONTRACTORS SWP3 ACKNOWLEDGEMENT:

PRIOR TO BEGINNING CONSTRUCTION THE CONTRACTOR SHALL OBTAIN A STORM WATER POLLUTION PREVENTION PLAN (SWP3) SIGNED BY THE CONTRACTOR AND ALL OF HIS SUBCONTRACTORS.

SEE STORM WATER POLLUTION PREVENTION PLAN DETAIL SHEET C5.2 FOR SIGNATURE STATEMENT AND SIGNATURE LIST.

NOI STORM WATER GENERAL PERMIT NUMBER:

CITY OF NORTH RIDGEVILLE STANDARD DETAILS

CONTRACTOR SHALL ABIDE BY ALL JURISDICTIONAL DETAILS AND SPECIFICATIONS. IN THE CASE WHERE DETAILS CONFLICT THE JURISDICTIONAL DETAIL AND SPECIFICATIONS SHALL BE USED. A LIST OF APPLICABLE STANDARD CITY OF NORTH RIDGEVILLE DETAILS IS PROVIDED HEREON. ADDITIONAL DETAILS AND SPECIFICATIONS MAY BE REQUIRED AND SHALL BE OBTAINED BY THE CONTRACTOR FROM THE CITY OF NORTH RIDGEVILLE ENGINEERING DEPARTMENT.

BASIS OF BEARINGS

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THIS SURVEY IS BASED UPON A FIELD SURVEY PERFORMED BY RAFTER A., LTD IN APRIL OF 2023.

UNDERGROUND UTILITIES NOTE:

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UNDERGROUND UTILITIES

Contact Two Working Days
Before You Dig
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Before You Dig
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A228701221-00A; A228701207-00A

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PARKS & RECREATION DEPARTMENT
7327 AVON BELDEN ROAD
NORTH RIDGEVILLE, OHIO 44039

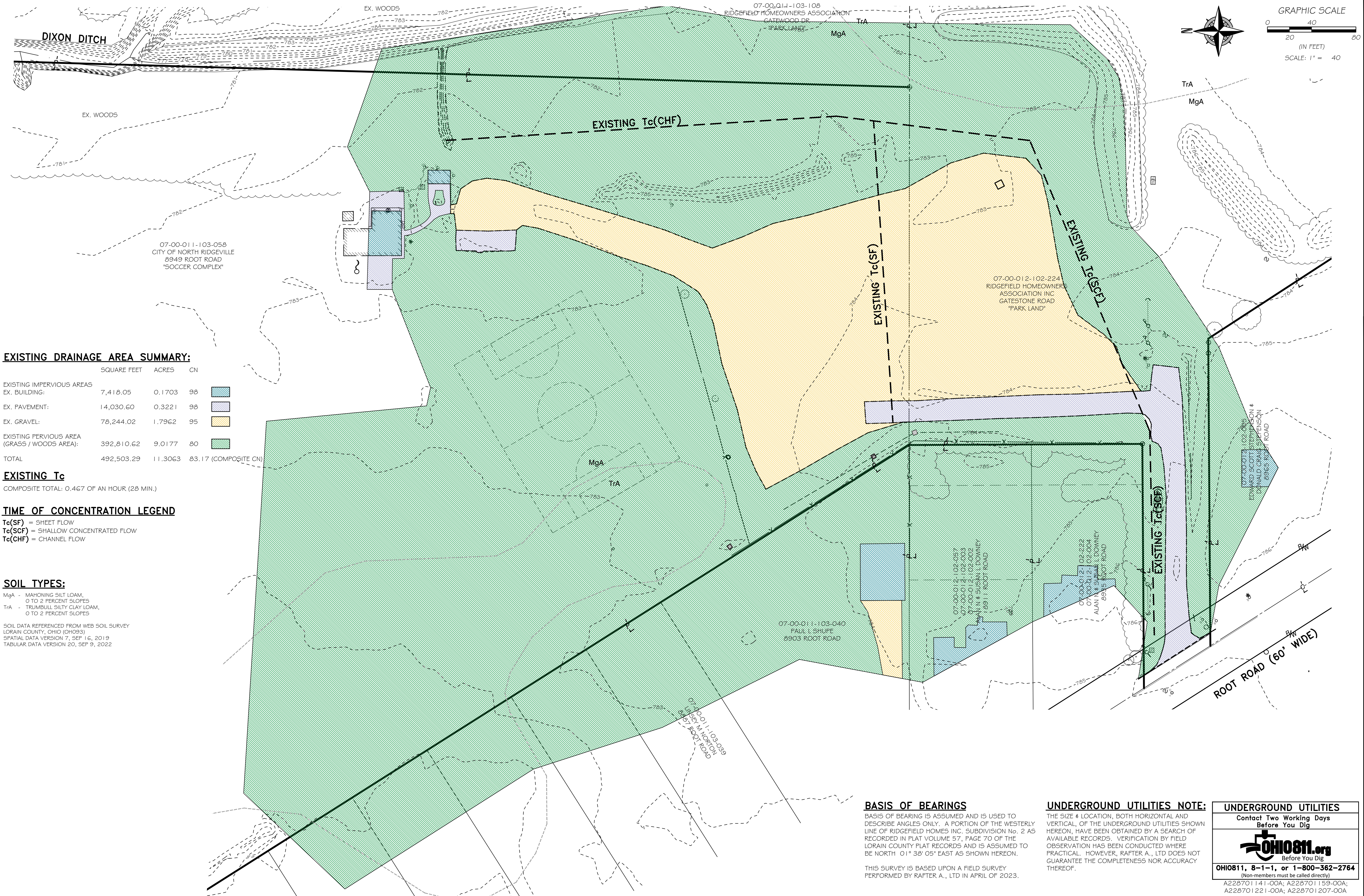
CITY OF NORTH RIDGEVILLE
PARKS DEPARTMENT
ROOT ROAD PARK PAVEMENT
& SITE IMPROVEMENTS

DRAWN BY: BDA
CHECKED BY: RAF
RAF JOB No: 3128-23

SHEET: C0.0

TITLE SHEET
8949 ROOT ROAD, NORTH RIDGEVILLE, OHIO 44090





EXISTING DRAINAGE AREA SUMMARY:

	SQUARE FEET	ACRES	CN
EXISTING IMPERVIOUS AREAS			
EX. BUILDING:	7,418.05	0.1703	98
EX. PAVEMENT:	14,030.60	0.3221	98
EX. GRAVEL:	78,244.02	1.7962	95
EXISTING PERVIOUS AREA (GRASS / WOODS AREA):	392,810.62	9.0177	80
TOTAL	492,503.29	11.3063	83.17 (COMPOSITE CN)

EXISTING Tc

COMPOSITE TOTAL: 0.467 OF AN HOUR (28 MIN.)

TIME OF CONCENTRATION LEGEND

Tc(SF) = SHEET FLOW
Tc(SCF) = SHALLOW CONCENTRATED FLOW
Tc(CHF) = CHANNEL FLOW

SOIL TYPES:

MgA - MAHONING SILT LOAM,
0 TO 2 PERCENT SLOPES
TrA - TRUMBULL SILTY CLAY LOAM,
0 TO 2 PERCENT SLOPES

SOIL DATA REFERENCED FROM WEB SOIL SURVEY
LORAIN COUNTY, OHIO (OH093)
SPATIAL DATA VERSION 7, SEP 16, 2019
TABULAR DATA VERSION 20, SEP 9, 2022

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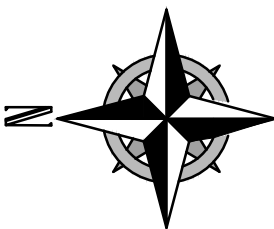
UNDERGROUND UTILITIES

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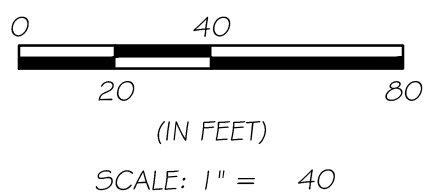


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GRAPHIC SCALE



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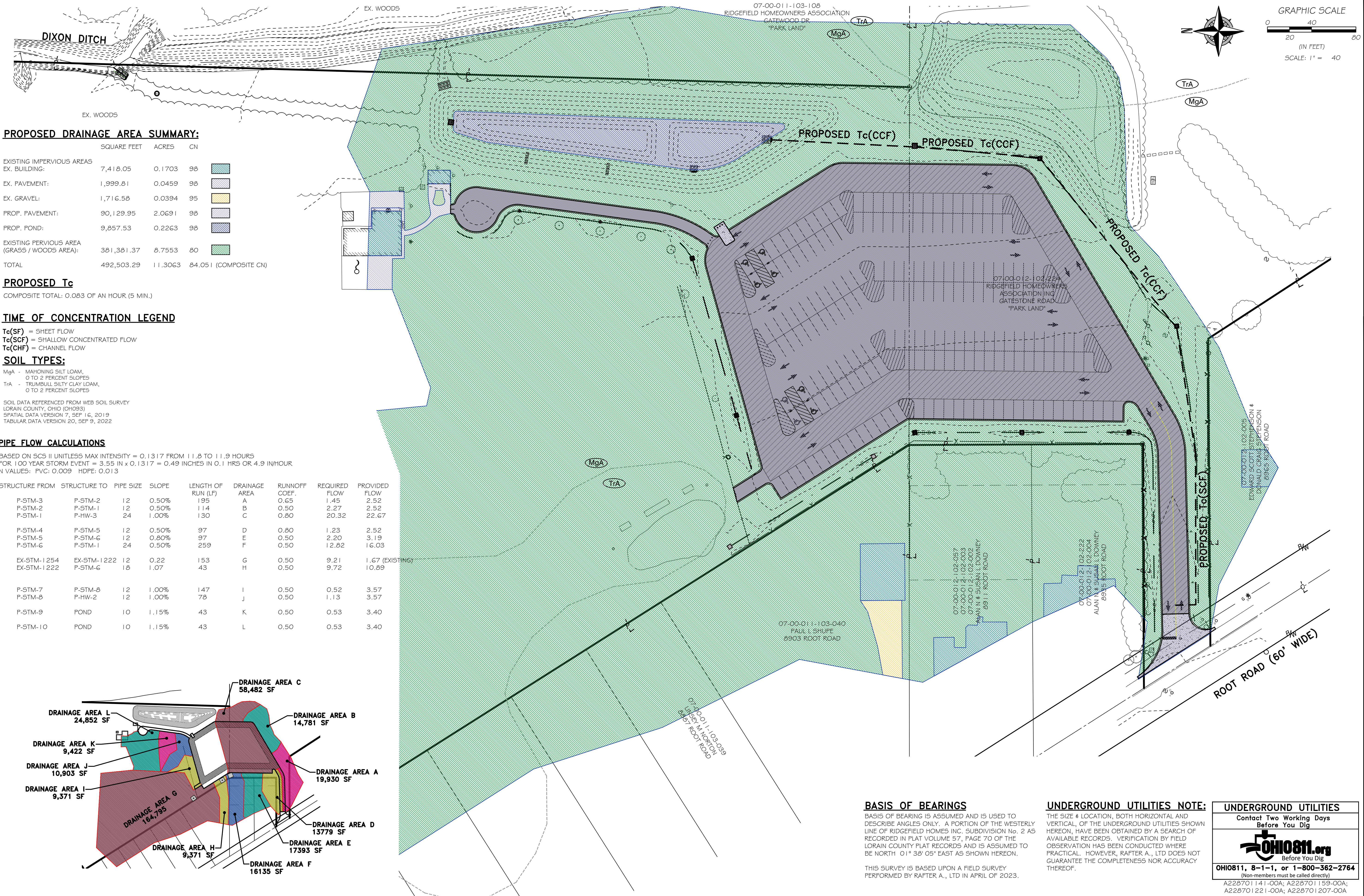
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CITY OF NORTH RIDGEVILLE
PARKS DEPARTMENT
ROOT ROAD PARK PAVEMENT
& SITE IMPROVEMENTS
EXISTING DRAINAGE AREA
8949 ROOT ROAD, NORTH RIDGEVILLE, OHIO 44090

DRAWN BY: BDA
CHECKED BY: RAF
RAF JOB NO: 3128-23

SHEET: C1.1





PROPOSED DRAINAGE AREA SUMMARY:

	SQUARE FEET	ACRES	CN	
EXISTING IMPERVIOUS AREAS				
EX. BUILDING:	7,418.05	0.1703	98	
EX. PAVEMENT:	1,999.81	0.0459	98	
EX. GRAVEL:	1,716.58	0.0394	95	
PROP. PAVEMENT:	90,129.95	2.0691	98	
PROP. POND:	9,857.53	0.2263	98	
EXISTING PERVIOUS AREA (GRASS / WOODS AREA):	381,381.37	8.7553	80	
TOTAL	492,503.29	11.3063	84.051 (COMPOSITE CN)	

PROPOSED Tc

COMPOSITE TOTAL: 0.083 OF AN HOUR (5 MIN.)

TIME OF CONCENTRATION LEGEND

Tc(SF) = SHEET FLOW
Tc(SCF) = SHALLOW CONCENTRATED FLOW
Tc(CHF) = CHANNEL FLOW

SOIL TYPES:

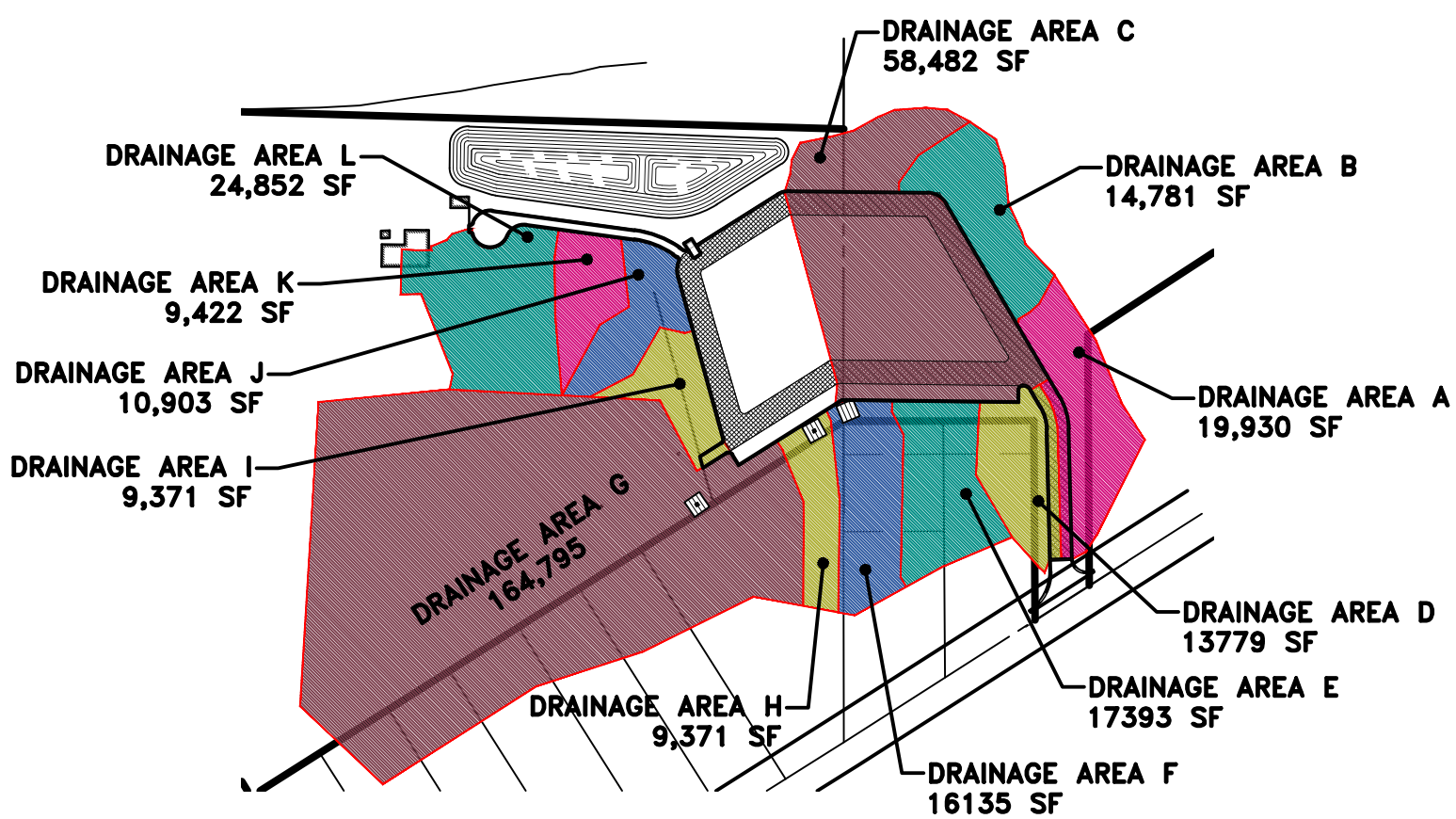
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0 TO 2 PERCENT SLOPES

SOIL DATA REFERENCED FROM WEB SOIL SURVEY
LORAIN COUNTY, OHIO (OH093)
SPATIAL DATA VERSION 7, SEP 16, 2019
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PIPE FLOW CALCULATIONS

BASED ON SCS II UNITLESS MAX INTENSITY = 0.1317 FROM 11.8 TO 11.9 HOURS
FOR 100 YEAR STORM EVENT = 3.55 IN x 0.1317 = 0.49 INCHES IN 0.1 HRS OR 4.9 IN/HOUR
N VALUES: PVC: 0.009 HOPE: 0.013

STRUCTURE FROM	STRUCTURE TO	PIPE SIZE	SLOPE	LENGTH OF RUN (LF)	DRAINAGE AREA	RUNOFF COEFF.	REQUIRED FLOW	PROVIDED FLOW
P-STM-3	P-STM-2	12	0.50%	195	A	0.65	1.45	2.52
P-STM-2	P-STM-1	12	0.50%	114	B	0.50	2.27	2.52
P-STM-1	P-HW-3	24	1.00%	130	C	0.80	20.32	22.67
P-STM-4	P-STM-5	12	0.50%	97	D	0.80	1.23	2.52
P-STM-5	P-STM-6	12	0.80%	97	E	0.50	2.20	3.19
P-STM-6	P-STM-1	24	0.50%	259	F	0.50	12.82	16.03
EX-STM-1254	EX-STM-1222	12	0.22	153	G	0.50	9.21	1.67 (EXISTING)
EX-STM-1222	P-STM-6	18	1.07	43	H	0.50	9.72	10.89
P-STM-7	P-STM-8	12	1.00%	147	I	0.50	0.52	3.57
P-STM-8	P-HW-2	12	1.00%	78	J	0.50	1.13	3.57
P-STM-9	POND	10	1.15%	43	K	0.50	0.53	3.40
P-STM-10	POND	10	1.15%	43	L	0.50	0.53	3.40



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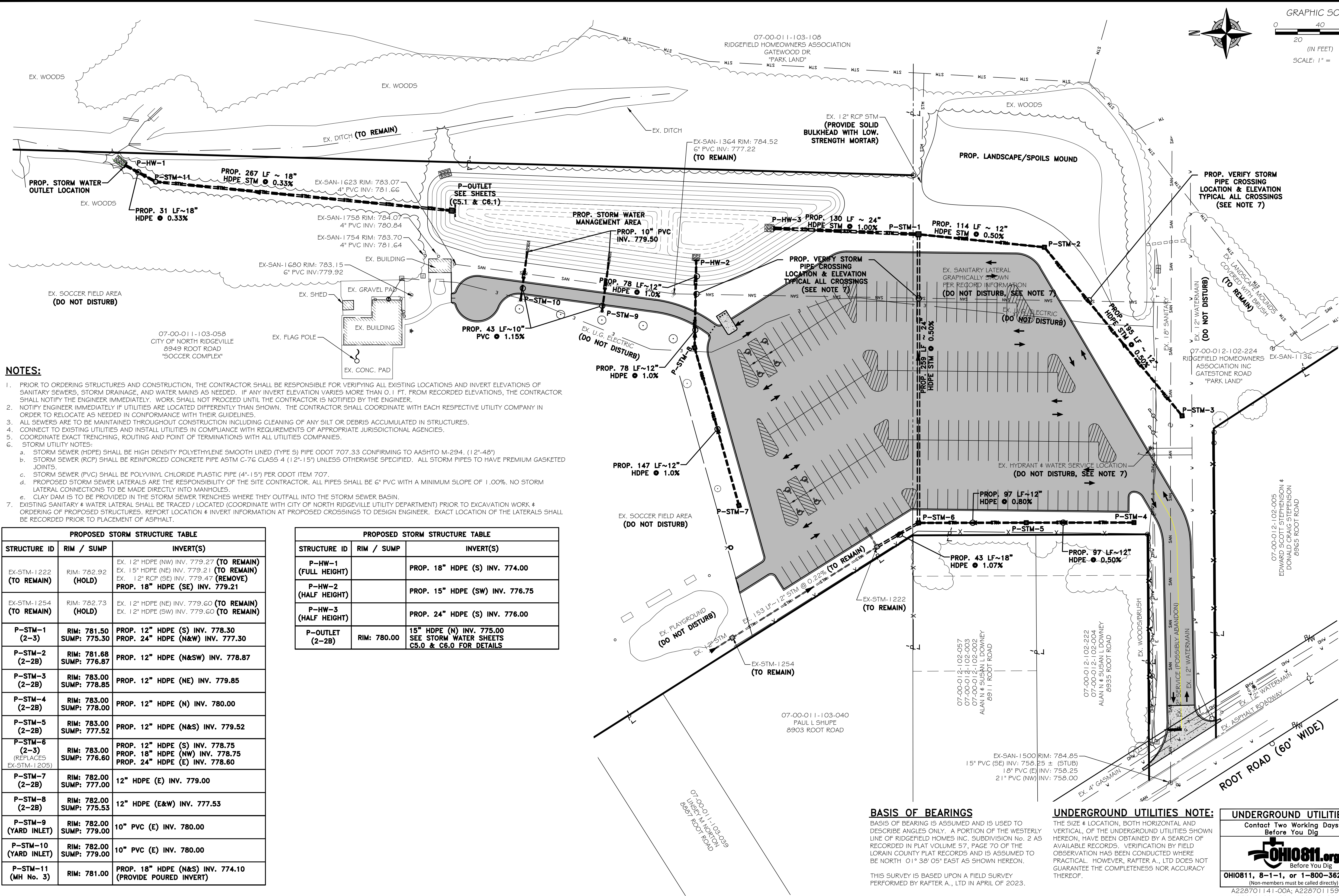
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7327 AVON BELDEN ROAD
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CITY OF NORTH RIDGEVILLE
PARKS DEPARTMENT
ROOT ROAD PARK PAVEMENT
& SITE IMPROVEMENTS
PROPOSED DRAINAGE AREA
8949 ROOT ROAD, NORTH RIDGEVILLE, OHIO 44089

DRAWN BY: BDA
CHECKED BY: RAF
RAF JOB NO: 3128-23

SHEET: **C2.1**



- NOTES:**
- PRIOR TO ORDERING STRUCTURES AND CONSTRUCTION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL EXISTING LOCATIONS AND INVERT ELEVATIONS OF SANITARY SEWERS, STORM DRAINAGE, AND WATER MAINS AS NEEDED. IF ANY INVERT ELEVATION VARIES MORE THAN 0.1 FT. FROM RECORDED ELEVATIONS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY. WORK SHALL NOT PROCEED UNTIL THE CONTRACTOR IS NOTIFIED BY THE ENGINEER.
 - NOTIFY ENGINEER IMMEDIATELY IF UTILITIES ARE LOCATED DIFFERENTLY THAN SHOWN. THE CONTRACTOR SHALL COORDINATE WITH EACH RESPECTIVE UTILITY COMPANY IN ORDER TO RELOCATE AS NEEDED IN CONFORMANCE WITH THEIR GUIDELINES.
 - ALL SEWERS ARE TO BE MAINTAINED THROUGHOUT CONSTRUCTION INCLUDING CLEANING OF ANY SILT OR DEBRIS ACCUMULATED IN STRUCTURES.
 - CONNECT TO EXISTING UTILITIES AND INSTALL UTILITIES IN COMPLIANCE WITH REQUIREMENTS OF APPROPRIATE JURISDICTIONAL AGENCIES.
 - COORDINATE EXACT TRENCHING, ROUTING AND POINT OF TERMINATIONS WITH ALL UTILITIES COMPANIES.
 - STORM UTILITY NOTES:
 - STORM SEWER (HDPE) SHALL BE HIGH DENSITY POLYETHYLENE SMOOTH LINED (TYPE S) PIPE ODOT 707.33 CONFIRMING TO AASHTO M-294. (12"-48")
 - STORM SEWER (RCP) SHALL BE REINFORCED CONCRETE PIPE ASTM C-76 CLASS 4 (12"-15") UNLESS OTHERWISE SPECIFIED. ALL STORM PIPES TO HAVE PREMIUM GASKETED JOINTS.
 - STORM SEWER (PVC) SHALL BE POLYVINYL CHLORIDE PLASTIC PIPE (4"-15") PER ODOT ITEM 707.
 - PROPOSED STORM SEWER LATERALS ARE THE RESPONSIBILITY OF THE SITE CONTRACTOR. ALL PIPES SHALL BE 6" PVC WITH A MINIMUM SLOPE OF 1.00%. NO STORM LATERAL CONNECTIONS TO BE MADE DIRECTLY INTO MANHOLES.
 - CLAY DAM IS TO BE PROVIDED IN THE STORM SEWER TRENCHES WHERE THEY OUTFALL INTO THE STORM SEWER BASIN.
 - EXISTING SANITARY & WATER LATERAL SHALL BE TRACED / LOCATED (COORDINATE WITH CITY OF NORTH RIDGEVILLE UTILITY DEPARTMENT) PRIOR TO EXCAVATION WORK & ORDERING OF PROPOSED STRUCTURES. REPORT LOCATION & INVERT INFORMATION AT PROPOSED CROSSINGS TO DESIGN ENGINEER. EXACT LOCATION OF THE LATERALS SHALL BE RECORDED PRIOR TO PLACEMENT OF ASPHALT.

PROPOSED STORM STRUCTURE TABLE		
STRUCTURE ID	RIM / SUMP	INVERT(S)
EX-STM-1222 (TO REMAIN)	RIM: 782.92 (HOLD)	EX. 12" HDPE (NW) INV. 779.27 (TO REMAIN) EX. 15" HDPE (NE) INV. 779.21 (TO REMAIN) EX. 12" RCP (SE) INV. 779.47 (REMOVE) PROP. 18" HDPE (SE) INV. 779.21
EX-STM-1254 (TO REMAIN)	RIM: 782.73 (HOLD)	EX. 12" HDPE (NE) INV. 779.60 (TO REMAIN) EX. 12" HDPE (SW) INV. 779.60 (TO REMAIN)
P-STM-1 (2-3)	RIM: 781.50 SUMP: 775.30	PROP. 12" HDPE (S) INV. 778.30 PROP. 24" HDPE (N&W) INV. 777.30
P-STM-2 (2-2B)	RIM: 781.68 SUMP: 776.87	PROP. 12" HDPE (N&SW) INV. 778.87
P-STM-3 (2-2B)	RIM: 783.00 SUMP: 778.85	PROP. 12" HDPE (NE) INV. 779.85
P-STM-4 (2-2B)	RIM: 783.00 SUMP: 778.00	PROP. 12" HDPE (N) INV. 780.00
P-STM-5 (2-2B)	RIM: 783.00 SUMP: 777.52	PROP. 12" HDPE (N&S) INV. 779.52
P-STM-6 (2-3) (REPLACES EX-STM-1205)	RIM: 783.00 SUMP: 776.60	PROP. 12" HDPE (S) INV. 778.75 PROP. 18" HDPE (NW) INV. 778.75 PROP. 24" HDPE (E) INV. 778.60
P-STM-7 (2-2B)	RIM: 782.00 SUMP: 777.00	12" HDPE (E) INV. 779.00
P-STM-8 (2-2B)	RIM: 782.00 SUMP: 775.53	12" HDPE (E&W) INV. 777.53
P-STM-9 (YARD INLET)	RIM: 782.00 SUMP: 779.00	10" PVC (E) INV. 780.00
P-STM-10 (YARD INLET)	RIM: 782.00 SUMP: 779.00	10" PVC (E) INV. 780.00
P-STM-11 (MH No. 3)	RIM: 781.00	PROP. 18" HDPE (N&S) INV. 774.10 (PROVIDE POURED INVERT)

PROPOSED STORM STRUCTURE TABLE		
STRUCTURE ID	RIM / SUMP	INVERT(S)
P-HW-1 (FULL HEIGHT)		PROP. 18" HDPE (S) INV. 774.00
P-HW-2 (HALF HEIGHT)		PROP. 15" HDPE (SW) INV. 776.75
P-HW-3 (HALF HEIGHT)		PROP. 24" HDPE (S) INV. 776.00
P-OUTLET (2-2B)	RIM: 780.00	15" HDPE (N) INV. 775.00 SEE STORM WATER SHEETS C5.0 & C6.0 FOR DETAILS

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REV.	BY	DATE	DESCRIPTION
1	BDA	11-10-2023	ISSUE FOR CLIENT REVIEW
2	BDA	02-16-2024	ISSUE FOR CITY REVIEW
3	BDA	02-19-2024	ISSUE FOR CITY REVIEW

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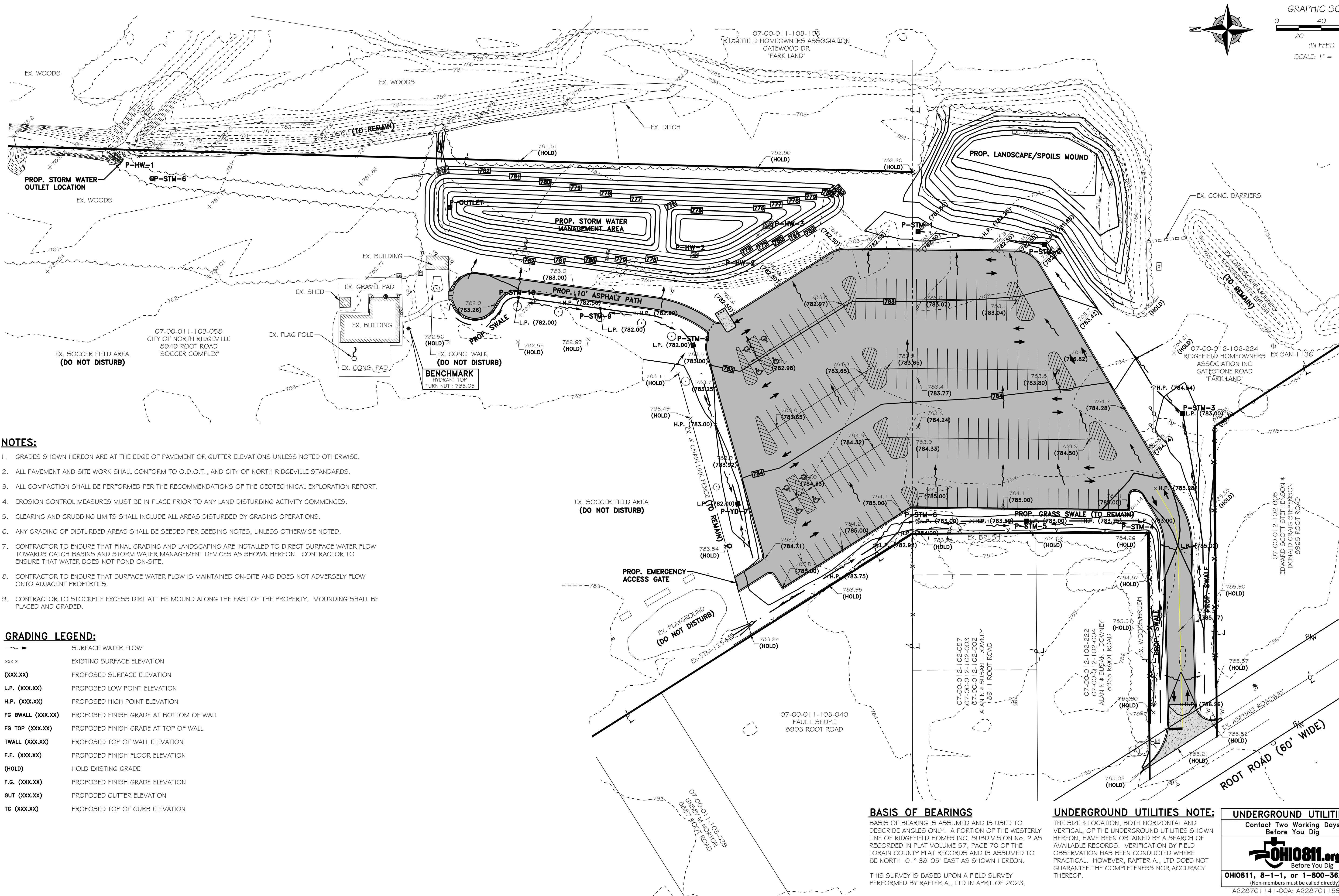
CITY OF NORTH RIDGEVILLE
PARKS DEPARTMENT
ROOT ROAD PARK PAVEMENT
& SITE IMPROVEMENTS

OVERALL UTILITY PLAN

8949 ROOT ROAD, NORTH RIDGEVILLE, OHIO 44090

DRAWN BY: BDA
CHECKED BY: RAF
RAF JOB NO: 3128-23

SHEET: **C3.0**



- NOTES:**
1. GRADES SHOWN HEREON ARE AT THE EDGE OF PAVEMENT OR GUTTER ELEVATIONS UNLESS NOTED OTHERWISE.
 2. ALL PAVEMENT AND SITE WORK SHALL CONFORM TO O.D.O.T., AND CITY OF NORTH RIDGEVILLE STANDARDS.
 3. ALL COMPACTION SHALL BE PERFORMED PER THE RECOMMENDATIONS OF THE GEOTECHNICAL EXPLORATION REPORT.
 4. EROSION CONTROL MEASURES MUST BE IN PLACE PRIOR TO ANY LAND DISTURBING ACTIVITY COMMENCES.
 5. CLEARING AND GRUBBING LIMITS SHALL INCLUDE ALL AREAS DISTURBED BY GRADING OPERATIONS.
 6. ANY GRADING OF DISTURBED AREAS SHALL BE SEEDED PER SEEDING NOTES, UNLESS OTHERWISE NOTED.
 7. CONTRACTOR TO ENSURE THAT FINAL GRADING AND LANDSCAPING ARE INSTALLED TO DIRECT SURFACE WATER FLOW TOWARDS CATCH BASINS AND STORM WATER MANAGEMENT DEVICES AS SHOWN HEREON. CONTRACTOR TO ENSURE THAT WATER DOES NOT POND ON-SITE.
 8. CONTRACTOR TO ENSURE THAT SURFACE WATER FLOW IS MAINTAINED ON-SITE AND DOES NOT ADVERSELY FLOW ONTO ADJACENT PROPERTIES.
 9. CONTRACTOR TO STOCKPILE EXCESS DIRT AT THE MOUND ALONG THE EAST OF THE PROPERTY. MOUNDING SHALL BE PLACED AND GRADED.

GRADING LEGEND:	
	SURFACE WATER FLOW
xxx.x	EXISTING SURFACE ELEVATION
(xxx.xx)	PROPOSED SURFACE ELEVATION
L.P. (xxx.xx)	PROPOSED LOW POINT ELEVATION
H.P. (xxx.xx)	PROPOSED HIGH POINT ELEVATION
FG B.WALL (xxx.xx)	PROPOSED FINISH GRADE AT BOTTOM OF WALL
FG TOP (xxx.xx)	PROPOSED FINISH GRADE AT TOP OF WALL
T.WALL (xxx.xx)	PROPOSED TOP OF WALL ELEVATION
F.F. (xxx.xx)	PROPOSED FINISH FLOOR ELEVATION
(HOLD)	HOLD EXISTING GRADE
F.G. (xxx.xx)	PROPOSED FINISH GRADE ELEVATION
GUT (xxx.xx)	PROPOSED GUTTER ELEVATION
TC (xxx.xx)	PROPOSED TOP OF CURB ELEVATION

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RAFTER A., LTD
LAND SURVEYING • ENGINEERING • TESTING
42653 Oberlin-Elyria Road, Oberlin, Ohio 44074
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CITY OF NORTH RIDGEVILLE
PARKS & RECREATION DEPARTMENT
7327 AVON BELDEN ROAD
NORTH RIDGEVILLE, OHIO 44099

CITY OF NORTH RIDGEVILLE
PARKS DEPARTMENT
ROOT ROAD PARK PAVEMENT
& SITE IMPROVEMENTS
OVERALL GRADING PLAN
8949 ROOT ROAD, NORTH RIDGEVILLE, OHIO 44099

DRAWN BY: BDA
CHECKED BY: RAF
RAF JOB NO: 3128-23

SHEET: **C4.0**

MATCHLINE SEE SHEET C4.2

ROOT ROAD (60' WIDE)

PROPOSED SWALES:

- (F/L 784.79) - (F/L 784.15)
- (F/L 785.28) - (F/L 784.73)

EXISTING FEATURES:

- EX. WOODS/BRUSH
- EX. CONC. BARRIERS
- EX. WOODS

PROPOSED LANDSCAPE SPOILS MOUND

PROPERTY ADJACENTS:

- 07-00-011-103-040 PAUL L SHUPE 8903 ROOT ROAD
- 07-00-012-102-057 07-00-012-102-003 07-00-012-102-002 ALAN N & SUSAN L DOWNEY 8911 ROOT ROAD
- 07-00-012-102-222 07-00-012-102-004 ALAN N & SUSAN L DOWNEY 8935 ROOT ROAD
- 07-00-012-102-005 EDWARD SCOTT STEPHENSON & DONALD CRAIG STEPHENSON 8965 ROOT ROAD
- 07-00-012-102-224 RIDGEFIELD HOMEOWNERS ASSOCIATION INC GATESTONE ROAD "PARK LAND"

BASEIS OF BEARINGS

BASIS OF BEARING IS ASSUMED AND IS USED TO DESCRIBE ANGLES ONLY. A PORTION OF THE WESTERLY LINE OF RIDGEFIELD HOMES INC. SUBDIVISION No. 2 AS RECORDED IN PLAT VOLUME 57, PAGE 70 OF THE LORAIN COUNTY PLAT RECORDS AND IS ASSUMED TO BE NORTH 01° 38' 05" EAST AS SHOWN HEREON.

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UNDERGROUND UTILITIES NOTE:

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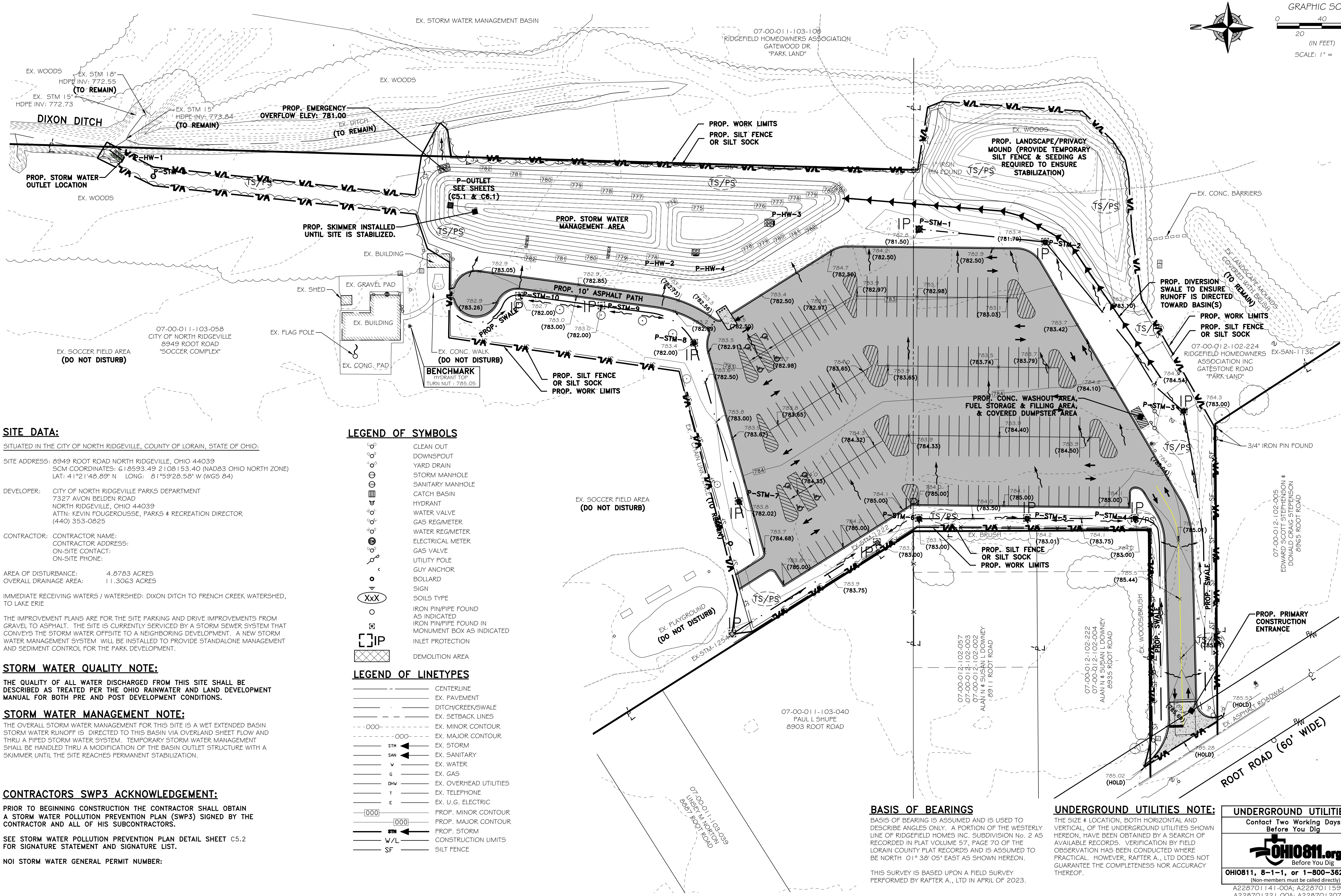
CITY OF NORTH RIDGEVILLE PARKS DEPARTMENT ROOT ROAD PARK PAVEMENT & SITE IMPROVEMENTS ENLARGED GRADING PLAN

DRAWN BY: BDA
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CITY OF NORTH RIDGEVILLE PARKS DEPARTMENT ROOT ROAD PARK PAVEMENT & SITE IMPROVEMENTS ENLARGED GRADING PLAN	CITY OF NORTH RIDGEVILLE PARKS & RECREATION DEPARTMENT 7327 AVON BELDEN ROAD NORTH RIDGEVILLE, OHIO 44039	 RAFTER A, LTD LAND SURVEYING • ENGINEERING • TESTING 42653 Oberlin-Elyria Road, Oberlin, Ohio 44074 440-707-4014 • www.raftera.com • info@raftera.com	REV.	BY	DATE	DESCRIPTION
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SITE DATA:

SITUATED IN THE CITY OF NORTH RIDGEVILLE, COUNTY OF LORAIN, STATE OF OHIO:

SITE ADDRESS: 8949 ROOT ROAD NORTH RIDGEVILLE, OHIO 44039
SCM COORDINATES: 618593.49 2108153.40 (NAD83 OHIO NORTH ZONE)
LAT: 41°21'48.89" N LONG: 81°59'28.58" W (WGS 84)

DEVELOPER: CITY OF NORTH RIDGEVILLE PARKS DEPARTMENT
7327 AVON BELDEN ROAD
NORTH RIDGEVILLE, OHIO 44039
ATTN: KEVIN FOUGEROUSSE, PARKS & RECREATION DIRECTOR
(440) 353-0825

CONTRACTOR: CONTRACTOR NAME:
CONTRACTOR ADDRESS:
ON-SITE CONTACT:
ON-SITE PHONE:

AREA OF DISTURBANCE: 4.8783 ACRES
OVERALL DRAINAGE AREA: 11.3063 ACRES

IMMEDIATE RECEIVING WATERS / WATERSHED: DIXON DITCH TO FRENCH CREEK WATERSHED, TO LAKE ERIE

THE IMPROVEMENT PLANS ARE FOR THE SITE PARKING AND DRIVE IMPROVEMENTS FROM GRAVEL TO ASPHALT. THE SITE IS CURRENTLY SERVICED BY A STORM SEWER SYSTEM THAT CONVEYS THE STORM WATER OFFSITE TO A NEIGHBORING DEVELOPMENT. A NEW STORM WATER MANAGEMENT SYSTEM WILL BE INSTALLED TO PROVIDE STANDALONE MANAGEMENT AND SEDIMENT CONTROL FOR THE PARK DEVELOPMENT.

STORM WATER QUALITY NOTE:

THE QUALITY OF ALL WATER DISCHARGED FROM THIS SITE SHALL BE DESCRIBED AS TREATED PER THE OHIO RAINWATER AND LAND DEVELOPMENT MANUAL FOR BOTH PRE AND POST DEVELOPMENT CONDITIONS.

STORM WATER MANAGEMENT NOTE:

THE OVERALL STORM WATER MANAGEMENT FOR THIS SITE IS A WET EXTENDED BASIN STORM WATER RUNOFF IS DIRECTED TO THIS BASIN VIA OVERLAND SHEET FLOW AND THRU A PIPED STORM WATER SYSTEM. TEMPORARY STORM WATER MANAGEMENT SHALL BE HANDLED THRU A MODIFICATION OF THE BASIN OUTLET STRUCTURE WITH A SKIMMER UNTIL THE SITE REACHES PERMANENT STABILIZATION.

CONTRACTORS SWP3 ACKNOWLEDGEMENT:

PRIOR TO BEGINNING CONSTRUCTION THE CONTRACTOR SHALL OBTAIN A STORM WATER POLLUTION PREVENTION PLAN (SWP3) SIGNED BY THE CONTRACTOR AND ALL OF HIS SUBCONTRACTORS.

SEE STORM WATER POLLUTION PREVENTION PLAN DETAIL SHEET C5.2 FOR SIGNATURE STATEMENT AND SIGNATURE LIST.

NOI STORM WATER GENERAL PERMIT NUMBER:

- LEGEND OF SYMBOLS**
- CLEAN OUT
 - DOWNSPOUT
 - YARD DRAIN
 - STORM MANHOLE
 - SANITARY MANHOLE
 - CATCH BASIN
 - HYDRANT
 - WATER VALVE
 - GAS REG/METER
 - WATER REG/METER
 - ELECTRICAL METER
 - GAS VALVE
 - UTILITY POLE
 - GUY ANCHOR
 - BOLLARD
 - SIGN
 - SOILS TYPE
 - IRON PIN/PIPE FOUND AS INDICATED
 - IRON PIN/PIPE FOUND IN MONUMENT BOX AS INDICATED
 - INLET PROTECTION
 - DEMOLITION AREA
- LEGEND OF LINETYPES**
- CENTERLINE
 - EX. PAVEMENT
 - DITCH/CREEK/SWALE
 - EX. SETBACK LINES
 - EX. MINOR CONTOUR
 - EX. MAJOR CONTOUR
 - EX. STORM
 - EX. SANITARY
 - EX. WATER
 - EX. GAS
 - EX. OVERHEAD UTILITIES
 - EX. TELEPHONE
 - EX. U.G. ELECTRIC
 - PROP. MINOR CONTOUR
 - PROP. MAJOR CONTOUR
 - PROP. STORM
 - CONSTRUCTION LIMITS
 - SILT FENCE

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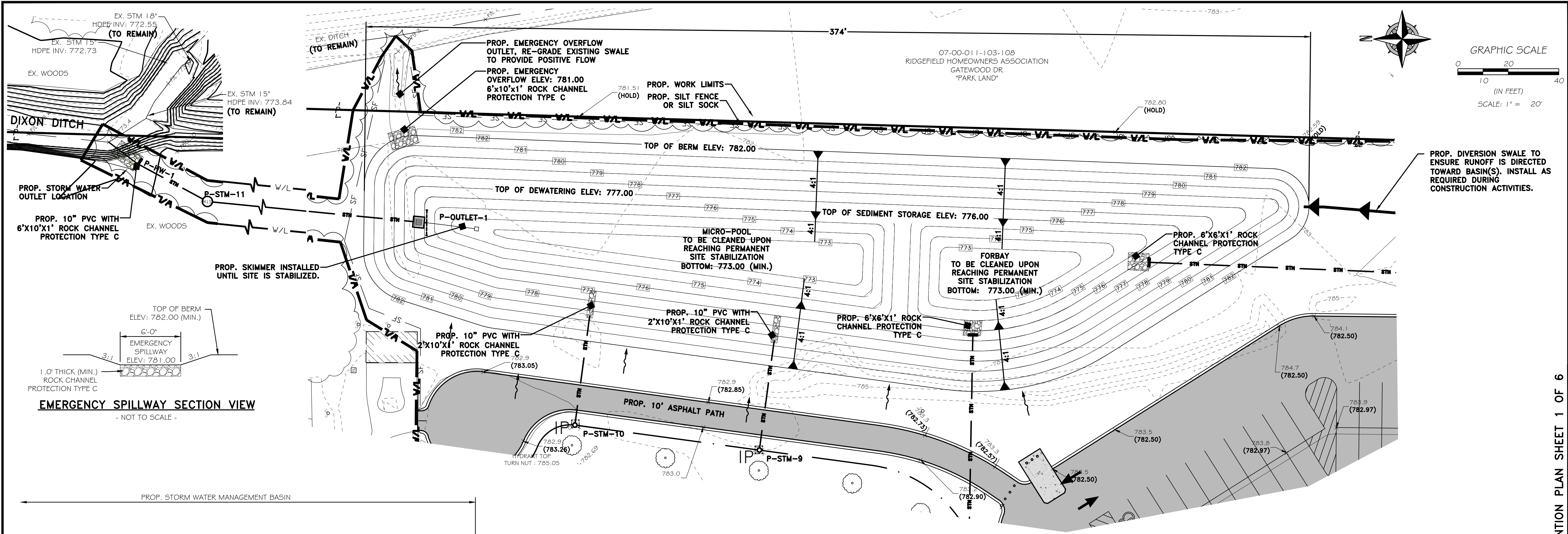
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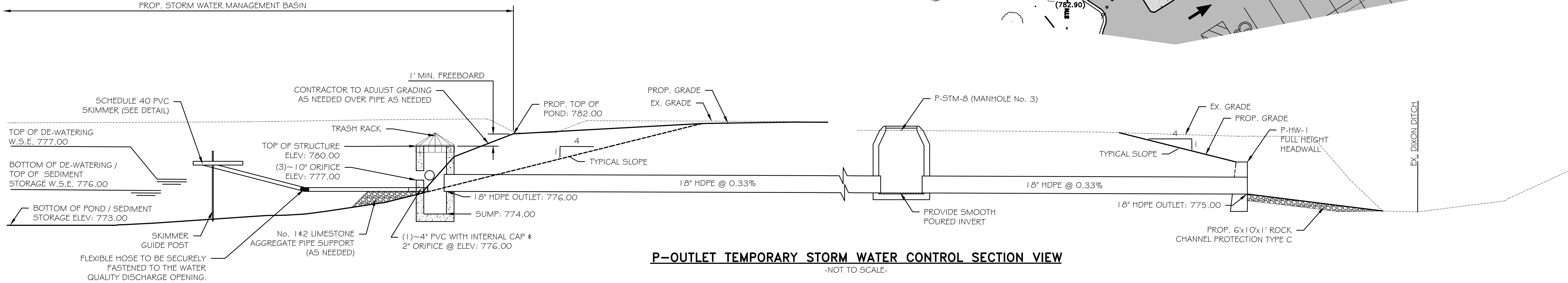
STORM WATER POLLUTION PREVENTION PLAN SHEET 1 OF 6

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3	BDA	02-19-2024	ISSUE FOR CITY REVIEW
4	MGF	06-28-2025	PREVIOUSLY OMITTED FROM PLAN SET

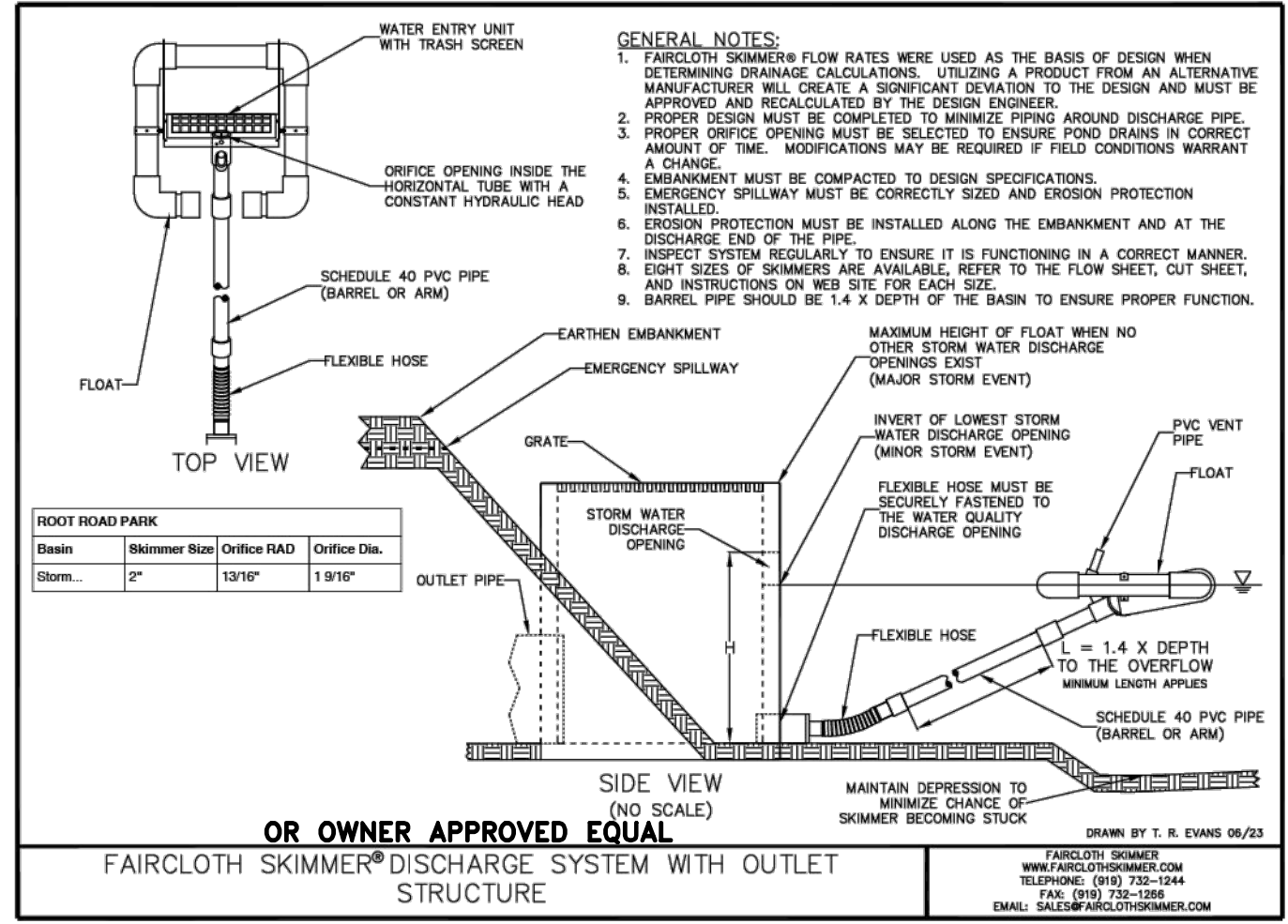
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DRAWN BY: BDA CHECKED BY: RAF RAF JOB NO: 3128-23
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EMERGENCY SPILLWAY SECTION VIEW
- NOT TO SCALE -



P-OUTLET TEMPORARY STORM WATER CONTROL SECTION VIEW
-NOT TO SCALE-



TEMPORARY WATER QUALITY VOLUME CALCULATIONS

PROVIDE TEMPORARY SEDIMENT STORAGE IN STORM WATER MANAGEMENT POND
AREA OF DISTURBANCE: 212,498.18 S.F. 4.8783 ACRES

UTILIZE TEMPORARY POND SKIMMER FOR SEDIMENT CONTROL OF DISTURBED AREA

TEMPORARY SEDIMENT STORAGE VOLUME SUMMARY
REQUIRED = 4.8783 AC X 1000 = 4,878.30 CU. FT. (CALCULATED)
PROVIDED = 17,254 CU. FT. (ELEVATION 773.00 TO 776.00)

DE-WATERING VOLUME SUMMARY
REQUIRED = 4.8783 AC X 1800 = 8,780.92 CU. FT. (CALCULATED)
PROVIDED = 11,164 CU. FT. (ELEVATION 776.00 TO 777.00)

PROVIDED SEDIMENT STORAGE TABLE

SEDIMENT AREA	VOLUME	ELEVATION
FORBAY A	6,288 CU. FT.	773.00 TO 776.00
MICRO POOL	10,966 CU. FT.	773.00 TO 776.00
TOTAL	17,254 CU. FT. (0.1145 AC-FT)	

PROVIDED DEWATERING TABLE

VOLUME	ELEVATION
11,164 CU. FT.	776.00 TO 777.00

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CITY OF NORTH RIDGEVILLE
PARKS DEPARTMENT
ROOT ROAD PARK PAVEMENT
& SITE IMPROVEMENTS
CONSTRUCTION SWPPP
BASIN DETAILS
8949 ROOT ROAD, NORTH RIDGEVILLE, OHIO 44090

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CONSTRUCTION SITE POLLUTION CONTROLS:

1.

CONSTRUCTION PERSONNEL, INCLUDING SUBCONTRACTORS WHO MAY USE OR HANDLE HAZARDOUS OR TOXIC MATERIALS, SHALL BE MADE AWARE OF THE FOLLOWING GENERAL GUIDELINES REGARDING DISPOSAL AND HANDLING OF HAZARDOUS AND CONSTRUCTION WASTES:
- A)

PREVENT SPILLS
- B)

USE PRODUCTS UP
- C)

FOLLOW LABEL DIRECTIONS OF DISPOSAL
- D)

REMOVE LIDS FROM EMPTY BOTTLES AND CANS WHEN DISPOSING IN TRASH
- E)

RECYCLE WASTES WHENEVER POSSIBLE
- F)

DO NOT POUR INTO WATERWAYS, STORM DRAINS, OR ONTO THE GROUND.
- G)

DO NOT POUR DOWN THE SINK, FLOOR DRAIN, OR SEPTIC TANKS.
- H)

DO NOT BURY CHEMICALS OR CONTAINERS
- I)

DO NOT BURN CHEMICALS OR CONTAINERS
- J)

DO NOT MIX CHEMICALS TOGETHER
2.

CONTAINERS SHALL BE PROVIDED FOR THE PROPER COLLECTION OF ALL WASTE MATERIAL INCLUDING CONSTRUCTION DEBRIS, TRASH, PETROLEUM PRODUCTS AND ANY HAZARDOUS MATERIALS USED ON-SITE. CONTAINERS SHALL BE COVERED AND NOT LEAKING. ALL WASTE MATERIAL SHALL BE DISPOSED OF AT FACILITIES APPROVED FOR THAT MATERIAL. CONSTRUCTION DEMOLITION AND DEBRIS (CD&D) WASTE MUST BE DISPOSED OF AT AN OHIO EPA APPROVED CD&D LANDFILL.
3.

NO CONSTRUCTION RELATED WASTE MATERIALS ARE TO BE BURIED ON-SITE. BY EXCEPTION, CLEAN FILL (BRICKS, HARDENED CONCRETE, SOIL) MAY BE UTILIZED IN A WAY WHICH DOES NOT ENCROACH UPON NATURAL WETLANDS, STREAMS, OR FLOODPLAINS, OR RESULT IN THE CONTAMINATION OF WATERS OF THE STATE.
4.

HANDLING CONSTRUCTION CHEMICALS. MIXING, PUMPING, TRANSFERRING, OR OTHER HANDLING OF CONSTRUCTION CHEMICALS SUCH AS FERTILIZER, LIME, ASPHALT, CONCRETE DRYING COMPOUNDS, AND ALL OTHER POTENTIALLY HAZARDOUS MATERIALS SHALL BE PERFORMED IN AN AREA AWAY FROM ANY WATERCOURSE, DITCH, OR STORM DRAIN.
5.

EQUIPMENT FUELING AND MAINTENANCE, OIL CHANGING, ETC.. SHALL BE PERFORMED AWAY FROM WATERCOURSES, DITCHES, OR STORM DRAINS, IN AN AREA DESIGNATED FOR THAT PURPOSE. THE DESIGNATED AREA SHALL BE EQUIPPED FOR RECYCLING OIL AND CATCHING SPILLS. SECONDARY CONTAINMENT SHALL BE PROVIDED FOR ALL FUEL AND OIL STORAGE TANKS. THESE AREA MUST BE INSPECTED EVERY SEVEN (7) DAYS AND WITHIN TWENTY-FOUR (24) HOURS OF A 0.5 INCH OR GREATER RAIN EVENT TO ENSURE THAT THERE ARE NO EXPOSED MATERIALS WHICH WOULD CONTAMINATE STORM WATER. SITE OPERATORS MUST BE AWARE THAT SPILL PREVENTION CONTROL AND COUNTERMEASURES (SPCC) REQUIREMENTS MAY APPLY. AN SPCC PLAN IS REQUIRED FOR SITES WITH ONE SINGLE ABOVE GROUND TANK OF SIX HUNDRED SIXTY (660) GALLONS OR MORE, ACCUMULATIVE ABOVE GROUND STORAGE OF ONE THOUSAND THREE HUNDRED THIRTY (1,330) GALLONS OR MORE, OR FORTY-TWO THOUSAND (42,000) GALLONS OF UNDERGROUND STORAGE. CONTAMINATED SOILS MUST BE DISPOSED OF IN ACCORDANCE WITH ITEM NO. 8.
6.

CONCRETE WASH WATER SHALL NOT BE ALLOWED TO FLOW TO STREAMS, DITCHES, STORM DRAINS, OR ANY OTHER WATER CONVEYANCE. A SUMP OR PIT WITH NO POTENTIAL FOR DISCHARGE SHALL BE CONSTRUCTED IF NEEDED TO CONTAIN CONCRETE WASH WATER. FIELD TILE OR OTHER SUBSURFACE DRAINAGE STRUCTURES WITHIN TEN (10) FEET OF THE SUMP SHALL BE CUT AND PLUGGED. FOR SMALL PROJECTS, TRUCK CHUTES MAY BE RINSED AWAY FROM ANY WATER CONVEYANCES. PRIOR TO PUMPING WATER FROM CONCRETE WASHOUT PIT, CONTRACTOR SHALL TEST PH TO ENSURE THE WATER IS ACCEPTABLE TO DISCHARGE TO NATURAL WATER COURSE PER OHIO EPA STANDARDS. IF PH IS GREATER THAN OHIO EPA RECOMMENDED DISCHARGE, CONTRACTOR SHALL USE PH LOWERING ACIDS AS RECOMMENDED BY OHIO EPA TO REACH ACCEPTABLE PH DISCHARGE LEVELS PRIOR TO DISCHARGING OFF-SITE.
7.

SPILL REPORTING REQUIREMENTS: SPILLS ON PAVEMENT SHALL BE ABSORBED WITH SAWDUST OR KITTY LITTER AND DISPOSED OF WITH THE TRASH AT A LICENSED SANITARY LANDFILL. HAZARDOUS OR INDUSTRIAL WASTES SUCH AS MOST SOLVENTS, GASOLINE, OIL-BASED PAINTS, AND CEMENT CURING COMPOUNDS REQUIRE SPECIAL HANDLING. SPILLS SHALL BE REPORTED TO THE OHIO EPA (1-800-262-9378). SPILLS OF TWENTY-FIVE (25) GALLONS OR MORE OF PETROLEUM PRODUCTS SHALL BE REPORTED TO THE OHIO EPA, LOCAL FIRE DEPARTMENT, AND THE LOCAL EMERGENCY PLANNING COMMITTEE WITHIN THIRTY (30) MINUTES OF THE DISCOVERY OF THE RELEASE. ALL SPILLS WHICH CONTACT WATERS OF THE STATE MUST BE REPORTED TO THE OHIO EPA.
8.

CONTAMINATED SOILS: IF SUBSTANCES SUCH AS OIL, DIESEL FUEL, HYDRAULIC FLUID, ANTIFREEZE, ETC.. ARE SPILLED, LEAKED, OR RELEASED ONTO THE SOIL, THE SOIL SHOULD BE DUG UP AND DISPOSED OF AT A LICENSED SANITARY LANDFILL OR OTHER APPROVED PETROLEUM CONTAMINATED SOLID REMEDIATION FACILITY, NOT A CONSTRUCTION OR DEMOLITION DEBRIS LANDFILL. NOTE THAT STORM WATER RUNOFF ASSOCIATED WITH CONTAMINATED SOILS ARE NOT AUTHORIZED UNDER THE OHIO EPA'S GENERAL STORM WATER PERMIT ASSOCIATED WITH CONSTRUCTION ACTIVITIES.
9.

OPEN BURNING: NO MATERIALS CONTAINING RUBBER, GREASE, ASPHALT, OR PETROLEUM PRODUCTS, SUCH AS TIRES, AUTOPARTS, PLASTICS OR PLASTIC COATED WIRE MAY BE BURNED (OAC 3745-1-19). OPEN BURNING IS NOT ALLOWED IN RESTRICTED AREAS, WHICH ARE DEFINED AS: 1) WITHIN CORPORATION LIMITS; 2) WITHIN ONE THOUSAND (1,000) FEET OUTSIDE A MUNICIPAL CORPORATION HAVING A POPULATION OF ONE THOUSAND (1,000) TO TEN THOUSAND (10,000); AND 3) A ONE (1) MILE ZONE OUTSIDE A CORPORATION OF TEN THOUSAND (10,000) OR MORE. OUTSIDE OF RESTRICTED AREAS, NO OPEN BURNING IS ALLOWED WITHIN A ONE THOUSAND (1,000) FEET OF AN INHABITED BUILDING ON ANOTHER PROPERTY. OPEN BURNING IS PERMISSIBLE IN A RESTRICTED AREA FOR: HEATING TAR, WELDING, SMUDGE POTS, AND SIMILAR OCCUPATIONAL NEEDS, AND HEATING FOR WARMTH OR OUTDOOR BARBECUES. OUTSIDE OF RESTRICTED AREAS, OPEN BURNING IS PERMISSIBLE FOR LANDSCAPE OR LAND-CLEARING WASTES (PLANT MATERIAL, WITH PRIOR WRITTEN PERMISSION FROM THE OHIO EPA), AND AGRICULTURAL WASTES, EXCLUDING BUILDINGS.
10.

DUST CONTROL OR DUST SUPPRESSANTS SHALL BE USED TO PREVENT NUISANCE CONDITIONS, IN ACCORDANCE WITH THE MANUFACTURER'S SPECIFICATIONS AND IN A MANNER, WHICH PREVENT A DISCHARGE TO WATERS OF THE STATE. SUFFICIENT DISTANCE MUST BE PROVIDED BETWEEN APPLICATIONS AND NEARBY BRIDGES, CATCH BASINS, AND OTHER WATERWAYS. APPLICATION (EXCLUDING WATER) MAY NOT OCCUR WHEN RAIN IS IMMINENT AS NOTED IN THE SHORT TERM FORECAST. USED OIL MAY NOT BE APPLIED FOR DUST CONTROL.
11.

OTHER AIR PERMITTING REQUIREMENTS' CERTAIN ACTIVITIES ASSOCIATED WITH CONSTRUCTION WILL REQUIRE AIR PERMITS INCLUDING BUT NOT LIMITED TO: MOBILE CONCRETE BATCH PLANTS, MOBILE ASPHALT PLANTS, CONCRETE CRUSHERS, LARGE GENERATORS, ETC. THESE ACTIVITIES WILL REQUIRE SPECIFIC OHIO EPA AIR PERMITS FOR INSTALLATION AND OPERATION. OPERATORS MUST SEEK AUTHORIZATION FROM THE CORRESPONDING DISTRICT OF THE OHIO EPA. FOR DEMOLITION OF ALL COMMERCIAL SITES, A NOTIFICATION FOR RESTORATION AND DEMOLITION MUST BE SUBMITTED TO THE OHIO EPA TO DETERMINE IF ASBESTOS CORRECTIVE ACTIONS ARE REQUIRED.
12.

PROCESS WASTE WATER/LEACHATE MANAGEMENT. THE OHIO EPA CONSTRUCTION GENERAL PERMIT ONLY ALLOWS THE DISCHARGE OF STORM WATER AND DOES NOT INCLUDE OTHER WASTE STREAMS/DISCHARGES SUCH AS VEHICLE AND/OR EQUIPMENT WASHING, ON-SITE SEPTIC LEACHATE, CONCRETE WASH OUTS, WHICH ARE CONSIDERED PROCESS WASTE WATERS. ALL PROCESS WASTE WATERS MUST BE COLLECTED AND PROPERLY DISPOSED AT AN APPROVED DISPOSAL FACILITY. IN THE EVENT, LEACHATE OR SEEPAGE IS DISCHARGE; IT MUST BE ISOLATED FOR COLLECTION AND PROPER DISPOSAL. CORRECTIVE ACTIONS SHALL BE TAKEN TO ELIMINATE THE SOURCE OF WASTE WATER.

STORM WATER POLLUTION PREVENTION GENERAL NOTES:

1.

SOIL EROSION AND SEDIMENTATION CONTROL MEASURES MUST BE IMPLEMENTED AS A FIRST STEP OF GRADING AND WITHIN SEVEN (7) DAYS FROM THE START OF CLEARING AND GRUBBING. THESE MEASURES AND PROCEDURES SHALL CONTINUE TO FUNCTION UNTIL THE ENTIRE PROJECT SITE IS STABILIZED.
2.

DITCHES WITH GRADES GREATER THAN 1.5% SHALL HAVE EROSION CONTROL BLANKETS/MATTING INSTALLED AS PART OF STABILIZATION MEASURES.
3.

REGULAR INSPECTION AND MAINTENANCE SHALL BE PROVIDED FOR ALL EROSION AND SEDIMENT CONTROL PRACTICES. PERMANENT RECORDS OF MAINTENANCE AND INSPECTIONS MUST BE KEPT THROUGHOUT THE CONSTRUCTION PERIOD. INSPECTIONS MUST BE MADE A MINIMUM OF ONCE EVERY 7 DAYS AND IMMEDIATELY AFTER STORM EVENTS GREATER THAT 0.5 INCHES OF RAIN IN A 24 HOUR PERIOD. PROVIDED WILL BE: NAME OF INSPECTOR, MAJOR OBSERVATIONS, DATE OF INSPECTION AND CORRECTIVE MEASURE TAKEN.
4.

ALL EROSION AND SEDIMENT CONTROL PRACTICES MUST CONFORM TO THE LATEST EDITION OF RAINWATER AND LAND DEVELOPMENT, OHIO'S STANDARDS FOR STORM WATER MANAGEMENT, LAND DEVELOPMENT AND URBAN STREAM PROTECTION.
5.

CONTRACTOR TO COORDINATE THE EXCAVATION AND EMBANKMENT WITH CLIENT & ENGINEER PRIOR TO CONSTRUCTION TO INSURE ADEQUATE STORM WATER POLLUTION PREVENTION MEASURES ARE INCORPORATED WITH THE CONSTRUCTION PROCESS.
6.

ANY REQUIRED MODIFICATIONS AS DETERMINED BY THE OWNER/DEVELOPER, CONTRACTOR, OHIO EPA, OR SWPPP ENGINEER SHALL BE APPROVED BY THE SWP3 ENGINEER.
7.

ANY APPROVED REVISIONS SHALL BE MADE IMMEDIATELY BY THE SWP3 ENGINEER AND IMPLEMENTED BY THE OWNER, DEVELOPER, AND/OR CONTRACTOR.
8.

ALL CONTRACTORS AND SUBCONTRACTORS INVOLVED WITH THE PROJECT SHALL OBTAIN A COPY OF THE STORM WATER POLLUTION PREVENTION PLAN (SWPPP) AND BECOME FAMILIAR WITH ITS CONTENTS & REQUIREMENTS.
9.

ALL WASH WATER (CONCRETE TRUCKS, VEHICLE CLEANING, EQUIPMENT CLEANING, ECT.) SHALL BE DETAINED AND PROPERLY TREATED OR DISPOSED.
10.

ALTHOUGH THE PLAN SHOWS A BASIC AREA FOR MATERIAL STORAGE, THE CONTRACTOR SHALL DENOTE ON PLAN THE TEMPORARY PARKING, OTHER REQUIRED STORAGE AREAS, EQUIPMENT MAINTENANCE AREAS, CLEANING AREAS, EMPLOYEE PARKING AREAS, PORTABLE FACILITIES, OFFICE TRAILER AREAS, AND TOILET FACILITIES.
11.

SUFFICIENT OIL AND GREASE ABSORBING MATERIALS SHALL BE MAINTAINED ON SITE OR READILY AVAILABLE TO CONTAIN AND CLEAN UP FUEL OR CHEMICAL SPILLS/LEAKS.
12.

DUST ON THE SITE SHALL BE CONTROLLED. THE USE OF MOTOR OILS AND OTHER PETROLEUM BASED OF TOXIC LIQUIDS FOR DUST SUPPRESSION OPERATIONS IS PROHIBITED.
13.

REFUSE AND DEBRIS GENERATED DURING THE CONSTRUCTION PROCESS SHALL BE DISPOSED IN AN ACCEPTABLE TRASH RECEPACLE AND/OR OTHER ACCEPTABLE MANNERS. MATERIALS SHALL BE PREVENTED FROM LEAVING THE PREMISES THROUGH THE ACTION OF WIND OR STORM WATER DISCHARGE.
14.

ALL STORM WATER POLLUTION PREVENTION MEASURES PRESENTED ON THIS PLAN SHALL BE INITIATED AS SOON AS PRACTICABLE.
15.

ANY SEDIMENT LADEN GROUND WATER ENCOUNTERED DURING TRENCHING EXCAVATIONS SHALL BE TREATED PRIOR TO DISCHARGE FROM THE SITE IN A MANNER ACCEPTABLE WITH THE RAINWATER AND LAND DEVELOPMENT MANUAL.
16.

ANY CATCH BASIN GRATE LOCATED IN PAVEMENT SHALL BE PROTECTED WITH A SILTSACK OR APPROVED EQUAL. THIS STORM WATER POLLUTION PREVENTION CONTROL SHALL REMAIN IN EFFECT UNTIL THE PERMANENT SEEDING OF THE UPLAND AREAS HAS BEEN ESTABLISHED.
13.

NO TOXIC OR HAZARDOUS WASTES SHALL BE DISPOSED INTO STORM DRAINS, SEPTIC TANKS, OR BY BURYING, BURNING, OR MIXING THE WASTES.
14.

DEMOLITION DEBRIS MUST BE DISPOSED INTO AN OHIO EPA APPROVED LANDFILL. MATERIALS WHICH CONTAIN ASBESTOS MUST COMPLY WITH AIR POLLUTION REGULATIONS AS PER OHIO ADMINISTRATIVE CODE (OAC) 3745-20.
15.

ALL EROSION MEASURES SHALL REMAIN IN PLACE UNTIL THE SITE IS STABILIZED. ALL AREAS OF VEGETATIVE SURFACE STABILIZATION, WHETHER TEMPORARY OR PERMANENT, SHALL BE CONSIDERED TO BE IN PLACE AND FUNCTIONAL WHEN THE REQUIRED UNIFORM RATE OF COVERAGE (70%) IS OBTAINED.
16.

DISTURBED AREAS WHICH WILL REMAIN UNWORKED FOR A PERIOD OF FOURTEEN (14) DAYS OR MORE, SHALL BE STABILIZED WITH TEMPORARY AND/OR PERMANENT SEEDING AND MULCHING OR OTHER APPROVED MEANS WITHIN TWO (2) DAYS.
17.

IF FOR ANY REASON THE PROJECT IS SUSPENDED, THE CONTRACTOR SHALL INSURE THAT ALL INSTALLED EROSION MEASURES ARE FUNCTIONING AND PROPERLY MAINTAINED DURING THIS PERIOD, AND THAT ALL DISTURBED SOILS ARE SEEDED AND MULCHED WITH TEMPORARY SEED MIXTURE.
18.

ALL EROSION AND SEDIMENT CONTROL PRACTICES MUST CONFORM TO THE LATEST EDITION OF RAINWATER AND LAND DEVELOPMENT, OHIO'S STANDARDS FOR STORM WATER MANAGEMENT, LAND DEVELOPMENT AND URBAN STREAM PROTECTION.
19.

SOIL EROSION AND SEDIMENTATION CONTROL MEASURES MUST BE IMPLEMENTED AS A FIRST STEP OF GRADING AND WITHIN SEVEN (7) DAYS FROM THE START OF CLEARING AND GRUBBING. THESE MEASURES AND PROCEDURES SHALL CONTINUE TO FUNCTION UNTIL THE ENTIRE PROJECT SITE IS STABILIZED.
20.

NO SOLID OR LIQUID WASTE SHALL BE DISCHARGED INTO STORM WATER RUNOFF.
21.

WEEKLY INSPECTION AND MAINTENANCE SHALL BE PROVIDED FOR ALL EROSION AND SEDIMENT CONTROL DEVICES.
22.

ON-SITE & OFFSITE SOIL STOCKPILE AND BORROW AREAS SHALL BE PROTECTED FROM EROSION AND SEDIMENTATION THROUGH IMPLEMENTATION OF BMPS. STOCKPILE AND BORROW AREA LOCATIONS SHALL BE NOTED ON THE SITE MAP.
23.

THE CONTRACTOR SHALL NOT CAUSE STORM WATER BACKUP IN THE STREET RIGHT-OF-WAY OR STORM SEWERS DUE TO EROSION CONTROL BMPS EMPLOYED DURING CONSTRUCTION.
24.

NO APPARENT WELLS, STREAMS, BODIES OF WATER, OR WETLANDS OBSERVED UNLESS SHOWN HEREON, 200ft. BOUNDARY NOT TO SCALE.
25.

IT IS NOT ANTICIPATED THAT THIS PLAN WILL REQUIRE FUEL OR FLAMMABLE LIQUIDS STORAGE ON SITE. HOWEVER, IF CONTRACTOR MEANS & METHODS REQUIRE FUEL STORAGE IT SHALL BE PROVIDED IN THE AREA INDICATED ON THIS PLAN.

POST CONSTRUCTION STORM WATER MANAGEMENT MAINTENANCE REQUIREMENTS

1.

THIS SITE SHALL REQUIRE A COMPREHENSIVE STORMWATER MANAGEMENT PLAN (CSM PLAN) AND AN INSPECTION AND MAINTENANCE AGREEMENT.
2.

IT SHALL BE THE RESPONSIBILITY OF THE OWNER THE PARCEL, TO PERFORM THE NECESSARY MAINTENANCE AND REPAIR TO THE STORM WATER MANAGEMENT FACILITY TO INSURE IT IS PROPERLY FUNCTIONING.
3.

THE STORMWATER MANAGEMENT SYSTEM SHALL BE INSPECTED FOR DAMAGE AND INSURE PROPER FLOW. **SEE COMPREHENSIVE STORMWATER MANAGEMENT PLAN & INSPECTION & MAINTENANCE AGREEMENT.**
4.

WRITTEN RECORDS SHALL BE KEPT AND SUBMITTED TO THE CITY OF NORTH RIDGEVILLE FOR A MINIMUM OF THREE YEARS (OR AS OUTLINED IN THE CSM PLAN & INSPECTION & MAINTENANCE AGREEMENT) AFTER THE TERMINATION OF CONSTRUCTION ACTIVITIES. ITEMS THAT SHALL BE INCLUDED, BUT NOT LIMITED TO:

A.

NAME OF THE CERTIFIED PROFESSIONAL STORMWATER QUALITY (C.P.S.W.Q) PERSON(S) PERFORMING THE INSPECTION;

B.

DATE AND WEATHER CONDITIONS OF THE INSPECTION;

C.

CONDITION OF THE EMBANKMENT AND OUTLET STRUCTURE;

D.

NOTE ANY REPAIRS THAT ARE MADE.

SEQUENCE OF CONSTRUCTION:

1.

A MANDATORY PRE-CONSTRUCTION MEETING WITH APPROPRIATE CITY OF NORTH RIDGEVILLE REPRESENTATIVES.
2.

STAKEOUT LIMITS OF DISTURBANCE.
3.

INSTALL TEMPORARY PROTECTION ON ANY EXISTING CATCH BASINS. PREPARE CONSTRUCTION ENTRANCE.
4.

INSTALL SILT FENCE (OR SILT SOCK) WHERE INDICATED ON THE PLANS.
5.

VERIFY EXISTING CONDITION ITEMS, BEGIN SITE CLEARING & DEMOLITION. THE CONTRACTOR IS RESPONSIBLE FOR NOTIFYING THE CITY AND/OR COUNTY CONSERVATION DISTRICT OF THE LOCATION OF ANY AND ALL EROSION AND SEDIMENTATION CONTROL MEASURES IMPLEMENTED AT ANY BORROW OR SPOIL SITE OF IMPORT/EXPORT MATERIAL.
6.

BEGIN MASS EARTH MOVING OPERATIONS. INSURE THAT OUTLET STRUCTURE IS OUTFITTED WITH TEMPORARY SKIMMER DEVICE.
7.

MAINTAIN TEMPORARY DRAINAGE SWALES AS REQUIRED TO ENSURE THAT RUNOFF IS DIRECTED TOWARDS STORM WATER MANAGEMENT POND.
8.

CONTRACTOR TO ENSURE THAT ALL ROADWAYS ARE CLEAR OF DEBRIS, MUD AND GRAVEL. CONTRACTOR SHALL REMOVE SUCH AS REQUIRED.
9.

TEMPORARY STABILIZE AREAS OF DISTURBANCE (AS NEEDED).
10.

INSTALL UTILITIES, PROTECT AS NEEDED WITH SILT FENCE AND/OR SILT SOCK. STABILIZE ALL UTILITY TRENCHES AT THE END OF EACH WORKDAY BY MEANS OF GRAVEL BACKFILL TO SURFACE, RE-PAVING, OR MULCHING.

11.

EXCAVATE AND INSTALL BASE FOR PARKING.
12.

INSTALL PAVEMENT.
13.

REPLACE TOPSOIL, FINE GRADE AND SEED AREAS AS REQUIRED.
14.

STABILIZE ALL DISTURBED AREAS WITH PERMANENT SEED AND MULCHING OR CROWNVECH SEEDING IMMEDIATELY UPON REACHING FINAL GRADE.
15.

COMPLETE SITE WORK. FINAL LANDSCAPING AND CLEAN UP.

16.

RESEED AND REDRESS ANY AREAS THAT MAY REQUIRE ATTENTION IMMEDIATELY. NOTE THAN LAWN AREAS WILL NOT BE DEEMED STABLE UNTIL A UNIFORM SEVENTY (70%) PERCENT SHALL BE CONSIDERED TO BE IN PLACE AND FUNCTIONAL WHEN THE REQUIRED UNIFORM RATE OF COVERAGE (70%) IS OBTAINED.
17.

UPON COMPLETION AND PERMANENT SITE STABILIZATION, REMOVE ALL TEMPORARY SEDIMENT CONTROL DEVICE(S) (INLET PROTECTION & SILT FENCE). ENSURE THAT ANY REQUIRED PERMANENT EROSION CONTROL DEVICES ARE INSTALLED IF CALLED FOR ON THE PLANS.
18.

REMOVE CONSTRUCTION SEDIMENT FROM BASIN AND PROVIDE AS-BUILT OF SITE FOR REFERENCE IN THE COMPREHENSIVE STORM WATER MANAGEMENT PLAN.
19.

IF FOR ANY REASON THE PROJECT IS SUSPENDED, THE CONTRACTOR SHALL INSURE THAT ALL INSTALLED EROSION MEASURES ARE FUNCTIONING AND PROPERLY MAINTAINED DURING THE PERIOD. ALL BARE SOILS ARE TO BE SEEDED AND MULCHED WITH THE TEMPORARY SEED MIXTURE.
20.

CONTRACTOR SHALL SELF INSPECT THE STORM WATER POLLUTION DURING CONSTRUCTION ACTIVITIES AND PROVIDE THE APPROPRIATE JURISDICTIONAL ENTITY WITH WEEKLY REPORTS.

BASIS OF BEARINGS

BASIS OF BEARING IS ASSUMED AND IS USED TO DESCRIBE ANGLES ONLY. A PORTION OF THE WESTERLY LINE OF RIDGEFIELD HOMES INC. SUBDIVISION No. 2 AS RECORDED IN PLAT VOLUME 57, PAGE 70 OF THE LORAIN COUNTY PLAT RECORDS AND IS ASSUMED TO BE NORTH 01° 38' 05" EAST AS SHOWN HEREON.

THIS SURVEY IS BASED UPON A FIELD SURVEY PERFORMED BY RAFTER A., LTD IN APRIL OF 2023.

UNDERGROUND UTILITIES NOTE:

THE SIZE & LOCATION, BOTH HORIZONTAL AND VERTICAL, OF THE UNDERGROUND UTILITIES SHOWN HEREON, HAVE BEEN OBTAINED BY A SEARCH OF AVAILABLE RECORDS. VERIFICATION BY FIELD OBSERVATION HAS BEEN CONDUCTED WHERE PRACTICAL. HOWEVER, RAFTER A., LTD DOES NOT GUARANTEE THE COMPLETENESS NOR ACCURACY THEREOF.

SWP3 AMENDMENT LOG

AMENDMENT NUMBER	DESCRIPTION OF AMENDMENT	AMENDMENT PREPARED BY	DATE

SWP3 CORRECTIVE ACTIONS LOG

INSPECTOR NAME INSPECTION DATE	DESCRIPTION OF CORRECTIVE ACTION NEEDED	CORRECTIVE ACTION TAKEN	DATE ACTION TAKEN

SWP3 GRADING AND STABILIZATION ACTIVITIES LOG

DATE OF ACTIVITY INITIATED	DATE ACTIVITY CEASED	DESCRIPTION OF ACTIVITY	DATE STABILIZATION MEASURE INITIATED	DESCRIPTION OF STABILIZATION MEASURE & LOCATION

CONTRACTOR & SUBCONTRACTOR SIGNATURE LIST

PRIOR TO BEGINNING CONSTRUCTION THE ANY/ALL CONTRACTORS AND/OR SUBCONTRACTORS THAT WILL PROVIDE SERVICES FOR IMPROVEMENT OF THE SITE AS SHOWN ON THE PLAN SET SHALL SIGN BELOW:

I (WE) UNDERSTAND OUR ROLE AND RESPONSIBILITY IN COMPLYING WITH THE STORM WATER POLLUTION PREVENTION PLAN.

COMPANY NAME & REPRESENTATIVE	TITLE	SIGNATURE	DATE

STORM WATER POLLUTION PREVENTION PLAN SHEET 3 OF 7

CITY OF NORTH RIDGEVILLE
PARKS DEPARTMENT
ROOT ROAD PARK PAVEMENT
& SITE IMPROVEMENTS



RAFTER A, LTD
LAND SURVEYING • ENGINEERING • TESTING
42653 Oberlin-Elyria Road, Oberlin, Ohio 44074
440-707-4014 • info@raftera.com

CONSTRUCTION STORM WATER POLLUTION
PREVENTION NOTES & DETAILS

8949 ROOT ROAD, NORTH RIDGEVILLE, OHIO 44090

REV.

BY

DATE

DESCRIPTION

1

BDA

11-10-2023

ISSUE FOR CLIENT REVIEW

2

BDA

02-10-2024

ISSUE FOR CITY REVIEW

3

BDA

02-19-2024

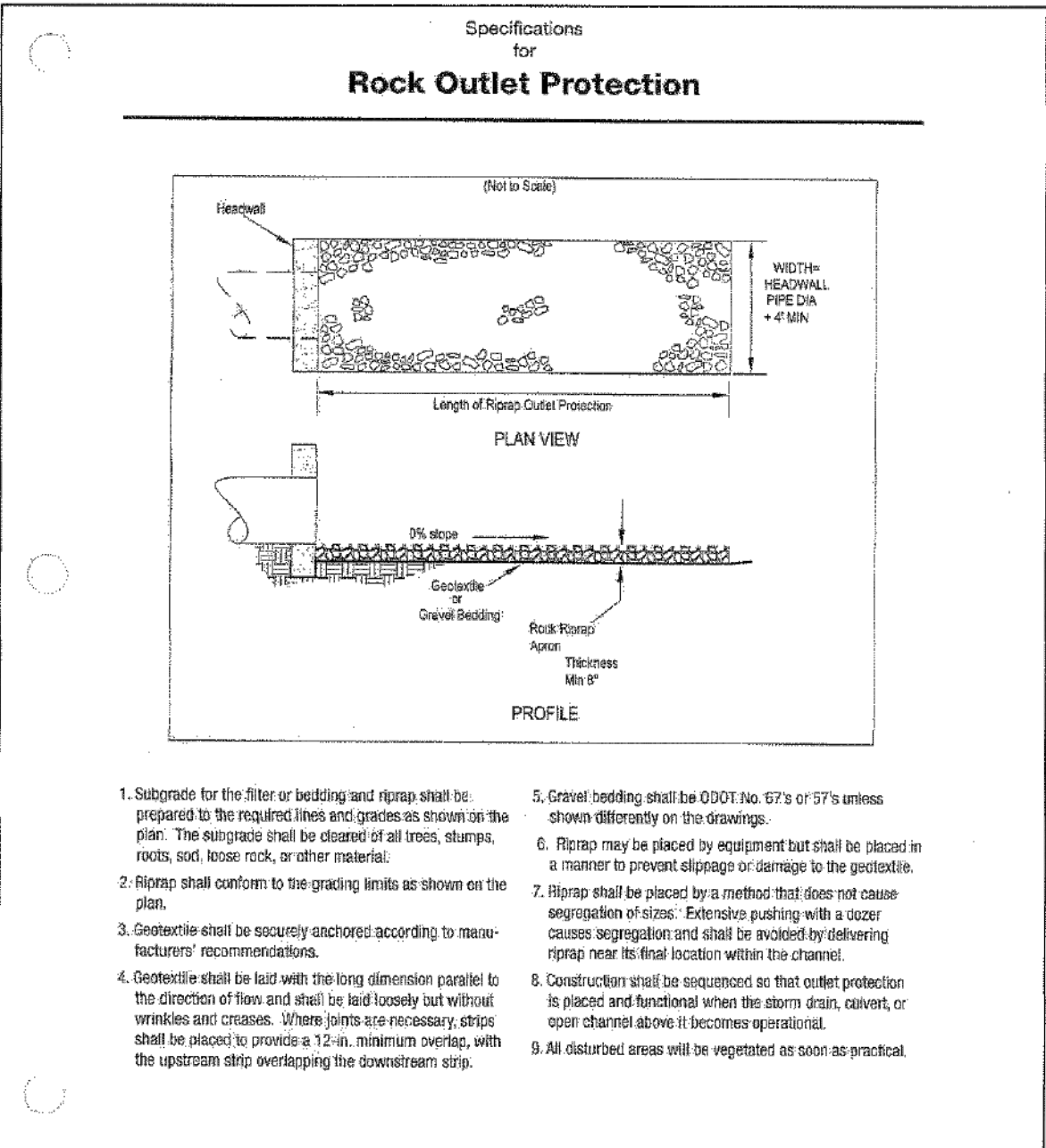
ISSUE FOR CITY REVIEW

DRAWN BY: BDA

CHECKED BY: RAF

RAF JOB NO: 3128-23

SHEET: C5.2



INFORMATION OBTAINED FROM THE 2006 EDITION OF THE STATE OF OHIO'S "RAINWATER AND LAND DEVELOPMENT MANUAL".

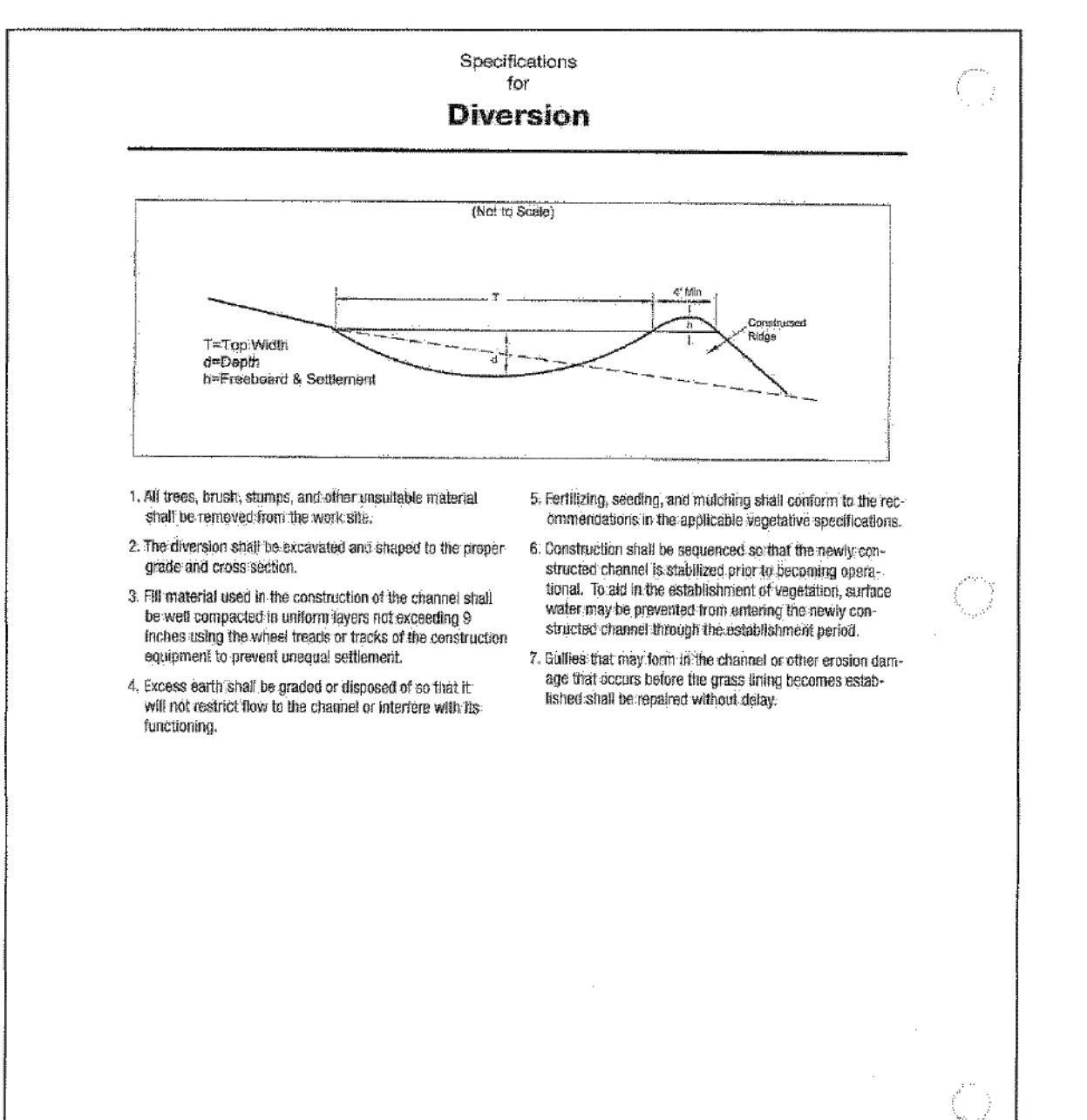
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CITY OF NORTH RIDGEVILLE, OHIO
DEPARTMENT OF ENGINEERING

ROCK OUTLET PROTECTION

SCALE: NOT TO SCALE

DATE: 10/01/08 | DRAWN BY: JAB/TJB | SWP-7



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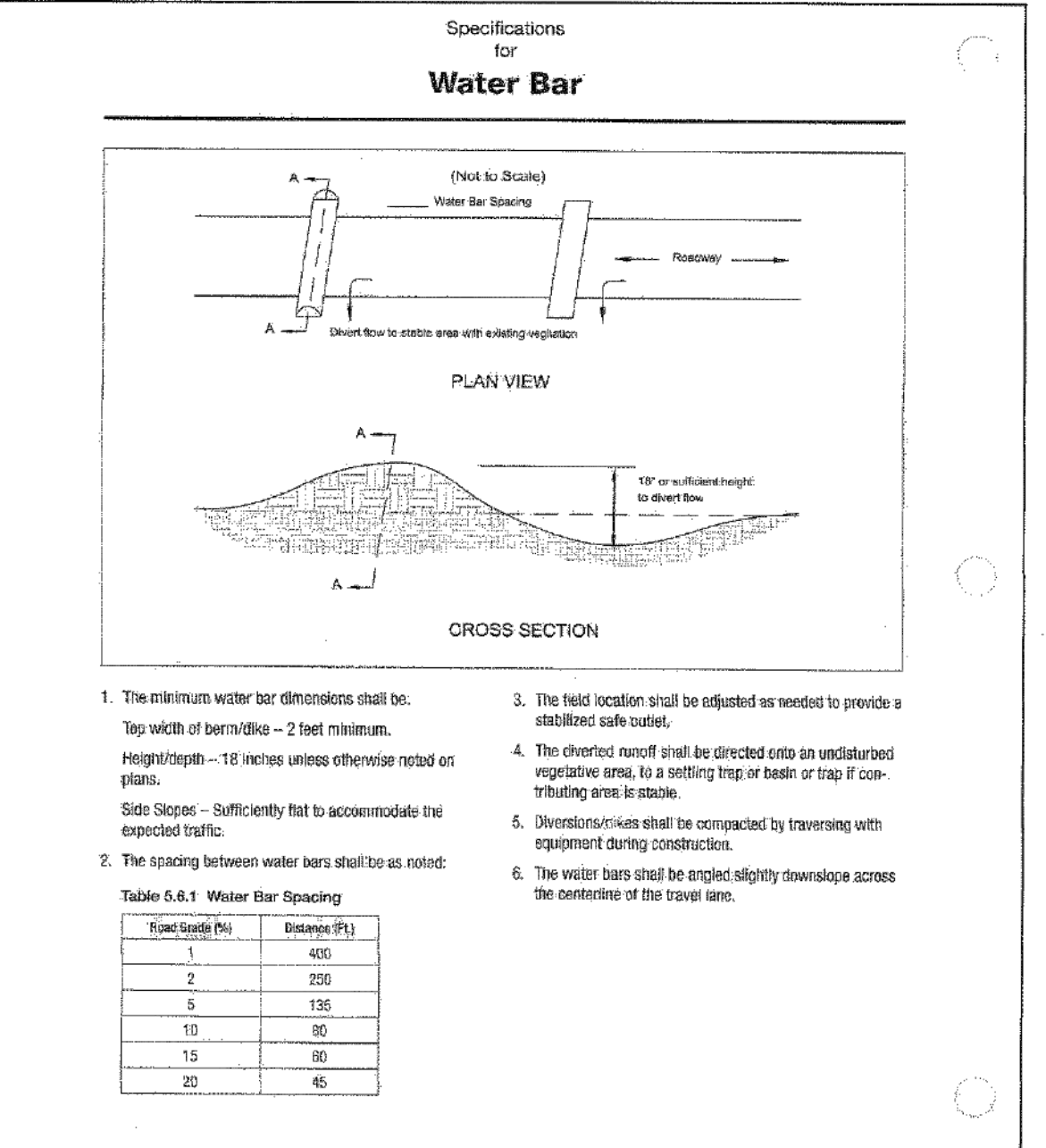
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CITY OF NORTH RIDGEVILLE, OHIO
DEPARTMENT OF ENGINEERING

DIVERSION

SCALE: NOT TO SCALE

DATE: 10/01/08 | DRAWN BY: JAB/TJB | SWP-8



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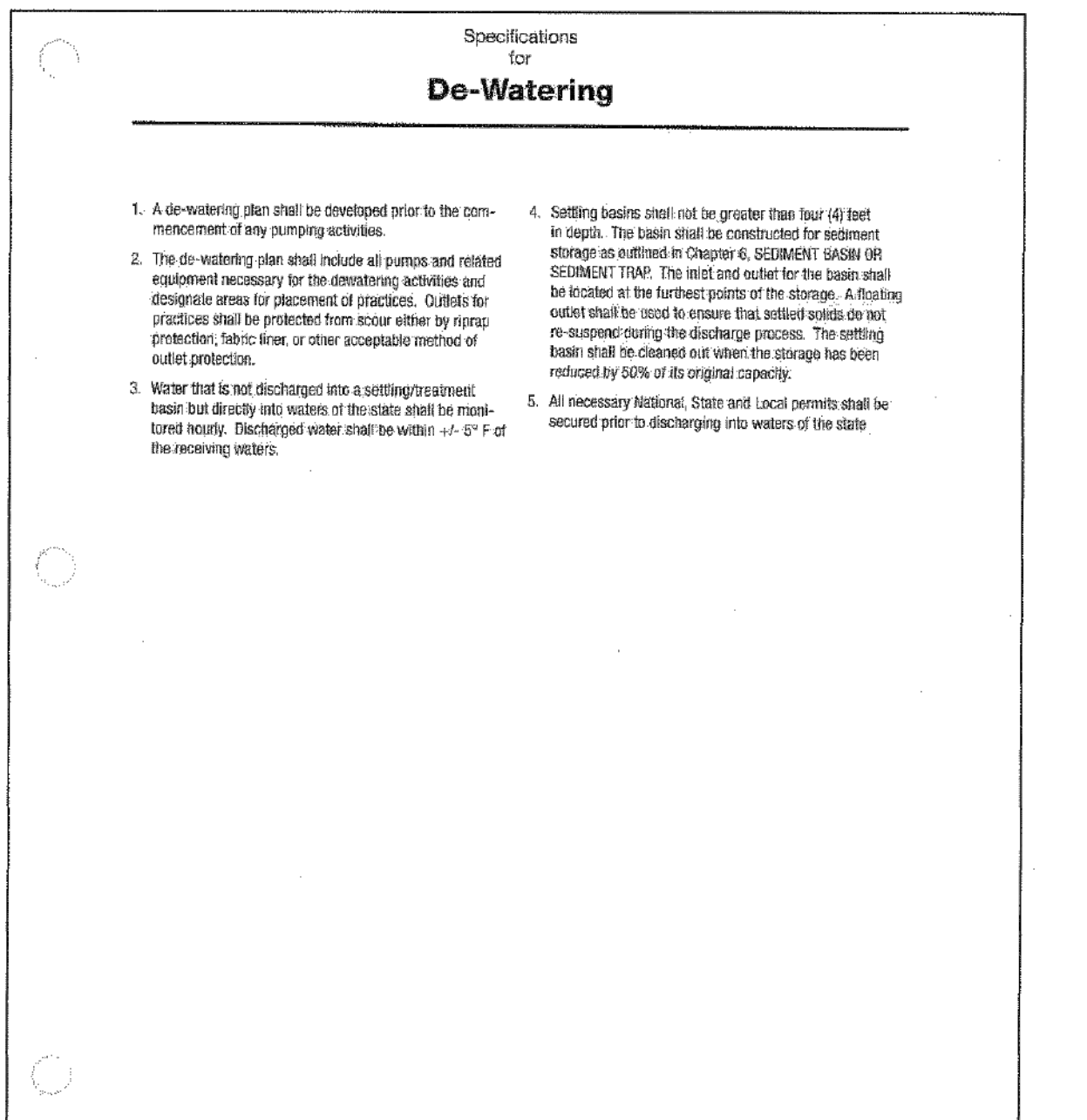
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CITY OF NORTH RIDGEVILLE, OHIO
DEPARTMENT OF ENGINEERING

WATER BAR

SCALE: NOT TO SCALE

DATE: 10/01/08 | DRAWN BY: JAB/TJB | SWP-14



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DEPARTMENT OF ENGINEERING

DE-WATERING

SCALE: NOT TO SCALE

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CITY OF NORTH RIDGEVILLE, OHIO
DEPARTMENT OF ENGINEERING

WATER BAR

SCALE: NOT TO SCALE

DATE: 10/01/08 | DRAWN BY: JAB/TJB | SWP-14

INFORMATION OBTAINED FROM THE 2006 EDITION OF THE STATE OF OHIO'S "RAINWATER AND LAND DEVELOPMENT MANUAL".

REV. NO.	DATE	BY	DESCRIPTION
1	10/01/08	JAB/TJB	ISSUED FOR CITY REVIEW
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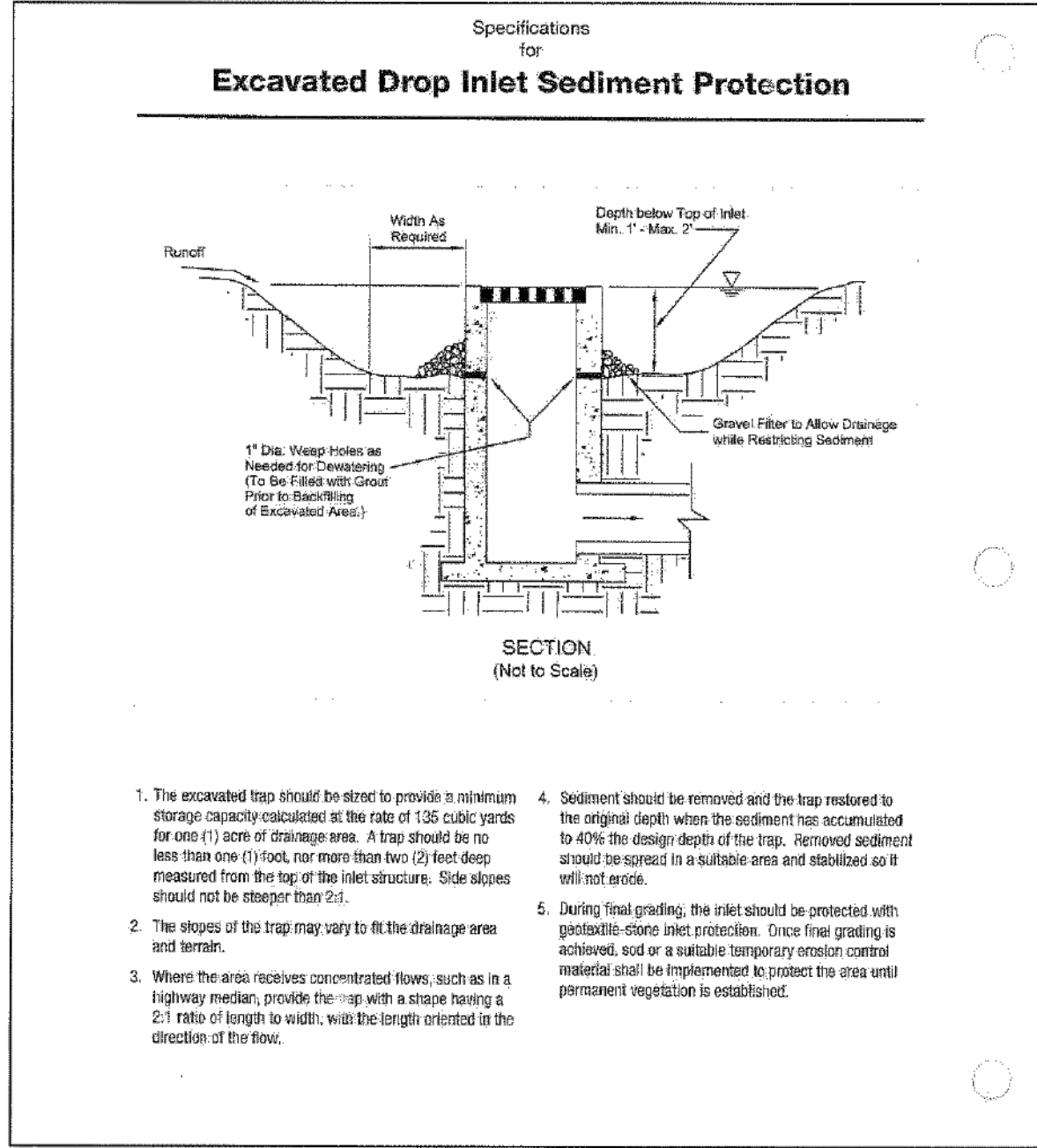
CITY OF NORTH RIDGEVILLE, OHIO
DEPARTMENT OF ENGINEERING

WATER BAR

SCALE: NOT TO SCALE

DATE: 10/01/08 | DRAWN BY: JAB/TJB | SWP-14

INFORMATION OBTAINED FROM THE 2006 EDITION OF THE STATE OF OHIO'S "RAINWATER AND LAND DEVELOPMENT MANUAL".



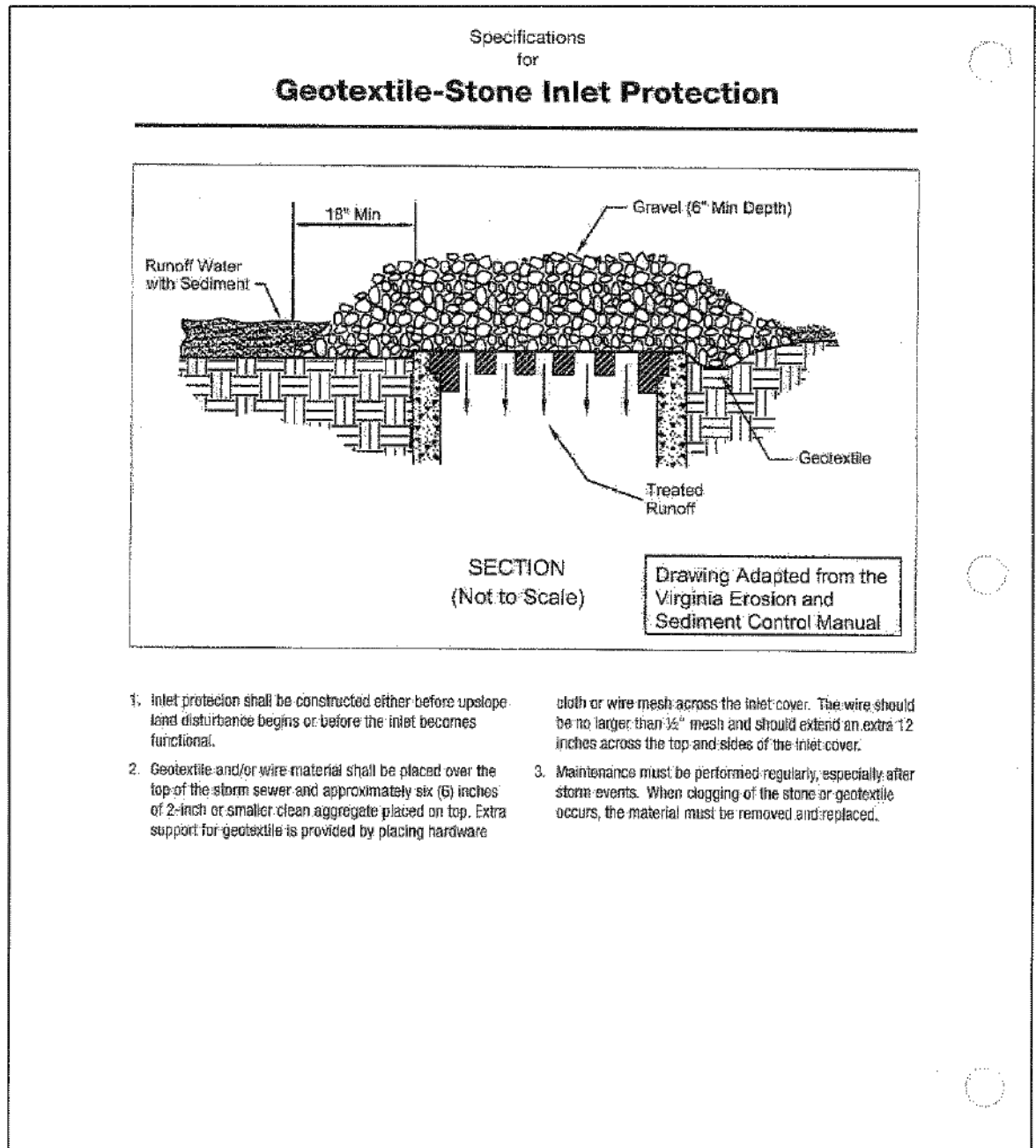
INFORMATION OBTAINED FROM THE 2006 EDITION OF THE STATE OF OHIO'S "RAINWATER AND LAND DEVELOPMENT MANUAL".

REV. No.	DATE	BY	DESCRIPTION
1	10/01/08	JAB/TEB	Excavated Drop Inlet Sediment Protection

CITY OF NORTH RIDGEVILLE, OHIO
DEPARTMENT OF ENGINEERING

EXCAVATED DROP INLET
SEDIMENT PROTECTION

SCALE: NOT TO SCALE
DATE: 10/01/08
DRAWN BY: JAB/TEB
SWP-19



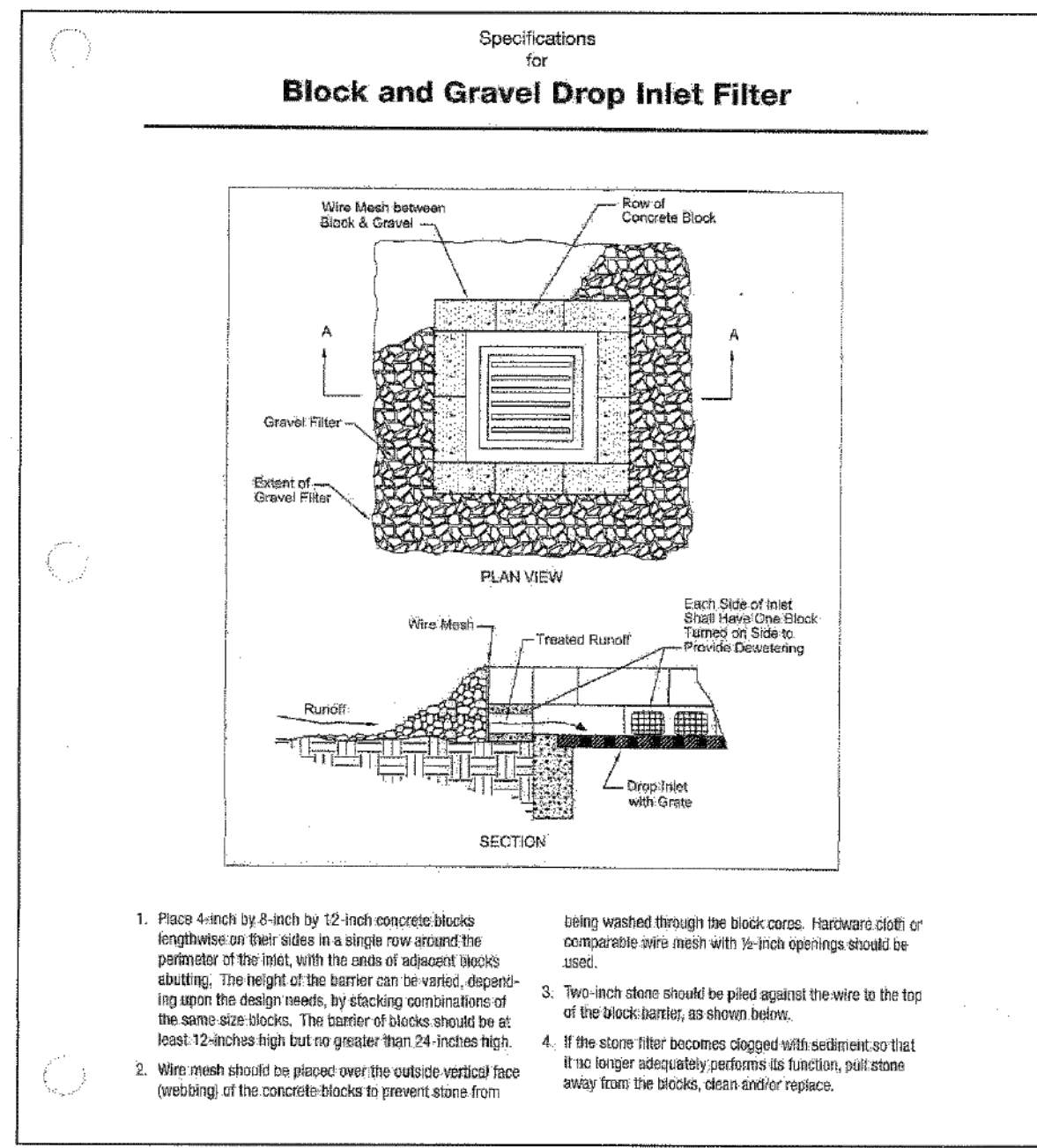
INFORMATION OBTAINED FROM THE 2006 EDITION OF THE STATE OF OHIO'S "RAINWATER AND LAND DEVELOPMENT MANUAL".

REV. No.	DATE	BY	DESCRIPTION
1	10/01/08	JAB/TEB	Geotextile-Stone Inlet Protection

CITY OF NORTH RIDGEVILLE, OHIO
DEPARTMENT OF ENGINEERING

GEOTEXTILE-STONE
INLET PROTECTION

SCALE: NOT TO SCALE
DATE: 10/01/08
DRAWN BY: JAB/TEB
SWP-20



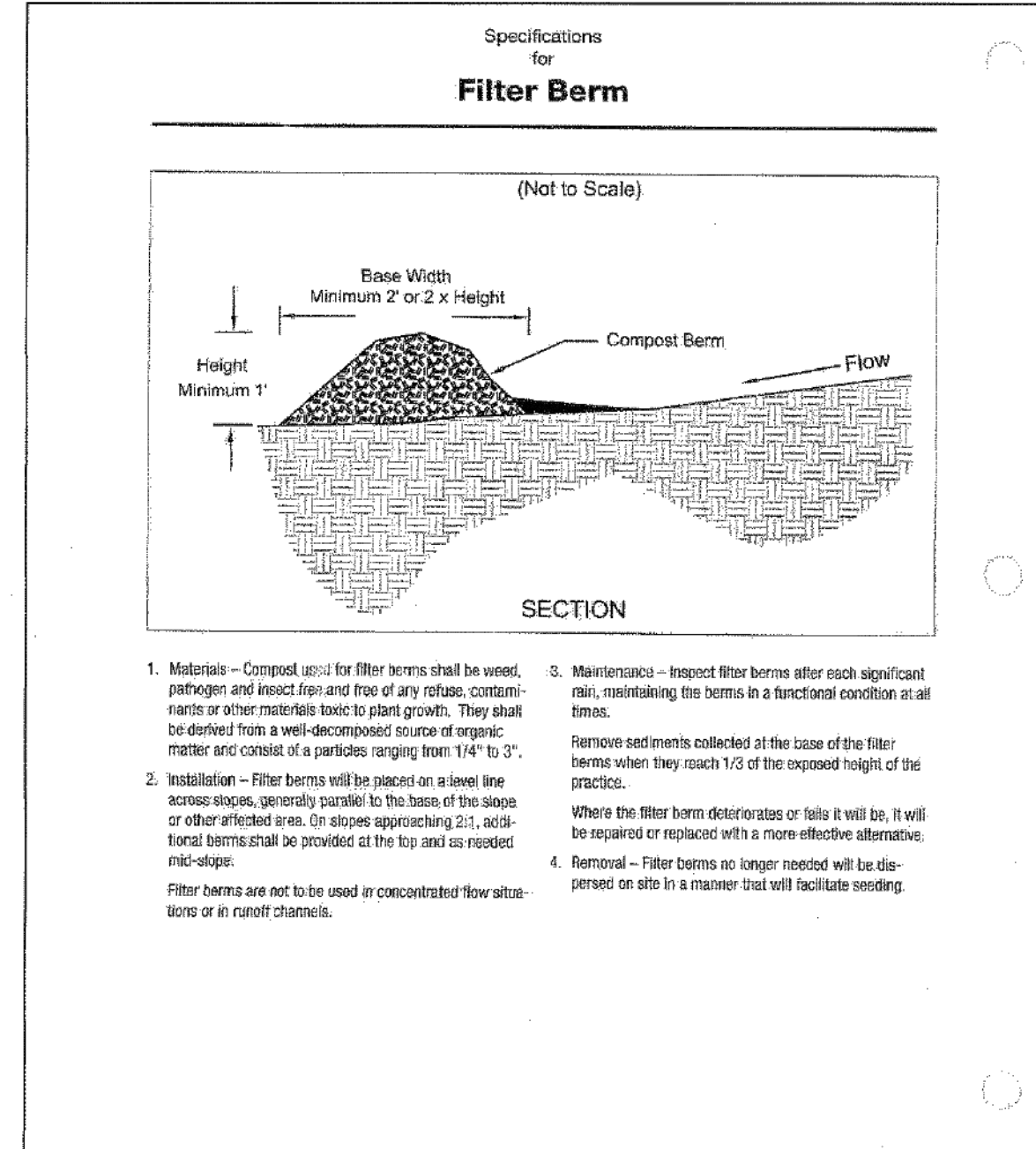
INFORMATION OBTAINED FROM THE 2006 EDITION OF THE STATE OF OHIO'S "RAINWATER AND LAND DEVELOPMENT MANUAL".

REV. No.	DATE	BY	DESCRIPTION
1	10/01/08	JAB/TEB	Block and Gravel Drop Inlet Filter

CITY OF NORTH RIDGEVILLE, OHIO
DEPARTMENT OF ENGINEERING

BLOCK AND GRAVEL
DROP INLET FILTER

SCALE: NOT TO SCALE
DATE: 10/01/08
DRAWN BY: JAB/TEB
SWP-23



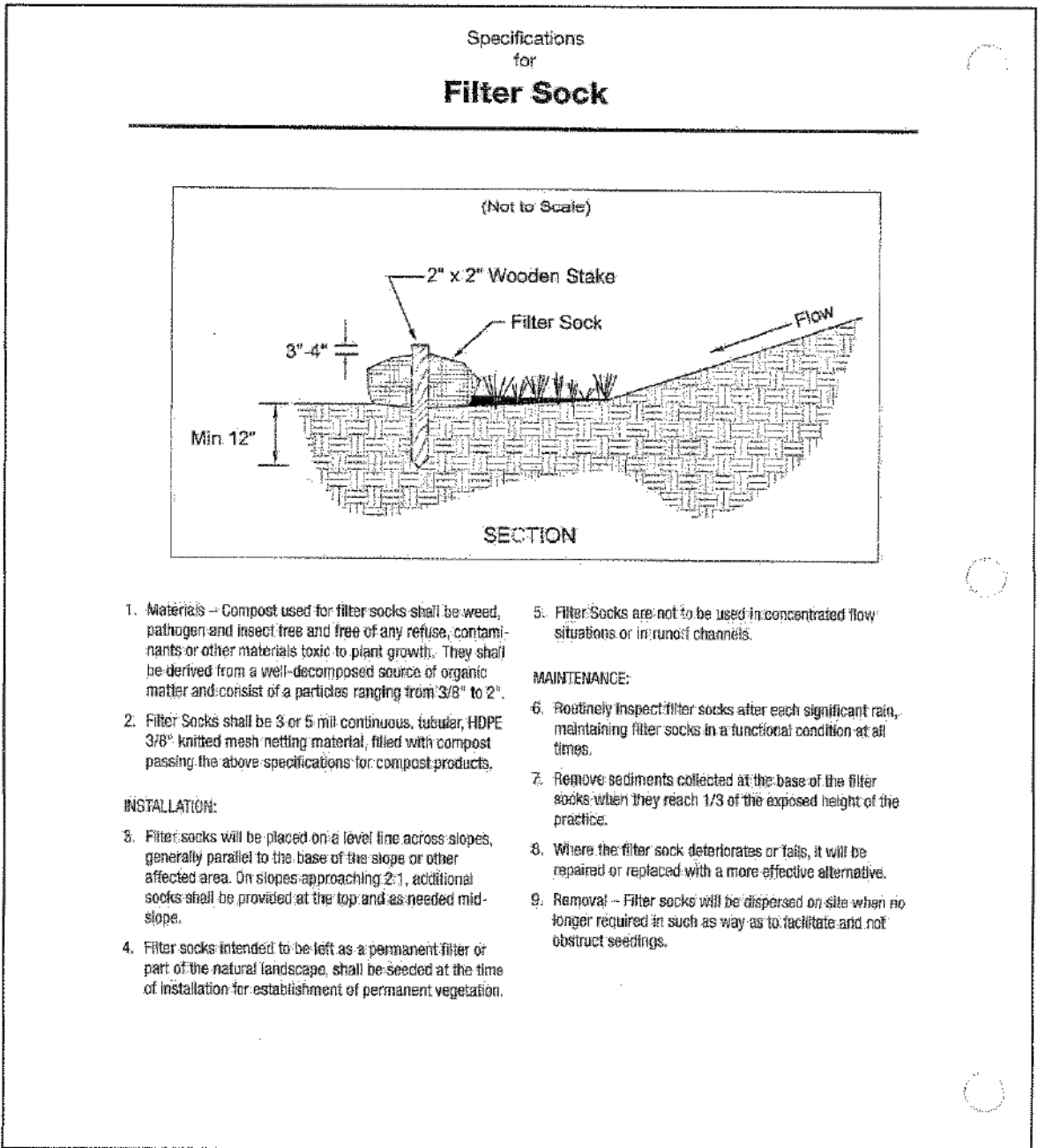
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REV. No.	DATE	BY	DESCRIPTION
1	10/01/08	JAB/TEB	Filter Berm

CITY OF NORTH RIDGEVILLE, OHIO
DEPARTMENT OF ENGINEERING

FILTER BERM

SCALE: NOT TO SCALE
DATE: 10/01/08
DRAWN BY: JAB/TEB
SWP-24



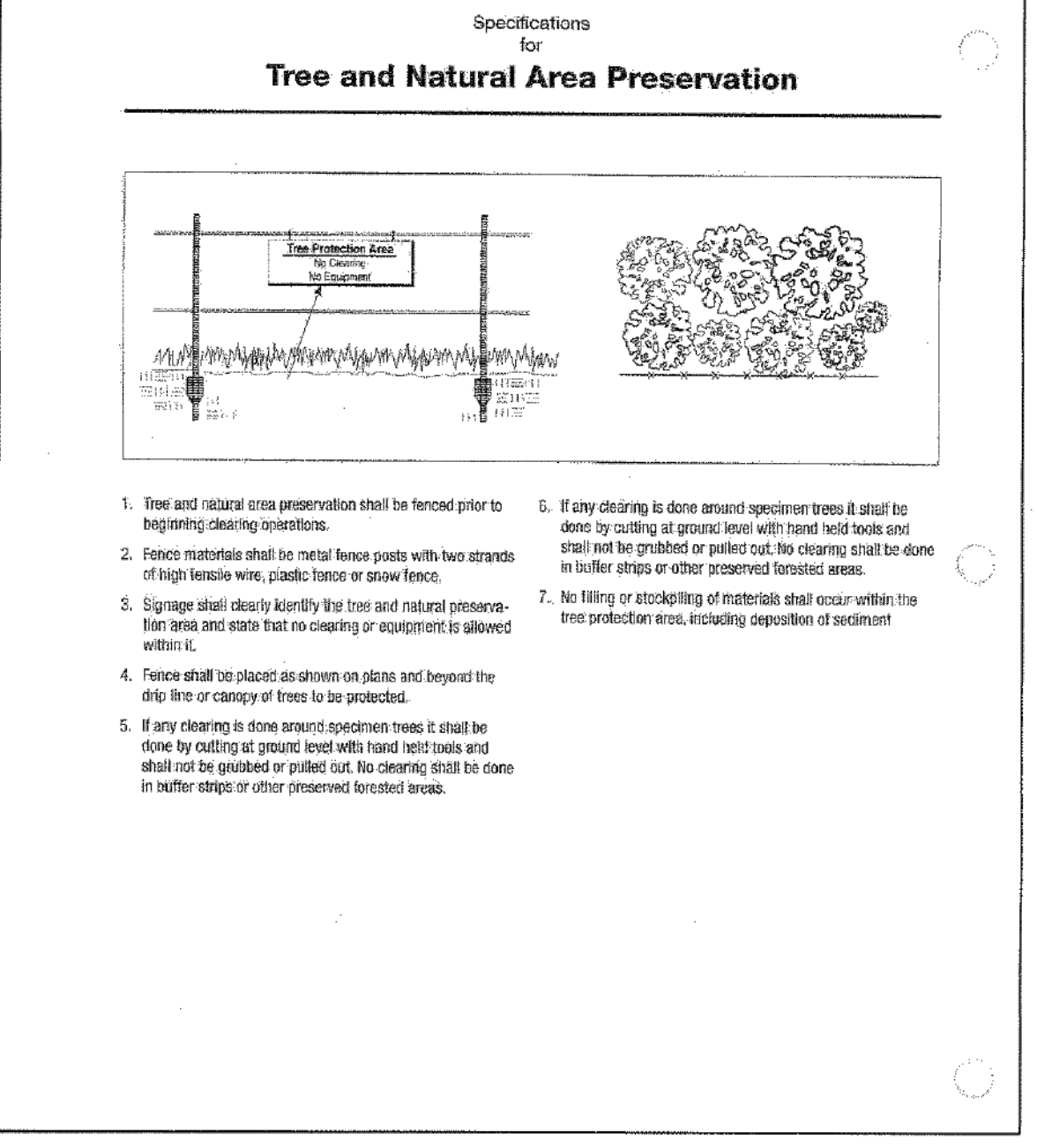
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REV. No.	DATE	BY	DESCRIPTION
1	10/01/08	JAB/TEB	Filter Sock

CITY OF NORTH RIDGEVILLE, OHIO
DEPARTMENT OF ENGINEERING

FILTER SOCK

SCALE: NOT TO SCALE
DATE: 10/01/08
DRAWN BY: JAB/TEB
SWP-25



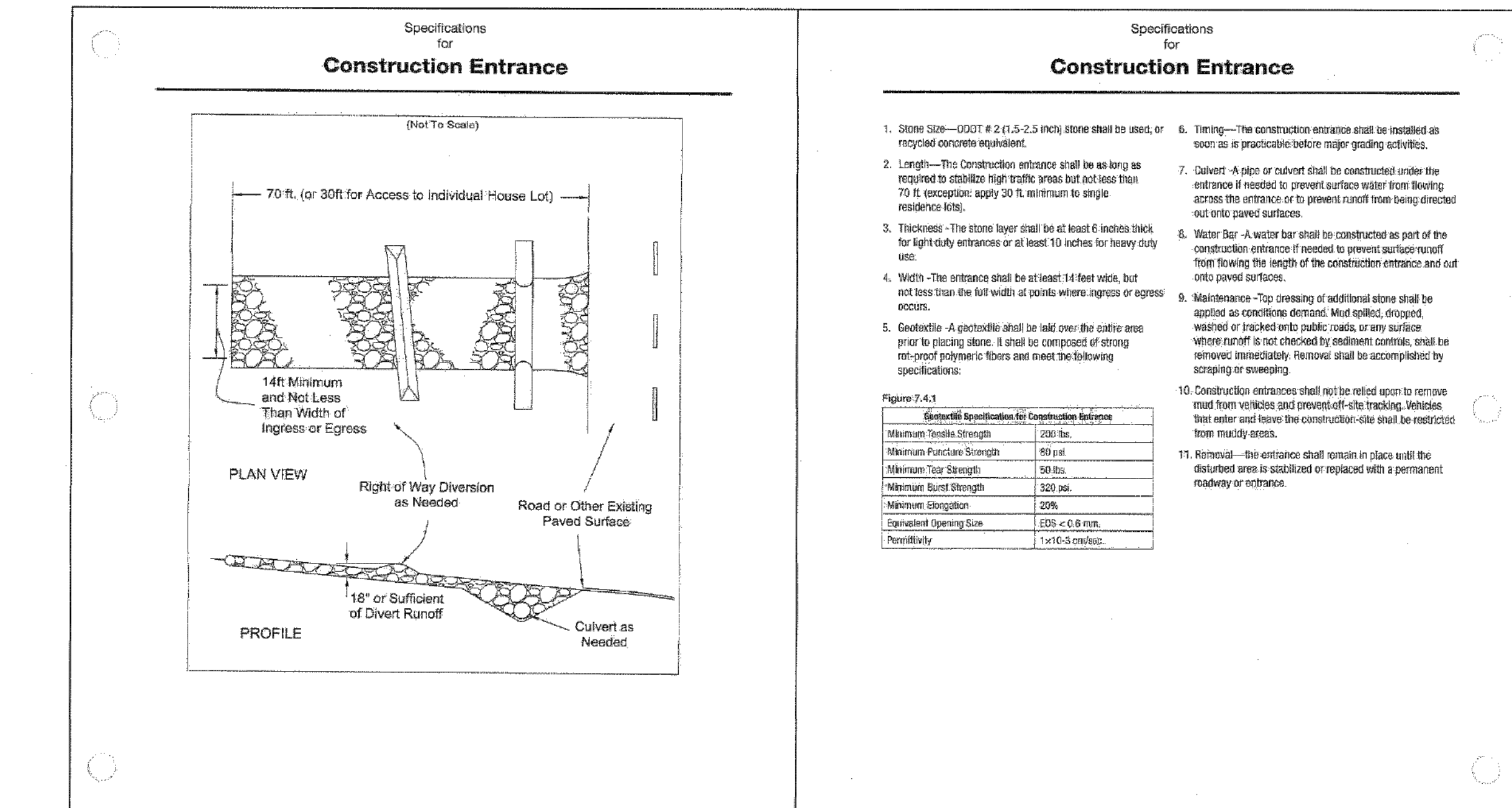
INFORMATION OBTAINED FROM THE 2006 EDITION OF THE STATE OF OHIO'S "RAINWATER AND LAND DEVELOPMENT MANUAL".

REV. No.	DATE	BY	DESCRIPTION
1	10/01/08	JAB/TEB	Tree and Natural Area Preservation

CITY OF NORTH RIDGEVILLE, OHIO
DEPARTMENT OF ENGINEERING

TREE AND NATURAL
AREA PRESERVATION

SCALE: NOT TO SCALE
DATE: 10/01/08
DRAWN BY: JAB/TEB
SWP-26



INFORMATION OBTAINED FROM THE 2006 EDITION OF THE STATE OF OHIO'S "RAINWATER AND LAND DEVELOPMENT MANUAL".

REV. No.	DATE	BY	DESCRIPTION
1	10/01/08	JAB/TEB	Construction Entrance

CITY OF NORTH RIDGEVILLE, OHIO
DEPARTMENT OF ENGINEERING

CONSTRUCTION
ENTRANCE

SCALE: NOT TO SCALE
DATE: 10/01/08
DRAWN BY: JAB/TEB
SWP-27

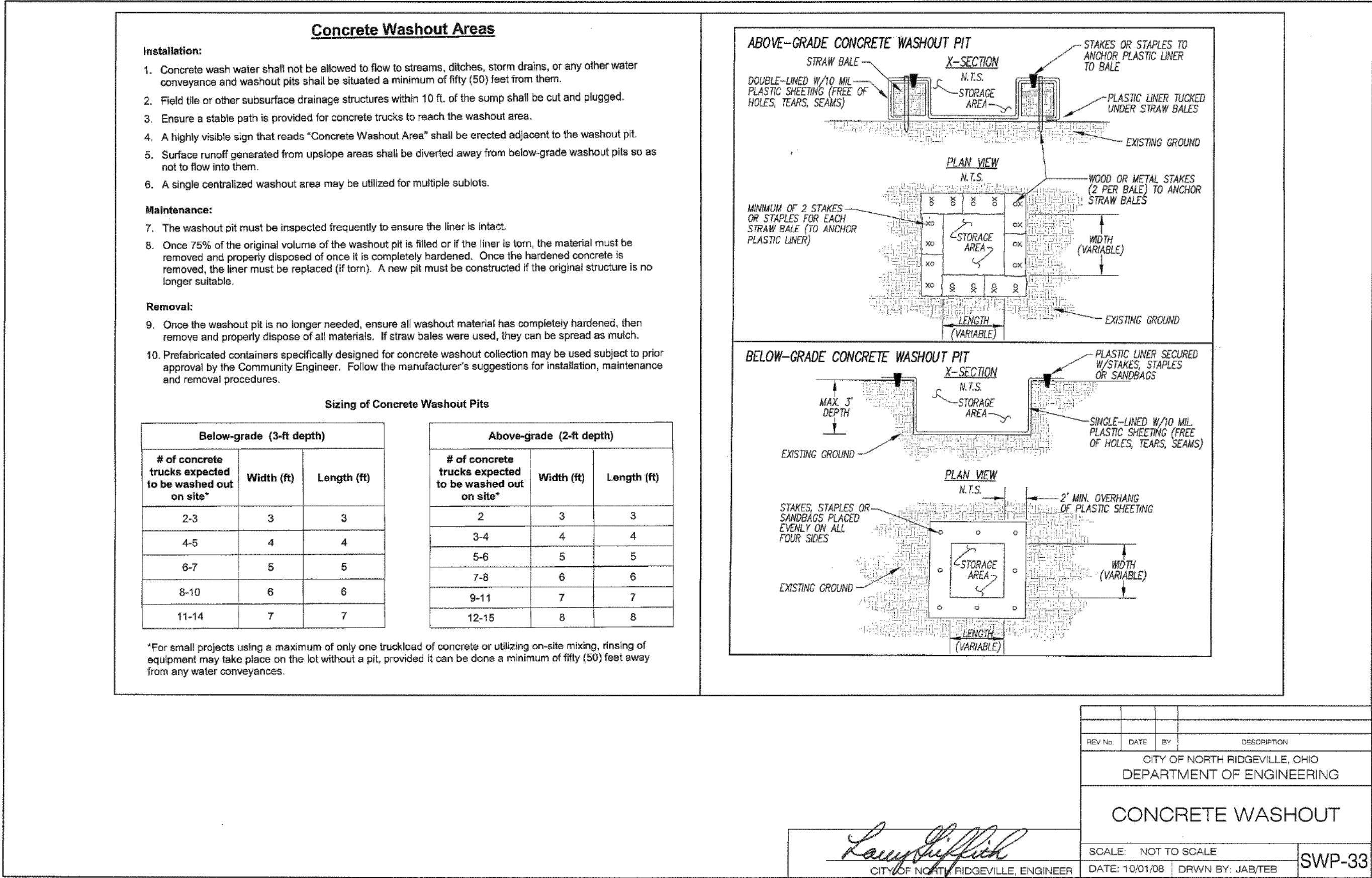
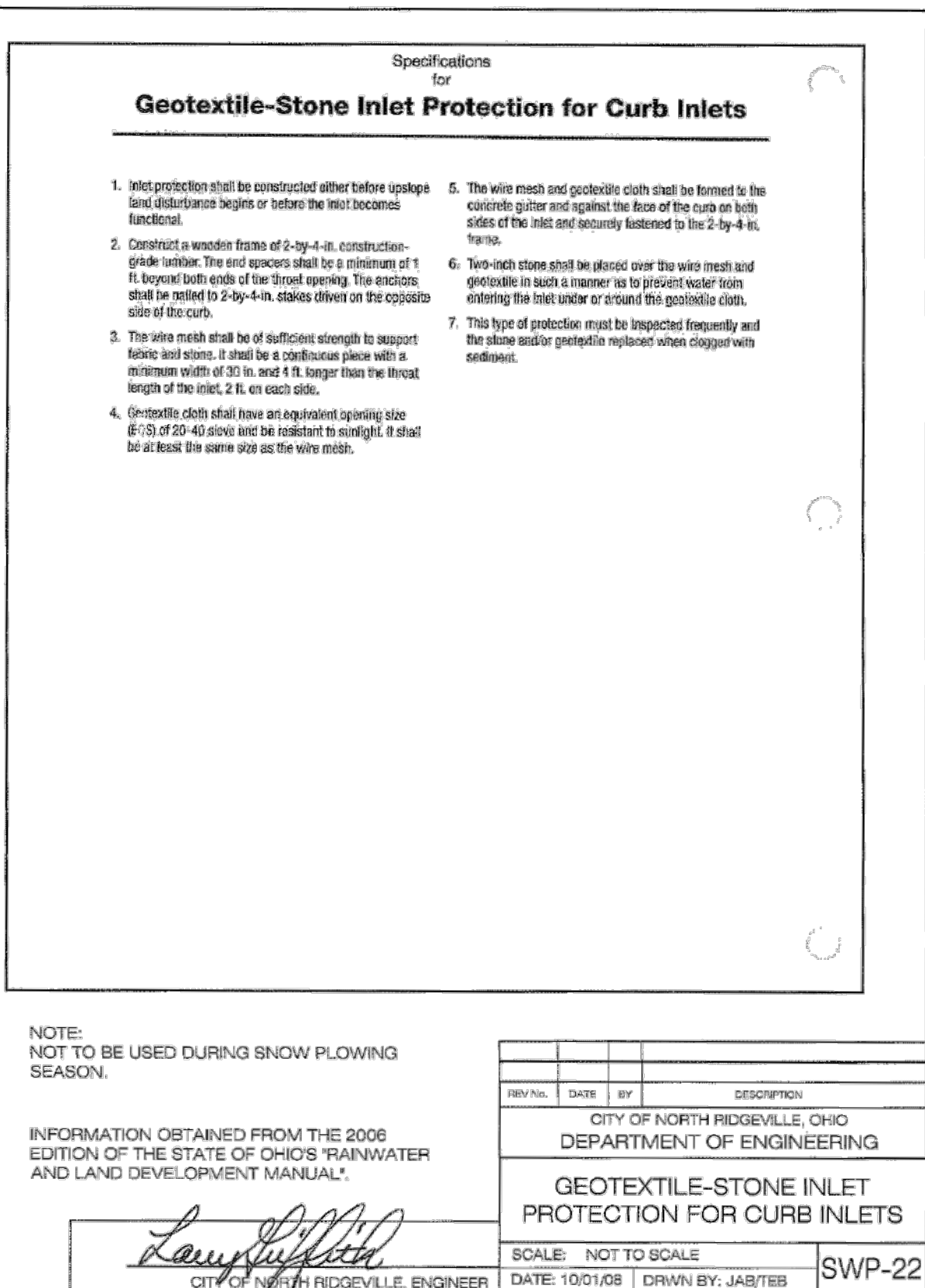
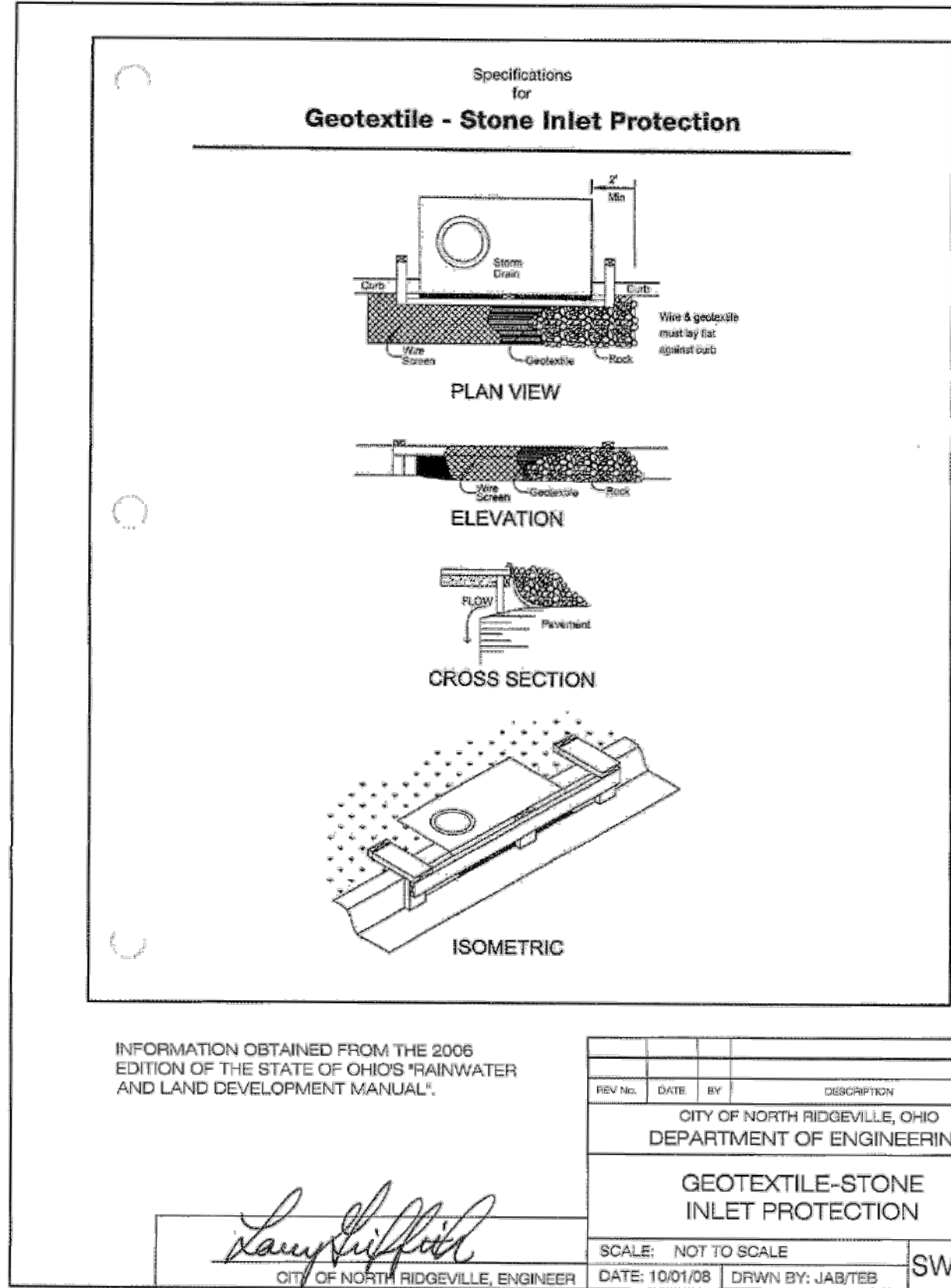
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CITY OF NORTH RIDGEVILLE
PARKS DEPARTMENT
ROOT ROAD PARK PAVEMENT
& SITE IMPROVEMENTS
CONSTRUCTION STORM WATER POLLUTION
PREVENTION NOTES & DETAILS
8949 ROOT ROAD, NORTH RIDGEVILLE, OHIO 44080

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RAF JOB No: 3128-23

SHEET: **C5.4**



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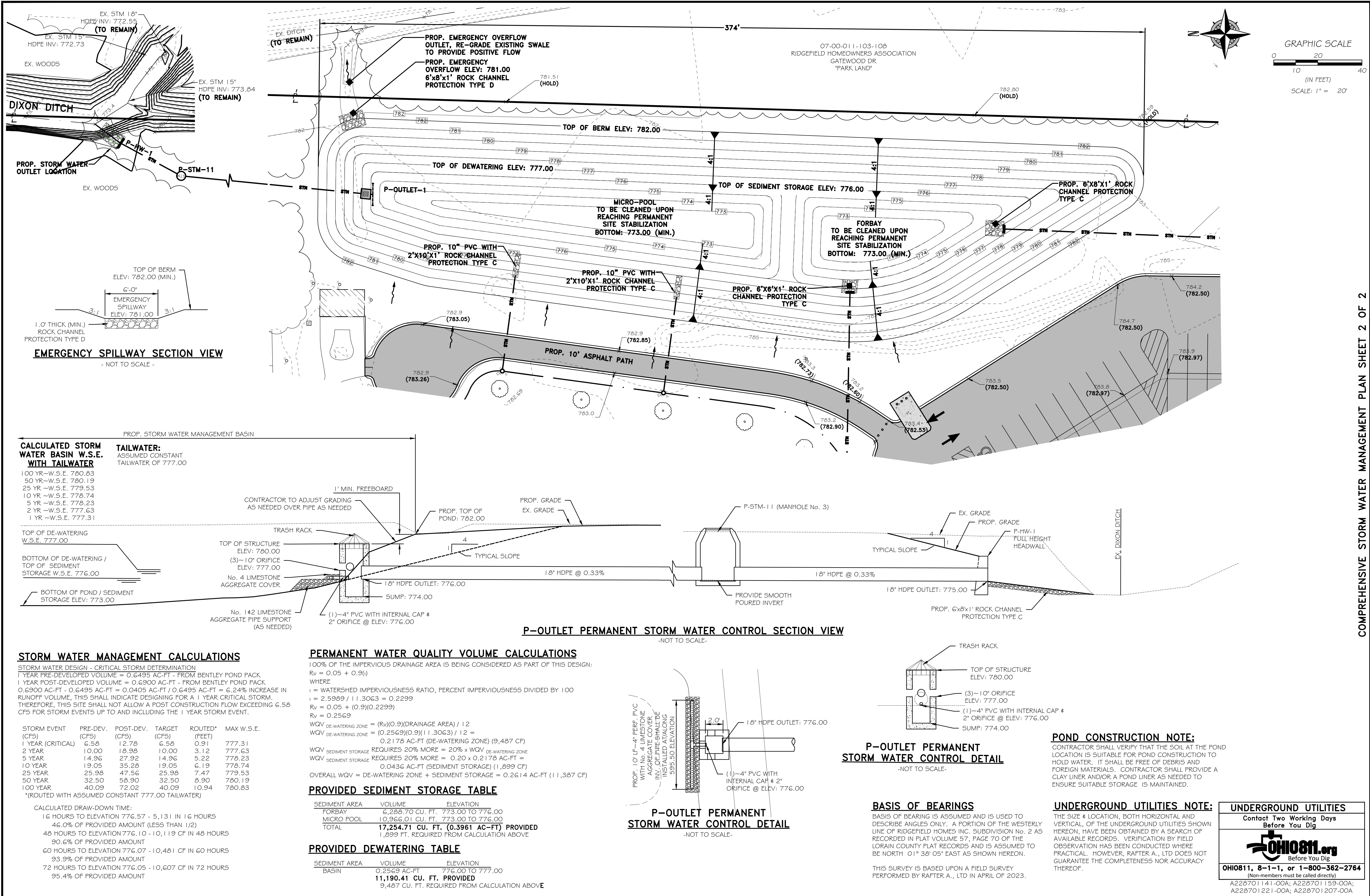
CITY OF NORTH RIDGEVILLE
PARKS DEPARTMENT
ROOT ROAD PARK PAVEMENT
& SITE IMPROVEMENTS
CONSTRUCTION STORM WATER POLLUTION
PREVENTION NOTES & DETAILS
8949 ROOT ROAD, NORTH RIDGEVILLE, OHIO 44090

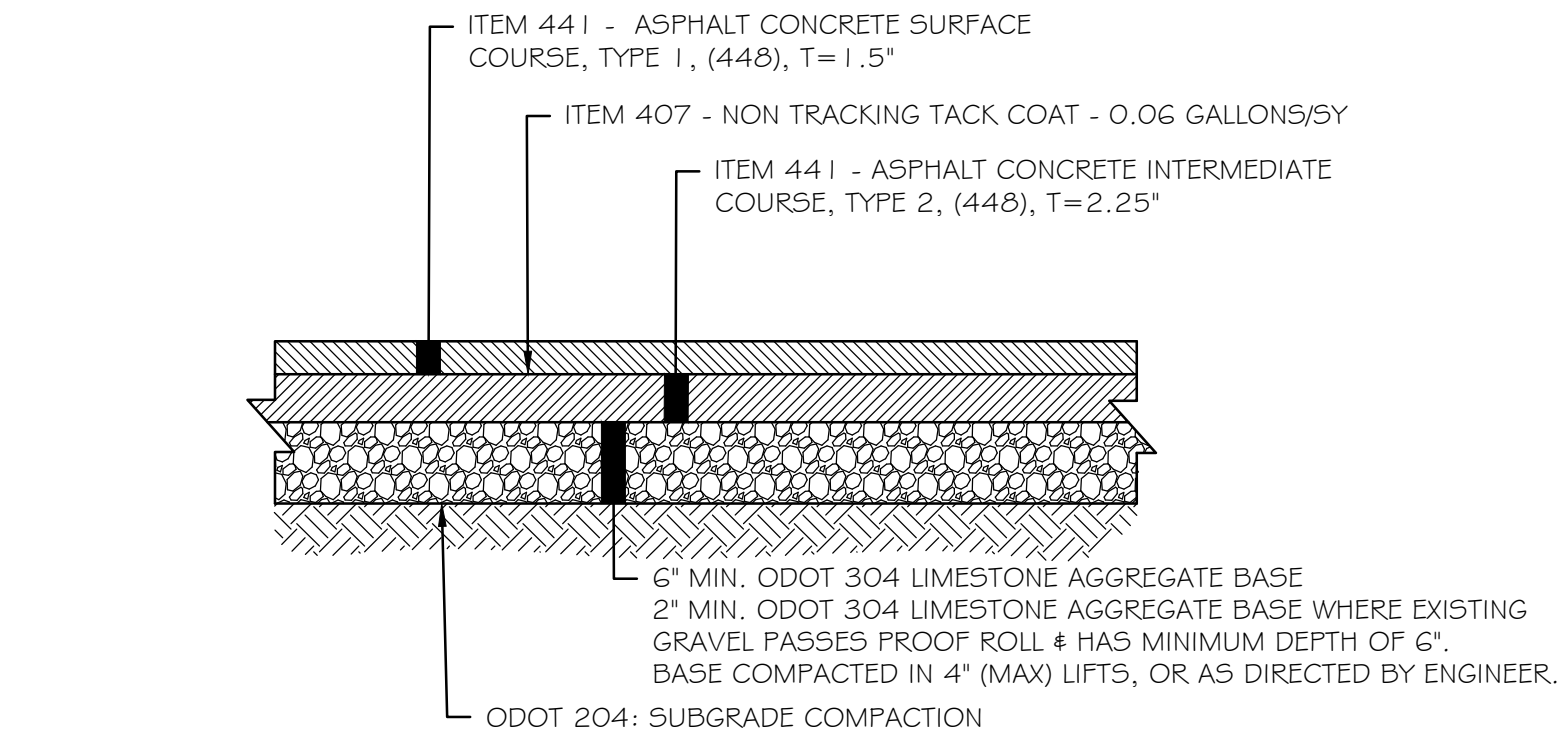
DRAWN BY: BDA
CHECKED BY: RAF
RAF JOB No: 3128-23

SHEET: **C5.5**

[illegible]

STORM WATER POLLUTION PREVENTION	
CITY OF NORTH RIDGEVILLE PARKS DEPARTMENT ROOT ROAD PARK PAVEMENT & SITE IMPROVEMENTS CONSTRUCTION STORM WATER POLLUTION PREVENTION NOTES & DETAILS 8949 ROOT ROAD, NORTH RIDGEVILLE, OHIO 44090	CITY OF NORTH RIDGEVILLE PARKS & RECREATION DEPARTMENT 7327 AVON BELDEN ROAD NORTH RIDGEVILLE, OHIO 44039  42653 Oberlin 440-707-4010

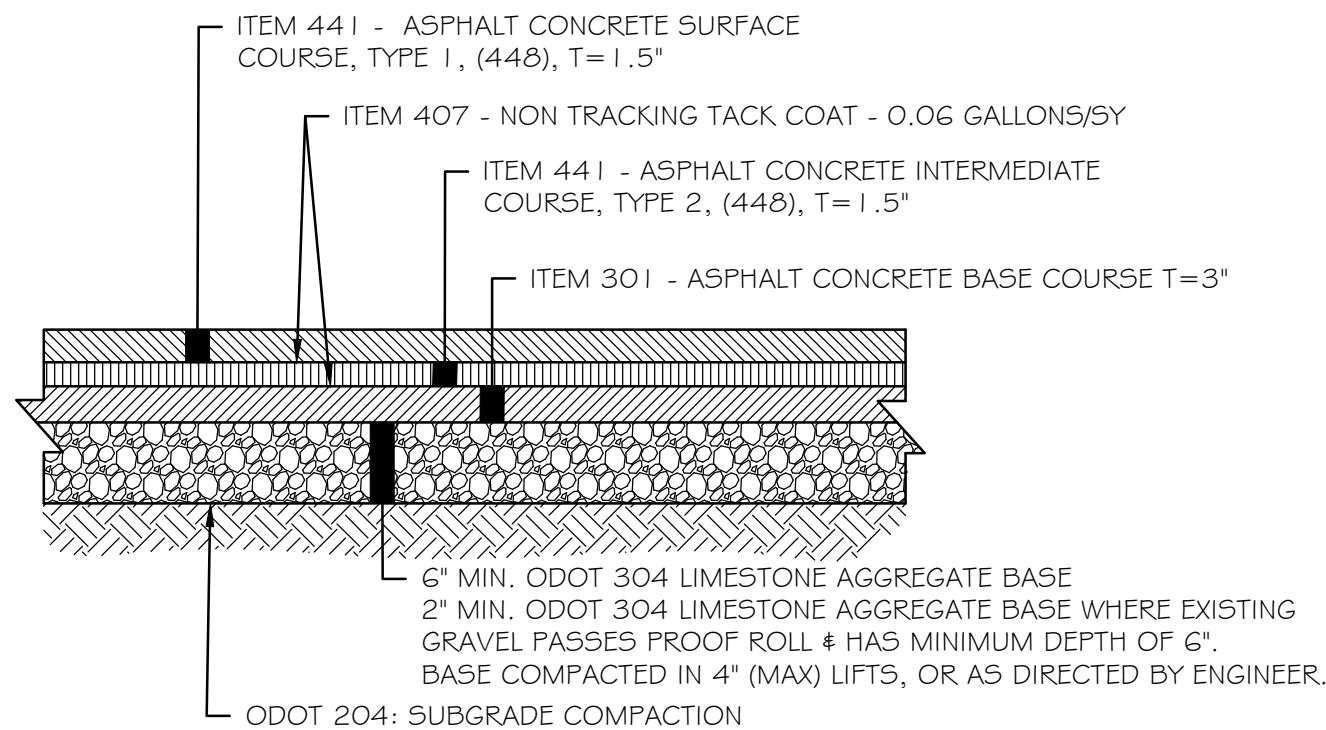




PROPOSED STANDARD DUTY FULL DEPTH ASPHALT SECTION

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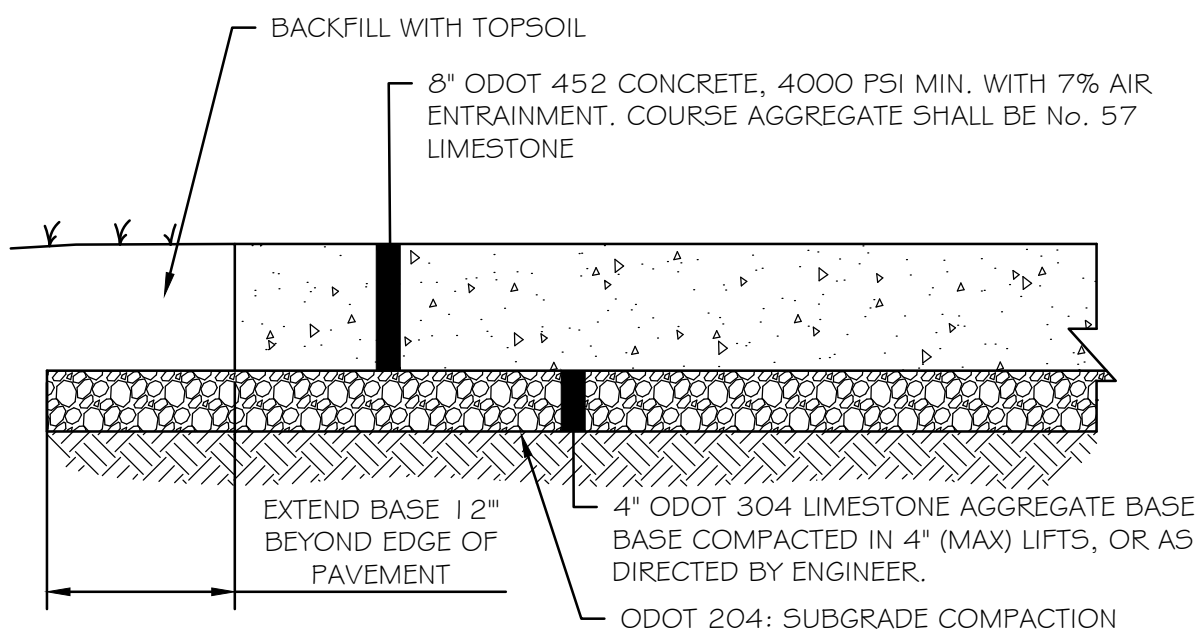
- CONTRACTOR SHALL PROOF ROLL SUBGRADE PRIOR TO PLACING STONE
- PROOF ROLL SHALL BE OBSERVED BY CITY APPROVED REPRESENTATIVE
- RECYCLED 304 LIMESTONE SHALL NOT BE PERMITTED



PROPOSED HEAVY DUTY FULL DEPTH ASPHALT SECTION

- NOT TO SCALE -

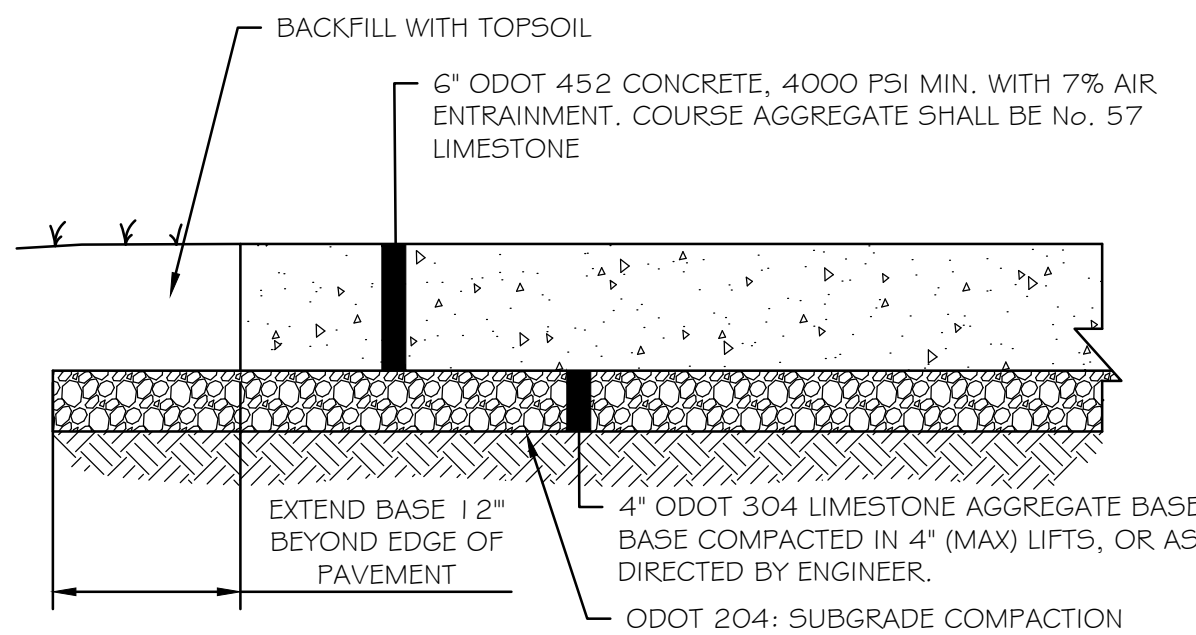
- CONTRACTOR SHALL PROOF ROLL SUBGRADE PRIOR TO PLACING STONE
- PROOF ROLL SHALL BE OBSERVED BY CITY APPROVED REPRESENTATIVE
- RECYCLED 304 LIMESTONE SHALL NOT BE PERMITTED



PROPOSED CONCRETE SECTION DRIVE APRON

- NOT TO SCALE -

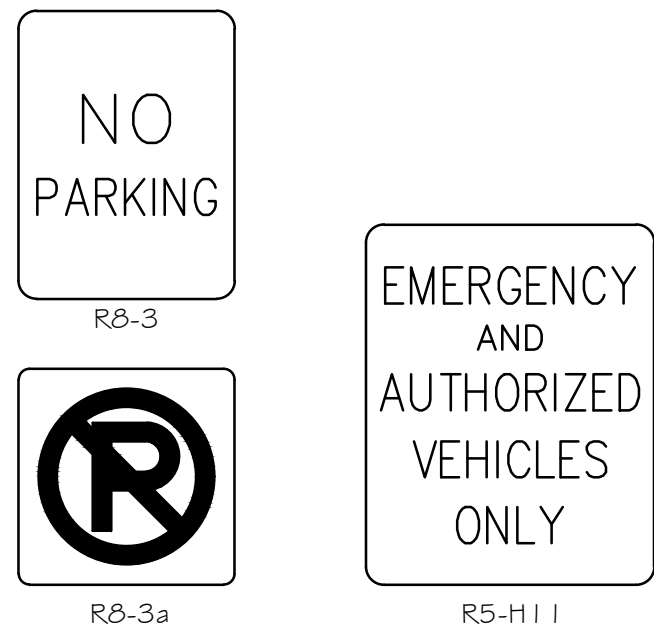
OR AS APPROVED BY GEOTECHNICAL ENGINEER



PROPOSED CONCRETE SECTION DUMPSTER PAD

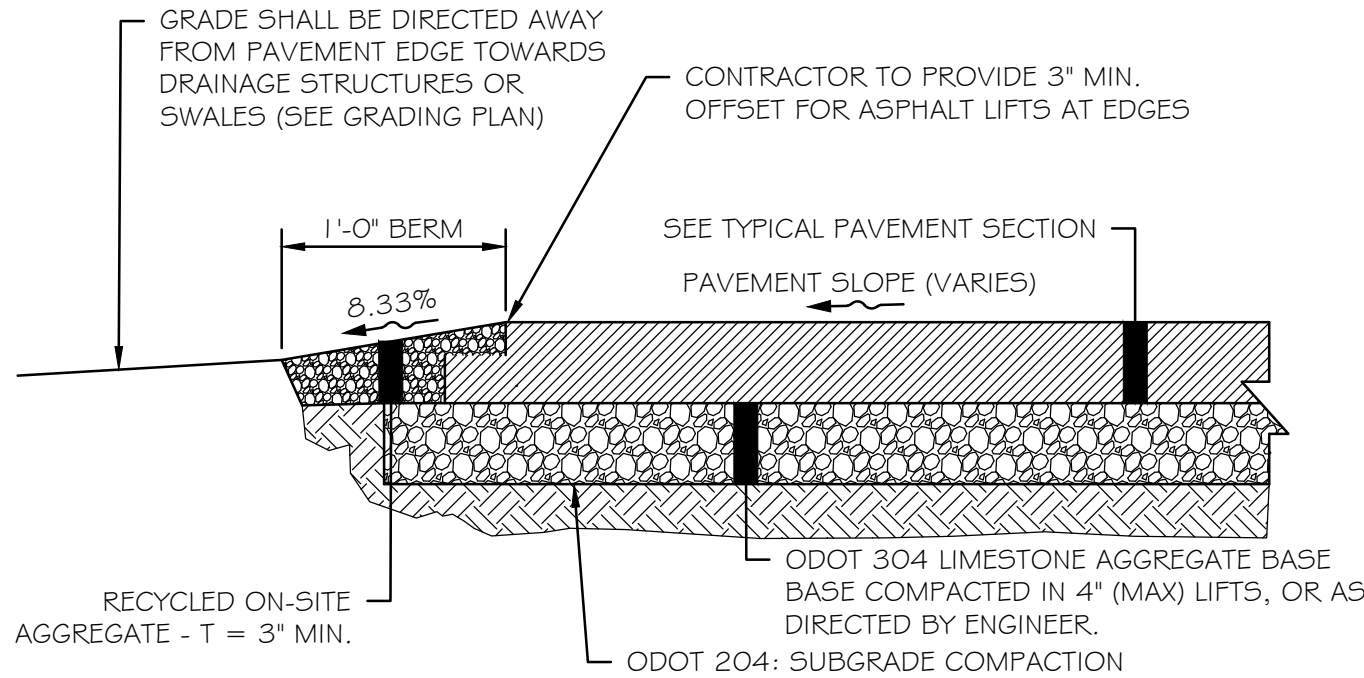
- NOT TO SCALE -

OR AS APPROVED BY GEOTECHNICAL ENGINEER



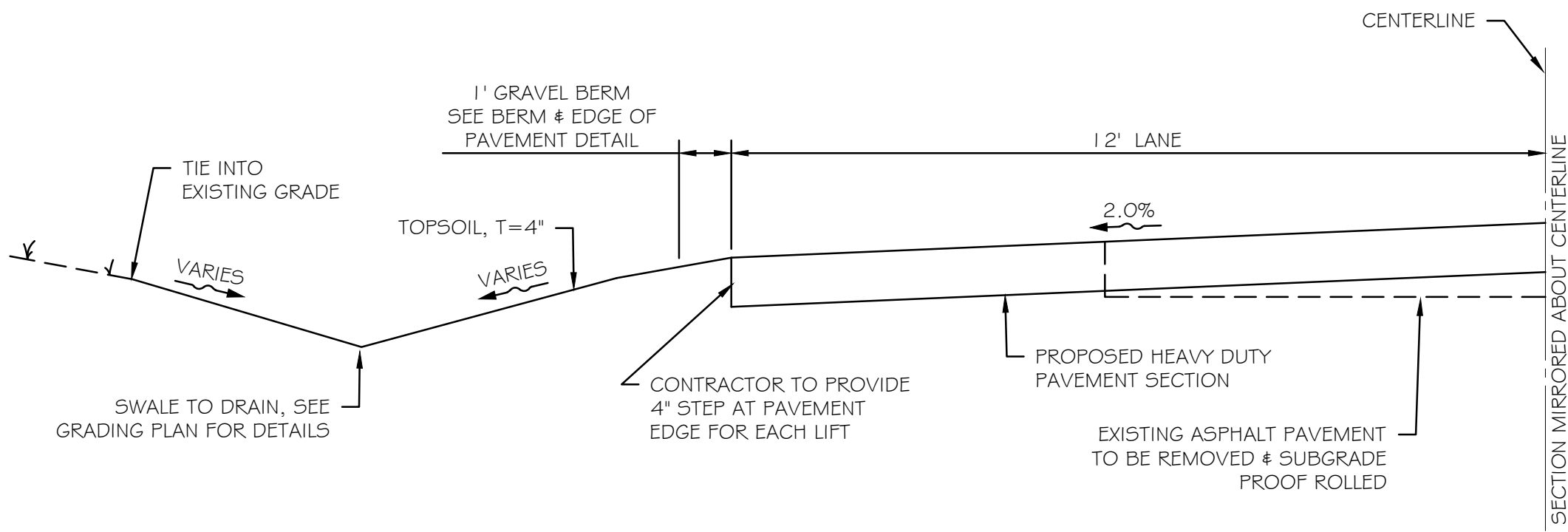
SIGN DETAILS & TYPES

- NOT TO SCALE -



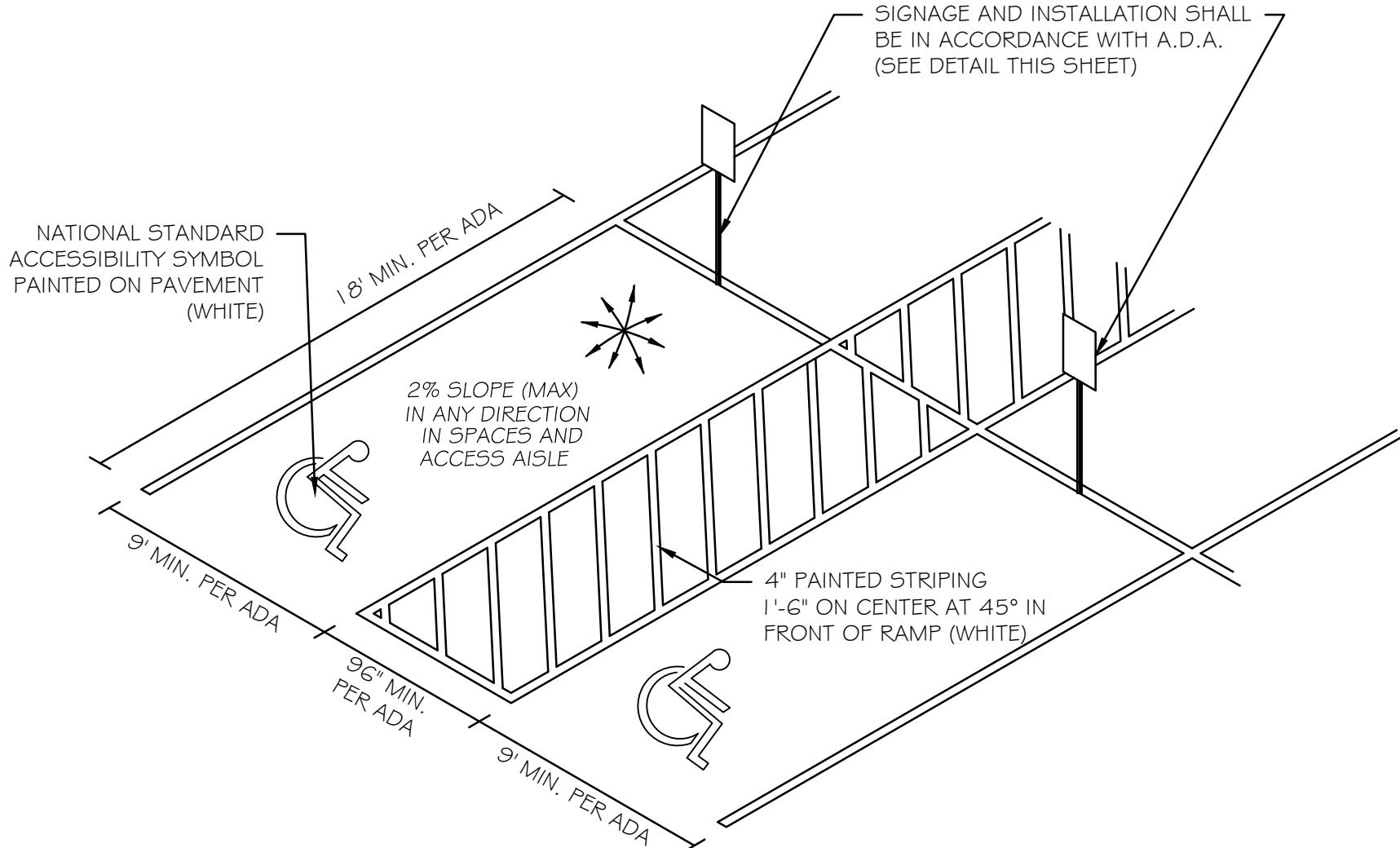
PROPOSED BERM & EDGE OF PAVEMENT DETAIL

- NOT TO SCALE -



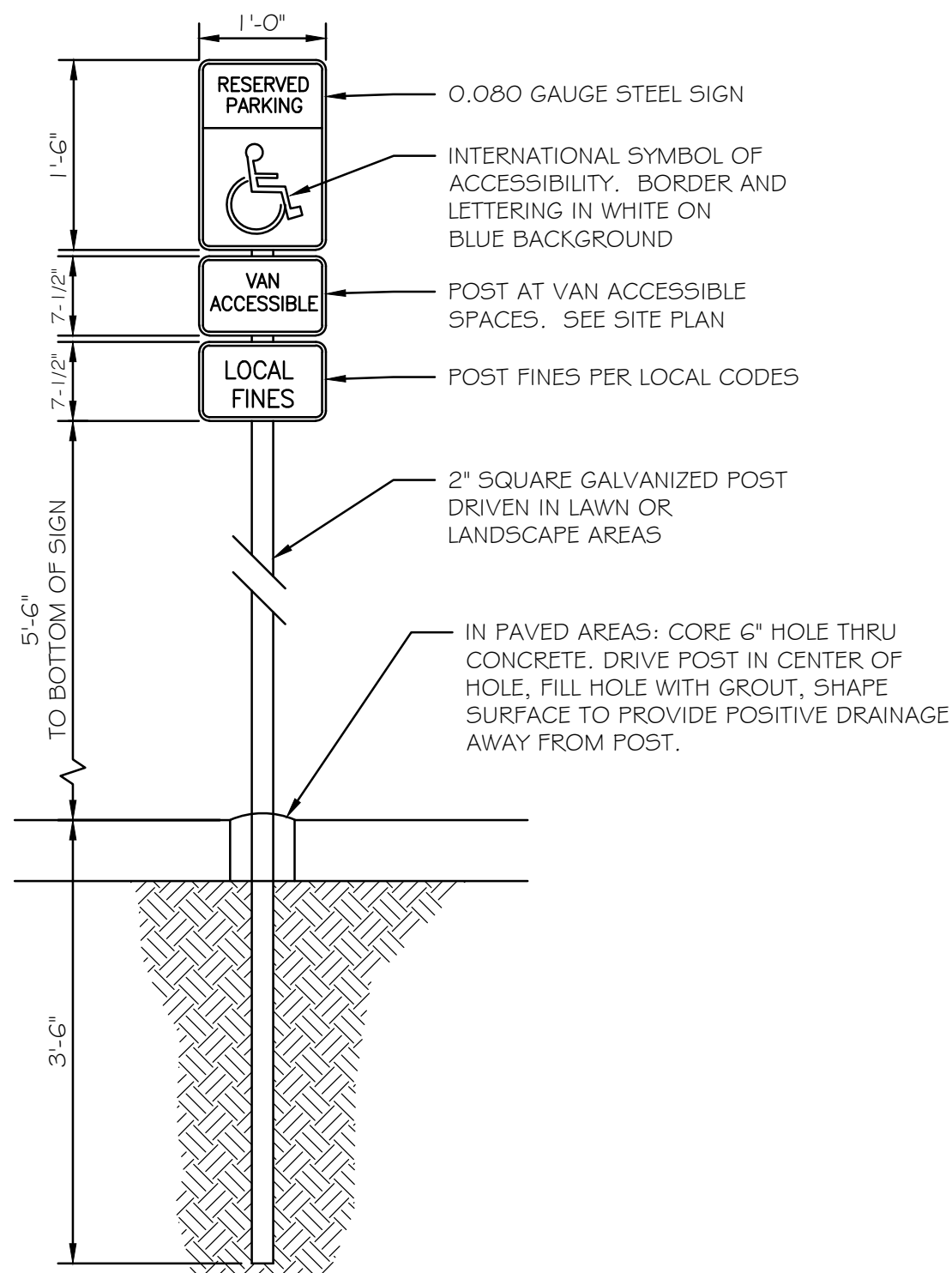
PROPOSED ENTRANCE DRIVE TYPICAL SECTION

- NOT TO SCALE -



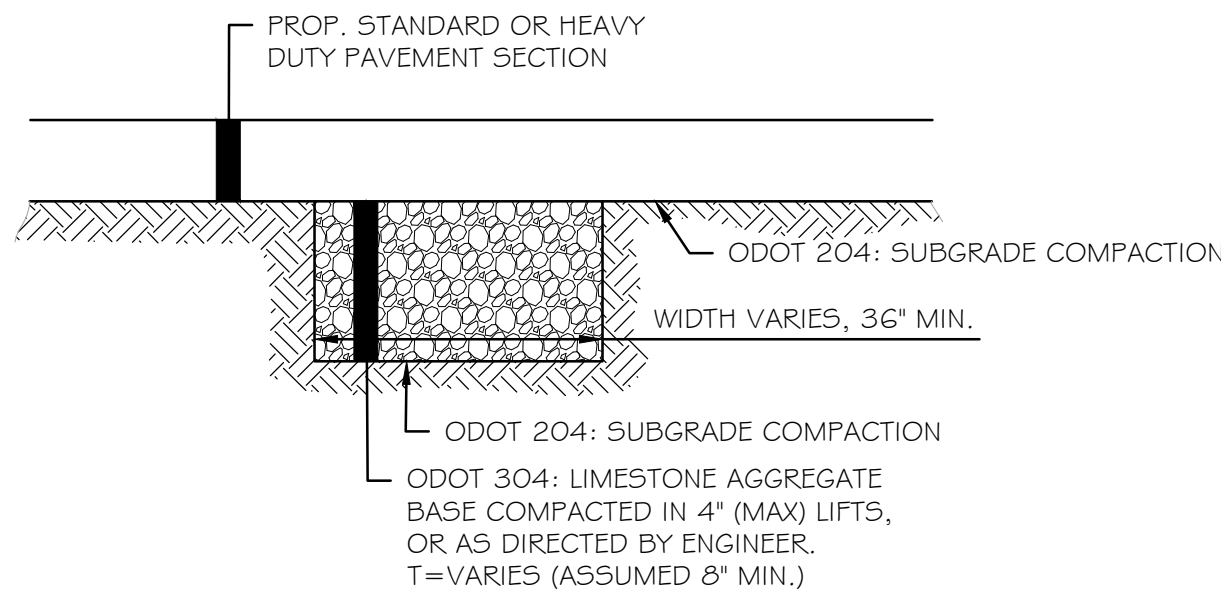
ACCESSIBLE PARKING DETAIL

- NOT TO SCALE -



HANDICAP PARKING SIGN POST DETAIL

- NOT TO SCALE -



UNDERCUT SUBGRADE DETAIL

- NOT TO SCALE -

- AREAS THAT DO NOT PASS PROOF ROLL AND ARE DETERMINED TO BE UNSUITABLE BY GEOTECHNICAL ENGINEER
- RECYCLED 304 LIMESTONE SHALL NOT BE PERMITTED

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4	MGP	06-26-2025	REVISED PAVEMENT SECTION DETAILS

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PARKS DEPARTMENT
ROOT ROAD PARK PAVEMENT
& SITE IMPROVEMENTS

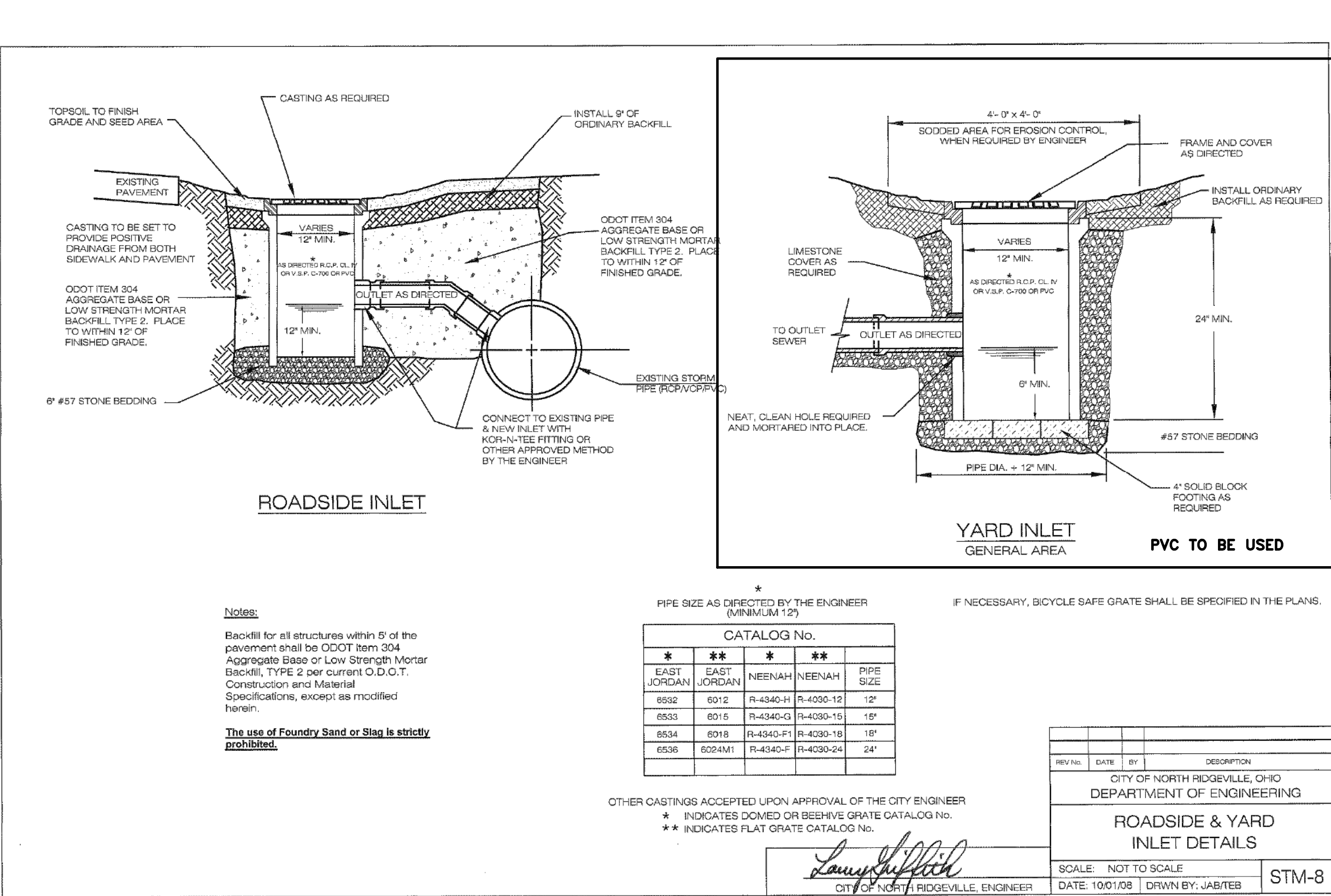
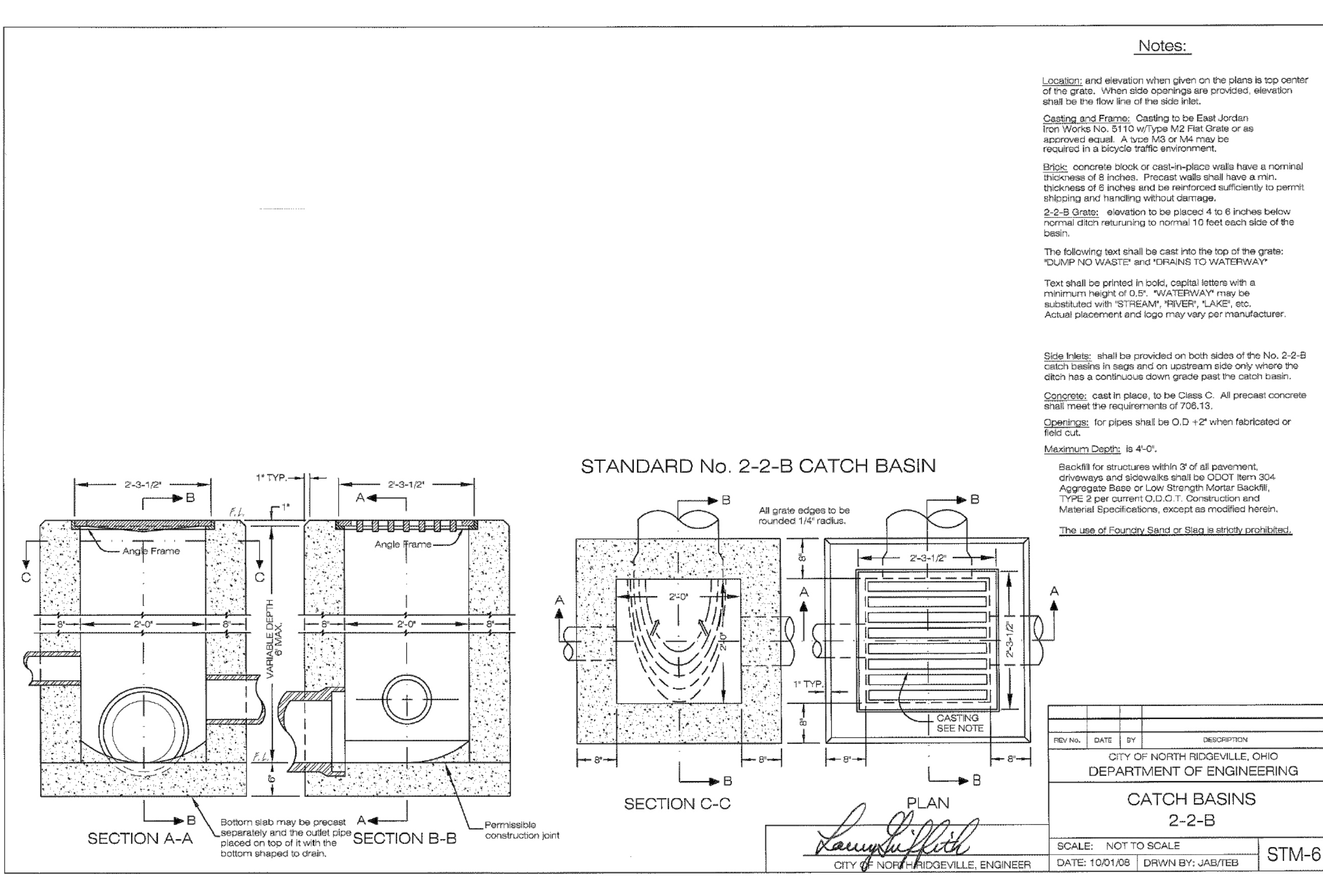
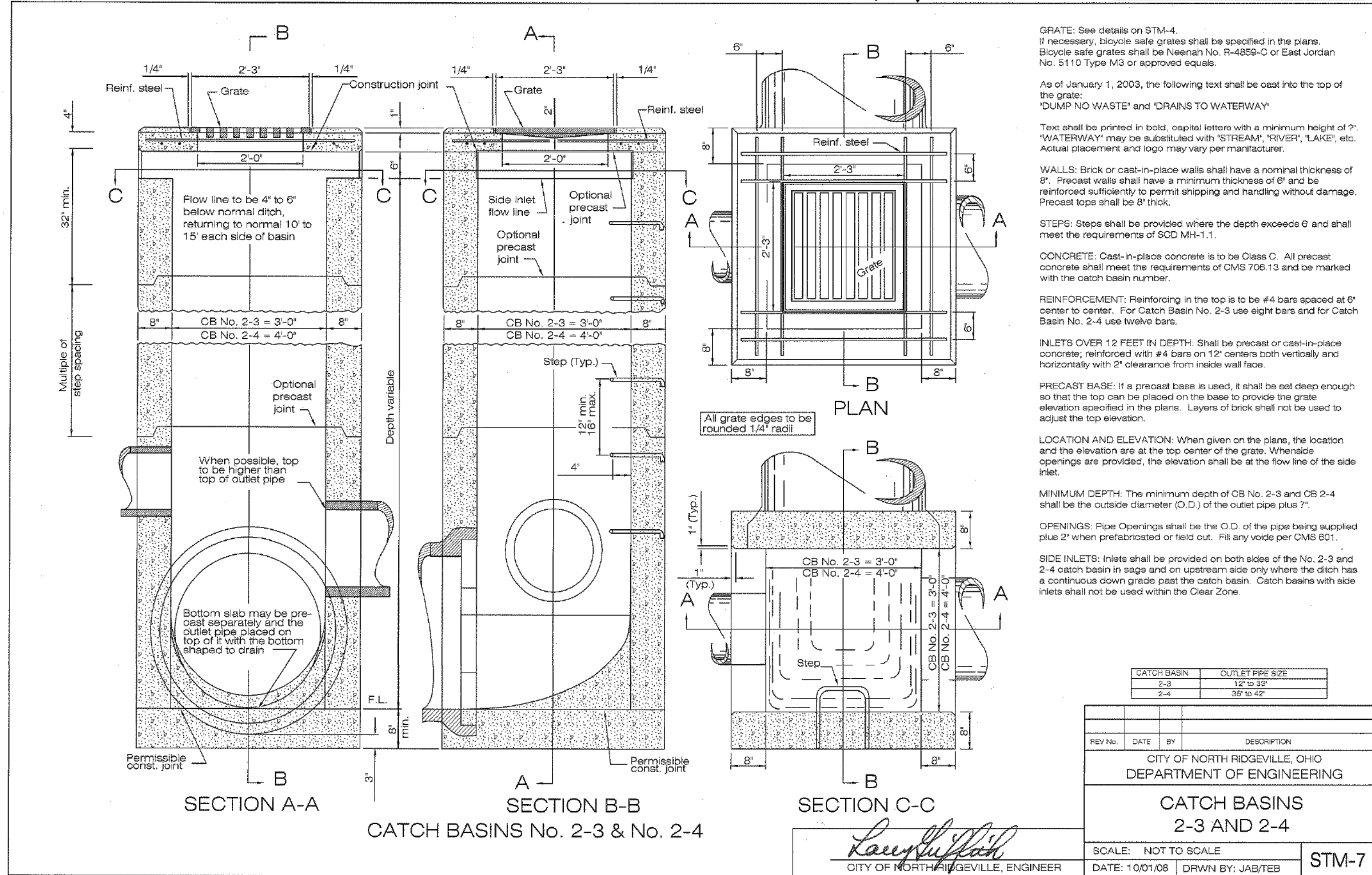
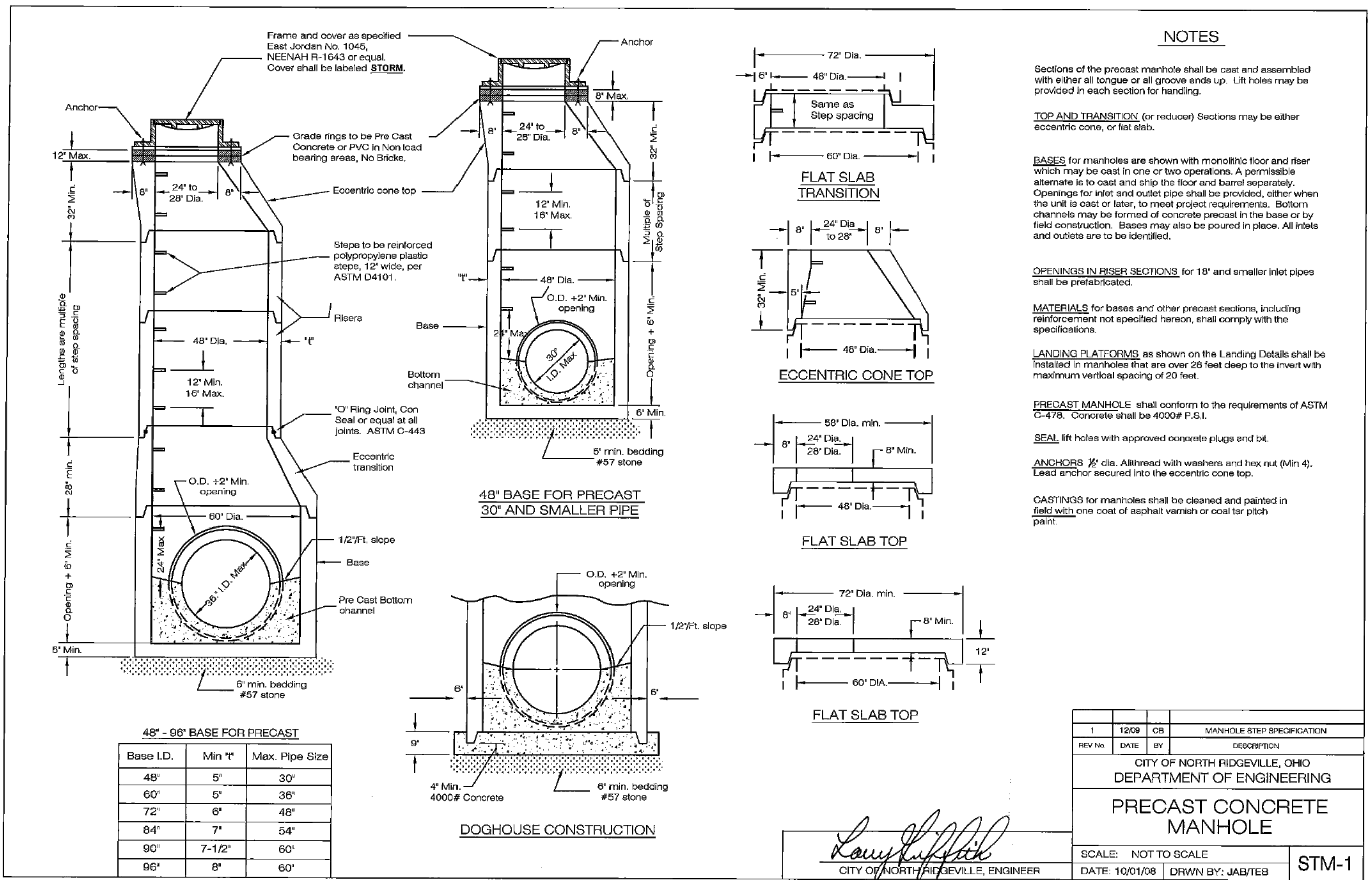
MISCELLANEOUS DETAILS

DRAWN BY: BDA
CHECKED BY: RAF
RAF JOB No: 3128-23

SHEET: C7.0

8949 ROOT ROAD, NORTH RIDGEVILLE, OHIO 44090

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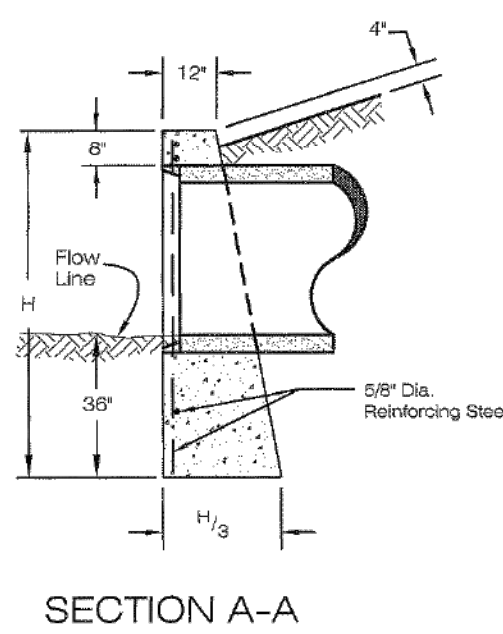
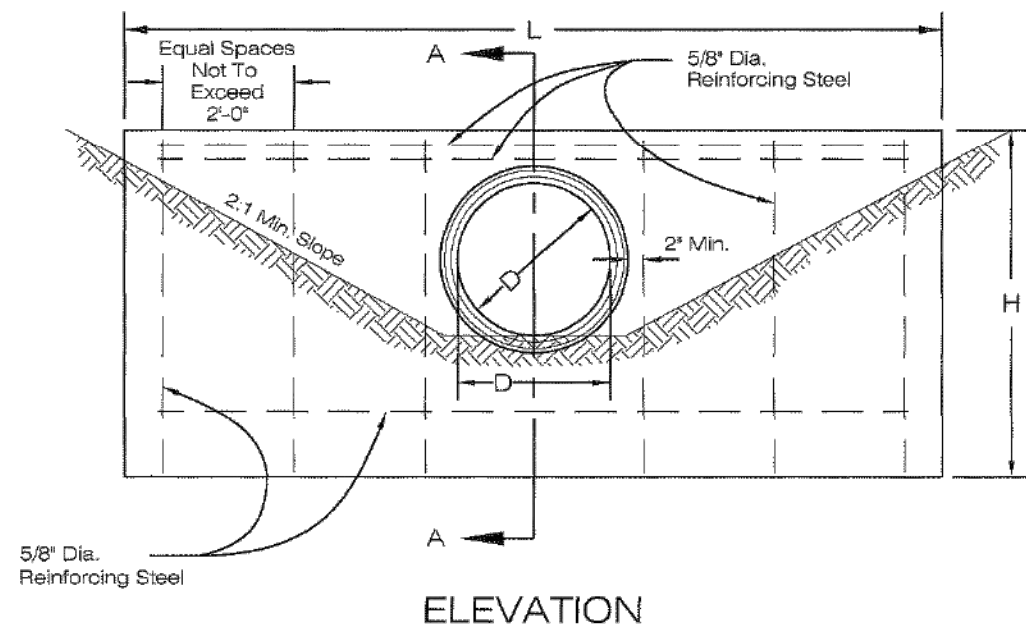
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MISCELLANEOUS DETAILS
8949 ROOT ROAD, NORTH RIDGEVILLE, OHIO 44090

DRAWN BY: BDA
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RAF JOB NO: 3128-23

SHEET: C7.1



DIMENSIONS			QUANTITIES ONE HEADWALL	
DIAMETER	H	L	CONCRETE CU. YDS.	REINFORCING STEEL LBS.
15"	5'-2"	7'-0"	1.7	41
16"	5'-5"	8'-4"	2.2	57
21"	5'-8"	9'-8"	2.8	62
24"	5'-11"	11'-0"	3.3	69
30"	6'-5"	13'-8"	4.7	92
36"	7'-0"	16'-4"	6.5	105

NOTES

No. 1 headwall, where required, will be provided for nonsewered outfalls having a diameter or rise of 36" or less.

Concrete shall be class "C".

Reinforcing steel bars shall be 5/8" round.

Dimension and quantities are shown for circular sections only. It will be necessary to determine dimensions for the No. 1 headwall required for other pipe shapes in accordance with the equations listed on this drawing.

Full height headwalls are required for all pipes.

Chamfer all exposed corners 3/4" of an inch.

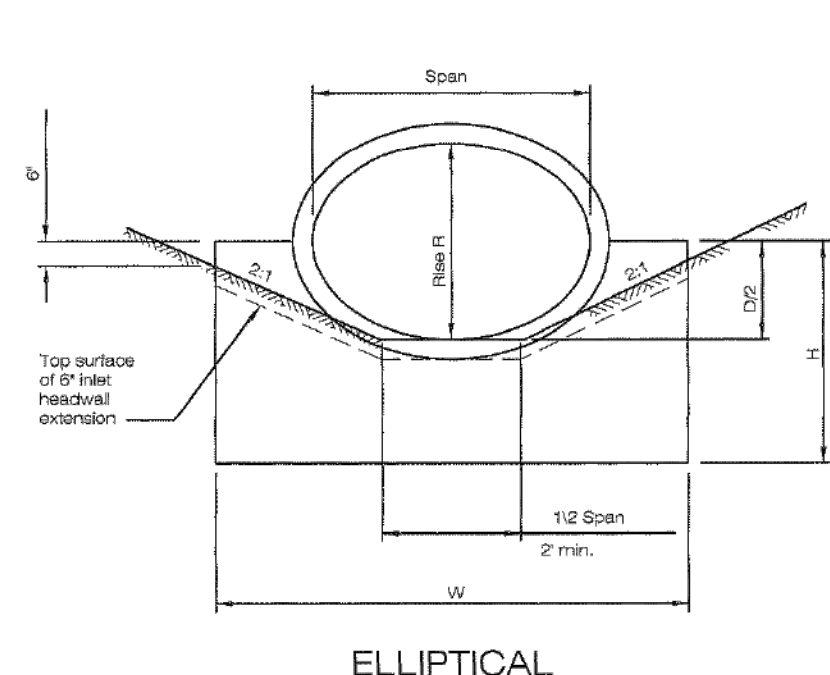
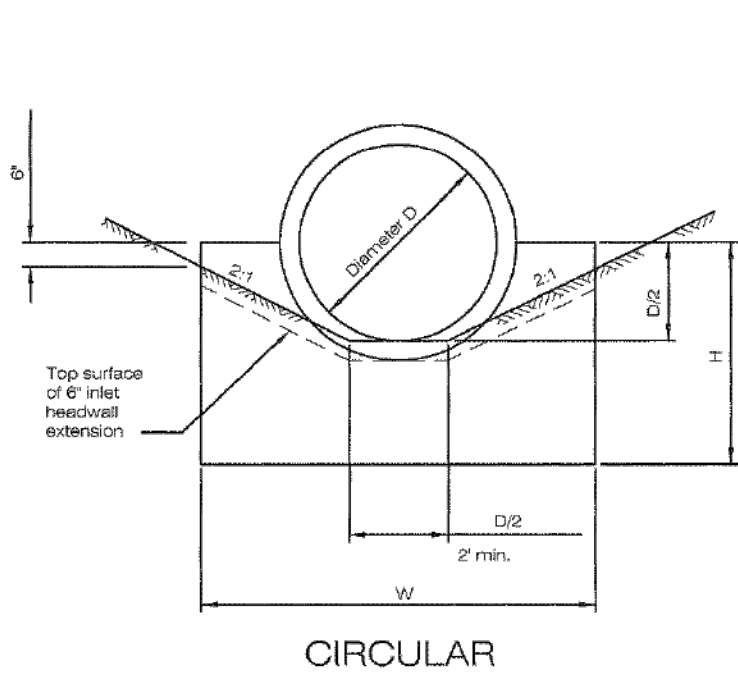
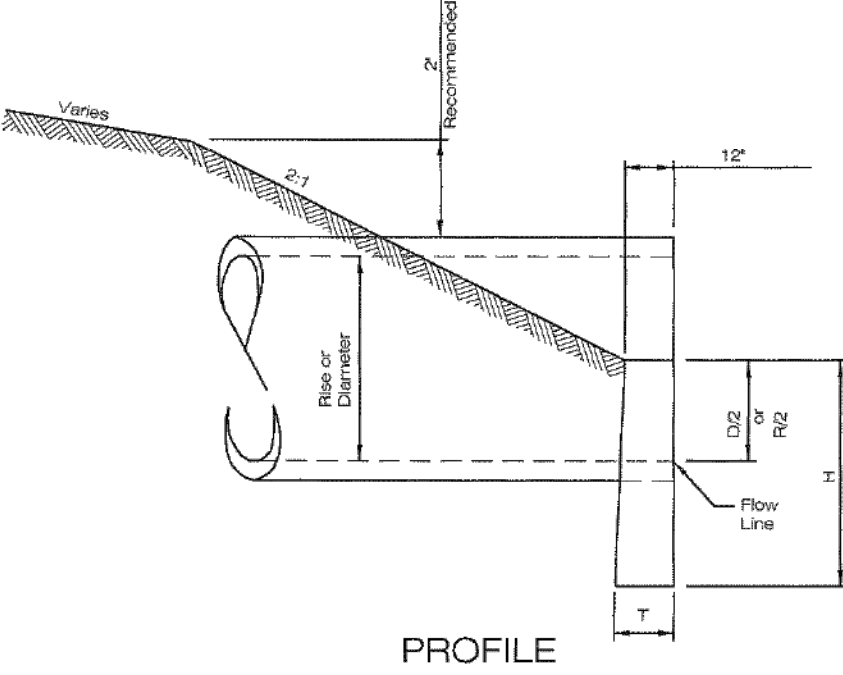
Foundation: Where the soil borings indicate a bearing capacity of less than 2500 pounds per square foot, it will be necessary to increase the width of the base.

For headwall outlet protection, see STM-13.

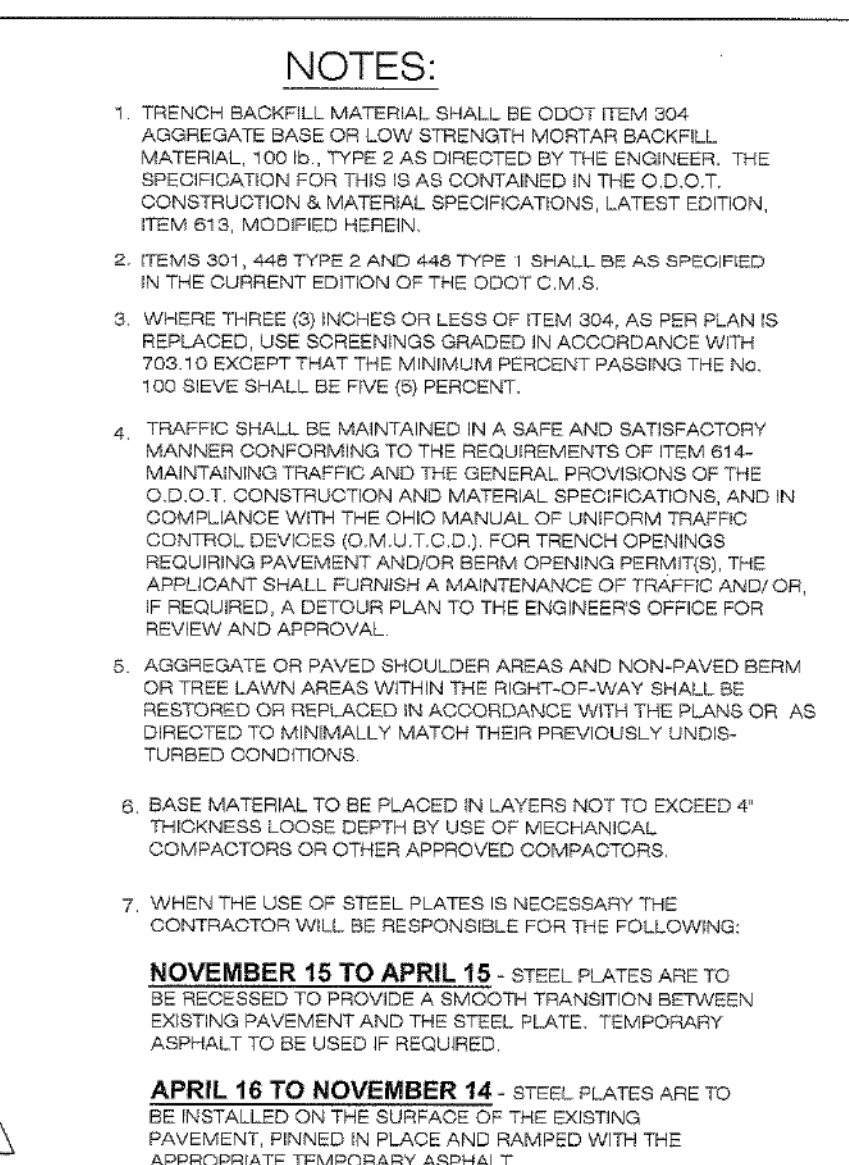
All cast in place headwalls shall have a cement wash.

Laury Sullivan
CITY OF NORTH RIDGEVILLE, ENGINEER

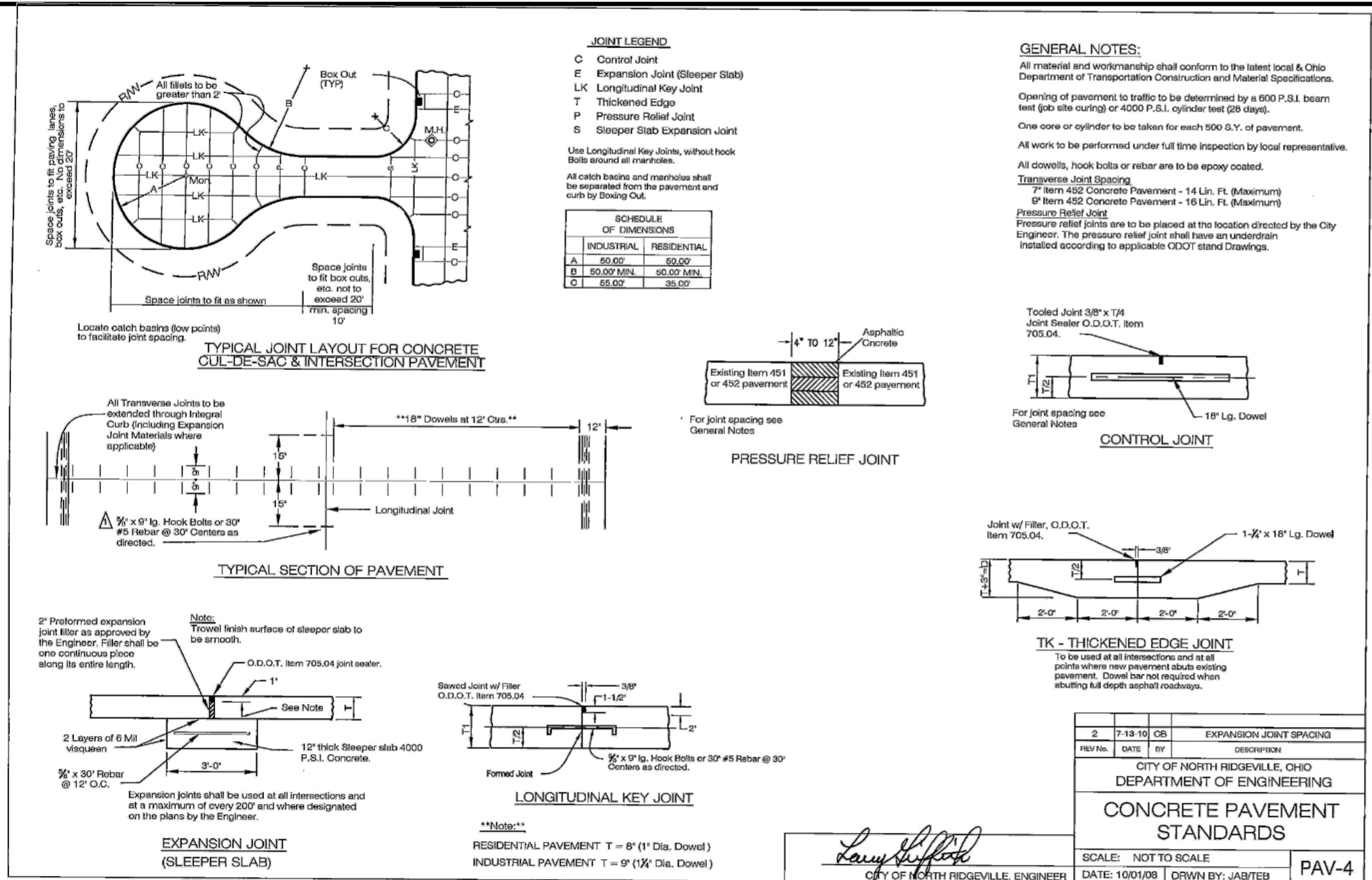
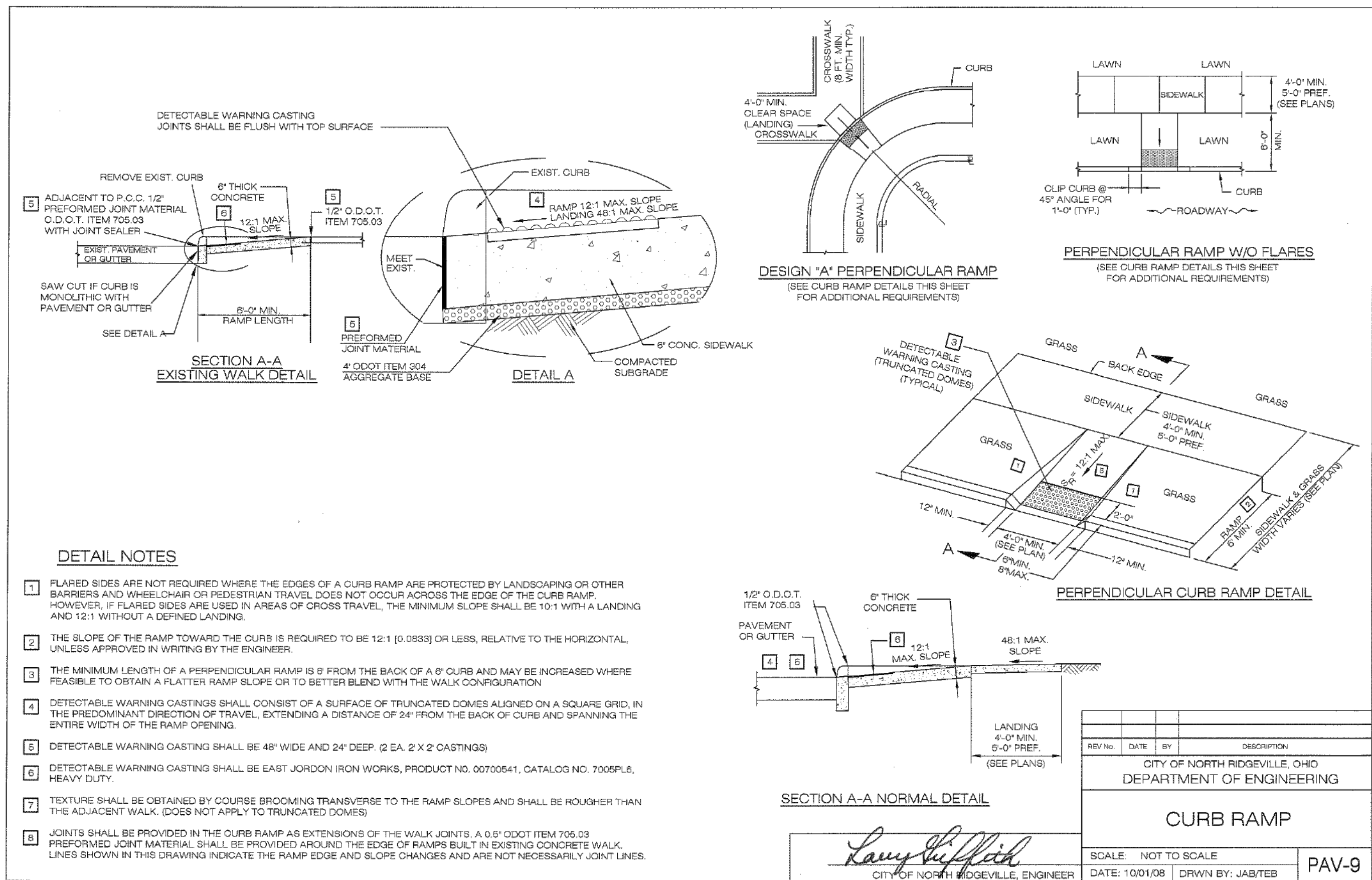
REV. NO.	DATE	BY	DESCRIPTION
1	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
2	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
3	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
4	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
5	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
6	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
7	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
8	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
9	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
10	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
11	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
12	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
13	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
14	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
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26	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
27	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
28	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
29	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
30	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
31	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
32	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
33	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
34	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
35	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
36	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
37	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
38	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
39	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
40	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
41	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
42	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
43	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
44	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
45	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
46	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
47	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
48	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
49	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
50	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
51	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
52	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
53	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
54	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
55	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
56	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
57	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
58	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
59	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
60	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
61	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
62	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
63	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
64	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
65	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
66	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
67	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
68	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
69	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
70	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
71	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
72	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
73	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
74	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
75	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
76	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
77	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
78	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
79	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
80	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
81	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
82	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
83	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
84	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
85	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
86	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
87	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
88	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
89	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
90	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
91	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
92	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
93	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
94	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
95	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
96	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
97	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
98	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
99	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL
100	10/01/08	JAB/TEB	STANDARD No. 1 HEADWALL



C.I.P. HEADWALL FOR CONCRETE PIPE											
CIRCULAR						ELLIPTICAL					
D	W	H	T	Conc. cu. yds.	Span	D	W	H	T	Conc. cu. yds.	Span
12"	2'-0"	3'-0"	12"	0.20	23"	14"	3'-0"	3'-2"	12"	0.26	23"
16"	2'-0"	3'-0"	12"	0.25	30"	18"	3'-0"	3'-4"	12"	0.35	30"
18"	2'-0"	3'-0"	12"	0.31	34"	22"	3'-0"	3'-6"	12"	0.44	34"
21"	3'-0"	3'-0"	12"	0.37	39"	24"	3'-0"	3'-8"	12"	0.53	39"
24"	3'-0"	3'-0"	12"	0.43	45"	27"	3'-0"	3'-10"	12"	0.62	45"
27"	4'-0"	3'-0"	12"	0.49	48"	30"	3'-0"	3'-12"	12"	0.71	48"
30"	4'-0"	3'-0"	12"	0.55	54"	34"	3'-0"	4'-0"	12"	0.80	54"
36"	4'-0"	3'-0"	12"	0.62	60"	38"	3'-0"	4'-2"	12"	0.89	60"
39"	4'-0"	3'-0"	12"	0.68	66"	42"	3'-0"	4'-4"	12"	1.01	66"
42"	4'-0"	3'-0"	12"	0.74	72"	46"	3'-0"	4'-6"	12"	1.13	72"
48"	4'-0"	3'-0"	12"	0.81	81"	51"	3'-0"	4'-8"	12"	1.26	81"
54"	4'-0"	3'-0"	12"	0.88	90"	56"	3'-0"	4'-10"	12"	1.39	90"
60"	4'-0"	3'-0"	12"	0.95	99"	61"	3'-0"	4'-12"	12"	1.52	99"
66"	4'-0"	3'-0"	12"	1.02	108"	66"	3'-0"	5'-0"	12"	1.65	108"
72"	4'-0"	3'-0"	12"	1.09	117"	71"	3'-0"	5'-2"	12"	1.78	117"
78"	4'-0"	3'-0"	12"	1.16	126"	76"	3'-0"	5'-4"	12"	1.91	126"
84"	4'-0"	3'-0"	12"	1.23	135"	81"	3'-0"	5'-6"	12"	2.04	135"
90"	4'-0"	3'-0"	12"	1.30	144"	86"	3'-0"	5'-8"	12"	2.17	144"
96"	4'-0"	3'-0"	12"	1.37	153"	91"	3'-0"	5'-10"	12"	2.30	153"
102"	4'-0"	3'-0"	12"	1.44	162"	96"	3'-0"	5'-12"	12"	2.43	162"
108"	4'-0"	3'-0"	12"	1.51	171"	101"	3'-0"	6'-0"	12"	2.56	171"
114"	4'-0"	3'-0"	12"	1.58	180"	106"	3'-0"	6'-2"	12"	2.69	180"
120"	4'-0"	3'-0"	12"	1.65	189"	111"	3'-0"	6'-4"	12"	2.82	189"
126"	4'-0"	3'-0"	12"	1.72	198"	116"	3'-0"	6'-6"	12"	2.95	198"
132"	4'-0"	3'-0"	12"	1.79	207"	121"	3'-0"	6'-8"	12"	3.08	207"
138"	4'-0"	3'-0"	12"	1.86	216"	126"	3'-0"	6'-10"	12"	3.21	216"
144"	4'-0"	3'-0"	12"	1.93	225"	131"	3'-0"	6'-12"	12"	3.34	225"
150"	4'-0"	3'-0"	12"	2.00	234"	136"	3'-0"	7'-0"	12"	3.47	234"
156"	4'-0"	3'-0"	12"	2.07	243"	141"	3'-0"	7'-2"	12"	3.60	243"
162"	4'-0"	3'-0"	12"	2.14	252"	146"	3'-0"	7'-4"	12"	3.73	252"
168"	4'-0"	3'-0"	12"	2.21	261"	151"	3'-0"	7'-6"	12"	3.86	261"
174"	4'-0"	3'-0"	12"	2.28	270"	156"	3'-0"	7'-8"	12"	3.99	270"
180"	4'-0"	3'-0"	12"	2.35	279"	161"	3'-0"	7'-10"	12"	4.12	279"
186"	4'-0"	3'-0"	12"	2.42	288"	166"	3'-0"	7'-12"	12"	4.25	288"
192"	4'-0"	3'-0"	12"	2.49	297"	171"	3'-0"	8'-0"	12"	4.38	297"
198"	4'-0"	3'-0"	12"	2.56	306"	176"	3'-0"	8'-2"	12"	4.51	306"
204"	4'-0"	3'-0"	12"	2.63	315"	181"	3'-0"	8'-4"	12"	4.64	315"
210"	4'-0"	3'-0"	12"	2.70	324"	186"	3'-0"	8'-6"	12"	4.77	324"
216"	4'-0"	3'-0"	12"	2.77	333"	191"	3'-0"	8'-8"	12"	4.90	333"
222"	4'-0"	3'-0"	12"	2.84	342"	196"	3'-0"	8'-10"	12"	5.03	342"
228"	4'-0"	3'-0"	12"	2.91	351"	201"	3'-0"	8'-12"	12"	5.16	351"
234"	4'-0"	3'-0"	12"	2.98	360"	206"	3'-0"	9'-0"	12"	5.29	360"
240"	4'-0"	3'-0"	12"	3.05	369"	211"	3'-0"	9'-2"	12"	5.42	369"
246"	4'-0"	3'-0"	12"	3.12	378"	216"	3'-0"	9'-4"	12"	5.55	378"
252"	4'-0"	3'-0"	12"	3.19	387"	221"	3'-0"	9'-6"	12"	5.68	387"
258"	4'-0"	3'-0"	12"	3.26	396"	226"	3'-0"	9'-8"	12"	5.81	396"
264"	4'-0"	3'-0"	12"	3.33	405"	231"	3'-0"	9'-10"	12"	5.94	405"
270"	4'-0"	3'-0"	12"	3.40	414"	236"	3'-0"	9'-12"	12"	6.07	414"
276"	4'-0"	3'-0"	12"	3.47	423"	241"	3'-0"	10'-0"	12"	6.20	423"
282"	4'-0"	3'-0"	12"	3.54	432"	246"	3'-0"	10'-2"	12"	6.33	432"
288"	4'-0"	3'-0"	12"	3.61	441"	251"	3'-0"	10'-4"	12"	6.46	441"
294"	4'-0"	3'-0"	12"	3.68	450"	256"	3'-0"	10'-6"	12"	6.59	450"
300"	4'-0"	3'-0"	12"	3.75	459"	261"	3'-0"	10'-8"	12"	6.72	459"
306"	4'-0"	3'-0"	12"	3.82	468"	266"	3'-0"	10'-10"	12"	6.85	468"
312"	4'-0"	3'-0"	12"	3.89	477"	271"	3'-0"	10'-12"	12"	6.98	477"
318"	4'-0"	3'-0"	12"	3.96	486"	276"	3'-0"	11'-0"	12"	7.11	486"
324"	4'-0"	3'-0"	12"	4.03	495"	281"	3'-0"	11'-2"	12"	7.24	495"
330"	4'-0"	3'-0"	12"	4.10	504"	286"	3'-0"	11'-4"	12"	7.37	504"
336"	4'-0"	3'-0"	12"	4.17	513"	291"	3'-0"	11'-6"	12"	7.50	513"
342"	4'-0"	3'-0"	12"	4.24	522"	296"	3'-0"	11'-8"	12"	7.63	522"
348"	4'-0"	3'-0"	12"	4.31	531"	301"	3'-0"	11'-10"	12"	7.76	531"
354"	4'-0"	3'-0"	12"	4.38	540"	306"	3'-0"	11'-12"	12"	7.89	540"
360"	4'-0"	3'-0"	12"	4.45	549"	311"	3'-0"	12'-0"	12"	8.02	549"
366"	4'-0"	3'-0"	12"	4.52	558"	316"	3'-0"	12'-2"	12"	8.15	558"
372"	4'-0"	3'-0"	12"	4.59	567"	321"	3'-0"	12'-4"	12"	8.28	567"
378"	4'-0"	3'-0"	12"	4.66	576"	326"	3'-0"	12'-6"	12"	8.41	576"
384"	4'-0"	3'-0"	12"	4.73	585"	331"	3'-0"	12'-8"	12"	8.54	585"
390"	4'-0"	3'-0"	12"	4.80	594"	336"	3'-0"	12'-10"	12"	8.67	594"
396"	4'-0"	3'-0"	12"	4.87	603"	341"	3'-0"	12'-12"	12"	8.80	603"
402"	4'-0"	3'-0"	12"	4.94	612"	346"	3'-0"	13'-0"	12"	8.93	612"
408"	4'-0"	3'-0"	12"	5.01	621"	351"	3'-0"	13'-2"	12"	9.06	621"
414"	4'-0"	3'-0"	12"	5.08	630"	356"	3'-0"	13'-4"	12"	9.19	630"
420"	4'-0"	3'-0"	12"	5.15	639"	361"	3'-0"	13'-6"	12"	9.32	639"
426"	4'-0"	3'-0"	12"	5.22	648"	366"	3'-0"	13'-8"	12"	9.45	648"
432"	4'-0"	3'-0"	12"	5.29	657"	371"	3'-0"	13'-10"	12"	9.58	657"
438"	4'-0"	3'-0"	12"	5.36	666"	376"	3'-0"	13'-12"	12"	9.71	666"
444"	4'-0"	3'-0"	12"	5.43	675"	381"	3'-0"	14'-0"	12"	9.84	675"
450"	4'-0"	3'-0"	12"	5.50	684"	386"	3'-0"	14'-2"	12"	9.97	684"
456"	4'-0"	3'-0"	12"	5.57	693"	391"	3'-0"	14'-4"	12"	10.10	693"
462"	4'-0"	3'-0"	12"	5.64	702"	396"	3'-0"	14'-6"	12"	10.23	702"
468"	4'-0"	3'-0"	12"	5.71	711"	401"	3'-0"	14'-8"	12"	10.36	711"
474"	4'-0"	3'-0"	12"	5.78	720"	406"	3'-0"	14'-10"	12"	10.49	720"
480"	4'-0"	3'-0"	12"	5.85	729"	411"	3'-0"	14'-12"	12"	10.62	729"
486"	4'-0"	3'-0"	12"	5.92	738"	416"	3'-0"	15'-0"	12"	10.75	738"
492"	4'-0"	3'-0"	12"	5.99	747"	421"	3'-0"	15'-2"	12"	10.88	747"
498"	4'-0"	3'-0"	12"	6.06	756"	426"	3'-0"	15'-4"	12"	11.01	756"
504"	4'-0"	3'-0"	12"	6.13	765"	431"	3'-0"	15'-6"	12"	11.14	765"
510"	4'-0"	3'-0"	12"	6.20	774"	436"	3'-0"	15'-8"	12"	11.27	774"
516"	4'-0"	3'-0"	12"	6.27	783"	441"	3'-0"	15'-10"	12"	11.40	783"
522"	4'-0"	3'-0"	12"	6.34	792"	446"	3'-0"	15'-12"	12"	11.53	792"
528"	4'-0"	3'-0"	12"	6.41	801"	451"	3'-0"	16'-0"	12"	11.66	801"
534"	4'-0"	3'-0"	12"	6.48	810"	456"	3'-0"	16'-2"	12"	11.79	810"
540"	4'-0"	3'-0"	12"	6.55	819"	461"	3'-0"	16'-4"	12"	11.92	819"
546"	4'-0"	3'-0"	12"	6.62	828"	466"	3'-0"	16'-6"	12"	12.05	828"
552"	4'-0"	3'-0"	12"	6.69	837"	471"	3'-0"	16'-8"	12"	12.18	837"
558"	4'-0"	3'-0"	12"	6.76	846"	476"	3'-0"	16'-10"	12"	12.31	846"
564"	4'-0"	3'-0"	12"	6.83	855"	481"	3'-0"	16'-12"	12"	12.44	855"
570"	4'-0"	3'-0"	12"	6.90	864"	486"	3'-0"	17'-0"	12"	12.57	864"
576"	4'-0"	3'-0"	12"	6.97	873"	491"	3'-0"	17'-2"	12"	12.70	873"
582"	4'-0"	3'-0"	12"	7.04	882"	496"	3'-0"	17'-4"	12"	12.83	882"
588"	4'-0"	3'-0"	12"	7.11	891"	501"	3'-0"	17'-6"	12"	12.96	891"
594"	4'-0"	3'-0"	12"	7.18	900"	506"	3'-0"	17'-8"	12"	13.09	900"
600"	4'-0"	3'-0"	12"	7.25	909"	511"	3'-0"	17'-10"	12"	13.22	909"
606"	4'-0"	3'-0"	12"	7.32	918"	516"	3'-0"	17'-12"	12"	13.35	918"
612"	4'-0"	3'-0"	12"	7.39	927"	521"	3'-0"	18'-0"	12"	13.48	927"
618"	4'-0"	3'-0"	12"	7.46	936"	526"	3'-0"	18'-2"	12"	13.61	936"
624"	4'-0"	3'-0"	12"	7.53	945"	531"	3'-0"	18'-4"	12"	13.74	945"
630"	4'-0"	3'-0"	12"	7.60	954"	536"	3'-0"	18'-6"	12"	13.87	954"
636"	4'-0"	3'-0"	12"	7.67	963"	541"	3'-0"	18'-8"	12"	14.00	963"
642"	4'-0"	3'-0"	12"	7.74	972"	546"	3'-0"	18'-10"	12"	14.13	972"
648"	4'-0"	3'-0"	12"	7.81	981"	551"	3'-0"	18'-12"	12"	14.26	981"
654"	4'-0"	3'-0"	12"	7.88	990"	556"	3'-0"	19'-0"	12"	14.39	990"
660"	4'-0"	3'-0"	12"	7.95	999"	561"	3'-0"	19'-2"	12"	14.52	999"
666"	4'-0"	3'-0"	12"	8.02	1008"	566"	3'-0"	19'-4"	12"	14.65	1008"
672"	4'-0"	3'-0"	12"	8.09	1017"	571"	3'-0"	19'-6"	12"	14.78	1017"
678"	4'-0"	3'-0"	12"	8.16	1026"	576"	3'-0"	19'-8"	12"	14.91	1026"
684"	4'-0"	3'-0"	12"	8.23	1035"	581"	3'-0"	19'-10"	12"	15.04	1035"
690"	4'-0"	3'-0"	12"	8.30	1044"	586"	3'-0"	19'-12"	12"	15.17	1044"
696"	4'-0"	3'-0"	12"	8.37	1053"	591"	3'-0"	20'-0"	12"	15.30	1053"
702"	4'-0"	3'-0"	12"	8.44	1062"	596"	3'-0"	20'-2"	12"	15.43	1062"
708"	4'-0"	3'-0"	12"	8.51	1071"	601"	3'-0"	20'-4"	12"	15.56	1071"
714"	4'-0"	3'-0"	12"	8.58							



Larry Liffitt
CITY OF NORTH RIDGEVILLE, ENGINEER



City of North Ridgeville Revenue Report

Accounts: 101.150.000000 to 890.800.510601

As Of: 1/1/2025 to 8/31/2025

Account Access Group: N/A

Include Inactive Accounts: No

Account	Description	Budget	MTD Revenue	YTD Revenue	Uncollected	% Collected
270	CEMETERY			Target Percent:	66.67%	
DEPT: 000						
270.000.500531	LOT SALES	\$17,000.00	\$1,650.00	\$7,550.00	\$9,450.00	44.41%
270.000.500532	BURIALS	\$15,000.00	\$1,125.00	\$8,025.00	\$6,975.00	53.50%
270.000.500547	CHARGES FOR SERVICES	\$5,500.00	\$200.00	\$3,925.00	\$1,575.00	71.36%
270.000.700110	INTEREST INCOME	\$9,000.00	\$922.88	\$8,263.92	\$736.08	91.82%
270.000.800300	REIMBURSEMENT STATE BURIAL, INDI	\$3,000.00	\$0.00	\$0.00	\$3,000.00	0.00%
270.000.800892	OTHER REVENUE	\$0.00	\$0.14	\$10.84	(\$10.84)	N/A
	DEPT: 000 Totals:	\$49,500.00	\$3,898.02	\$27,774.76	\$21,725.24	56.11%
270 Total:		\$49,500.00	\$3,898.02	\$27,774.76	\$21,725.24	56.11%
275	PARK & RECREATION TRUST			Target Percent:	66.67%	
DEPT: 000						
275.000.000000	PARK & REC TRUST FUND	\$0.00	\$0.00	\$0.00	\$0.00	N/A
275.000.400110	GRANT PROCEEDS	\$500.00	\$0.00	\$500.00	\$0.00	100.00%
275.000.500547	CHARGES FOR SERVICES	\$352,000.00	\$17,511.07	\$327,667.11	\$24,332.89	93.09%
275.000.500556	CONCESSION SALES	\$16,000.00	\$0.00	\$8,183.75	\$7,816.25	51.15%
275.000.700110	INTEREST INCOME	\$8,000.00	\$897.25	\$8,752.47	(\$752.47)	109.41%
275.000.800821	MERCHANT CONVENIENCE FEES	\$0.00	\$0.00	\$5,894.93	(\$5,894.93)	N/A
275.000.800892	OTHER REVENUE	\$0.00	\$107.95	\$711.77	(\$711.77)	N/A
	DEPT: 000 Totals:	\$376,500.00	\$18,516.27	\$351,710.03	\$24,789.97	93.42%
275 Total:		\$376,500.00	\$18,516.27	\$351,710.03	\$24,789.97	93.42%
280	PARK & RECREATION IMPROVEMENT			Target Percent:	66.67%	
DEPT: 000						
280.000.000000	PARK & REC IMP FUND	\$0.00	\$0.00	\$0.00	\$0.00	N/A
280.000.422130	P & R TRAIL GRANT PROCEEDS	\$0.00	\$0.00	\$0.00	\$0.00	N/A
280.000.620250	BUILDING FEES	\$35,000.00	\$1,000.00	\$14,000.00	\$21,000.00	40.00%
280.000.700110	INTEREST INCOME	\$7,000.00	\$538.34	\$5,695.22	\$1,304.78	81.36%
280.000.800892	OTHER REVENUE	\$0.00	\$0.00	\$0.00	\$0.00	N/A
	DEPT: 000 Totals:	\$42,000.00	\$1,538.34	\$19,695.22	\$22,304.78	46.89%
280 Total:		\$42,000.00	\$1,538.34	\$19,695.22	\$22,304.78	46.89%
890	TRUST MISCELLANEOUS			Target Percent:	66.67%	
DEPT: 000						
890.000.630601	PR MEMORIAL TREE PROGRAM	\$0.00	\$0.00	\$0.00	\$0.00	N/A
	DEPT: 000 Totals:	\$0.00	\$0.00	\$0.00	\$0.00	N/A

Revenue Report
As Of: 1/1/2025 to 8/31/2025

Account	Description	Budget	MTD Revenue	YTD Revenue	Uncollected	% Collected
890 Total:		\$0.00	\$0.00	\$0.00	\$0.00	N/A
Grand Total:		\$468,000.00	\$23,952.63	\$399,180.01	\$68,819.99	85.29%
					Target Percent:	66.67%

City of North Ridgeville

Statement of Cash Position with MTD Totals

From: 1/1/2025 to 8/31/2025

Funds: 275 to 280

Include Inactive Accounts: No

Page Break on Fund: No

Fund	Description	Beginning Balance	Net Revenue MTD	Net Revenue YTD	Net Expenses MTD	Net Expenses YTD	Unexpended Balance	Encumbrance YTD	Ending Balance
275	PARK & RECREATION TRUST	\$324,938.27	\$18,516.27	\$351,710.03	\$31,820.35	\$309,520.09	\$367,128.21	\$83,815.83	\$283,312.38
280	PARK & RECREATION IMPROVEMENT	\$273,272.02	\$1,538.34	\$19,695.22	\$0.00	\$68,750.00	\$224,217.24	\$0.00	\$224,217.24
Grand Total:		\$598,210.29	\$20,054.61	\$371,405.25	\$31,820.35	\$378,270.09	\$591,345.45	\$83,815.83	\$507,529.62

City of North Ridgeville Expense Report

Accounts: 101.185.100101 to 101.185.417024

Account Access Group: N/A

As Of: 1/1/2025 to 8/31/2025

Include Inactive Accounts: No

Include Pre-Encumbrances: No

Account	Description	Budget	MTD Expense	YTD Expense	UnExp. Balance	Encumbrance	Unenc. Balance	% Used
101	GENERAL					Target Percent:	66.67%	
PARK & RECREATION								
101.185.100101	WAGES-SUPER	\$86,300.00	\$9,661.50	\$57,856.43	\$28,443.57	\$0.00	\$28,443.57	67.04%
101.185.100102	WAGES-STAFF	\$117,650.00	\$14,142.89	\$84,270.84	\$33,379.16	\$0.00	\$33,379.16	71.63%
101.185.100111	INCENTIVE PAY	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
101.185.100117	RETIREE/SEPARATION	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
101.185.100120	OVERTIME	\$500.00	\$0.00	\$0.00	\$500.00	\$0.00	\$500.00	0.00%
101.185.100127	CT CASH OUT	\$2,500.00	\$0.00	\$0.00	\$2,500.00	\$0.00	\$2,500.00	0.00%
101.185.100128	COMP ABSENCES	\$500.00	\$0.00	\$0.00	\$500.00	\$0.00	\$500.00	0.00%
101.185.100130	LONGEVITY	\$2,300.00	\$0.00	\$0.00	\$2,300.00	\$0.00	\$2,300.00	0.00%
101.185.100190	OTHER COMP	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
101.185.120125	EMPLOYEE BENEFITS	\$59,900.00	\$4,503.17	\$38,323.88	\$21,576.12	\$815.91	\$20,760.21	65.34%
101.185.120127	EMPLOYER HSA CONTRIBU	\$3,500.00	\$0.00	\$3,500.00	\$0.00	\$0.00	\$0.00	100.00%
101.185.120155	RETIREMENT	\$33,000.00	\$2,479.38	\$20,936.28	\$12,063.72	\$0.00	\$12,063.72	63.44%
101.185.130100	MEMBERSHIP/EDUCATION	\$2,000.00	\$0.00	\$505.00	\$1,495.00	\$935.00	\$560.00	72.00%
101.185.130120	TRAVEL/TRANSPORTATION	\$1,500.00	\$0.00	\$285.33	\$1,214.67	\$432.67	\$782.00	47.87%
101.185.130130	UNIFORMS	\$380.00	\$0.00	\$349.00	\$31.00	\$26.00	\$5.00	98.68%
101.185.130150	PHYSICAL EXAMS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
101.185.210100	OFFICE SUPPLIES	\$1,098.45	\$0.00	\$862.44	\$236.01	\$236.01	\$0.00	100.00%
101.185.215100	OPERATING SUPPLIES	\$5,100.00	\$0.00	\$4,682.20	\$417.80	\$417.80	\$0.00	100.00%
101.185.215115	JANITORIAL SUPPLIES	\$4,037.35	\$24.90	\$1,457.05	\$2,580.30	\$2,580.30	\$0.00	100.00%
101.185.215240	FUEL	\$550.00	\$83.65	\$396.25	\$153.75	\$0.00	\$153.75	72.05%
101.185.215270	SMALL TOOLS / EQUIPMEN	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
101.185.310110	ELECTRIC	\$48,400.00	\$2,847.95	\$31,533.59	\$16,866.41	\$10,466.41	\$6,400.00	86.78%
101.185.310120	WATER / SEWER	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
101.185.310130	NATURAL GAS / OIL	\$1,500.00	\$0.00	\$989.07	\$510.93	\$510.93	\$0.00	100.00%
101.185.315110	PHONE	\$885.84	\$52.80	\$422.40	\$463.44	\$447.04	\$16.40	98.15%
101.185.315120	CELLULAR PHONE / DATA	\$2,222.79	\$0.00	\$982.32	\$1,240.47	\$616.47	\$624.00	71.93%
101.185.315130	NETWORK / INTERNET / CA	\$973.61	\$76.61	\$612.88	\$360.73	\$355.05	\$5.68	99.42%
101.185.315140	ELECT. MEDIA/SUBSCRIPTI	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
101.185.315190	OTHER COMMUNICATIONS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
101.185.315200	ADVERTISING	\$647.13	\$0.00	\$147.13	\$500.00	\$500.00	\$0.00	100.00%
101.185.320110	M&R EQUIP CTY GARAGE	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
101.185.320120	M&R EQUIPMENT - EXTERN	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
101.185.320130	EQUIPMENT SRV PLANS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
101.185.320210	M&R VEHICLES-CTY GARA	\$2,000.00	\$0.00	\$893.44	\$1,106.56	\$0.00	\$1,106.56	44.67%
101.185.320420	M&R BUILDINGS	\$5,000.00	\$0.00	\$0.00	\$5,000.00	\$5,000.00	\$0.00	100.00%

Expense Report
As Of: 1/1/2025 to 8/31/2025

Account	Description	Budget	MTD Expense	YTD Expense	UnExp. Balance	Encumbrance	Unenc. Balance	% Used
101.185.320500	M&R LANDS & GROUNDS	\$71,137.36	\$4,330.47	\$36,733.84	\$34,403.52	\$18,381.91	\$16,021.61	77.48%
101.185.325100	EQUIPMENT RENTAL	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
101.185.330100	PROFESSIONAL SERVICE	\$48,734.95	\$1,272.73	\$24,401.73	\$24,333.22	\$9,489.38	\$14,843.84	69.54%
101.185.340100	INSURANCE	\$10,900.00	\$0.00	\$6,356.96	\$4,543.04	\$0.00	\$4,543.04	58.32%
101.185.350455	CUSTODIAL	\$50,593.75	\$4,131.75	\$32,953.25	\$17,640.50	\$17,412.50	\$228.00	99.55%
101.185.350800	IT LICENSES & SUPPORT	\$1,030.79	\$0.00	\$299.99	\$730.80	\$480.79	\$250.01	75.75%
101.185.360320	VEHICLE LEASE	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
101.185.400030	EQUIPMENT LEASING	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
101.185.400031	MAINT/SVC AGREEMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
101.185.400033	COPIERS/PRINTERS	\$5,007.82	\$55.87	\$2,412.28	\$2,595.54	\$1,474.38	\$1,121.16	77.61%
101.185.400050	EQUIPMENT OUTLAY	\$184,920.00	\$4,920.00	\$42,324.62	\$142,595.38	\$71,136.52	\$71,458.86	61.36%
101.185.417024	VICTORY PARK PAVING	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
	PARK & RECREATION Totals:	<u>\$754,769.84</u>	<u>\$48,583.67</u>	<u>\$394,488.20</u>	<u>\$360,281.64</u>	<u>\$141,715.07</u>	<u>\$218,566.57</u>	<u>71.04%</u>
101 Total:		\$754,769.84	\$48,583.67	\$394,488.20	\$360,281.64	\$141,715.07	\$218,566.57	71.04%
Grand Total:		\$754,769.84	\$48,583.67	\$394,488.20	\$360,281.64	\$141,715.07	\$218,566.57	71.04%

Target Percent: 66.67%

City of North Ridgeville Expense Report

Accounts: 275.380.100102 to 275.380.510050

Account Access Group: N/A

As Of: 1/1/2025 to 8/31/2025

Include Inactive Accounts: No

Include Pre-Encumbrances: No

Account	Description	Budget	MTD Expense	YTD Expense	UnExp. Balance	Encumbrance	Unenc. Balance	% Used
275	PARK & RECREATION TRUST					Target Percent:	66.67%	
PARK & RECREATION TRUST								
275.380.100102	WAGES-COMM EDUCATE	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
275.380.100103	WAGES-SCP	\$73,300.00	\$15,569.72	\$53,006.46	\$20,293.54	\$0.00	\$20,293.54	72.31%
275.380.120125	EMPLOYEE BENEFITS	\$2,550.00	\$225.75	\$1,427.75	\$1,122.25	\$300.83	\$821.42	67.79%
275.380.120155	RETIREMENT	\$10,300.00	\$2,280.56	\$6,404.26	\$3,895.74	\$0.00	\$3,895.74	62.18%
275.380.210100	OFFICE SUPPLIES	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
275.380.215100	OPERATING SUPPLIES	\$8,200.00	\$0.00	\$8,181.68	\$18.32	\$0.00	\$18.32	99.78%
275.380.215201	BB-SUPP/EXP	\$23,000.00	\$0.00	\$19,610.63	\$3,389.37	\$463.37	\$2,926.00	87.28%
275.380.215204	COM ED-SUPP/EXP	\$15,686.65	\$464.72	\$8,410.69	\$7,275.96	\$4,796.20	\$2,479.76	84.19%
275.380.215208	SPECIAL EVENTS	\$53,047.87	\$0.00	\$18,768.19	\$34,279.68	\$19,129.18	\$15,150.50	71.44%
275.380.215212	SPORTS-SUPP/EXP	\$102,220.77	\$4,241.00	\$61,830.84	\$40,389.93	\$30,708.86	\$9,681.07	90.53%
275.380.215216	CLINICS-SUPP/EXP	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
275.380.215219	CONCESSIONS-SUPP/EXP	\$13,500.00	\$741.52	\$10,516.52	\$2,983.48	\$187.48	\$2,796.00	79.29%
275.380.215270	SMALL TOOLS / EQUIPMEN	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
275.380.315110	PHONE	\$400.00	\$0.00	\$0.00	\$400.00	\$400.00	\$0.00	100.00%
275.380.315120	CELLULAR PHONE / DATA	\$1,902.72	\$0.00	\$821.76	\$1,080.96	\$540.96	\$540.00	71.62%
275.380.315130	NETWORK / INTERNET / CA	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
275.380.315140	ELECT. MEDIA/SUBSCRIPTI	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
275.380.315190	OTHER COMMUNICATIONS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
275.380.315300	POSTAGE	\$500.00	\$0.00	\$0.00	\$500.00	\$0.00	\$500.00	0.00%
275.380.315403	BROCHURES ETC	\$2,686.96	\$0.00	\$436.96	\$2,250.00	\$0.00	\$2,250.00	16.26%
275.380.325200	FACILITY RENTAL	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
275.380.330100	PROFESSIONAL SERVICES	\$12,780.53	\$0.00	\$9,434.25	\$3,346.28	\$2,918.78	\$427.50	96.66%
275.380.350112	MERCHANT SERVICE FEES	\$793.18	\$85.73	\$828.91	(\$35.73)	\$0.00	(\$35.73)	104.50%
275.380.350113	CONVENIENCE FEES	\$8,706.82	\$0.00	\$6,710.33	\$1,996.49	\$0.00	\$1,996.49	77.07%
275.380.350201	BB-CONTRACT SVC	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
275.380.350204	COM ED-CONTRACT SVCS	\$40,137.91	\$3,466.35	\$29,379.15	\$10,758.76	\$4,205.76	\$6,553.00	83.67%
275.380.350212	SPORTS-CONTRACT SVCS	\$50,000.00	\$4,745.00	\$39,498.69	\$10,501.31	\$1,957.81	\$8,543.50	82.91%
275.380.350216	CLINICS-CONTRACT SVCS	\$12,000.00	\$0.00	\$5,741.40	\$6,258.60	\$6,258.60	\$0.00	100.00%
275.380.350219	CONCESSIONS-CONTRACT	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
275.380.350800	IT LICENSES & SUPPORT	\$4,100.00	\$0.00	\$4,095.00	\$5.00	\$0.00	\$5.00	99.88%
275.380.350807	OTHER - SFTWR EXP	\$2,934.00	\$0.00	\$1,716.00	\$1,218.00	\$1,198.00	\$20.00	99.32%
275.380.400030	EQUIPMENT LEASING	\$10,750.00	\$0.00	\$0.00	\$10,750.00	\$10,750.00	\$0.00	100.00%
275.380.400031	MAINT/SVC AGREEMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
275.380.400050	EQUIPMENT OUTLAY	\$26,700.00	\$0.00	\$22,700.62	\$3,999.38	\$0.00	\$3,999.38	85.02%
275.380.415304	SD ACCESSIBLE WALKWAY	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A

Expense Report
As Of: 1/1/2025 to 8/31/2025

Account	Description	Budget	MTD Expense	YTD Expense	UnExp. Balance	Encumbrance	Unenc. Balance	% Used
275.380.510050	REFUNDS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
	PARK & RECREATION TRUST Totals:	\$476,197.41	\$31,820.35	\$309,520.09	\$166,677.32	\$83,815.83	\$82,861.49	82.60%
275 Total:		\$476,197.41	\$31,820.35	\$309,520.09	\$166,677.32	\$83,815.83	\$82,861.49	82.60%
Grand Total:		\$476,197.41	\$31,820.35	\$309,520.09	\$166,677.32	\$83,815.83	\$82,861.49	82.60%
						Target Percent:	66.67%	



MONTHLY SUMMARY REPORT

August 2025



The following is a condensed report of select activities performed by the police department for this period. All figures herein have been compiled from the records of this department.

PATROL ACTIVITY

	This Period	Year to Date	Prior YTD
Officer Activity	2356	17,851	18,583
Dispatched Calls for Service	1007	7,817	8546
Citations	212	1,650	1441
Traffic Detail Citations	132	490	326
Parking Citations	15	260	141
Warnings	270	1,979	1,958

CRIMINAL ACTIVITY

	This Period	Year to Date	Prior YTD
Criminal Arrests	75	436	406
OVI Arrests	10	68	47
Traffic Detail Arrests	0	0	2

ACCIDENTS

	This Period	Year to Date	Prior YTD
Accidents Investigated	48	327	312
Injury Accidents	16	73	67
Fatal Accidents	0	1	0
Accident Citations	43	243	232

DETECTIVE BUREAU

	This Period	Year to Date	Prior YTD
Current Case Load	50	n/a	n/a
Cases Cleared by Arrest	1	15	11
Cases Unfounded	1	5	6
Criminal Arrests	3	124	46

DISPATCH ACTIVITY

	This Period	Year to Date	Prior YTD
Number of Calls Received	1036	8192	8572
Number of Persons On Station	98	661	681
<i>Total</i>	<i>1134</i>	<i>8853</i>	<i>9253</i>

TOTAL WORK HOURS

	This Period	Year to Date	Prior YTD
Patrol	4720.5	36,663	35,280
Detective Bureau	499.5	4,941	5443
Dispatch	911	6,716	5763

Quarterly Vehicle Mileage - July 2025

Vehicle ID#	License#	Vehicle Year	Odometer
X-112	ET Truck	2012	1698
X-129	Det. Bureau	2015	90,000
X-132	41	2016	86,479
X-134	38	2016	115,000
X-135	69	2016	88,585
X-138	503	2017	97,127
X-139	500	2017	101,667
X-140	100	2017	69,559
X-141	605	2017	107,108
X-142	50	2017	95,029
X-143	unassigned	2018	109,115
X-144	79	2018	93,500
X-145	505	2018	111,032
X-146	603	2018	67,093
X-147	604	2018	117,314
X-151	502	2019	61,050
X-152	504	2019	145,547
X-153	74	2019	69,507
X-154	97	2019	73,690
X-155	602	2019	89,316
X-157	99	2020	87,227
X-158	63	2020	53,198
X-159	42	2020	45,521
X-160	51	2020	54,981
X-161	91	2020	62,900

X-163	600	2021	30,660
X-164	608	2021	49,535
X-165	610	2021	80,029
X-166	88	2021	65,222
X-167	89	2021	79,957
X-168	unmarked	2009	42,596
X-169	87	2022	48,714
X-170	607	2022	46,335
X-171	58	2022	37,425
X-172	75	2022	40,100
X-173	77	2022	42,297
X-174	unmarked	2021	49,039
X-175	unmarked	2020	74,905
X-176	609	2024	13,178
X-177	70	2024	5,700
X-178	80	2024	8,900
X-179	84	2024	10,100
X-180	606	2024	7,404
X-181	unmarked	2017	133,784

SUPPORT CAR ACTIVITY

Total Units Participating	23
Total Marked Units	23
Total Unmarked Units	0
Total Marked Units within City of North Ridgeville	9
Total Marked Units outside City of North Ridgeville	14
Total Unmarked Units within City of North Ridgeville	0
Total Unmarked Units outside City of North Ridgeville	0

<i>Location & Activity</i>	<i>Disposition</i>	<i>Total minutes</i>	<i>Unit #</i>
Lorain Rd / Lear Nagle - Accident	Assisted	20	80
Lear Nagle / Elyria - Traffic Stop	Citation	15	100
All City - standby, city coverage	Completed	20	91
Ranger Way - follow up	Completed	60	69
Gatestone / Meadows Edge - Assist NRPD	Assisted	20	100
Jaycox Rd / Charles - Traffic Stop	Verbal Warning	6	58
SR 83 / West Shore Pkwy - Traffic Stop	Verbal Warning	8	89
SR 83 / Hedgerow Pkwy - Accident	Report	57	89

While this statistical synopsis in no way accounts for all of the activities that this department is tasked with performing, it does provide for, in very general terms, a brief overview of some of the more common police tasks.



Michael Freeman
Chief of Police



FIRE DEPARTMENT MONTHLY REPORT AUGUST 2025

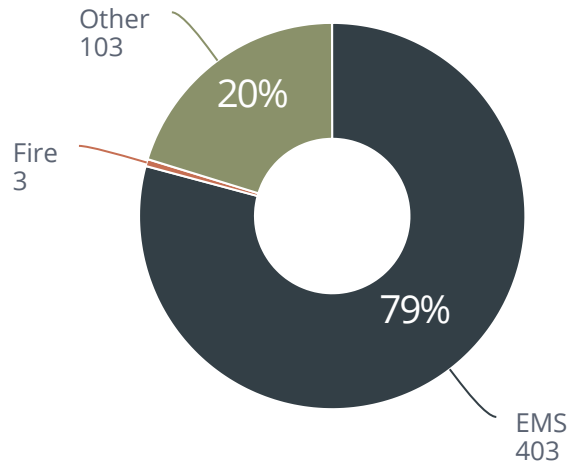


Overall Incident Statistics - August 2025

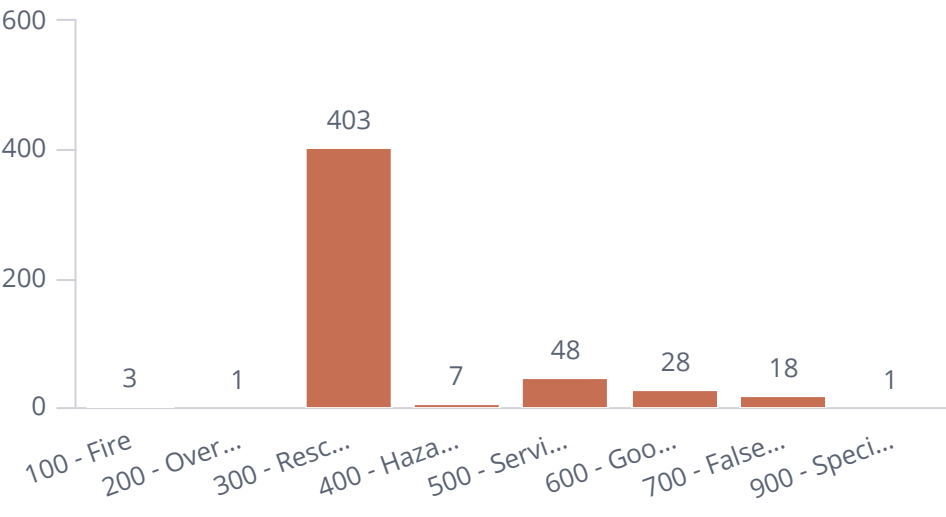
Count of Total Incidents

Count of Incidents
509

EMS/Fire Incident Breakdown



Count of Incidents by Incident Type



Mutual Aid Given
8

Mutual Aid Received
9

INCIDENT LOSS VALUE - PROPERTY

Total Estimated Property Loss
#N/A

INCIDENT LOSS VALUE - CONTENTS

Total Estimated Content Loss
#N/A

LIGHTS AND SIREN - AVERAGE RESPONSE TIME - FIRE

Station	Incident Type Group	Average Response Time Alarm To Arrival
North Ridgeville FD Station 1	100 - Fire	00h:14m:37s

LIGHTS AND SIREN - AVERAGE RESPONSE TIME- EMS

Station	Incident Type Group	Average Response Time Alarm To Arrival
North Ridgeville FD Station 1	300 - Rescue & EMS	00h:07m:05s
North Ridgeville FD Station 2	300 - Rescue & EMS	00h:07m:32s

LIGHTS AND SIREN - AVERAGE TURN OUT TIME EMS

Apparatus Type	Incident Type Group	Average Unit Turnout Time
ALS unit	300 - Rescue & EMS	00h:01m:42s
Chief officer car	300 - Rescue & EMS	00h:00m:07s
Engine	300 - Rescue & EMS	00h:01m:28s
Support apparatus, other	300 - Rescue & EMS	00h:01m:09s
Truck or aerial	300 - Rescue & EMS	00h:00m:05s

LIGHTS AND SIREN - AVERAGE TURN OUT TIME FIRE

Apparatus Type	Incident Type Group	Average Unit Turnout Time
ALS unit	100 - Fire	00h:02m:04s
Engine	100 - Fire	00h:00m:10s

Average Time On Scene: **00h:30m:17s**

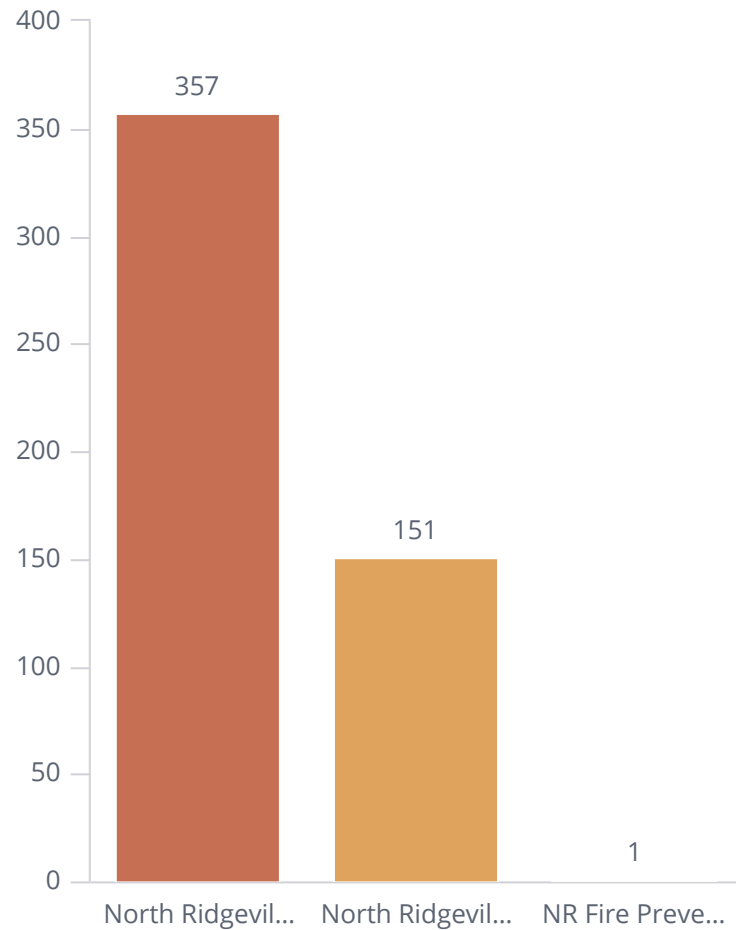


FIRE/RESCUE SERVICES DATA

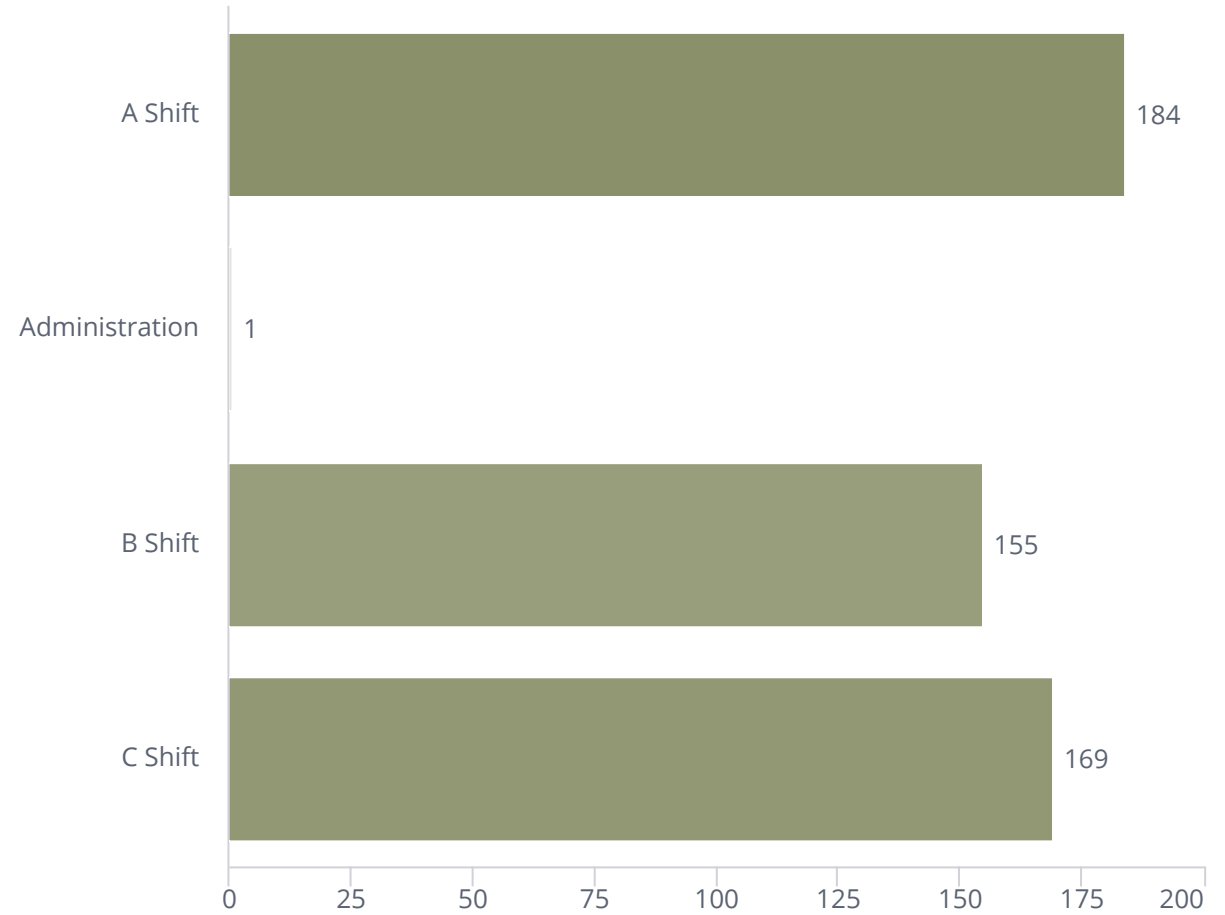


Fire Incident Count

Incident Count by Station



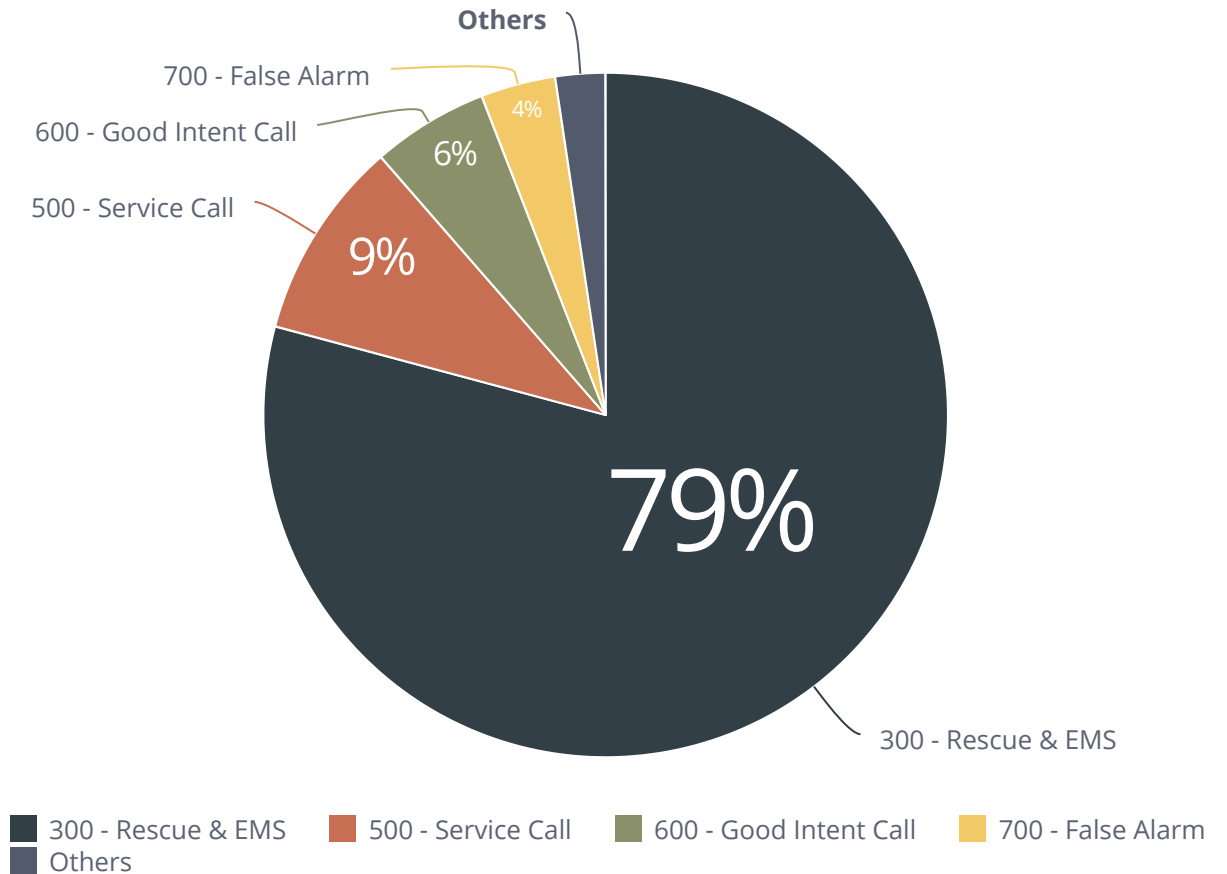
Incident Count by Shift



Count of Incident Responses

Station	Shift	Count of Incidents
		2025
NR Fire Prevention	B Shift	1
North Ridgeville FD Station 1	A Shift	128
	Administration	1
	B Shift	104
	C Shift	124
North Ridgeville FD Station 1 Total		357
North Ridgeville FD Station 2	A Shift	56
	B Shift	50
	C Shift	45
North Ridgeville FD Station 2 Total		151
Grand Total		509

Percent of Incident Responses by Incident Type

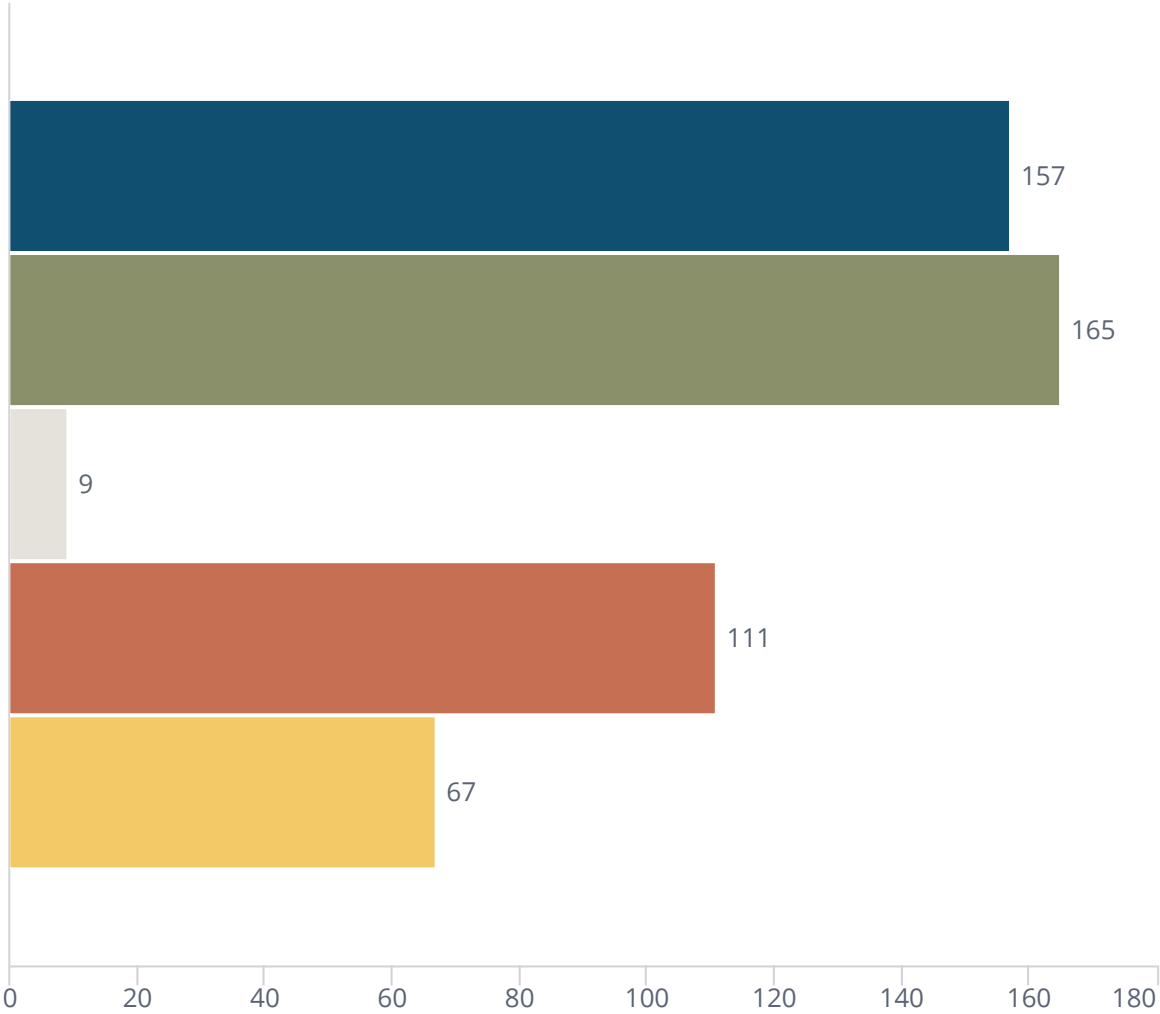


Incidents by Zone for Date Range

Start Date: 8/01/2025 | End Date: 8/31/2025

District	Incident Number
Northeast	157
Northwest	165
Out of District	9
Southeast	111
Southwest	67
Incident Number	509

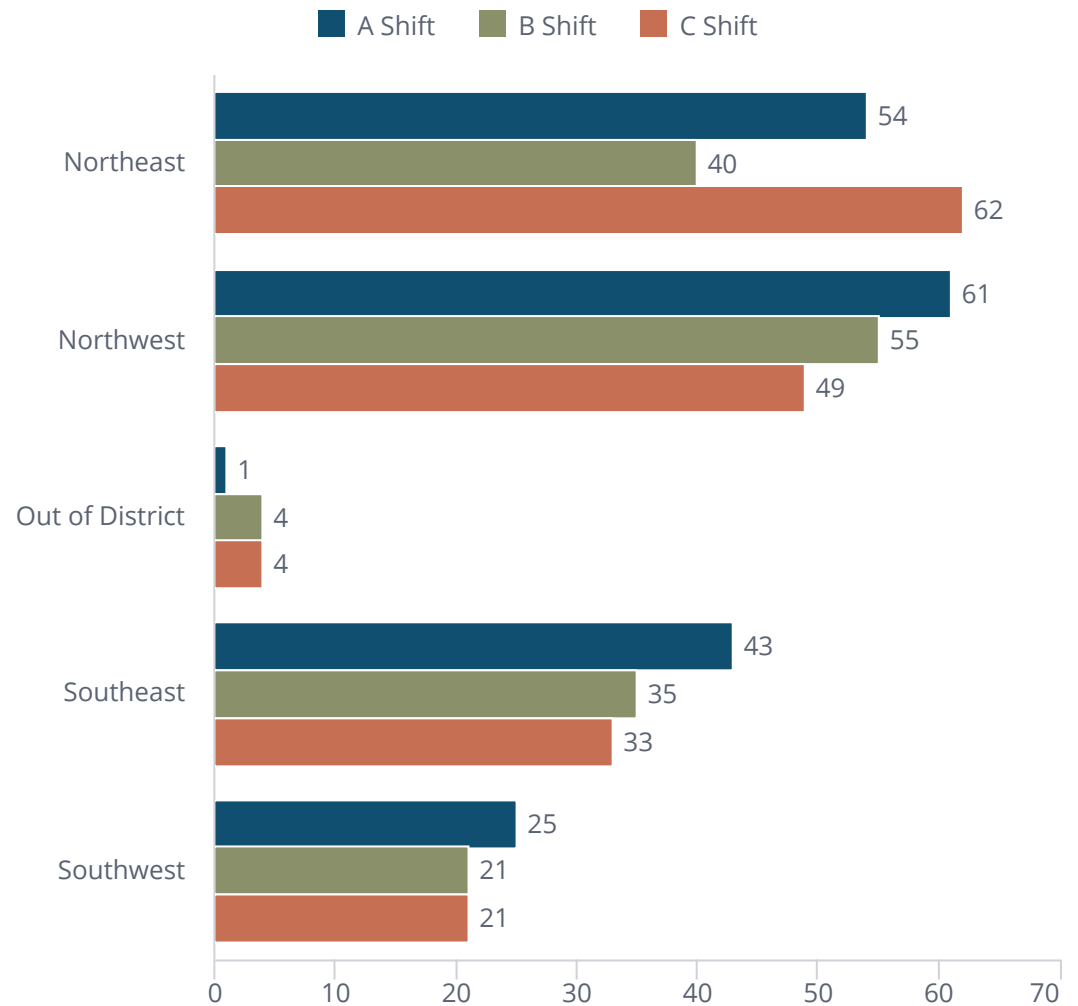
- Northeast
- Northwest
- Out of District
- Southeast
- Southwest



Incidents by Zone per Shift for Date Range

Start Date: 8/01/2025 | End Date: 8/31/2025

Shift	District	Incident Number
A Shift	Northeast	54
	Northwest	61
	Out of District	1
	Southeast	43
	Southwest	25
Administration	Northeast	1
B Shift	Northeast	40
	Northwest	55
	Out of District	4
	Southeast	35
	Southwest	21
C Shift	Northeast	62
	Northwest	49
	Out of District	4
	Southeast	33
	Southwest	21
Incident Number		509



Station	Incident Type	Incident Number
NR Fire Prevention	EMS call, excluding vehicle accident with injury	1.0
North Ridgeville FD Station 1	Assist invalid	7.0
	Building fire	2.0
	Carbon monoxide incident	1.0
	CO detector activation due to malfunction	2.0
	Construction or demolition landfill fire	1.0
	Dispatched & canceled en route	12.0
	EMS call, excluding vehicle accident with injury	278.0
	False alarm or false call, other	1.0
	Gas leak (natural gas or LPG)	1.0
	Good intent call, other	3.0
	Motor vehicle accident with injuries	11.0
	Motor vehicle accident with no injuries.	3.0
	No incident found on arrival at dispatch address	4.0
	Police matter	1.0
	Power line down	1.0
	Public service	12.0
	Public service assistance, other	1.0
	Search for person in water	1.0
	Service Call, other	3.0
	Smoke detector activation due to malfunction	5.0
	Smoke detector activation, no fire - unintentional	2.0
	Smoke or odor removal	1.0
	Steam, other gas mistaken for smoke, other	1.0
	Unauthorized burning	2.0
	Unintentional transmission of alarm, other	1.0
North Ridgeville FD Station 1 Total		357.0
North Ridgeville FD Station 2	Alarm system activation, no fire - unintentional	1.0
	Alarm system sounded due to malfunction	1.0
	Assist invalid	2.0
	Carbon monoxide detector activation, no CO	1.0
	Citizen complaint	1.0
	CO detector activation due to malfunction	1.0
	Dispatched & canceled en route	3.0
	EMS call, excluding vehicle accident with injury	101.0
	Excessive heat, scorch burns with no ignition	1.0
	False alarm or false call, other	1.0
	Gas leak (natural gas or LPG)	3.0
	Gasoline or other flammable liquid spill	1.0
	Lock-out	1.0
	Motor vehicle accident with injuries	5.0
	Motor vehicle accident with no injuries.	3.0
	No incident found on arrival at dispatch address	3.0
	Public service	13.0
	Public service assistance, other	1.0

	Service Call, other	2.0
	Smoke detector activation due to malfunction	1.0
	Smoke detector activation, no fire - unintentional	1.0
	Steam, other gas mistaken for smoke, other	1.0
	Unauthorized burning	1.0
	Vicinity alarm (incident in other location)	1.0
	Water problem, other	1.0
North Ridgeville FD Station 2 Total		151.0
Incident Number		509.0

Average Response Time

Fire Incidents: **3**

EMS Incidents: **402**

Other (Excluding Mutual Aid): **87**

Fire - Response Time

90th Percentile: **19m:02s**

Fire - Response Time

NRFD: **15m:23s**

EMS - Response Time

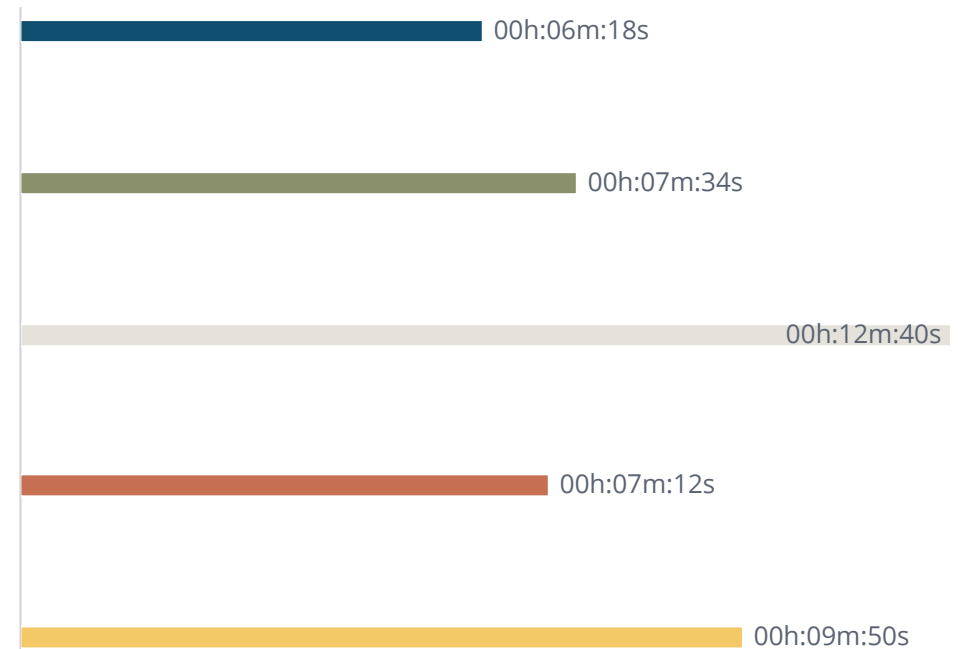
90th Percentile: **10m:17s**

EMS - Response Time

NRFD: **07m:04s**

District	Average Response Time Dispatch Notified to Arrival
Northeast	00h:06m:18s
Northwest	00h:07m:34s
Out of District	00h:12m:40s
Southeast	00h:07m:12s
Southwest	00h:09m:50s

■ Northeast
■ Northwest
■ Out of District
■ Southeast
■ Southwest



Mutual Aid Report for Date Range

Start Date: 8/01/2025 | End Date: 8/31/2025

Mutual Aid Given
8

Incident Number	Incident Type Code	Incident Type	Aided Agency 
20253683	611	Dispatched & canceled en route	Avon
20253690	611	Dispatched & canceled en route	Avon
20253692	611	Dispatched & canceled en route	Avon
20253603	111	Building fire	Avon Lake
20253700	611	Dispatched & canceled en route	Avon Lake
20253731	611	Dispatched & canceled en route	Avon Lake
20253629	342	Search for person in water	Elyria
20253675	111	Building fire	Westlake

Mutual Aid Received

9

Incident Number 	Incident Type Code	Incident Type	Aiding Agency Name 
20253530	321	EMS call, excluding vehicle accident with injury	Avon
20253563	322	Motor vehicle accident with injuries	Avon
20253694	322	Motor vehicle accident with injuries	Avon
20253739	611	Dispatched & canceled en route	Avon
20253943	321	EMS call, excluding vehicle accident with injury	Avon
20253750	611	Dispatched & canceled en route	Eaton Twp.
20253903	321	EMS call, excluding vehicle accident with injury	Eaton Twp.
20253979	561	Unauthorized burning	Eaton Twp.
20253904	321	EMS call, excluding vehicle accident with injury	Sheffield Village

Overlapping Fire Incidents

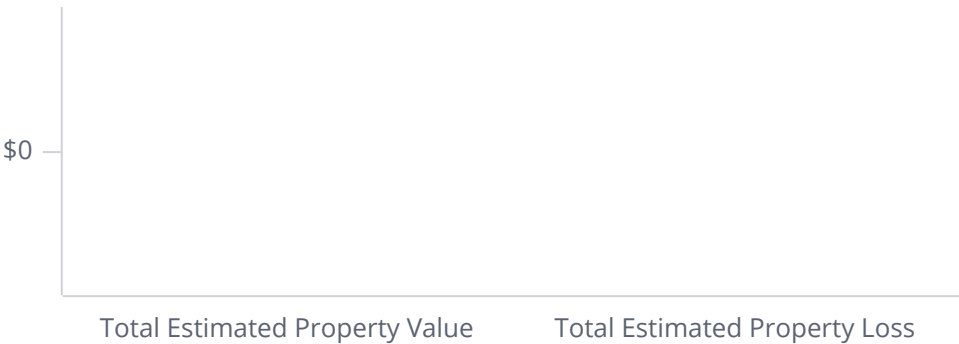
Oldest Date	8/1/2025
Newest Date	8/31/2025
Overlapping Incidents	211
Total Incidents	509
Percent of Calls Overlapping	41%

Structure Fire Incidents

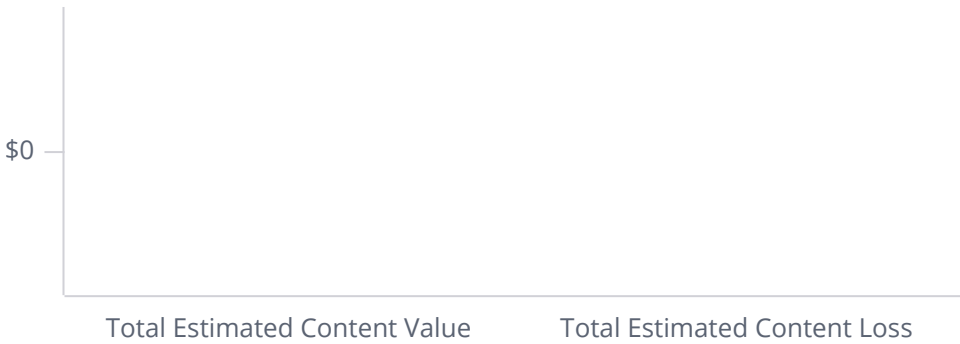
Count of Structure Fire Incidents

Working Structure Fires: 1

Property Value/Loss



Content Value/Loss



Property Loss

Total Estimated Property Loss: #N/A

Contents Loss

Total Estimated Contents Loss: #N/A

Incident Number	Time in Alarm DateTime	Estimated Property Loss	Estimated Property Value	Estimated Content Loss	Estimated Content Value
20253761	08/16/2025 18:05:55	N/A	N/A	N/A	N/A



EMERGENCY MEDICAL SERVICES DATA





Agency Activity Summary

North Ridgeville Fire Dept

Agency: North Ridgeville Fire Dept | Service Date: From 08/01/2025 Through 08/31/2025

Total Number of ePCRs: 407

Total Number of Incidents: 400

By Branch

01 Station 1 = 299

02 Station 2 = 108

Billing Disposition (ePCR Data Only)

	#	%		#	%
Treated/Transported	319	78.4%	Dead Prior To Arrival	2	0.5%
Treated / Transferred Care	N/A	N/A	Dead After Arrival	3	0.7%
Treated/No Transport (AMA)	8	2.0%	Treat/Transported by Private Veh.	N/A	N/A
Treated / No Transport (Per Protocol)	10	2.5%	Assist	1	0.2%
Transported / Refused Care	N/A	N/A	Other	21	5.2%
No Transport / Refused Care	40	9.8%	No Patient Found	N/A	N/A
Cancelled	3	0.7%			
Left Blank	N/A	N/A			

Unit Disposition (ePCR Data Only)

Description	#	%
Patient Contact Made	403	99.0%
No Patient Found	1	0.2%
Non-Patient Incident (Not Otherwise Listed)	1	0.2%
Cancelled Prior to Arrival at Scene	1	0.2%
Cancelled on Scene	1	0.2%
Left Blank	0	0.0%
Total	407	100.0%

Patient Evaluation/Care Disposition (ePCR Data Only)

Description	#	%
Patient Evaluated and Care Provided	340	83.5%
Patient Evaluated and Refused Care	33	8.1%
Patient Refused Evaluation/Care	7	1.7%
Patient Evaluated, No Care Required	23	5.7%
Not Applicable	1	0.2%
Left Blank	3	0.7%
Total	407	100.0%

Crew Disposition (ePCR Data Only)

Description	#	%
Initiated and Continued Primary Care	339	83.3%
Assumed Primary Care from Another EMS Crew	1	0.2%
Back in Service, Care/Support Services Refused	12	2.9%
Back in Service, No Care/Support Services Required	6	1.5%
Left Blank	49	12.0%
Total	407	100.0%

Transport Disposition (ePCR Data Only)

Description	#	%
Transport by This EMS Unit (This Crew Only)	321	78.9%
Patient Refused Transport	27	6.6%
No Transport	7	1.7%
Left Blank	52	12.8%
Total	407	100.0%

Run Type

	#	%		#	%
Emergency Runs	407	100.0%	Non-Emergency Runs	N/A	N/A
Stand By	N/A	N/A	Stand By	N/A	N/A
Mutual Aid	N/A	N/A	Mutual Aid	N/A	N/A
Interfacility	N/A	N/A	Interfacility	N/A	N/A
Intercept	4	1.0%	Intercept	N/A	N/A
Emergency Runs (Scheduled)	N/A	N/A	Non-Emergency Runs (Scheduled)	N/A	N/A
Stand By	N/A	N/A	Stand By	N/A	N/A
Mutual Aid	N/A	N/A	Mutual Aid	N/A	N/A
Interfacility	N/A	N/A	Interfacility	N/A	N/A
Intercept	N/A	N/A	Intercept	N/A	N/A

Emergency Type Left Blank: 0

Runs by Unit (ePCR Data Only)

Unit	Total Runs	Treat/Transp	Treat/Transfer	Treat/No Transp(AMA)	Treat/No Transp(PP)	Transp/Ref. Care	Cancelled	Dead Prior Arr	Dead After Arr	T/T Priv Veh	No Trans/Ref. Care	Assist	Other	No Pat. Found
NRE22	1	0	0	0	0	0	0	0	0	0	1	0	0	0
NRM25	53	38	0	2	0	0	0	0	1	0	5	1	6	0
NRM26	58	49	0	2	2	0	0	0	0	0	3	0	2	0
NRM27	141	113	0	1	3	0	0	0	1	0	19	0	4	0
NRM33	154	119	0	3	5	0	3	2	1	0	12	0	9	0
Total	407	319	0	8	10	0	3	2	3	0	40	1	21	0

Runs by Service Level (ePCR Data Only)

Dispatched Service Level	#	%	Recommended Service Level	#	%
BLS	407	100.0%	BLS	119	29.2%
ALS	N/A	N/A	ALS1	282	69.3%
SCT	N/A	N/A	ALS2	6	1.5%
			SCT	N/A	N/A
			Rotary Wing	N/A	N/A
			Fixed Wing	N/A	N/A

Runs by Insurance Type with Service Level (ePCR Data Only) (Multiple

insurance types may have been marked on a run)

Type	BLS	%	ALS1	%	ALS2	%	SCT	%Rotary Wing	%Fixed Wing	%	Total	%
None	119	29.2%	282	69.3%	6	1.5%	N/A	N/A	N/A	N/A	407	100.0%

Runs by Primary PI (ePCR Data Only)

Description	#	%
ABNORMAL LABS	4	1.0%
ALCOHOL ABUSE WITH INTOXICATION	5	1.2%
Abdominal Pain	8	2.0%
Allergic Reaction	1	0.2%
Alt. Level Conscious	7	1.7%
Altered mental status	8	2.0%
Anxiety	7	1.7%
Back Pain (No Trauma)	7	1.7%
Behavioral Disorder	3	0.7%
CHF / Congestive Heart Failure	1	0.2%
CVA/Stroke	7	1.7%
Cardiac Arrest	6	1.5%
Cardiac Symptoms	5	1.2%
Chest Pain	24	5.9%
Chest Pain / Angina	1	0.2%
Chest Pain / STEMI	1	0.2%
Concussion with loss of consciousness	1	0.2%
Dehydration Symp.	2	0.5%

Depression (acute)	1	0.2%
Diabetes / hyperglycemia	2	0.5%
Diabetic Symptoms	7	1.7%
Dizziness	10	2.5%
Dyspnea-SOB	22	5.4%
Elevated Temp/Fever	1	0.2%
Epistaxis / Nosebleed	1	0.2%
Eye Symp.(no trauma)	1	0.2%
FREQUENT FALLS	24	5.9%
Flu Symptoms	1	0.2%
GI -Bleed	6	1.5%
GI -Diarrhea	2	0.5%
HYPOTENSION	2	0.5%
Headache (no trauma)	6	1.5%
Hematemesis / Vomiting Blood	1	0.2%
Hemorrhage-(severe medical)	2	0.5%
Hypertension	6	1.5%
MEDICAL DEVICE FAILURE	5	1.2%
MINOR / GENERAL INJURY	33	8.1%
Malaise	1	0.2%
Medication Reaction	1	0.2%
Monitoring Required	13	3.2%
NON-TRAUMATIC ARM PAIN	3	0.7%
NON-TRAUMATIC LEG PAIN	3	0.7%
Nausea	1	0.2%
No Medical Problem	30	7.4%
OB/Gyn (comp.)	1	0.2%
Orth. Device Required	1	0.2%
Pain (Acute)	1	0.2%
Pneumonia Symptoms	2	0.5%
Post-Op Complication	1	0.2%
Psychiatric Emerg.	9	2.2%
SEPSIS	4	1.0%
SUICIDE ATTEMPT	3	0.7%
Seizure	4	1.0%
Syncope/Fainting	7	1.7%
Trauma Injury	17	4.2%
Unknown Medical	6	1.5%
Urinary Bleeding	1	0.2%
Urination Problem	3	0.7%
Uterine or vaginal bleeding, abnormal	1	0.2%
Vomiting	6	1.5%
Weakness	53	13.0%
<i>Left Blank</i>	4	1.0%
<i>Total</i>	407	100.0%

Runs by Dispatch (EMD) Code

Description	#	%
01A01 Abdominal Pain	4	1.0%
02B01 Allergies/Envenomations	1	0.2%
03B03 Animal Bites/Attacks	1	0.2%
04B03 Assault/Sexual Assault	2	0.5%
05A01 Back Pain (Non-traumatic)	5	1.2%
06E01 Breathing Problems	35	8.6%
09E02 Cardiac or Respiratory Arrest/Death	4	1.0%
10D01 Chest Pain/ Chest Discomfort	27	6.6%
11E01 Choking	1	0.2%
12C01 Convulsions/Seizures	4	1.0%
13C02 Diabetic Problems	6	1.5%
16B01 Eye Problem/Injuries	1	0.2%
17B03 Falls	80	19.7%
18B01 Headache	3	0.7%
19C07 Heart Problems/AICD	6	1.5%
21B01 Hemorrhage/Laceration	5	1.2%
23C07 Overdose/Poisoning	3	0.7%
24B02 Pregnancy/Childbirth/Miscarriage	1	0.2%
25B06 Psychiatric/Abnormal Behavior/Suicide Attempt	19	4.7%
26B01 Sick Person (Specific Diagnosis)	103	25.3%
27B04 Stab/Gunshot/Penetrating Trauma	1	0.2%
28C12 Stroke (CVA/TIA)	11	2.7%
29B05 Traffic/Transportation Incident	20	4.9%
30B01 Traumatic Injuries	11	2.7%
31C01 Unconscious/Fainting	11	2.7%
32B01 Unknown Problem	21	5.2%
32B02 Medical Alarm	5	1.2%
32B03 Not Reported	1	0.2%
37A01 Other / Public Assist	15	3.7%
Left Blank	0	0.0%
Total	407	100.0%

Transport From (Category)

	<u>#</u>	<u>%</u>
Home/Residence	239	58.7%
Res. Custodial Facility	3	0.7%
Facility	1	0.2%
Public Building	8	2.0%
Street/Hwy	21	5.2%
Other	2	0.5%
Jail	1	0.2%
Home/Residence - Single-Family House	28	6.9%
Home/Residence - Single-Family Garage	1	0.2%
Home/Residence - Mobile Home	2	0.5%
Home/Residence - Apartment	9	2.2%
Res. Custodial Facility - Nursing Home	65	16.0%
Public Building - Administrative	1	0.2%
Recreation/Sport - Athletic Field	1	0.2%
Recreation/Sport - Public Swimming Pool	1	0.2%
Street/Hwy - Other Paved Roadways	6	1.5%
Private Commercial Establishment	10	2.5%
Service Area	1	0.2%
Facility - Health Care Provider Office	4	1.0%
Recreation/Sport - Public Park	1	0.2%
Facility - Urgent Care	2	0.5%
<i>Total</i>	407	100.0%

Transport From (Facility) (ePCR Data Only)

	<u>#</u>	<u>%</u>
--Left Blank--	407	100.0%
<i>Total</i>	407	100.0%

Transport To (Destination Facility) (ePCR Data Only)

	<u>#</u>	<u>%</u>
UH - ST JOHN MEDICAL CENTER	162	39.8%
--Left Blank--	86	21.1%
Avon Richard E. Jacobs Health Center	84	20.6%
UH - ELYRIA MEDICAL CENTER	68	16.7%
CCF - Fairview	4	1.0%
Southwest General Health Center	2	0.5%
UH - NORTH RIDGEVILLE HEALTH CENTER	1	0.2%
<i>Total</i>	407	100.0%



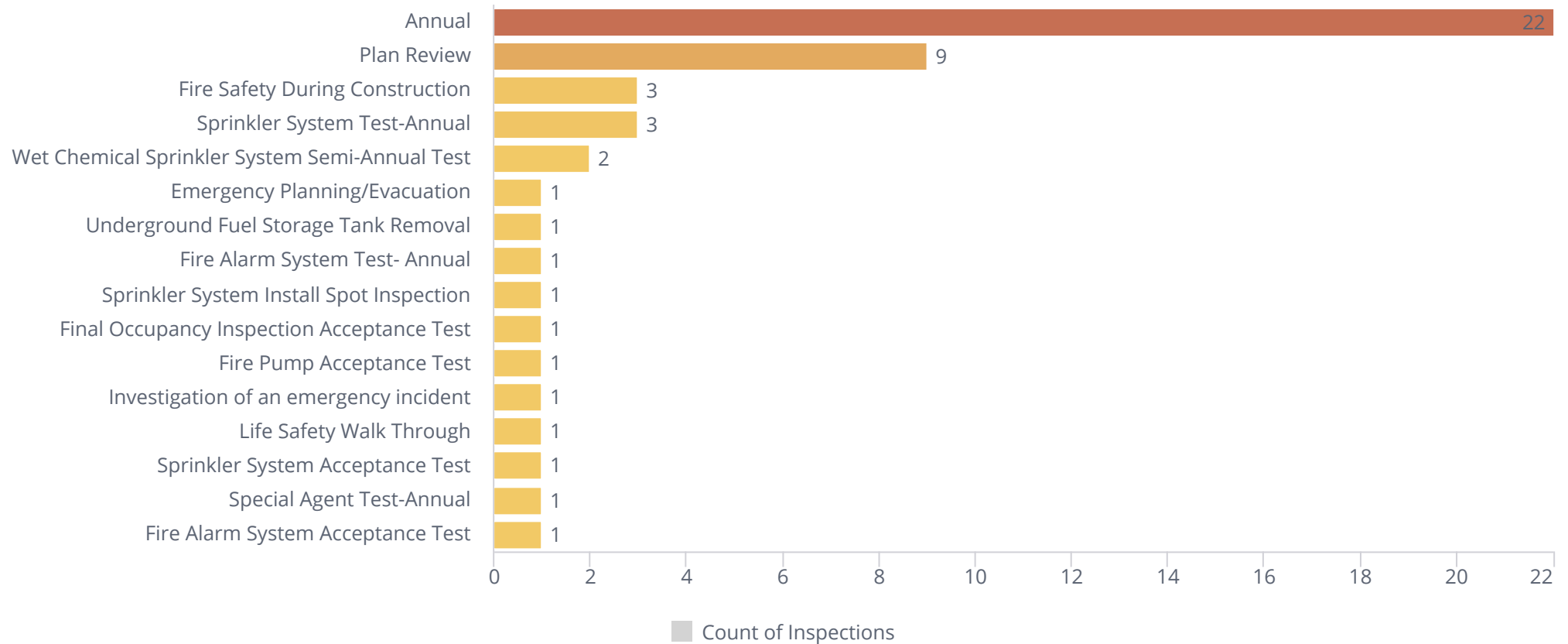
FIRE PREVENTION INSPECTION REPORT



List of Inspections

Inspection Number: **50**

Count of Inspections by Inspection Type

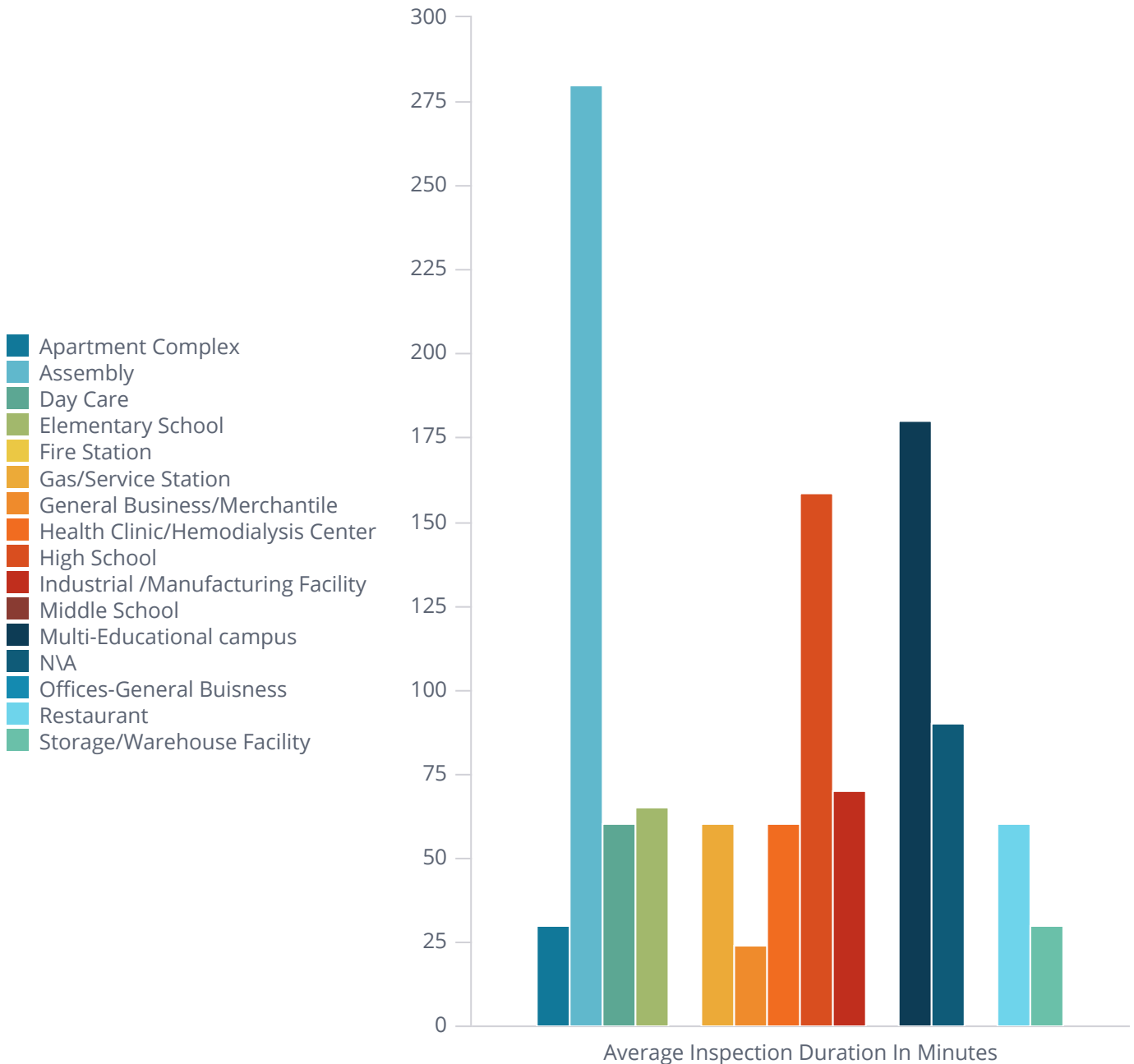


Count of Inspections by Inspection Property Classification



List of Inspections

Average Inspection Time for Occupancy Type



Property Classification	Occupant Local Occupancy Class	Total Inspection Duration In Minutes
Occupant	Apartment Complex	60
	Assembly	840
	Day Care	120
	Elementary School	390
	Fire Station	0
	Gas/Service Station	240
	General Business/Merchantile	120
	Health Clinic/Hemodialysis Center	60
	High School	1110
	Industrial /Manufacturing Facility	630
	Middle School	0
	Multi-Educational campus	180
	N/A	360
	Offices-General Buisness	0
	Restaurant	60
	Storage/Warehouse Facility	60

Inspection Details 08/01/2025 - 08/31/2025

Inspection Number	Inspection Type Name	Occupant Name	Property Classification	Inspection Received Date	Property Planning Zone
5715	Annual	Lake Ridge Academy	Occupant	8/5/2025	Zone 1- North West Quadrant
5716	Investigation of an emergency incident	Fire Investigation for Residential/Commercial Stru	Occupant	8/5/2025	Zone 2- North East Quadrant
5717	Emergency Planning/Evacuation	First Congregational Church	Occupant	8/5/2025	Zone 1- North West Quadrant
5718	Underground Fuel Storage Tank Removal	Garden Village Nursery	Occupant	8/5/2025	Zone 2- North East Quadrant
5719	Plan Review	North Ridgeville High School	Occupant	8/5/2025	Zone 2- North East Quadrant
5720	Plan Review	North Ridgeville High School	Occupant	8/5/2025	Zone 2- North East Quadrant
5721	Wet Chemical Sprinkler System Semi-Annual Test	Giant Eagle #0199	Occupant	8/6/2025	Zone 2- North East Quadrant
5722	Wet Chemical Sprinkler System Semi-Annual Test	Wendy's 03644	Occupant	8/6/2025	Zone 2- North East Quadrant
5723	Annual	Corn Festival	Occupant	8/7/2025	Zone 2- North East Quadrant
5724	Sprinkler System Test-Annual	Heat Exchange	Occupant	8/7/2025	Zone 4- South East Quadrant
5725	Life Safety Walk Through	Heat Exchange	Occupant	8/7/2025	Zone 4- South East Quadrant
5726	Plan Review	North Ridgeville High School	Occupant	8/7/2025	Zone 2- North East Quadrant
5727	Annual	Caliber Collision	Occupant	8/8/2025	Zone 2- North East Quadrant
5728	Special Agent Test-Annual	Caliber Collision	Occupant	8/8/2025	Zone 2- North East Quadrant
5729	Annual	Corn Festival	Occupant	8/11/2025	Zone 2- North East Quadrant
5730	Annual	Early Childhood Learning Center	Occupant	8/11/2025	Zone 2- North East Quadrant
5731	Annual	Ranger High Tech Academy	Occupant	8/11/2025	Zone 2- North East Quadrant
5732	Annual	St. Peter's School/Parish	Occupant	8/11/2025	Zone 2- North East Quadrant
5733	Annual	Liberty Elementary	Occupant	8/12/2025	Zone 2- North East Quadrant
5734	Annual	North Ridgeville High School	Occupant	8/12/2025	Zone 2- North East Quadrant
5735	Annual	North Ridgeville Academic Center	Occupant	8/13/2025	Zone 2- North East Quadrant
5736	Annual	Phoenix CC	Occupant	8/13/2025	Zone 2- North East Quadrant

5737	Annual	Phoenix CC	Occupant	8/13/2025	Zone 2- North East Quadrant
5738	Annual	Rolling Thunder Window Cleaning	Occupant	8/13/2025	Zone 2- North East Quadrant
5739	Annual	Moore's family Automotive	Occupant	8/13/2025	Zone 2- North East Quadrant
5740	Annual	North Ridge Apartments	Occupant	8/14/2025	Zone 2- North East Quadrant
5741	Sprinkler System Test-Annual	North Ridge Apartments	Occupant	8/14/2025	Zone 2- North East Quadrant
5742	Plan Review	Dreco Inc.	Occupant	8/14/2025	Zone 2- North East Quadrant
5743	Plan Review	Lil Ranger Rumble	Occupant	8/15/2025	Zone 2- North East Quadrant
5744	Annual	North Ridgeville City School Maintenance Garage	Occupant	8/15/2025	Zone 2- North East Quadrant
5745	Annual	North Ridgeville City School Bus Garage	Occupant	8/15/2025	Zone 2- North East Quadrant
5746	Fire Safety During Construction	RUF. Briquetting Systems	Occupant	8/19/2025	
5747	Fire Safety During Construction	NRCS Transportation Center	Occupant	8/19/2025	
5748	Annual	Liberty Elementary	Occupant	8/19/2025	Zone 2- North East Quadrant
5749	Plan Review	Child time Learning Center	Occupant	8/19/2025	Zone 2- North East Quadrant
5750	Final Occupancy Inspection Acceptance Test	University Hospitals Wellstreet Urgent Care	Occupant	8/19/2025	
5751	Fire Alarm System Acceptance Test	Chapin logistics/RW Beckett Bldg 5 & 7	Occupant	8/19/2025	Zone 1- North West Quadrant
5752	Annual	Chapin logistics/RW Beckett Bldg 5 & 7	Occupant	8/19/2025	Zone 1- North West Quadrant
5753	Plan Review	North Ridgeville High School	Occupant	8/19/2025	Zone 2- North East Quadrant
5754	Annual	Early Childhood Learning Center	Occupant	8/19/2025	Zone 2- North East Quadrant
5755	Fire Safety During Construction	RUF. Briquetting Systems	Occupant	8/25/2025	
5756	Sprinkler System Install Spot Inspection	RUF. Briquetting Systems	Occupant	8/25/2025	
5757	Annual	Elyria Taylor Woods 1522	Occupant	8/26/2025	Zone 3- South West Quadrant
5758	Fire Alarm System Test-Annual	Elyria Taylor Woods 1522	Occupant	8/26/2025	Zone 3- South West Quadrant
5759	Sprinkler System Test-Annual	Elyria Taylor Woods 1522	Occupant	8/26/2025	Zone 3- South West Quadrant
5760	Fire Pump Acceptance Test	Elyria Taylor Woods 1522	Occupant	8/26/2025	Zone 3- South West Quadrant

5761	Annual	Child time Learning Center	Occupant	8/26/2025	Zone 2- North East Quadrant
5762	Sprinkler System Acceptance Test	RUF. Briquetting Systems	Occupant	8/27/2025	
5763	Plan Review	North Ridgeville High School	Occupant	8/29/2025	Zone 2- North East Quadrant
5764	Plan Review	North Ridgeville High School	Occupant	8/29/2025	Zone 2- North East Quadrant



Department of
Commerce

Division of Liquor Control

com.ohio.gov

Mike DeWine, Governor Jim Tressel, Lt. Governor Sherry Maxfield, Director

NOTICE TO LEGISLATIVE AUTHORITY

TO

10008508-1 PERMIT NUMBER	TRFO TYPE	BP Northridgeville LLC 32700 Center Ridge Road, North Ridgeville, Ohio 44039 32700 Center Ridge Road North Ridgeville OH 44039 Muni/Village/Twp: North Ridgeville
ISSUE DATE		
9/8/2025 FILING DATE		
C-1 C-2 PERMIT CLASSES		
47099 TAX DISTRICT	OCT RECEIPT NO	

FROM 9/10/2025

01924780-14 PERMIT NUMBER	TYPE	DANOP LTD 32700 CTR RIDGE RD N RIDGEVILLE OH 44039 Muni/Village/Twp: North Ridgeville
ISSUE DATE		
FILING DATE		
PERMIT CLASSES		
47099 TAX DISTRICT	OCT RECEIPT NO	

MAILED 9/10/2025

RESPONSES MUST BE POSTMARKED NO LATER THAN 10/11/2025

IMPORTANT NOTICE

PLEASE COMPLETE AND RETURN THIS FORM TO THE DIVISION OF LIQUOR CONTROL WHETHER OR NOT
THERE IS A REQUEST FOR A HEARING.

REFER TO THIS NUMBER IN ALL INQUIRIES: OCT TRFO 10008508-1

(TRANSACTION & NUMBER)

(MUST MARK ONE OF THE FOLLOWING)

WE REQUEST A HEARING ON THE ADVISABILITY OF ISSUING THE PERMIT AND REQUEST THAT THE HEARING
BE HELD ☐ IN OUR COUNTY SEAT ☐ IN COLUMBUS

WE DO NOT REQUEST A HEARING ☐

DID YOU MARK A BOX? IF NOT, THIS WILL BE CONSIDERED A LATE RESPONSE.

PLEASE SIGN BELOW AND MARK THE APPROPRIATE BOX INDICATING YOUR TITLE:

(Signature)

(Title) - ☐ Clerk of County Commissioner

(Date)

☐ Clerk of City Council

☐ Township Fiscal Officer

CLERK OF NORTH RIDGEVILLE CITY COUNCIL
7307 AVON BELDEN RD
NORTH RIDGEVILLE OH 44039



Department of Commerce

Division of Liquor Control

com.ohio.gov

Mike DeWine, Governor Jim Tressel, Lt. Governor Sherry Maxfield, Director

Dear Local Legislative Authority Official:

Please find enclosed the legislative notice that is being sent to you regarding the applied for liquor permit as captioned on the notice. You **must**, within 30 days from the "mailed" date listed on the notice under the bar code:

- Notify the Division whether you object and want a hearing; or
- Ask for your one-time only, 30-day extension. o Any requests for a one-time, 30-day extension will be reviewed by the Division upon timely receipt. If granted, your additional 30-days runs from the expiration of the original 30-day period.

To be considered **timely**, your above response **MUST** be faxed, emailed, or mailed to the Division no later than the postmark deadline date stated on the form. To speed up processing times and reduce paper, the Division respectfully asks that you either fax or email your response. Please send your response to:

FAX: (614) 644 – 3166
EMAIL: Liquordocs@com.ohio.gov
MAIL: Ohio Division of Liquor Control
Attn: Licensing Unit
6606 Tussing Road
PO Box 4005
Reynoldsburg, Ohio 43068-9005

To find out who has disclosed an ownership interest in the permit application to us you can:

- Visit com.ohio.gov/liquorinfo. Select the "Search who has disclosed an ownership interest" tab. Where asked, enter the permit number listed on the legislative notice; or
- Contact your police department or county sheriff (if you are a township fiscal officer or county clerk). We also sent them detailed ownership information to review for any criminal background issues involving the disclosed persons.

We have resources for you at com.ohio.gov/govhelp. Never miss out on when renewal objections are due! Sign-up for our emails at com.ohio.gov/stayinformed.

Thank you in advance for your cooperation,

Division Licensing Section

(rev. 2.12.25)

DATE:	<u>October 6, 2025</u>	1 ST READING:	<u>October 6, 2025</u>
INTRODUCED BY:	<u>Mayor Corcoran</u>	2 ND READING:	<u></u>
REFERRED BY:	<u></u>	3 RD READING:	<u></u>
	<u></u>	ADOPTED:	<u></u>
		EMERGENCY:	<u></u>

ORDINANCE NO. 2025-130

AN ORDINANCE AUTHORIZING THE MAYOR TO EXECUTE AGREEMENTS WITH THE FEDERAL RAILROAD ADMINISTRATION AND THE OHIO RAIL DEVELOPMENT COMMISSION FOR THE RACE ROAD GRADE SEPARATION PROJECT.

WHEREAS, the Ohio Rail Development Commission (ORDC) successfully applied for federal funding through the Federal Railroad Administration’s Railroad Crossing Elimination Grant Program to construct the Race Road Grade Separation Project, and the City of North Ridgeville is participating in the project by committing its share of funding; and

WHEREAS, Council previously adopted Resolution No. 2024-86, expressing support for the Race Road and Maddock Road rail grade crossing elimination project; and

WHEREAS, the project will improve safety, mobility and quality of life for residents and businesses in North Ridgeville, representing a meaningful benefit to the community; and

WHEREAS, execution of agreements with ORDC and the Federal Railroad Administration (FRA) is necessary to formalize the City’s funding commitment and to allow the project to proceed; and

WHEREAS, the Mayor is authorized to enter into contracts on behalf of the City of North Ridgeville as necessary to implement funded projects.

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORTH RIDGEVILLE, LORAIN COUNTY, OHIO, THAT:

SECTION 1. The Mayor is hereby authorized to execute all agreements and related documents with the Ohio Rail Development Commission and the Federal Railroad Administration necessary to formalize the City’s funding commitment of \$3.3 million for construction in calendar year 2030 in support of the Race Road Grade Separation Project.

SECTION 2. The Mayor is further authorized to take any actions necessary to implement and comply with the terms of said agreements, including executing amendments or modifications consistent with the project’s purpose and funding requirements.

SECTION 3. It is found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were conducted in an open meeting of this Council,

and that all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public in accordance with all legal requirements, including §121.22 of the Ohio Revised Code.

SECTION 4. This Ordinance shall take effect and be in full force from and after the earliest period allowed by law.

PASSED: _____

PRESIDENT OF COUNCIL

ATTEST: _____
CLERK OF COUNCIL

APPROVED: _____

MAYOR

DATE:	<u>October 6, 2025</u>	1 ST READING:	<u>October 6, 2025</u>
INTRODUCED BY:	<u>Mayor Corcoran</u>	2 ND READING:	<u></u>
REFERRED BY:	<u></u>	3 RD READING:	<u></u>
	<u></u>	ADOPTED:	<u></u>
		EMERGENCY:	<u></u>

ORDINANCE NO. 2025-131

**AN ORDINANCE ACCEPTING UP TO TWO HUNDRED (200)
HOURS OF SICK TIME WHEN AN EMPLOYEE TRANSFERS
FROM ONE PUBLIC EMPLOYER TO THE CITY OF NORTH
RIDGEVILLE, OHIO.**

WHEREAS, Ohio Rev. Code Section 124.38(C) states the following:

An employee who transfers from one public agency to another shall be credited with the unused balance of the employee's accumulated sick leave up to the maximum of the sick leave accumulation permitted in the public agency to which the employee transfers; and

WHEREAS, City Council desires to place reasonable restrictions on the amount of sick time it will accept, and that said sick time cannot be cashed out.

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORTH RIDGEVILLE, LORAIN COUNTY, OHIO, THAT:

SECTION 1. The City of North Ridgeville will accept up to two hundred (200) hours of the unused balance of an employee's accumulated sick leave when he/she transfers from one public employer to the City of North Ridgeville.

SECTION 2. The transferred sick leave will have no cash value and cannot be cashed out. It can only be used for sick time off.

SECTION 3. The transferred sick leave provision will not interfere with existing unused sick leave earned by City of North Ridgeville employees.

SECTION 4. It is found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were conducted in an open meeting of this Council, and that all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public in accordance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

SECTION 5. This Ordinance shall take effect and be in full force from and after the earliest period allowed by law.

PASSED: _____

PRESIDENT OF COUNCIL

ATTEST: _____
CLERK OF COUNCIL

APPROVED: _____

MAYOR

DATE: October 6, 2025
INTRODUCED BY: Mayor Corcoran
REFERRED BY: _____

1ST READING: October 6, 2025
2ND READING: _____
3RD READING: _____
ADOPTED: _____
EMERGENCY: _____

ORDINANCE NO. 2025-132

AN ORDINANCE AMENDING ORDINANCE 2025-63 IN ORDER TO INCREASE THE NOT TO EXCEED CONTRACT AMOUNT FOR THE 2025 FULL DEPTH CONCRETE PAVEMENT REPLACEMENT PROJECT TO \$1,120,000.00.

WHEREAS, sections of our concrete roadway network are failing and no longer meet proper standards of engineering for the health, safety, and economy for vehicles and pedestrian traffic; and

WHEREAS, Ordinance 2025-63 authorized the Mayor to enter into an agreement with a contractor to perform full depth concrete replacement in an amount not to exceed \$1,000,000.00, which was awarded to Set in Stone Contracting, LLC; and

WHEREAS, during project development, an additional street initially planned for asphalt resurfacing was found to have an underlying base in disrepair, rendering it unsuitable for asphalt treatment and requiring its inclusion in the full-depth concrete replacement scope.

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORTH RIDGEVILLE, LORAIN COUNTY, OHIO, THAT:

SECTION 1. Ordinance 2025-63 is hereby amended by increasing the not to exceed amount from \$1,000,000.00 to \$1,120,000.00.

SECTION 2. The cost for said project shall be paid from the appropriate fund.

SECTION 3. It is found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were conducted in an open meeting of this Council, and that all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public in accordance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

SECTION 4. This Ordinance shall take effect and be in full force from an after the earliest period allowed by law.

PASSED: _____

PRESIDENT OF COUNCIL

ATTEST: _____
CLERK OF COUNCIL

APPROVED: _____
MAYOR

DATE: October 6, 2025
INTRODUCED BY: Mayor Corcoran
REFERRED BY: _____

1ST READING: October 6, 2025
2ND READING: _____
3RD READING: _____
ADOPTED: _____
EMERGENCY: _____

ORDINANCE NO. 2025-133

**AN ORDINANCE AUTHORIZING THE MAYOR TO PURCHASE
TWO INFLUENT SCREENING UNITS FROM OR-TEC
INCORPORATED ACCORDING TO LAW AND IN A MANNER
PRESCRIBED BY LAW.**

WHEREAS, the existing influent screens at the French Creek Wastewater Treatment Plant are failing and beyond their useful life; and

WHEREAS, purchasing directly from Or-Tec Inc. will save the City costs and shorten delivery time; and

WHEREAS, the new screening system will be more efficient and safer than the old system; and

WHEREAS, the City has already completed engineering for this project.

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORTH RIDGEVILLE, LORAIN COUNTY, OHIO, THAT:

SECTION 1. The Mayor of the City of North Ridgeville is hereby authorized to purchase two influent screening units from Or-Tec Inc., not to exceed \$590,000.00.

SECTION 2. City Council finds that formal bidding is not required due to the fact that the French Creek Wastewater Treatment Plant is a municipally owned and operated utility by the City of North Ridgeville.

SECTION 3. The cost for said project shall be paid from the appropriate fund.

SECTION 4. It is found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were conducted in an open meeting of this Council, and that all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public in accordance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

SECTION 5. This Ordinance shall take effect and be in full force from and after the earliest period allowed by law.

PASSED: _____

PRESIDENT OF COUNCIL

ATTEST: _____
CLERK OF COUNCIL

APPROVED: _____

MAYOR

DATE:	<u>October 6, 2025</u>	1 ST READING:	<u>October 6, 2025</u>
INTRODUCED BY:	<u>Mayor Corcoran</u>	2 ND READING:	<u></u>
REFERRED BY:	<u></u>	3 RD READING:	<u></u>
	<u></u>	ADOPTED:	<u></u>
		EMERGENCY:	<u></u>

ORDINANCE NO. 2025-134

**AN ORDINANCE AUTHORIZING THE MAYOR TO NEGOTIATE
AND ENTER INTO A CONTRACT ACCORDING TO LAW AND IN
A MANNER PRESCRIBED BY LAW WITH THE LOWEST AND
BEST BIDDER FOR THE INSTALLATION OF TWO NEW
INFLUENT SCREENING SYSTEMS AT THE FRENCH CREEK
WASTEWATER TREATMENT PLANT.**

WHEREAS, the existing influent screens at the French Creek Wastewater Treatment Plant are failing and beyond their useful life; and

WHEREAS, an outside contractor is needed to complete this complicated installation; and

WHEREAS, the new screening system will be more efficient and safer than the old system; and

WHEREAS, the City has already completed engineering for this project.

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORTH RIDGEVILLE, LORAIN COUNTY, OHIO, THAT:

SECTION 1. The Mayor of the City of North Ridgeville is hereby authorized to negotiate and enter into a contract according to law and in a manner prescribed by law with the lowest and best bidder for the installation of two new influent screening systems at the French Creek Wastewater Treatment Plant, not to exceed \$600,000.00.

SECTION 2. The cost for said project shall be paid from the appropriate fund.

SECTION 3. It is found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were conducted in an open meeting of this Council, and that all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public in accordance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

SECTION 4. This Ordinance shall take effect and be in full force from and after the earliest period allowed by law.

PASSED: _____

PRESIDENT OF COUNCIL

ATTEST: _____
CLERK OF COUNCIL

APPROVED: _____

MAYOR

DATE: October 6, 2025
INTRODUCED BY: Mayor Corcoran
REFERRED BY: _____

1ST READING: October 6, 2025
2ND READING: _____
3RD READING: _____
ADOPTED: _____
EMERGENCY: _____

ORDINANCE NO. 2025-135

**AN ORDINANCE AUTHORIZING THE MAYOR TO CONTRACT
FOR THE LAUNDER COVERS PURCHASE AND INSTALLATION
ACCORDING TO LAW AND IN A MANNER PRESCRIBED BY
LAW, AND TO AUTHORIZE THE INSTALLATION OF
ALTERNATIVE BID 3 AS PART OF THE REPLACEMENT AND
UPGRADE OF THE COMPLETE MIX TANK AERATION AND
MIXING SYSTEMS AT THE FRENCH CREEK WASTEWATER
TREATMENT PLANT.**

WHEREAS, Launder Covers are needed at the French Creek Wastewater Treatment Plant to prevent excessive algae growth on the clarifier weirs; and

WHEREAS, Ordinance No. 6127-2023 was passed on December 18, 2023, which authorized bidding for the replacement and upgrade of the complete mix tank aeration and mixing systems for the French Creek Wastewater Treatment Plant; and

WHEREAS, an outside contractor included a price to add Launder Covers to the initial bid for the project as alternative 3; and

WHEREAS, the cost of the installation has been budgeted; and

WHEREAS, the City has completed the engineering for this project.

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORTH RIDGEVILLE, LORAIN COUNTY, OHIO, THAT:

SECTION 1. The Mayor is hereby authorized to contract for the Launder Covers purchase and installation according to law and in a manner prescribed by law, and to authorize the installation of alternative bid 3 as part of the replacement and upgrade of the complete mix tank aeration and mixing systems at the French Creek Wastewater Treatment Plant, not to exceed \$293,741.35.

SECTION 2. The cost for said installation shall be paid with French Creek funds..

SECTION 3. It is found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were conducted in an open meeting of this Council, and that all deliberations of this Council and any of its committees that resulted in such formal

action were in meetings open to the public in accordance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

SECTION 4. This Ordinance shall take effect and be in full force from and after the earliest period allowed by law.

PASSED: _____

PRESIDENT OF COUNCIL

ATTEST: _____
CLERK OF COUNCIL

APPROVED: _____

MAYOR

DATE:	<u>October 6, 2025</u>	1 ST READING:	<u>October 6, 2025</u>
INTRODUCED BY:	<u>Mayor Corcoran</u>	2 ND READING:	<u></u>
REFERRED BY:	<u></u>	3 RD READING:	<u></u>
	<u></u>	ADOPTED:	<u></u>
		EMERGENCY:	<u></u>

ORDINANCE NO. 2025-136

**AN ORDINANCE AMENDING ORDINANCE 5679-2019 WHICH
AUTHORIZED THE INCLUSION OF NON-WRITTEN ASSESSMENTS
FOR THE POSITIONS OF POLICE CHIEF AND POLICE CAPTAIN.**

WHEREAS, the City of North Ridgeville included non-written assessments as part of the promotional process to the positions of Police Chief and Police Captain in Ordinance 5679-2019; and

WHEREAS, the City of North Ridgeville seeks to amend and/or supplement the promotional process to the positions of Police Chief and Police Captain.

NOW THEREFORE, BE IT ORDAINED THAT THE COUNCIL OF THE CITY OF NORTH RIDGEVILLE, LORAIN COUNTY, OHIO, THAT:

SECTION 1. Promotional candidates for the Police Chief and Police Captain must pass a written test with a score of seventy percent (70%) or better. The qualifying promotional candidates will be eligible to take a promotional assessment examination. The promotional assessment shall be conducted by PRADCO or a similar-like agency/organization. The promotional assessment shall assess the candidate's motivation, leadership, work approach, interpersonal style, decision making and judgment. The promotional assessment grade shall be the final grade.

SECTION 2. Whenever a vacancy occurs or is forthcoming for the position of Police Chief or Police Captain, upon the request of the Mayor, the Commission shall forward to the Mayor the names of the top three (3) individuals on the eligibility list for each position from which the appointment will be made. Before making the appointment, the top three (3) individuals shall be interviewed by the Mayor and a final decision shall be made by the Mayor. Such appointment is subject to confirmation by a majority vote of the members elected to Council.

SECTION 3. After the eligibility list is created, if there are only two names on the certified list, the Commission shall certify those names to the appointing authority and the appointing authority shall choose from one of the two names.

SECTION 4. After the eligibility list is created, if there is only one name on the certified list, the Commission shall certify that name to the appointing authority and the appointing authority may appoint that person or reject the list. If the appointing authority rejects the list, that list shall terminate.

SECTION 5. Appointments to Police Chief and/or Police Captain shall be for a probationary period of not less than sixty (60) days nor more than one (1) year.

SECTION 6. It is found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were conducted in an open meeting of this Council and that all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public in accordance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

SECTION 7. This Ordinance shall take effect and be in full force from and after the earliest period allowed by law.

PASSED: _____

JASON R. JACOBS
PRESIDENT OF COUNCIL

ATTEST: _____
NICHOLAS CIOFANI
CLERK OF COUNCIL

APPROVED: _____

KEVIN CORCORAN
MAYOR

DATE:	<u>October 6, 2025</u>	1 ST READING:	<u>October 6, 2025</u>
INTRODUCED BY:	<u>Mayor Corcoran</u>	2 ND READING:	<u></u>
REFERRED BY:	<u></u>	3 RD READING:	<u></u>
		ADOPTED:	<u></u>
		EMERGENCY:	<u></u>

ORDINANCE NO. 2025-137

**AN ORDINANCE AMENDING ORDINANCE 5681-2019 WHICH
AUTHORIZED THE INCLUSION OF NON-WRITTEN ASSESSMENTS
FOR THE POSITIONS OF FIRE CHIEF AND ASSISTANT FIRE CHIEF.**

WHEREAS, the City of North Ridgeville included non-written assessments as part of the promotional process to the positions of Fire Chief and Assistant Fire Chief in Ordinance 5681-2019; and

WHEREAS, the City of North Ridgeville seeks to amend and/or supplement the promotional process to the positions of Fire Chief and Assistant Fire Chief.

NOW THEREFORE, BE IT ORDAINED THAT THE COUNCIL OF THE CITY OF NORTH RIDGEVILLE, LORAIN COUNTY, OHIO, THAT:

SECTION 1. Promotional candidates for the Fire Chief and Assistant Fire Chief must pass a written test with a score of seventy percent (70%) or better. The qualifying promotional candidates will be eligible to take a promotional assessment examination. The promotional assessment shall be conducted by PRADCO or a similar-like agency/organization. The promotional assessment shall assess the candidate's motivation, leadership, work approach, interpersonal style, decision making and judgment. The promotional assessment grade shall be the final grade.

SECTION 2. Whenever a vacancy occurs or is forthcoming for the position of Chief of the Fire Department or Assistant Fire Chief upon the request of the Mayor, the Commission shall forward to the Mayor the names of the top three (3) individuals on the eligibility list for each position from which the appointment will be made. Before making the appointment, the top three (3) individuals shall be interviewed by the Mayor and a final decision shall be made by the Mayor. Such appointment is subject to confirmation by a majority vote of the members elected to Council.

SECTION 3. After the eligibility list is created, if there are only two names on the certified list, the Commission shall certify those names to the appointing authority and the appointing authority shall choose from one of the two names.

SECTION 4. After the eligibility list is created, if there is only one name on the certified list, the Commission shall certify that name to the appointing authority and the appointing authority

may appoint that person or reject list. If the appointing authority rejects the list, that list shall terminate.

SECTION 5. Appointments to Fire Chief and/or Assistant Fire Chief shall be for a probationary period of not less than sixty (60) days nor more than one (1) year.

SECTION 6. It is found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were conducted in an open meeting of this Council and that all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public in accordance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

SECTION 7. This Ordinance shall take effect and be in full force from and after the earliest period allowed by law.

PASSED: _____

JASON R. JACOBS
PRESIDENT OF COUNCIL

ATTEST: _____
NICHOLAS CIOFANI
CLERK OF COUNCIL

APPROVED: _____

KEVIN CORCORAN
MAYOR

DATE:	<u>October 6, 2025</u>	1 ST READING:	<u>October 6, 2025</u>
INTRODUCED BY:	<u>Mayor Corcoran</u>	2 ND READING:	<u></u>
REFERRED BY:	<u></u>	3 RD READING:	<u></u>
		ADOPTED:	<u></u>
		EMERGENCY:	<u></u>

ORDINANCE NO. 2025-138

**AN ORDINANCE AMENDING ORDINANCE NUMBER 2024-139
OF THE CITY OF NORTH RIDGEVILLE, OHIO, PROVIDING
APPROPRIATIONS FOR THE PERIOD COMMENCING
JANUARY 1, 2025 AND ENDING DECEMBER 31, 2025.**

WHEREAS, it is necessary to amend the appropriations for certain funds and appropriate other amounts for the operations of the City of North Ridgeville, Ohio.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORTH RIDGEVILLE, LORAIN COUNTY, OHIO:

SECTION 1. That to provide for current and other expenditures for the City of North Ridgeville, Ohio for the period commencing January 1, 2025 and ending December 31, 2025, Ordinance No. 2024-139 be and the same are hereby supplemented in the following amounts so that from and after the effective date of the Ordinance, the appropriation Ordinance shall include the following, being adjusted for the similar terms in the preceding appropriation Ordinance.

SECTION 2. That there be appropriate from the respective funds listed below, the amounts as follows:

Fund Number	Fund	Personal Services	Other	Transfers and Advances	Total
<u>General Fund</u>					
101	General Government	14,500	53,200	-	67,700
Total General Fund		14,500	53,200	-	67,700
<u>Special Revenue Funds</u>					
265	Ambulance Fund	27,000	12,500	-	39,500
268	Federal Grants	-	850	-	850
Total Special Revenue Funds		27,000	13,350	-	40,350
<u>Capital Project Funds</u>					
410	Capital Projects	-	70,000	-	70,000
Total Capital Project Funds		-	70,000	-	70,000
<u>Custodial Funds</u>					
890	Trust Miscellaneous	-	60,000	-	60,000
Total Custodial Funds		-	60,000	-	60,000
Total All Funds		41,500	196,550	-	238,050

SECTION 3. That the Director of Finance of the City of North Ridgeville is hereby authorized to draw warrants on the treasury of the City of North Ridgeville for payments on any

of the foregoing appropriations, upon receiving proper certification and vouchers therefore, approved by officers authorized by law to approve the same or by an ordinance or resolution of Council to make the expenditure and provide that no warrants may be drawn or paid for salaries or wages, except to persons employed by authority of or in accordance with law or Ordinance.

SECTION 4. That it is found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were in an open meeting of this Council and that all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public in accordance with all legal requirements.

SECTION 5. This Ordinance shall take effect and be in full force from and after the earliest period allowed by law.

PASSED: _____

PRESIDENT OF COUNCIL

ATTEST: _____
CLERK OF COUNCIL

APPROVED: _____

MAYOR

DATE:	<u>October 6, 2025</u>	1 ST READING:	<u>October 6, 2025</u>
INTRODUCED BY:	<u>Mayor Corcoran</u>	2 ND READING:	<u></u>
REFERRED BY:	<u></u>	3 RD READING:	<u></u>
		ADOPTED:	<u></u>
		EMERGENCY:	<u></u>

ORDINANCE NO. 2025-139

AN ORDINANCE PROVIDING FOR THE ISSUANCE AND SALE OF NOT TO EXCEED \$4,025,000 OF NOTES, IN ANTICIPATION OF THE ISSUANCE OF BONDS, TO PROVIDE FUNDS TO PAY COSTS OF ACQUIRING AND INSTALLING ULTRASONIC WATER METER EQUIPMENT, TOGETHER WITH ALL NECESSARY APPURTENANCES THERETO.

WHEREAS, pursuant to Ordinance No. 2024-128, passed on November 4, 2024, there were issued \$5,000,000 of notes (the Outstanding Notes), issued in anticipation of bonds for the purpose stated in Section 1, which Outstanding Notes mature on December 3, 2025; and

WHEREAS, this Council finds and determines that the City should retire the Outstanding Notes with the proceeds of the Notes described in Section 3 and other funds available to the City; and

WHEREAS, the Director of Finance as fiscal officer of this City has certified to this Council that the estimated life or period of usefulness of the improvements described in Section 1 is at least five years, the estimated maximum maturity of the Bonds described in Section 1 is at least ten years, and the maximum maturity of the Notes described in Section 3, to be issued in anticipation of the Bonds, is December 4, 2039;

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of North Ridgeville, Lorain County, Ohio, that:

Section 1. It is necessary to issue bonds of this City in the aggregate principal amount of \$4,025,000 (the Bonds) to provide funds to pay costs of acquiring and installing ultrasonic water meter equipment, together with all necessary appurtenances thereto.

Section 2. The Bonds shall be dated approximately December 1, 2026, shall bear interest at the now estimated rate of 6.5% per year, payable semi-annually until the principal amount is paid, and are estimated to mature in ten annual principal installments that are substantially equal. The first installment of principal of the Bonds is estimated to be payable on December 1, 2027, and the first installment of interest on the Bonds is estimated to be payable on June 1, 2027.

Section 3. It is necessary to issue and this Council determines that notes in the aggregate principal amount not to exceed \$4,025,000 (the Notes) shall be issued in anticipation of the issuance of the Bonds and to retire, together with other funds available to the City, the Outstanding Notes. The Notes shall be dated the date of their issuance, and shall mature one year from the date of their issuance; provided that the Director of Finance may, if it is determined to be necessary or advisable to the sale of the Notes, establish a different maturity date for the Notes that is up to thirty days earlier than one year from the date of their issuance, by setting forth that maturity date in a certificate

awarding the sale of the Notes in accordance with Section 6 of this ordinance (the Certificate of Award). The Notes shall bear interest at a rate or rates not to exceed 6.0% per year (computed on the basis of a 360-day year consisting of twelve 30-day months), payable at maturity and until the principal amount is paid or payment is provided for. Subject to the limitation set forth in this Section, the rate of interest on the Notes shall be determined by the Director of Finance in the Certificate of Award.

Section 4. The debt charges on the Notes shall be payable in Federal Reserve funds of the United States of America, without deduction for services of the City's paying agent, at the designated corporate trust office of Zions Bancorporation, National Association, or at the principal office of a bank or trust company requested by the original purchaser of the Notes, provided that such request shall be approved by the Director of Finance after determining that the payment at that bank or trust company will not endanger the funds or securities of the City and that proper procedures and safeguards are available for that purpose. The Director of Finance is authorized to enter into the Paying Agent Agreement, which is approved in substantially the form on file with the Clerk of Council, together with any changes or amendments that are not inconsistent with this Ordinance and not substantially adverse to the City and that are approved by the Director of Finance on behalf of the City, all of which shall be conclusively evidenced by the signing of the Paying Agent Agreement or amendments thereto.

Section 5. The Notes shall be signed by the Mayor and the Director of Finance, in the name of the City and in their official capacities, provided that one of those signatures may be a facsimile. The Notes shall be issued in the denominations and numbers as requested by the original purchaser and approved by the Director of Finance, provided that no Note of the issue shall be issued in a denomination less than \$100,000 or be exchangeable for other Notes in denominations less than \$100,000; and provided further that the entire principal amount may be represented by a single note. The Notes may be issued as fully registered securities (for which the Director of Finance will serve as note registrar) and in book entry or other uncertificated form in accordance with Section 9.96 and Chapter 133 of the Revised Code, with a single physical note certificate representing the entire issue (or the consolidated issue into which it is combined with one or more other note issues of the City in accordance with Section 6 of this ordinance), if it is determined by the Director of Finance that issuance of fully registered securities in that form will facilitate the sale and delivery of the Notes. The Notes shall not have coupons attached, shall be numbered as determined by the Director of Finance and shall express upon their faces the purpose, in summary terms, for which they are issued and that they are issued pursuant to the provisions of the City's Charter, Chapter 133 of the Revised Code and this ordinance.

As used in this Section and this ordinance:

"Book entry form" or "book entry system" means a form or system under which (i) the ownership of beneficial interests in the Notes and the principal of, and interest on, the Notes (book entry interests) may be transferred only through a book entry, and (ii) a single physical Note certificate is issued by the City and payable only to a Depository or its nominee, with such Notes deposited with and retained in the custody of the Depository or its agent for that purpose. The book entry maintained by others than the City is the record that identifies the owners of book entry interests in the Notes and that principal and interest.

“Depository” means any securities depository that is a clearing agency under federal law operating and maintaining, with its Participants or otherwise, a book entry system to record ownership of book entry interests in the Notes or the principal of, and interest on, the Notes and to effect transfers of the Notes, in book entry form, and includes and means initially The Depository Trust Company (a limited purpose trust company), New York, New York.

“Participant” means any participant contracting with a Depository under a book entry system and includes security brokers and dealers, banks and trust companies, and clearing corporations.

The Notes may be issued to a Depository for use in a book entry system and, if and as long as a book entry system is utilized, (i) the Notes may be issued in the form of a single Note made payable to the Depository or its nominee and deposited with and retained in the custody of the Depository or its agent for that purpose; (ii) the owners of book entry interests shall have no right to receive the Notes in the form of physical securities or certificates; (iii) ownership of book entry interests shall be shown by book entry on the system maintained and operated by the Depository and its Participants, and transfers of the ownership of book entry interests shall be made only by book entry by the Depository and its Participants; and (iv) the Notes as such shall not be transferable or exchangeable, except for transfer to another Depository or to another nominee of a Depository, without further action by the City.

If any Depository determines not to continue to act as a Depository for the Notes for use in a book entry system, the Director of Finance may attempt to establish a securities depository/book entry relationship with another qualified Depository. If the Director of Finance does not or is unable to do so, the Director of Finance, after making provision for notification of the book entry interest owners by the then Depository and any other arrangements deemed necessary, shall permit withdrawal of the Notes from the Depository, and shall cause the Notes in bearer or payable form to be signed by the officers authorized to sign the Notes and delivered to the assigns of the Depository or its nominee, all at the cost and expense (including any costs of printing), if the event is not the result of City action or inaction, of those persons requesting such issuance.

The Director of Finance is also hereby authorized and directed, to the extent necessary or required, to enter into any agreements determined necessary in connection with the book entry system for the Notes, after determining that the signing thereof will not endanger the funds or securities of the City.

Section 6. The Notes shall be sold by the Director of Finance to KeyBanc Capital Markets Inc., Cleveland, Ohio, at private sale at a purchase price not less than par and any accrued interest in accordance with law and the provisions of this ordinance and the Certificate of Award referred to in Section 3. The Director of Finance is authorized, if she determines it to be in the best interest of the City, to combine the Notes with one or more other unvoted general obligation bond anticipation note issues of the City into a consolidated note issue pursuant to Section 133.30(B) of the Revised Code; provided that no note of that issue shall be issued in a denomination less than \$100,000 or be exchangeable for other notes in denominations less than \$100,000. If the Notes are combined with one or more other such note issues of the City into a consolidated note issue, a single Certificate of

Award may be utilized for the consolidated issue if appropriate and consistent with the terms of this ordinance.

The Director of Finance shall sign the Certificate of Award referred to in Section 3 specifying the interest rate the Notes shall bear, the final purchase price of the Notes and certain other final terms of the Notes and evidencing that sale, cause the Notes to be prepared, and have the Notes signed and delivered, together with a true transcript of proceedings with reference to the issuance of the Notes if requested by the original purchaser, to the original purchaser upon payment of the purchase price.

The Mayor, the Director of Finance, the Director of Law, the Clerk of Council and other City officials, as appropriate, are each authorized and directed to sign any transcript certificates, financial statements and other documents and instruments and to take such actions as are necessary or appropriate to consummate the transactions contemplated by this ordinance.

Section 7. The proceeds from the sale of the Notes, except any premium and accrued interest, shall be paid into the proper fund or funds and those proceeds are appropriated and shall be used for the purpose for which the Notes are being issued. Any portion of those proceeds representing premium and accrued interest shall be paid into the Bond Retirement Fund.

Section 8. The par value to be received from the sale of the Bonds or of any renewal notes and any excess funds resulting from the issuance of the Notes shall, to the extent necessary, be used to pay the debt charges on the Notes at maturity and are pledged for that purpose.

Section 9. During the year or years in which the Notes are outstanding, there shall be levied on all the taxable property in the City, in addition to all other taxes, the same tax that would have been levied if the Bonds had been issued without the prior issuance of the Notes. The tax shall be within the ten-mill limitation imposed by law, shall be and is ordered computed, certified, levied and extended upon the tax duplicate and collected by the same officers, in the same manner, and at the same time that taxes for general purposes for each of those years are certified, levied, extended and collected, and shall be placed before and in preference to all other items and for the full amount thereof. The proceeds of the tax levy shall be placed in the Bond Retirement Fund, which is irrevocably pledged for the payment of the debt charges on the Notes or the Bonds when and as the same fall due. In each year to the extent revenues from the municipal water system are available for the payment of the debt charges on the Notes or Bonds and are appropriated for that purpose, the amount of the tax shall be reduced by the amount of revenues so available and appropriated. Nothing in this Section in any way diminishes the pledge of the full faith and credit and property taxing power of the City to the prompt payment of the debt charges on the Notes or Bonds.

Section 10. The City covenants that it will use, and will restrict the use and investment of, the proceeds of the Notes in such manner and to such extent as may be necessary so that (a) the Notes will not (i) constitute private activity bonds or arbitrage bonds under Section 141 or 148 of the Internal Revenue Code of 1986, as amended (the Code) or (ii) be treated other than as bonds the interest on which is excluded from gross income under Section 103 of the Code, and (b) the interest on the Notes will not be an item of tax preference under Section 57 of the Code.

The City further covenants that (a) it will take or cause to be taken such actions that may be required of it for the interest on the Notes to be and remain excluded from gross income for federal income tax purposes, (b) it will not take or authorize to be taken any actions that would adversely affect that exclusion, and (c) it, or persons acting for it, will, among other acts of compliance, (i) apply the proceeds of the Notes to the governmental purpose of the borrowing, (ii) restrict the yield on investment property acquired with those proceeds, (iii) make timely and adequate payments to the federal government, (iv) maintain books and records and make calculations and reports and (v) refrain from certain uses of those proceeds and, as applicable, of property financed with such proceeds, all in such manner and to the extent necessary to assure such exclusion of that interest under the Code.

The Director of Finance, as the fiscal officer, or any other officer of the City having responsibility for issuance of the Notes is hereby authorized (a) to make or effect any election, selection, designation (including specifically designation or treatment of the Notes as “qualified tax-exempt obligations” if such designation is applicable and desirable, and to make any related necessary representations and covenants), choice, consent, approval, or waiver on behalf of the City with respect to the Notes as the City is permitted to or required to make or give under the federal income tax laws, including, without limitation thereto, any of the elections provided for in or available under Section 148 of the Code, for the purpose of assuring, enhancing or protecting favorable tax treatment or status of the Notes or interest thereon or assisting compliance with requirements for that purpose, reducing the burden or expense of such compliance, reducing the rebate amount or payments or penalties, or making payments of special amounts in lieu of making computations to determine, or paying, excess earnings as rebate, or obviating those amounts or payments, as determined by that officer, which action shall be in writing and signed by the officer, (b) to take any and all other actions, make or obtain calculations, make payments, and make or give reports, covenants and certifications of and on behalf of the City, as may be appropriate to assure the exclusion of interest from gross income and the intended tax status of the Notes, and (c) to give one or more appropriate certificates of the City, for inclusion in the transcript of proceedings for the Notes, setting forth the reasonable expectations of the City regarding the amount and use of all the proceeds of the Notes, the facts, circumstances and estimates on which they are based, and other facts and circumstances relevant to the tax treatment of the interest on and the tax status of the Notes.

Each covenant made in this section with respect to the Notes is also made with respect to all issues any portion of the debt service on which is paid from proceeds of the Notes (and, if different, the original issue and any refunding issues in a series of refundings), to the extent such compliance is necessary to assure exclusion of interest on the Notes from gross income for federal income tax purposes, and the officers identified above are authorized to take actions with respect to those issues as they are authorized in this section to take with respect to the Notes.

Section 11. The Director of Finance is authorized to request a rating for the Notes from one or more nationally-recognized rating agencies in connection with the sale and issuance of the Notes, if the Director of Finance determines it is appropriate and in the best interest of the City. The expenditure of the amounts necessary to secure any such rating or ratings on the Notes and to pay the other financing costs (as defined in Section 133.01 of the Revised Code) in connection with the Notes, to the extent not paid by the original purchaser, is authorized and approved, and the Director of Finance is authorized to provide for the payment of the cost of obtaining any such rating and all such other financing costs, except to the extent paid by the original purchaser, from the proceeds of the

Notes to the extent available and otherwise from any other funds lawfully available and that are appropriated or shall be appropriated for that purpose.

Section 12. The legal services of Squire Patton Boggs (US) LLP, as bond counsel, be and are hereby retained. The legal services shall be in the nature of legal advice and recommendations as to the documents and the proceedings in connection with the issuance and sale of the Notes and the rendering of the necessary legal opinion upon the delivery of the Notes. In rendering those legal services, as an independent contractor and in an attorney-client relationship, that firm shall not exercise any administrative discretion on behalf of the City in the formulation of public policy, expenditure of public funds, enforcement of laws, rules and regulations of the State, the City or any other political subdivision, or the execution of public trusts. That firm shall be paid just and reasonable compensation for those legal services and shall be reimbursed for the actual out-of-pocket expenses it incurs in rendering those legal services. The Director of Finance is authorized and directed to make appropriate certification as to the availability of funds for those fees and any reimbursement and to issue an appropriate order for their timely payment as written statements are submitted by that firm.

Section 13. The Clerk of Council is directed to deliver a certified copy of this ordinance to the Lorain County Auditor.

Section 14. This Council determines that all acts and conditions necessary to be done or performed by the City or to have been met precedent to and in the issuing of the Notes in order to make them legal, valid and binding general obligations of the City of North Ridgeville have been performed and have been met, or will at the time of delivery of the Notes have been performed and have been met, in regular and due form as required by law; that the full faith and credit and general property taxing power (as described in Section 9) of the City are pledged for the timely payment of the debt charges on the Notes; and that no statutory or constitutional limitation of indebtedness or taxation will have been exceeded in the issuance of the Notes.

Section 15. This Council finds and determines that all formal actions of this Council and of any of its committees concerning and relating to the passage of this ordinance were taken, and that all deliberations of this Council and of any of its committees that resulted in those formal actions were held, in meetings open to the public in compliance with the law.

Section 16. This ordinance shall be in full force and effect from and after the earliest time permitted by law.

PASSED: _____, 2025

President of Council

ATTEST: _____
Clerk of Council

APPROVED: _____, 2025

Mayor

DATE: October 6, 2025
INTRODUCED BY: Mayor Corcoran
REFERRED BY: _____

1ST READING: October 6, 2025
2ND READING: _____
3RD READING: _____
ADOPTED: _____
EMERGENCY: _____

RESOLUTION NO. 2025-140

A RESOLUTION CONFIRMING THAT A 1% INCOME TAX CREDIT WILL BE PROVIDED UPON PASSAGE BY THE ELECTORS OF THE 0.75% INCOME TAX INCREASE AT THE NOVEMBER 4, 2025 ELECTION, AS SET FORTH IN THE AUTHORIZING RESOLUTION NO. 2025-113 AND INTRODUCED ORDINANCE NO. 2025-114.

Be It Resolved by the Council of the City of North Ridgeville, Lorain County, Ohio,
that:

SECTION 1. This Council has submitted the question of a 0.75% income tax increase to the electors of the City to be considered at the November 4, 2025 election (the “Income Tax Increase”) pursuant to Resolution No. 2025-113, which Resolution expressly incorporated Ordinance No. 2025-114 (as introduced and tabled by this Council). This Council hereby confirms that upon approval of the Income Tax Increase by the electors of the City, this Council will pass Ordinance 2025-114, as directed by the electors through that approval, which also provides for a credit that shall not exceed one percent (1.0%) for income paid to other municipalities.

SECTION 2. This Council finds and determines that all formal actions of this Council concerning and relating to the adoption of this resolution were taken, and all deliberations of this Council and of any of its committees that resulted in such formal actions were held, in meetings open to the public, in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

SECTION 3. This resolution shall be in full force and effect from and immediately after the earliest time permitted by law.

Adopted: _____, 2025

President of Council

Attest: _____

Approved: _____, 2025

Mayor

DATE:	<u>September 15, 2025</u>	1 ST READING:	<u>September 15, 2025</u>
INTRODUCED BY:	<u>Mayor Corcoran</u>	2 ND READING:	<u></u>
REFERRED BY:	<u></u>	3 RD READING:	<u></u>
	<u></u>	ADOPTED:	<u></u>
		EMERGENCY:	<u></u>

ORDINANCE NO. 2025-127

**AN ORDINANCE PROVIDING FOR THE AMENDMENT OF CHAPTER 1446
REGISTRATION OF CONTRACTORS IN THE BUILDING AND HOUSING CODE.**

WHEREAS, the City of North Ridgeville is committed to protecting the health, safety and welfare of its residents by ensuring that construction and related work is performed by qualified, accountable and properly registered contractors; and

WHEREAS, updating the contractor registration ordinance provides an opportunity to clarify requirements, simplify the fee structure and allow for registrations on a rolling basis to better serve contractors and improve staff workflow; and

WHEREAS, contractors performing work in state-licensed trades must maintain a valid and current license as required by Ohio law, and the City's ordinance should reflect this obligation; and

WHEREAS, it is necessary to strengthen the procedures for suspension and revocation of contractor registrations, and to enhance the penalties available for noncompliance, in order to protect public safety and ensure accountability; and

WHEREAS, this amendment maintains the longstanding exemption allowing homeowners to perform work on their own residences, provided such work is conducted in accordance with permit and inspection requirements; and

WHEREAS, it is the desire of this Council to amend these Codified Ordinances.

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORTH RIDGEVILLE, LORAIN COUNTY, OHIO, THAT:

SECTION 1. Chapter 1446 *Registration of Contractors*, which presently reads as set forth in the document attached to this Ordinance as **Exhibit A** shall be amended, and as such, shall read in its entirety as set forth in the document attached to this Ordinance as **Exhibit B**.

SECTION 2. All other ordinances or parts of ordinances or resolutions that are inconsistent or in conflict with the newly amended and adopted chapter are likewise repealed to the extent of such inconsistency or conflict only.

SECTION 3. It is found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were conducted in an open meeting of this Council, and that all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public in accordance with all legal requirements, including §121.22 of the Ohio Revised Code.

SECTION 4. This Ordinance shall take effect and be in full force from and after the earliest period allowed by law..

PASSED: _____

PRESIDENT OF COUNCIL

ATTEST: _____
CLERK OF COUNCIL

APPROVED: _____

MAYOR

CHAPTER 1446. REGISTRATION OF CONTRACTORS

1446.01 Trade and tradesman defined

For the purposes of this chapter:

- (a) "Trade" means the performance of work requiring special skill, including, but not limited to, the activities in paragraphs (b)(1) to (10) hereof.
- (b) "Tradesman" means a person, firm, corporation, partnership, or any combination thereof, whose operations, as such, involve the performance of work requiring special skill or the use of specialized building trades or crafts, and shall include, but not be limited to, the following:
 - (1) Masonry, which shall include, but not be limited to, brick laying, block laying and concrete and cement work.
 - (2) Carpentry, which shall include, but not be limited to, woodworking, siding, roofing and window installation.
 - (3) Plumbing, electrical, heating, tinning and air-conditioning work.
 - (4) Decorating, which shall include, but not be limited to, paper hanging, interior painting and exterior painting.
 - (5) Floor covering, which shall include, but not be limited to, tiling, carpeting and floor finishing.
 - (6) Wall covering, which shall include plastering, dry wall, taping and lath work.
 - (7) Excavating, which shall include, but not be limited to, sanitary sewer work, storm sewer work and general excavating.
 - (8) Iron work, which shall include, but not be limited to, structural and ornamental iron work.
 - (9) Sign erecting, which shall include painting and erection of signs.
 - (10) Glazing.

(Ord. 5157-2014, 7-21-14)

1446.02 Registration required; classification of contractors

Any person, firm, corporation, partnership, or combination thereof, engaged as a contractor, as classified as follows, shall be required to register with the City and shall be subject to the provisions of this chapter:

- (a) Contractor A. Contractor A shall be any tradesman who or which engages in construction or improvements within the City and who employs persons, firms, corporations, partnerships, or any combination thereof, in more than one trade, whether acting for themselves or others, and whether the trades are employed by or under subcontract with the tradesman. In the event that a trade is under subcontract, no work shall be commenced by that tradesman unless the tradesman has first been registered by the City.
- (b) Contractor B. Contractor B shall be any tradesman who or which engages in construction or improvements within the City in one trade category, whether acting for himself, herself or others, and whether such trade is being performed by himself or herself, his or her employees or under subcontract. In the event that the one trade category is under subcontract, no work shall be performed by the tradesman unless the tradesman is first registered by the City.

- (c) Contractor C. Contractor C shall be any tradesman who engages in construction or improvements within the City, whether acting for himself, herself or others, who or which engages in repairs, alterations, reconstruction, appliance installation, work other than new construction, or replacement.

(Ord. 5157-2014, 7-21-14)

1446.03 Registration applications; qualifications of applicants; expiration and renewal of registration; bonds; insurance

- (a) Application for registration shall be made to the Chief Building Official on forms provided therefor.
- (b) The applicant shall have a minimum of two years of practical experience, and an affidavit to this effect shall be provided. In lieu of the experience required, the applicant may qualify with two years of technical training in an accredited school.
- (c) The applicant shall provide any and all references as may be requested on the application form in the manner provided.
- (d) All registrations shall expire on December 31 of the year in which they are in force. Renewal of registration may be commenced thirty days prior to the expiration date. For renewal of registration, the final date will be January 31 within the year that the registration is to be renewed. Failure to renew such registration within the period prescribed shall require payment of double the registration fee.
- (e) Every applicant for registration shall, upon the approval of his or her application, furnish and file with the Chief Building Official a bond in the penal sum of twenty-five thousand dollars (\$25,000), such bond to be approved as to form by the Director of Law and as to the sufficiency of sureties by the Mayor or his or her assignee, guaranteeing full and faithful compliance by the applicant with all the provisions and regulations of applicable building codes of the City and the State.
- (f) Every applicant for registration shall, upon the approval of his or her application, furnish and file with the Chief Building Official proof of liability insurance in a minimum sum of five hundred thousand dollars (\$500,000.00) per occurrence and one million dollars (\$1,000,000.00) aggregate or the equivalent. Such insurance shall be approved as to form and as to the company by the Director of Law, and as to sufficiency by the Mayor.
- (g) Any company issuing a policy of insurance pursuant to the requirements stated in subsection (f) above shall provide no less than 30 days notice of cancellation to the Mayor in the event the policy, certificate, or equivalent liability coverage is cancelled.

(Ord. 5157-2014, 7-21-14)

1446.04 Fees for registration

Upon approval of the application for registration and before a certificate is issued, the following fees shall apply:

(a)	Contractor A		
	(1)	Initial Fee	\$250.00
	(2)	Renewal Fee	\$125.00
(b)	Contractor B		
	(1)	Initial Fee	\$100.00
	(2)	Renewal Fee	\$50.00
(c)	Contractor C		
	(1)	Initial Fee	\$100.00
	(2)	Renewal Fee	\$50.00

(Ord. 5157-2014, 7-21-14)

1446.05 Revocation of registration

Registration may be revoked or suspended by the Chief Building Official for the following reasons:

- (a) Violation of the provisions of this chapter or any other provision of this Building and Housing Code;
- (b) Misrepresentation of material facts in order to become registered, or in the renewal of registration;
- (c) Failure to secure permits, inspections and approvals required by this Building and Housing Code and regulations of the Building Department;
- (d) Use of registration to obtain a permit for another;
- (e) Failure or refusal to correct a violation of this Building and Housing Code within a prescribed period of time or to correct incompetent work as ordered by the Chief Building Official;
- (f) Unethical business practices, conviction involving moral character or when revocation is deemed necessary in the public interest;
- (g) For any valid reason adversely affecting the health, safety and welfare of the citizens of the City.

(Ord. 5157-2014, 7-21-14)

1446.06 Written notice of revocation; hearings; appeals

- (a) The Chief Building Official shall notify, in writing, persons affected by a revocation of registration, and a hearing shall be held by the Chief Building Official on the same.
- (b) After a proper hearing, the Chief Building Official may revoke or suspend registration for a period of not more than twelve months.
- (c) Upon a subsequent offense, and subject to a proper hearing, the Chief Building Official may revoke or suspend a registration for a period of up to five years.
- (d) Persons, firms or corporations aggrieved by the decision of the Chief Building Official may appeal, within five days, to the Board of Zoning and Building Appeals.
- (e) A hearing shall be held by the Board of Zoning and Building Appeals, and the Chief Building Official's decision shall be either affirmed or rejected. If the decision is affirmed, additional penalties may be prescribed by the Board.

(Ord. 5157-2014, 7-21-14; Ord. 5748-2020, 5-18-20)

1446.07 Exemptions from registration

- (a) Homeowners; Compliance With Building and Housing Code Required; Inspection of Work. No provision of this chapter shall be interpreted to require that a bona fide owner of a one, two or three-family dwelling, who personally performs work upon the premises, shall be registered. However, such homeowners shall be required to obtain necessary permits and perform work in accordance with this Building and Housing Code. Such work shall be inspected.
- (b) Governmental Agencies; Public Utilities. Registration requirements shall not apply to Federal, State, County or municipal governmental agencies or public utilities furnishing services to the City under a municipal-utilities franchise agreement, or to industrial, commercial or institutional organizations, wherein a

maintenance department, doing work under the provisions of this Building and Housing Code, is provided, except that should work covered by this Building and Housing Code be contracted to outside concerns, then such contractors shall be registered in the City, as provided in this chapter.

(Ord. 5157-2014, 7-21-14)

1446.99 Penalty

Whoever violates any of the provisions of this chapter is guilty of a minor misdemeanor and shall be fined not more than one hundred dollars (\$100.00) for each offense. A separate offense shall be deemed committed each day during or on which a violation occurs or continues.

(Ord. 5157-2014, 7-21-14)

CHAPTER 1446. REGISTRATION OF CONTRACTORS

1446.01 Contractor defined

"Contractor" as used in this Chapter, means any individual, firm, co-partnership, corporation, association or other organization, or any combination of any thereof, who or which by himself or itself, or by or through others, constructs, alters, repairs, adds to, subtracts from, reconstructs, remodels or performs any service on any buildings, structure or appurtenance thereto, or who or which undertakes or offers to undertake, or purports to have the capacity to undertake, or submits a bid so to do. The term "contractor" includes subcontractor and specialty contractor, whose operations as such are the performance of construction work requiring special skill and whose principal contracting business involves the use of specialized building trades or crafts.

1446.02 Registration required

- (a) No person, firm or corporation shall perform any work or service in the City in the capacity of a contractor, as herein defined, without first obtaining a certificate of registration from the Chief Building Official.
- (b) Contractors performing electrical, plumbing, HVAC, hydronics, or refrigeration work, or any other trade for which a license is required under Ohio Revised Code Chapter 4740, shall maintain a valid and unexpired Ohio Construction Industry Licensing Board (OCILB) license in the trade for which registration is sought. Only contractors holding such licenses, or business entities employing such licensees, are eligible to obtain permits for work in the corresponding trade. This requirement applies to all work governed by the Ohio Building Code and the Residential Code of Ohio, except as expressly exempted under Section 1446.06 (Homeowner Exemption).

1446.03 Application procedure

- (a) Application. Application for a registration certificate shall set forth the name of the applicant, his place of business, his experience in the work for which a certificate is applied and such other information as the Chief Building Official may require. Evidence that the applicant is currently licensed by the State of Ohio shall be sufficient evidence of qualification.
- (b) Additional Requirements. Applications for registration certificates shall be accompanied by the following additional documentation.
 - (1) All contractors shall submit a bond in the penal sum of twenty-five thousand dollars (\$25,000), to be approved as to form by the Director of Law, guaranteeing compliance by the applicant with all the provisions and regulations of applicable building codes of the City and the State, binding the surety to correct or abate any violation of OBC, RCO or this Building and Housing Code or of pertinent rules and regulations promulgated under them whenever the applicant for registration, named as the principal on the bond, refuses, neglects or fails to correct or abate the violation within a reasonable time limit set by the Chief Building Official.
 - (2) All contractors shall submit a certificate of liability insurance in a minimum sum of five hundred thousand dollars (\$500,000.00) per occurrence and one million dollars (\$1,000,000.00) aggregate or the equivalent and naming the City of North Ridgeville as the certificate holder.
 - (3) All contractors with employees shall submit a valid Ohio Bureau of Workers' Compensation Certificate of Coverage.

1446.04 Fees, issuance

- (a) Fees. Upon approval of the application for registration and before a certificate is issued, the following fees shall apply:

- (1) For initial registration, the fee shall be \$150.00.
- (2) For registration renewal, the fee shall be \$75.00.
- (b) Issuance. The registration certificate shall be valid for one (1) year from the date of issuance. Contractors may renew their registration at the renewal fee rate up to 30 days after registration expiration.

1446.05 Revocation of registration

- (a) Revocation or Suspension. A certificate of registration may be revoked or suspended by the Chief Building Official for the following reasons:
 - (1) Misrepresentation of material facts in order to become registered, or in the renewal of registration;
 - (2) Use of registration to obtain a permit for another;
 - (3) Failure to secure permits, inspections and approvals required by this Building and Housing Code and regulations of the Building Division;
 - (4) Faulty or defective workmanship;
 - (5) Departure from or disregard of plans and specifications approved with permit issuance; or
 - (6) Violation of the provisions of this chapter or any other provision of this Building and Housing Code.
- (b) Notice. The Chief Building Official shall notify the certificate holder, in writing, of any action to revoke or suspend the registration certificate. The holder of a suspended or revoked certificate shall not do any work, except that which is necessary to correct any violation of the Building and Housing Code as specified in the notice, subject to specific inspection requirements.
- (c) Suspension. The determination of the length of time for suspension shall be at the discretion of the Chief Building Official, reasonably exercised and calculated to take remedial action and protect the public interest. In the event of appeal, the duration of suspension is subject to the review of the Board of Zoning and Building Appeals.

1446.06 Exemptions from registration

- (a) Homeowners. The provisions of this chapter shall not apply to a homeowner performing work personally on a residence that he or she owns and occupies as their primary residence. This exemption applies only when the homeowner personally performs all labor. A homeowner may not act as a general contractor and hire subcontractors to perform any portion of the work unless such subcontractors are properly registered in accordance with this chapter. All required permits must be obtained in the homeowner's name, and all work is subject to inspection and must comply with the Building and Housing Code.
- (b) Public Utilities. No provision of this chapter shall be interpreted to require licenses, registration or certificates of qualification for officials or employees of public utility organizations to engage in the installation, alteration, repair, maintenance or utilization of any device, appliance, installation or appurtenance forming part of the equipment for generation, transmission or distribution of any commodity or service which such public utility organization is authorized by law to furnish or provide. Public utility organizations, as exempted herein, shall be limited to those utilities whose activities are regulated by the Public Utilities Commission of Ohio (PUCO) or are otherwise exempt from municipal regulation by operation of federal law.

1446.07 Appeals

Persons, firms or corporations aggrieved by the decision of the Chief Building Official may appeal, within ten days of the date of notice, to the Board of Zoning and Building Appeals. If timely appeal is made, a hearing shall be held by the Board, and the Chief Building Official's decision shall be either affirmed or rejected.

1446.99 Penalty

- (a) In addition to any other civil or criminal penalties, any person, firm or corporation performing work as a contractor who violates any provision of the chapter shall be subject to one or more of the following penalties:
 - (1) A monetary penalty of twice the initial registration fee and, after Stop Work Order is issued, a per diem monetary penalty of the same amount; and
 - (2) In addition to penalties upon the subcontractor in violation, any general contractor in violation of this chapter, shall be fined twice the initial registration fee for each violation, and, match the fine levied upon the subcontractor, whether or not said subcontractor pays said fine.
- (b) Where a registration certificate has been suspended or revoked pursuant to Section 1446.05, no building permits may be issued to the contractor during the suspension or revocation period. Upon application for reinstatement and payment of the required fees, a monetary penalty shall be imposed in an amount equal to twice the registration fee that would otherwise have been paid from the date of the suspension.
- (c) Any violation of Section 1446.02 shall constitute a misdemeanor of the first degree.

DATE:	<u>July 7, 2025</u>	1 ST READING:	<u>July 7, 2025</u>
INTRODUCED BY:	<u>Mayor Corcoran</u>	2 ND READING:	<u></u>
REFERRED BY:	<u></u>	3 RD READING:	<u></u>
		ADOPTED:	<u></u>
		EMERGENCY:	<u></u>
		EFFECTIVE:	<u></u>

ORDINANCE NO. 2025-104

AN ORDINANCE DESIGNATING THE NORTH RIDGEVILLE COMMUNITY IMPROVEMENT CORPORATION AS AN AGENCY OF THE CITY UNDER OHIO REVISED CODE SECTION 1724.10; AUTHORIZING THE EXECUTION OF AN AGREEMENT AND PLAN FOR INDUSTRIAL, COMMERCIAL, DISTRIBUTION, RESEARCH AND DEVELOPMENT.

WHEREAS, the Section 13 of Article VIII of the Ohio Constitution provides that, to create and preserve jobs and employment opportunities and to improve the economic welfare of the people of the State, it is in the public interest and a proper public purpose for a municipal corporation, its agencies or instrumentalities, or corporations not for profit designated by such municipal corporation as its agency or instrumentality, to perform the acts and exercise the powers therein provided; and

WHEREAS, pursuant to Chapter 1724, Ohio Revised Code as it may hereinafter be amended (herein called the “*Act*”), there has been formed a corporation known as “North Ridgeville Community Improvement Corporation,” a corporation not for profit as recorded on the Records of Incorporation and Miscellaneous Filings of the Secretary of State of the State of Ohio; and

WHEREAS, the City and this Council desire to designate the North Ridgeville Community Improvement Corporation as an agent for the City for the purpose of advancing, encouraging and promoting the industrial, economic, commercial and civic development of the City; and

WHEREAS, there are substantial and pressing issues including but not limited to the development and encouragement of industry, commerce, distribution and research within the confines of this City, which may best be solved by and with the assistance of said corporation; and

WHEREAS, it is hereby found and determined that the policy of this City is to promote the health, safety, morals and general welfare of its inhabitants through the designation by ordinance of a community improvement corporation as the agency of the City for industrial, commercial, distribution and research development in the City; and

WHEREAS, any political subdivision which has designated a community improvement corporation as such agency may enter into an agreement with said corporation to provide any one or more services specified by Chapter 1724, Ohio Revised Code; and

WHEREAS, this Council has determined that it would be in the best interests of the City to approve and authorize the execution of an Agreement and Plan for Industrial, Commercial, Distribution, Research and Development (the “*Agreement and Plan*”), all pursuant to Section 1724.10, Ohio Revised Code;

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORTH RIDGEVILLE, LORAIN COUNTY, OHIO, THAT:

SECTION 1. Designation of the CIC. The North Ridgeville Community Improvement Corporation is hereby designated as the agency of the City, for the industrial, commercial, distribution, research and development of the City of North Ridgeville, Ohio.

SECTION 2. Agreement and Plan of Development. The form of Agreement and Plan for Industrial, Commercial, Distribution, Research and Development by and between this City and the North Ridgeville Community Improvement Corporation, attached as **Exhibit A**, is hereby approved and authorized with changes therein not inconsistent with this Ordinance and not substantially adverse to this City and which shall be approved by the Mayor and Director of Finance. The Mayor and Director of Finance, for and in the name of this City, are hereby authorized to execute the Agreement and Plan, provided further that the approval of changes thereto by those officials, and their character as not being substantially adverse to the City, shall be evidenced conclusively by the execution thereof.

SECTION 3. The Council finds and determines that all formal actions of this Council and of any of its committees concerning and relating to the passage of this ordinance were taken, and all deliberations of this Council and of any of its committees that resulted in such formal action were held, in meetings open to the public, in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

SECTION 4. This ordinance shall be in full force and effect from and after the earliest time permitted by law.

PASSED: _____

PRESIDENT OF COUNCIL

ATTEST: _____
CLERK OF COUNCIL

APPROVED: _____

MAYOR

AGREEMENT AND PLAN FOR INDUSTRIAL, COMMERCIAL, DISTRIBUTION, RESEARCH AND DEVELOPMENT

This AGREEMENT AND PLAN FOR INDUSTRIAL, COMMERCIAL, DISTRIBUTION AND RESEARCH DEVELOPMENT (the “*Agreement*”), is being entered into as of the ____ day of _____, 2025, by and between the CITY OF NORTH RIDGEVILLE, OHIO (the “*City*”), a municipal corporation duly organized and validly existing under the Constitution and laws of the State of Ohio (the “*State*”), and the NORTH RIDGEVILLE COMMUNITY IMPROVEMENT CORPORATION (the “*CIC*”), a community improvement corporation organized and existing as a corporation not for profit under the laws of the State.

RECITALS

WHEREAS, the City, by Ordinance No. 2025-____ passed on _____, 2025 and in accordance with Section 1724.10, Ohio Revised Code, has designated the CIC as the agency and instrumentality of the City for the industrial, commercial, distribution and research development of the City and has approved this Agreement and the Plan and authorized the Mayor and the Director of Finance of the City to execute this Agreement on behalf of the City; and

WHEREAS, upon the designation of the CIC as the agency and instrumentality of the City for the aforementioned purposes, the CIC, by Resolution No. ____ adopted on _____, 2025, has proposed that the CIC and the City enter into this Agreement pursuant to Section 1724.10, Ohio Revised Code to provide for a plan for industrial, commercial, distribution and research development within the City (the “*Plan*”), all as provided for in Section 1724.10, Ohio Revised Code;

NOW, THEREFORE, the City and the CIC do hereby agree as follows:

Section 1. Plan. The initial Plan shall be to advance, encourage and promote the industrial, commercial, distribution and research development of the City in a manner which:

- a. Creates and preserves jobs and employment opportunities in the City and the State.
- b. Improves the economic welfare of the people of the City and of the State.
- c. Encourages and causes the maintenance, location, relocation, expansion, modernization and equipment of sites, buildings, structures and appurtenant facilities for industrial, commercial, distribution and research activities within the City and thereby preserves, maintains or creates additional opportunities for employment within the City.
- d. Maintains and increases the tax valuation of property within the City in order that tax revenues may be available to provide services for the preservation of public peace, health, safety and general welfare of the City.
- e. Is consistent with social, economic and geographic factors present in the City.
- f. Is not inconsistent with job needs and skills present in the City.

- g. Is not inconsistent with environmental factors present in the City.
- h. Is in accordance with its applicable planning and zoning.

Section 2. Furtherance of the Plan by the CIC. Such initial Plan may be amended and supplemented from time to time by the City and the CIC and to that end, and to the extent as requested by the legislative authority of the City:

a. The CIC shall prepare and maintain a current inventory and catalog of lands, buildings, or other improvements within the City which are or may become available and suitable for the location, relocation, expansion, modernization or conversion of or to industrial, commercial, distribution or research development facilities in furtherance of this Agreement and the Plan and the accomplishment of its purposes. The CIC agrees that it will, from time to time, supplement and amend any such inventory and catalog in order that it may be currently maintained.

b. The CIC shall cause the preparation of an analysis of the social, economic, geographic and other advantages which the City can offer in support of industrial, commercial, distribution or research development in a form suitable for distribution to those which the City and CIC seek to interest in such development in the City.

Section 3. Implementation of the Plan. In furtherance of the Plan, as from time to time amended, the CIC may, to the extent as requested by the legislative authority of the City:

a. As the agency and instrumentality of the City, advance, encourage and promote the maintenance, location, relocation, expansion, modernization and equipment of buildings, structures and appurtenant facilities, and the acquisition of sites therefor for lease or sale by the City or the CIC for industrial, commercial, distribution and research development activities within the City. Any real or personal property, or both, proposed for acquisition, by gift or purchase, construction, improvement or equipment for such purpose is referred to herein as a “*Development Project*.”

b. From time to time, prepare and present to the executive and legislative authorities of the City recommendations for action to be taken in aid of industrial, commercial, distribution and research development in the City. Where appropriate, such recommendations shall include the location, relocation, construction, expansion, modernization, modification or improvement of municipal facilities or services.

c. Upon the request of the Mayor (which may be in lieu of a request of the legislative authority of the City), review any Development Project proposed to be financed by the City pursuant to the authority granted by Article VIII, Section 13, Ohio Constitution and Chapter 165, Ohio Revised Code, to determine whether or not such Development Project is in accordance with this Agreement and the Plan and following such review shall certify to such City its determination.

d. Cause advertising, promotional and educational material to be prepared, printed or otherwise reproduced and distributed and otherwise made available to such extent and in such manner as in the judgment of the CIC will best assist the industrial, commercial, distribution and research development in the City.

e. Contact and solicit any person, firm or corporation ("*Employer*") which then or in the immediate future is likely to or may be induced to locate, relocate, expand, modify or improve industrial, commercial, distribution or research activities or facilities within the City or which then or in the immediate future threatens to terminate or reduce employment in any such activities or facilities then existing within the City in order to induce said Employer to locate, relocate, expand, modify, improve or maintain its said industrial, commercial, distribution or research activities or facilities in the City.

f. Advance, encourage and promote the establishment, growth and maintenance in the City of industrial, commercial, distribution and research facilities in accordance with and in furtherance of the purposes set forth in Section 1 of this Agreement by:

(i) insuring mortgage payments required by a first mortgage on any industrial, economic, commercial or civic property for which funds have been loaned by any person, corporation, bank or financial or lending institution upon such terms and conditions as the CIC may prescribe.

(ii) incurring debt, mortgaging its property, no matter from what source and by what method acquired, and issuing its obligations for the purpose of acquiring, constructing, improving and equipping buildings, structures and other properties, and acquiring sites therefor, for lease or sale by the CIC, provided that any such debt shall be solely that of the CIC and shall not be secured by the pledge of any moneys received or to be received from the City, the State or any political subdivision thereof.

(iii) making loans to any person, firm, partnership, corporation, joint stock company, association, or trust, and may establish and regulate the terms and conditions with respect to any such loans; provided the CIC shall not approve any application for loan unless and until the person applying for said loan shows that he has applied for the loan through ordinary banking or commercial channels and that the loan has been refused by at least one bank or other financial institution.

(iv) purchasing, receiving, holding, leasing, or otherwise acquiring and selling, conveying, transferring, leasing, subleasing, or otherwise disposing of real and personal property, together with such rights and privileges as maybe incidental and appurtenant thereto and the use thereof, including but not restricted to, any real or personal property acquired by the CIC from time to time in the satisfaction of debts or enforcement of obligations.

(v) acquiring the good will, business, rights, real and personal property, and other assets, or any part thereof, or interest therein, of any persons, firms, partnerships, corporations, joint stock companies, associations, or trusts, and may assume, undertake, or pay the obligations, debts, and liabilities of any such person, firm, partnership, corporation, joint stock company, association, or trust; may acquire improved or unimproved real estate for the purpose of constructing industrial plants or other business establishments thereon or for the purpose of disposing of such real estate to others in whole or in part for the construction of industrial plants other business establishments; and may acquire, construct

or reconstruct, alter, repair, maintain, operate, sell, convey, transfer, lease, sublease, or otherwise dispose of industrial plants or business establishments.

(vi) acquiring, subscribing for, owning, holding, selling, assigning, transferring, mortgaging, pledging, or otherwise disposing of the stock, shares, bonds, debentures, notes, or other securities and evidences of interest in, or indebtedness of, any person, firm, corporation, joint stock company, association, or trust, and while the owner or holder thereof, may exercise all the rights, powers, and privileges of ownership, including the right to vote therein.

(vii) mortgaging, pledging, or otherwise encumbering any property acquired pursuant to the powers contained in paragraphs (iv), (v) or (vi) of this subsection 3(f).

(viii) making application to the Director of the Ohio Department of Development of the State for insurance or advance commitments for insurance of mortgage payments required by a first mortgage on any Development Project for which the CIC has loaned its funds or upon which the CIC has borrowed funds, and may make assignments of insured mortgages and provide other forms of security in accordance with the provisions of Section 122.451, Ohio Revised Code.

(ix) soliciting, receiving and using donations or commitments of money or other property of any kind whatsoever from private corporations, firms or organizations.

(x) otherwise exercising any or all of the powers and privileges permitted by, and subject to the limitations of, Section 1724.10, Ohio Revised Code.

g. Sell or to lease any lands or interests in lands owned by the City determined from time to time by the legislative authority of the City not to be required by the City for its purposes, for uses determined by the legislative authority of the City as those that will promote the welfare of the people of the City, stabilize the economy, preserve, maintain or provide employment, and assist in the development of industrial, commercial, distribution and research activities to the benefit of the people of the City and will preserve, maintain or provide additional opportunities for their gainful employment. The legislative authority of the City shall specify the consideration for such sale or lease and any other terms thereof. Any determination made by the legislative authority of the City under this paragraph of this Agreement shall be conclusive. The CIC acting through its officers and on behalf and as agent of the City shall execute the necessary instruments, including deeds conveying the title of the City or leases, to accomplish such sale or lease. Such conveyance or lease shall be made without advertising and receipt of bids. A copy of this Agreement shall be recorded in the office of the county recorder of the County of Lorain, Ohio in which the City is located, prior to the recording of a deed or lease executed pursuant to this Agreement.

Section 4. Miscellaneous.

a. The City may convey to the CIC lands and interest in lands owned by the City and determined by its legislative authority not to be required by the City for its purposes, and that such conveyance of such land or interests in land will promote the welfare of the people of the City, stabilize the economy, provide employment and assist in the development of industrial, commercial, distribution and research activities to the benefit of the people of the City and

preserve, maintain or provide additional opportunities for their gainful employment. The consideration for any such lands and interests in lands so conveyed shall be the fair market value thereof as determined by a qualified appraiser, designated and employed by the City, and confirmed by its legislative authority. The CIC may also, as agency for such development and to the extent requested by the legislative authority of the City, acquire from others additional lands or interests in lands and may convey lands or interests in land provided, however, that any lands or interests in land the CIC may so acquire or convey shall be so acquired or conveyed for uses that will promote the welfare of the people of the City, stabilize the economy, preserve, maintain or provide employment, and assist in the development of industrial, commercial, distribution and research activities required for the people of the City and for their gainful employment. Any conveyance or lease by the City to the CIC shall be made without advertising and receipt of bids. If any lands or interests in lands conveyed by the City to the CIC are sold by the CIC at a price in excess of the consideration received by the City from the CIC therefor, such excess shall be paid to the City after deducting therefrom the following costs to the extent incurred by the CIC; the costs of acquisition and sale by the CIC, taxes, assessments, costs of maintenance, costs of improvements to the land by the CIC, debt service charges of the CIC attributable to such lands or interests, and a reasonable service fee determined by the CIC.

b. The City shall not be required to make any financial contributions to the CIC and nothing in this Agreement and the Plan shall be construed as permitting the CIC to obligate the City except as expressly set forth in this Agreement.

c. All costs of the CIC shall be paid solely from the funds of the CIC and the City need not contribute any moneys to the CIC to meet its costs. In no event shall any moneys raised by taxation be obligated or pledged for the payment of any bonds or other obligations issued or guarantees made pursuant to this Agreement.

d. Not less than two-fifths of the governing board of the CIC shall be comprised of appointed or elected officers of the City or other political subdivision designating the CIC as its agency pursuant to Section 1724.10, Ohio Revised Code.

e. In the event of any voluntary or involuntary dissolution or liquidation of the CIC, or in the event of failure to reinstate the Articles of Incorporation of the CIC after cancellation thereof, any remaining assets of the CIC shall be paid over and distributed as determined by the governing body of the CIC with the approval of the Court of Common Pleas of the County of Lorain, Ohio, to one or more political subdivisions of the State from which on the date of the dissolution, liquidation or cancellation of the Articles of the CIC there exists a designation of the CIC to act as agent for industrial, commercial, distribution and research development, to be used exclusively for designated civic projects or public charitable purposes.

f. The term of this Agreement shall commence on the date of its making and shall continue in effect thereafter except as otherwise provided in this subsection 4(f). Upon the expiration of twelve months after either party shall have given to the other party notice of intention to withdraw from this Agreement, no further actions, agreements, contracts, liabilities or obligations shall be initiated or incurred pursuant to this Agreement, but any action, agreement, contract, liability or obligation which has been commenced, entered into, initiated or incurred prior to the expiration of such twelve month period shall not be affected by such withdrawal and this

Agreement shall remain in full force and effect as to any such action, agreement, contract, liability or obligation and the CIC shall continue as the Agency of the City under this Agreement and the Plan and the designation made by the legislative authority of the City in the ordinance confirming and authorizing this Agreement, as to all such actions, agreements, contracts, liabilities or obligations. Notice of withdrawal shall be given to the City by delivering a copy of such notice to the office by the Clerk of Council of the City and to the CIC by delivering a copy of such notice to the person in charge of its principal office.

g. No provision, term or covenant contained in this Agreement shall be construed as prohibiting or limiting the City from independently exercising any and all powers it may have under the Constitution of the State, Chapter 165, Ohio Revised Code, or any other law.

h. This Agreement may be amended or supplemented from time to time as desired and approved by the legislative authority of the City and the Board of Directors of the CIC.

i. This Agreement may be executed in several counterparts, each of which shall be regarded as an original and all of which shall constitute but one and the same agreement. It shall not be necessary in proving this Agreement to produce or account for more than one of those counterparts.

(THIS SPACE INTENTIONALLY LEFT BLANK – SIGNATURE PAGE TO FOLLOW)

IN WITNESS WHEREOF, the City and the CIC, by their duly authorized officers, have caused this Agreement to be executed as of the day and year first above written.

NORTH RIDGEVILLE COMMUNITY IMPROVEMENT
CORPORATION

By: _____
Vice President

Attest: _____
Secretary

CITY OF NORTH RIDGEVILLE, OHIO

By: _____
Mayor

Attest: _____
Director of Finance

Approved as to form and correctness:

Director of Law

DATE:	<u>August 4, 2025</u>	1 ST READING:	<u>August 4, 2025</u>
INTRODUCED BY:	<u>Mayor Corcoran</u>	2 ND READING:	<u></u>
REFERRED BY:	<u></u>	3 RD READING:	<u></u>
		ADOPTED:	<u></u>
		EMERGENCY:	<u></u>

ORDINANCE NO. 2025-115

AN ORDINANCE AMENDING CHAPTER 863 *FAIR HOUSING* OF THE NORTH RIDGEVILLE BUSINESS REGULATION AND TAXATION CODE.

WHEREAS, the City of North Ridgeville has long maintained a Fair Housing ordinance, reflecting its commitment to ensuring equal access to housing for all residents;

WHEREAS, the City desires to update its Fair Housing Ordinance to mirror all currently mandated state and federal protected classes, and to ensure consistency in enforcement and policy application across all housing practices;

WHEREAS, in lieu of maintaining a local Fair Housing Board, the City recognizes the value of leveraging partnerships with nonprofit organizations and government agencies to support public education, outreach and enforcement related to fair housing rights; and

WHEREAS, it is the desire of Council to amend these Codified Ordinances.

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORTH RIDGEVILLE, LORAIN COUNTY, OHIO, THAT:

SECTION 1. Chapter 863 *Fair Housing* of the Business Regulation and Taxation Code, which presently reads in its entirety as set forth in **Exhibit A** be amended, and as such, shall read in its entirety as set forth in the document attached to this Ordinance as **Exhibit B**.

SECTION 2. It is found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were conducted in an open meeting of this Council, and that all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public in accordance with all legal requirements, including §121.22 of the Ohio Revised Code.

SECTION 3. This Ordinance shall take effect and be in full force from and after the earliest period allowed by law.

PASSED: _____

PRESIDENT OF COUNCIL

ATTEST: _____
CLERK OF COUNCIL

APPROVED: _____

MAYOR

EXHIBIT A**CHAPTER 628 FAIR HOUSING¹****628.01 Scope**

The provisions of this chapter shall apply to all housing located within the territorial limits of the City.

(Ord. 2401-89, 11-6-89)

628.02 Designation of policy

It is hereby declared to be the continuing policy of the City to do all things necessary and proper to secure for all its citizens their right to equal housing opportunities, regardless of their race, color, creed, sex, marital status, religious belief, national origin, age or handicap.

(Ord. 2401-89 Passed 11-6-89)

628.03 Definitions

As used in this chapter:

- (a) "Board" means the Fair Housing Board, as established by this chapter.
- (b) "Discrimination," "discriminating" and "discriminate" mean to render any difference in treatment to any person in the sale, lease, rental or financing of a dwelling or housing unit because of a person's race, color, creed, sex, marital status, religious belief, national origin, age or handicap.
- (c) "Familial status" means one or more individuals who have not attained the age of eighteen years, being domiciled with:
 - (1) A parent or another person having legal custody of such an individual or individuals; or
 - (2) The designee of such parent or other persons having such custody, with the written permission of such parent or other person. The protections afforded against discrimination on the basis of familial status shall apply to any person who is pregnant or in the process of securing legal custody of any individual who has not attained the age of eighteen.
- (d) "Handicap" means, with respect to a person:
 - (1) A physical or mental impairment which substantially limits one or more of such person's major life activities;
 - (2) A record of having such an impairment; or
 - (3) Being regarded as having such an impairment.

The term "handicap" does not include current, illegal use of or addiction to a controlled substance (as defined in Section 102 of the Controlled Substance Act (21 U.S.C. 802)) and Section 624.01(b) of this General Offenses Code.

¹State law reference(s)—Ohio Civil Rights Commission - see Ohio R.C. 4112

Cross reference(s)—Block Grant Grievance Board - see ADM. Ch. 268; Interfering with civil rights - see GEN. OFF. 606.20; Ethnic intimidation - see GEN. OFF. 636.21

- (e) "Housing" includes any building, facility or structure, or portion thereof, which is used or occupied, or is intended, arranged or designed to be used or occupied, as the home, residence or sleeping place of one or more persons, groups or families, and any vacant land offered for sale or lease for the construction or location thereon of such building, facility or structure.
- (f) "Lending institution" means any bank, insurance company, savings and loan association or other person or organization regularly engaged in the business of lending money or guaranteeing loans.
- (g) "Person" means one or more individuals, corporations, partnerships, associations, labor organizations, legal representatives, mutual companies, joint stock companies, trusts, unincorporated organizations, trustees, trustees in bankruptcy, receivers and fiduciaries.
- (h) "Real estate agent" includes any real estate broker, real estate salesman or an agent thereof, or any other person, partnership, association or corporation who or which, for consideration, sells, purchases, exchanges, rents, or negotiates or offers or attempts to negotiate the sale, purchase, exchange or rental of real property, or holds himself or herself out as engaged in the business of selling, purchasing, exchanging, renting or otherwise transferring any interest in real property.

(Ord. 2401-89, 11-6-89)

628.04 Unlawful housing practices

- (a) It shall be an unlawful housing practice and a violation of this chapter:
 - (1) For any person or real estate agent:
 - A. To discriminate against any person in the selling, leasing, subleasing, renting, assigning or otherwise transferring of any interest in a housing unit.
 - B. To discriminate against any person by refusing to negotiate on, or making false representations on the availability of, the housing unit which is for sale, lease, sublease or rental.
 - C. To include in the terms, conditions or privileges of any sale, lease, sublease, rental, assignment or other transfer of any housing, any clause, condition or restriction discriminating against any person in the use or occupancy of such housing.
 - D. To discriminate in the furnishing of any facilities, repairs, improvements or services or in the terms, conditions, privileges or tenure of occupancy of any person.
 - (2) For any lending institution to discriminate in lending money, guaranteeing loans, accepting a deed, trust or mortgage or otherwise making available funds for the purchase, acquisition, construction, alteration, rehabilitation, repair or maintenance of any housing, or discriminate in the fixing of the rates, terms, conditions or provisions of any such financial assistance.
 - (3) For any person or real estate agent, with respect to any prohibited act specified in this chapter, to publish or circulate, or cause to be published or circulated, any notice, statement, listing or advertisement, or to announce a policy or to make any record, in connection with the prospective sale, lease, sublease, rental or financing of any housing, which indicates reliance, determination or decision based on race, color, creed, sex, marital status, age, religious belief, national origin or handicap.
 - (4) For any person or real estate agent to assist in, compel or coerce the doing of any act declared to be an unlawful housing practice under this chapter, or to obstruct or prevent enforcement or compliance with the provisions of this chapter, or to attempt, directly or indirectly, to commit any act declared by this chapter to be an unlawful housing practice.
 - (5) For any person or real estate agent:
 - A. To induce or attempt to induce the sale, transfer of interest, or listing for sale, of any housing by making representations regarding the existing or potential proximity of real property owned,

used or occupied by any person of any particular race, color, creed, religious belief, national origin or handicap, by direct or indirect methods.

- B. To make any representations to a prospective purchaser or lessee that any housing in a particular block, neighborhood or area may undergo, is undergoing or has undergone a change with respect to the racial, color, religious, national or ethnic composition of such block, neighborhood or area.
 - C. To induce or attempt to induce the sale or listing for sale of any housing by representing that the presence or anticipated presence of persons of any particular race, color, religious belief or national origin in the area will or may result in:
 - i. The lowering of property values.
 - ii. A change in the racial, color, religious, national or ethnic composition of the block, neighborhood or area in which the property is located.
 - iii. An increase in criminal or antisocial behavior in the area.
 - iv. A decline in quality of the schools serving the area.
 - (6) For any person or real estate agent to cause or coerce, or attempt to cause or coerce, retaliation against any person because such person has lawfully opposed any act or failure to act that is a violation of this chapter, or has, in good faith, filed a complaint, testified, participated or assisted in any way in any proceeding under this chapter.
 - (7) To deny any person access to, or membership or participation in, any multiple-listing service, real estate brokers' organization or other service, organization or facility relating to the business of selling or renting housing, or to discriminate against a person in the terms or conditions of such access, membership or participation.
 - (8) To do any other thing or engage in conduct which would otherwise make unavailable equal housing opportunities.
 - (b) Whoever violates any of the provisions of this section is guilty of a misdemeanor of the first degree and shall be subject to the penalty provided in Section 698.02.
- (Ord. 2401-89, 11-6-89)

628.05 Posting of notices

- (a) Every real estate agent shall post, in a conspicuous location in that portion of his or her place of business normally used by him or her for negotiating the terms of a sale or lease of housing, and each person who operates a multi-unit residential building containing more than two units shall post, at all times when prospective tenants are being interviewed, in a conspicuous location in that portion of the housing business normally used by him or her for negotiating the rental of a housing unit therein, a notice prepared by the Fair Housing Board which contains the following language, printed in black on a light-colored background, in not less than fourteen-point type:

"It is a violation of the Fair Housing Law of the City of North Ridgeville, State of Ohio, for any real estate agent, or for any person owning or managing a multi-unit apartment dwelling, to:

- (1) Deny housing to any person because of race, color, creed, sex, marital status, religious belief, national origin, age, handicap or familial status.
- (2) Discriminate against any person because of that person's race, color, creed, sex, marital status, age, religious belief, national origin or handicap, with respect to the terms, conditions or privileges of housing accommodations or in the furnishing of facilities or services in connection therewith.

If you believe you have been discriminated against, contact the City of North Ridgeville Fair Housing Board, the Ohio Civil Rights Commission or the U.S. Department of Housing and Urban Development."

- (b) Whoever violates any of the provisions of this section is guilty of a misdemeanor of the first degree and shall be subject to the penalty provided in Section 698.02.

(Ord. 2401-89, 11-6-89; Ord. 3192-96, 11-18-96)

628.06 Filing of reports

- (a) On or before January 1, 1990, every owner of twenty-five or more rental housing units located in one or more buildings in the City shall file with the Fair Housing Board a written report providing information set forth in the following paragraphs for the three-month period beginning October 1, 1989. For each three-month period thereafter, every such owner shall file with the Board, within thirty days after the end of the three-month period, an additional written report.
- (b) Reports filed hereunder shall be signed by the owner of the building or his or her authorized agent, shall be on a form to be supplied by the Board on request, and shall contain the following information:
 - (1) The name and address of each building, the name and address of the owner, the name and address of the managing agent, the name and address of the resident custodian, the total number of units in each building, excluding units rented or available for rent only to employees of the owner or of a managing agent, the approximate rental range for a one, two and three-bedroom apartment if the building contains such a unit, and the number of units occupied on the last day of the three-month period, or January 1, 1990, for the initial report, by one or more black persons and by one or more Spanish-surnamed persons.
 - (2) The total number of applicants for rental units in each building during the three-month period, and the number of such applicants who were black persons and Spanish-surnamed persons. For purposes hereof, the term "applicant" means a person who personally appears before the owner or a managing agent, whether at the building involved or at an office of the owner or of a managing agent, for the purpose of renting a unit, whether or not such person submits a written application.
 - (3) The total number of units in each building which were rented during the period, and the number of such units which were rented to one or more black persons and to one or more Spanish-surnamed persons. For purposes hereof, a unit is rented during the period if, during the period, it becomes occupied by a new tenant who had not previously resided in the building.
 - (4) Report forms supplied by the Board shall include a request for voluntary information concerning minority employment practices of the owner or agent signing the report and concerning advertising by the owner or agent in media directed primarily to minority persons.
- (c) Whoever violates any of the provisions of this section is guilty of a misdemeanor of the first degree and shall be subject to the penalty provided in Section 698.02.

(Ord. 2401-89, 11-6-89)

628.07 Fair housing board

- (a) There is hereby established the Fair Housing Board, to consist of three members who are qualified electors of the City and who shall not hold any public office at the Municipal, County, State or Federal level at any time while a member of the Board. Any duly appointed Board member who is running for any public office shall be automatically disqualified from further membership on the Board. The day the Board member files petitions with the County Board of Elections shall be the date of the disqualification. No Board member shall be appointed who is employed in any real estate or lending institution.
- (b) The Board members shall be appointed by the Mayor. Of the members first appointed, one shall hold office for a term of one year; one shall hold office for a term of two years; and one shall hold office for a term of three years. Their successors shall be appointed for terms of three years. The Mayor shall fill all vacancies by

appointment for the unexpired term. A Board member whose term has expired shall be eligible for re-appointment to the Board.

- (c) The executive secretary of the Board shall be appointed by the Mayor and shall be an employee of the City.
- (d) The Mayor may recommend to Council the removal of any member of the Board for neglect of duty or malfeasance in office. Council may remove a member of the Board from office by a vote of two-thirds of its membership only after having first given to such member a copy of the charges against him or her and an opportunity to be publicly heard in person or by counsel in his or her own defense. Any such removal shall be final.
- (e) Two members of the Board shall constitute a quorum for the purpose of conducting the business thereof. A vacancy on the Board shall not impair the right of the other members to exercise all powers of the Board.
- (f) Each member of the Board shall serve without salary, but shall be paid necessary and actual expenses incurred in performing the business of the Board.
- (g) The Board is charged with the following duties to implement the stated policy of this chapter:
 - (1) To investigate all complaints of unlawful housing practices which are filed with it.
 - (2) To initiate complaints of unlawful housing practices on the basis of auditing or testing carried out by its staff or volunteers authorized by the Board.
 - (3) To endeavor, by conciliation, to resolve such complaints.
 - (4) To hold hearings, subpoena witnesses, compel their attendance, administer oaths, take the testimony of any person under oath, and, in connection therewith, to require the production, for examination, of any books or papers relating to any matter under investigation or in question before the Board.
 - (5) To render at least once a year to the Mayor and to Council a full written report of all its activities and recommendations.
 - (6) To recommend to the Mayor, when it deems it to be necessary, educational and other programs designed to promote the purposes of this chapter.
 - (7) To adopt rules and procedures for the conduct of its business.
 - (8) To do such other acts as are necessary and proper in order to perform those duties with which it is charged under the terms of this chapter.

(Ord. 2401-89, 11-6-89)

628.08 Procedures re complaints; decisions of board; enforcement

- (a) Any person subjected to an unlawful housing practice may file, within 360 days of the alleged violation, with the Fair Housing Board, a complaint, in writing, sworn to or affirmed, which shall state the name and address of the person alleged to have committed the violation complained of and the particulars thereof, and such other information as may be required by the Board. The Board may also corroborate or initiate complaints on the basis of testing carried out by its staff or volunteers authorized by the Board.
- (b) Upon the filing of a complaint, the Executive Secretary of the Board shall make such investigation as he or she deems appropriate to ascertain facts and issues. If the Executive Secretary determines that there are reasonable grounds to believe a violation has occurred, he or she shall attempt to conciliate the matter by methods of initial conference and persuasion with all interested parties and such representatives as the parties may choose to assist them. Conciliation conferences shall be informal, and nothing said or done during such initial conferences shall be made public by the Board, any member of the Board or its staff unless the parties agree thereto in writing.

- (c) The terms of conciliation agreed to by the parties shall be reduced to writing and incorporated into a consent agreement to be signed by the parties, which agreement is for conciliation purposes only and does not constitute an admission by any party that the law has been violated. Consent agreements shall be signed on behalf of the Board by its Chairperson.
- (d) The Board is authorized to seek the cooperation and aid of the Ohio Real Estate Commission or the Ohio Civil Rights Commission in any investigation under this chapter.
- (e) If the Executive Secretary determines that the complaint lacks reasonable grounds upon which to base a violation of this chapter, he or she shall so inform the Board, and the Board may, in its discretion, dismiss such complaint or order such further investigation as may be necessary, provided that the Board shall not dismiss such complaint without first affording the complainant an opportunity to appear before the Board.
- (f) If the Executive Secretary, with respect to a matter which involves a violation of this chapter, fails to conciliate a complaint after the parties have, in good faith, attempted such conciliation, fails to effect an informal conciliation agreement or a formal consent agreement, or determines that a complaint is not susceptible of conciliation, he or she shall notify the Board immediately, and the Board shall thereafter schedule a public hearing to determine whether a violation of this chapter has been committed. The Board shall serve upon the respondent a statement of charges and a summons and shall serve upon all interested parties a notice of the time and place of the hearing. The respondent or his or her authorized counsel may file such statements with the Board prior to the hearing date as it deems necessary in support of its position. The hearing shall be open to the public, except that the respondent may request, in writing, a private hearing. The determination of such request shall be discretionary with the Board. The hearing shall be held not less than fifteen days after service of the statement of charges and the summons. The summons so issued shall be signed by two members of the Board, and the issuance of such summons shall require the attendance of named persons and the production of relevant documents and records. The failure to comply with a summons shall constitute a violation of this chapter. The interested parties may, at their option, appear before the Board in person or by a duly authorized representative and may have the assistance of an attorney. The parties may present testimony and evidence, and the right to cross examine witnesses shall be preserved. All testimony and evidence shall be given under oath or by affirmation. The Executive Secretary shall keep a full record of the hearing, which record shall be public and open to inspection by any person. Upon request by any principal party to the proceeding, the Board shall furnish such party a copy of the hearing record, if any, at such cost as the Board deems appropriate.
- (g) If, at the conclusion of the hearing, the Board determines, upon a preponderance of the evidence, that the person complained against has violated this chapter, the Board shall, after consultation with the Law Director in executive session, state its findings and order the person complained against to cease and desist from such unlawful conduct and to take such affirmative action as will effectuate the purposes of this chapter, with notice that if the Board determines that the person complained against has not, after fifteen calendar days following service of the Board's order, complied with the order, the Board shall recertify the matter to the Law Director for enforcement.
- (h) Upon recertification to the Law Director for enforcement, he or she shall seek compliance by appropriate civil action brought in the name of the Fair Housing Board of the City before a court of competent jurisdiction. Where the court, in any such proceeding, determines that there has been a violation of this chapter, the court shall award compensatory damages and, where appropriate, punitive damages, along with attorney fees. The court may also order such other relief as it deems necessary or appropriate.
- (i) If, at the conclusion of the hearing, the Board shall determine, upon a preponderance of the evidence of the record, that the person complained against has not violated this chapter, the Board shall state and make public its findings and issue its order dismissing the complaint.

(Ord. 2401-89, 11-6-89)

628.09 Other remedies of complainants

Nothing contained in this chapter shall prevent any person from exercising any right or seeking any remedy to which he or she might otherwise be entitled or from filing any complaint with any other agency or court of law or equity.

(Ord. 2401-89, 11-6-89)

628.10 Intimidation in connection with housing

- (a) No person, whether or not acting under color of law, shall by force or threat of force willfully injure, intimidate, or interfere with, or attempt to injure, intimidate, or interfere with any of the following:
 - (1) Any person because of race, color, religion, sex, familial status, as defined in Ohio R.C. 4112.01, national origin, military status as defined in that section, disability as defined in that section, or ancestry and because that person is or has been selling, purchasing, renting, financing, occupying, contracting, or negotiating for the sale, purchase, rental, financing, or occupation of any housing accommodations, or applying for or participating in any service, organization, or facility relating to the business of selling or renting housing accommodations.
 - (2) Any person because that person is or has been doing, or in order to intimidate that person or any other person or any class of persons from doing either of the following:
 - A. Participating, without discrimination on account of race, color, religion, sex, familial status, as defined in Ohio R.C. 4112.01, national origin, military status as defined in that section, disability as defined in that section, or ancestry, in any of the activities, services, organizations, or facilities described in division (a)(1) of this section;
 - B. Affording another person or class of persons opportunity or protection so to participate.
 - (3) Any person because that person is or has been, or in order to discourage that person or any other person from, lawfully aiding or encouraging other persons to participate, without discrimination on account of race, color, religion, sex, familial status as defined in Ohio R.C. 4112.01, national origin, military status as defined in that section, disability as defined in that section, or ancestry, in any of the activities, services, organizations, or facilities described in division (a)(1) of this section, or participating lawfully in speech or peaceful assembly opposing any denial of the opportunity to so participate.
- (b) Whoever violates division (a) of this section is guilty of a misdemeanor of the first degree.

State law reference(s)—ORC 2927.03

EXHIBIT B:**CHAPTER 628 FAIR HOUSING****628.01 Scope**

The provisions of this chapter shall apply to all housing located within the territorial limits of the City.

628.02 Designation of policy

It is hereby declared to be the continuing policy of the City to do all things necessary and proper to secure for all its citizens their right to equal housing opportunities, regardless of their race, color, sex, national origin, familial status, religion, disability, ancestry or military status.

628.03 Definitions

As used in this chapter:

- (a) "Discriminating housing practice" means an act that is unlawful under any State or Federal statute regulation, executive order or directive regarding equal access to housing financing, listing opportunities or any other practices impeding the equal accessibility of housing to all persons regardless of race, color, sex, national origin, familial status, religion, disability, ancestry or military status.
- (b) "Dwelling" means any building, structure or portion thereof which is occupied as, or designed or intended for occupancy as, a residence by one or more families, and any vacant land which is offered for sale or lease for the construction or location thereon of any such building, structure or portion thereof.
- (c) "Family" includes a single individual.
- (d) "Financial institution" means any bank, credit union, insurance company, savings and loan association or other entity or organization that makes or purchases loans or provides other financial assistance that operates or has a place of business in the City.
- (e) "Person" includes one or more individuals, corporations, partnerships, associations, labor organizations, legal representatives, mutual companies, joint stock companies, trusts or unincorporated organizations.
- (f) "To rent" includes to lease, to sublease, to let and otherwise to grant for a consideration the right to occupy premises not owned by the occupant.

628.04 Discrimination in the sale or rental of housing

No person shall engage in the following practices regarding any property of whatever kind within the City:

- (a) To refuse to sell or rent after the making of a bona fide offer, or refuse to negotiate for the sale or rental of, otherwise make unavailable or deny, a dwelling to any person because of race, color, sex, national origin, familial status, religion, disability, ancestry or military status.
- (b) To discriminate against any person in the terms, conditions, or privileges of sale or rental of a dwelling, or in the provision of services or facilities in connection therewith, because of race, color, sex, national origin, familial status, religion, disability, ancestry or military status.
- (c) To make, print or publish, or cause to be made, printed or published any notice, statement, or advertisement, with respect to the sale or rental of a dwelling that indicates any preference, limitation or discrimination based on race, color, sex, national origin, familial status, religion, disability, ancestry or military status, or an intention to make any such preference, limitation or discrimination.

(d) To represent to any person because of race, color, sex, national origin, familial status, religion, disability, ancestry or military status that any dwelling is not available for inspection, sale or rental when such dwelling is in fact so available.

(e) For profit, to induce or attempt to induce any person to sell or rent any dwelling by representations regarding the entry or prospective entry into the neighborhood of a person or persons of a particular race, color, sex, national origin, familial status, religion, disability, ancestry or military status.

628.05 Discrimination in the financing of housing

No financial institution shall deny a loan or other financial assistance to a person applying therefor for the purpose of purchasing, constructing, improving, repairing or maintaining a dwelling, or discriminate against him in the fixing of the amount, interest rate, duration or other terms or conditions of such loan or other financial assistance, because of race, color, sex, national origin, familial status, religion, disability, ancestry or military status of such person or of any person associated with him in connection with such loan or other financial assistance or the purposes of such loan or other financial assistance or of the present or prospective owners, lessees, tenants or occupants of the dwelling or dwellings in relation to which such loan or other financial assistance is to be made or given.

628.06 Enforcement

(a) The discrimination practices prohibited herein not only have a serious adverse impact upon the individual or group subjected to such practices but also cause a severe and adverse impact on the public welfare of the citizens of the City through denying its citizens the benefits of a diverse community and by projecting an image that the City countenances such illegal practice. The City, through its Law Department, may at the direction of the Mayor or Council take such actions as are necessary to enforce the provisions of this chapter including, but not limited to, engaging the services of other government or nonprofit agencies to assist in education and enforcement and filing court actions against violators of this chapter enjoining such illegal practices.

(b) The City is empowered to aid, at the request of State, Federal or individual complainants, in the investigation and enforcement of the provisions of this chapter or of any related State or Federal law whether enacted at this time or subsequent to the enactment of this chapter.

DATE:	<u>September 2, 2025</u>	1 ST READING:	<u>September 2, 2025</u>
INTRODUCED BY:	<u>Mayor Corcoran</u>	2 ND READING:	<u></u>
REFERRED BY:	<u></u>	3 RD READING:	<u></u>
		ADOPTED:	<u></u>
		EMERGENCY:	<u></u>
		EFFECTIVE:	<u></u>

ORDINANCE NO. 2025-122

**AN ORDINANCE AUTHORIZING THE MAYOR TO
ADVERTISE FOR BIDS AND ENTER INTO A 12-MONTH
CONTRACT (WITH RENEWAL OPTIONS) ACCORDING
TO LAW AND IN A MANNER PRESCRIBED BY LAW,
WITH THE LOWEST AND BEST BIDDER FOR
CUSTODIAL SERVICES.**

WHEREAS, the City's contract for custodial services will expire on December 31, 2025, and needs to be rebid; and

WHEREAS, the areas being serviced are City Hall, Senior Center, Public Works Department, Police Department, Parks and Recreation (all indoor facilities and restrooms at South Central Park, Shady Drive Complex, Root Road Park and Frontier Park).

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORTH RIDGEVILLE, LORAIN COUNTY, OHIO, THAT:

SECTION 1. The Mayor is hereby authorized to advertise for bids and enter into a 12- month contract, beginning January 1, 2026, and ending December 31, 2026, according to law and in a manner prescribed by law with the lowest and best bidder for custodial services, not to exceed \$135,000.00 per year.

SECTION 2. Said contract shall be renewable upon the expiration of the initial term for two additional one-year terms, contingent upon the agreement of both parties.

SECTION 3. The cost for said custodial services shall be paid from the appropriate fund(s).

SECTION 4. It is found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were conducted in an open meeting of this Council and that all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public in accordance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

SECTION 5. This Ordinance shall take effect and be in full force and effect immediately upon its passage and approval by the Mayor.

PASSED: _____

PRESIDENT OF COUNCIL

ATTEST: _____
CLERK OF COUNCIL

APPROVED: _____

MAYOR

DATE:	<u>September 2, 2025</u>	1 ST READING:	<u>September 2, 2025</u>
INTRODUCED BY:	<u>Mayor Corcoran</u>	2 ND READING:	<u></u>
REFERRED BY:	<u></u>	3 RD READING:	<u></u>
		ADOPTED:	<u></u>
		EMERGENCY:	<u></u>
		EFFECTIVE:	<u></u>

ORDINANCE NO. 2025-125

**AN ORDINANCE AMENDING ORDINANCE NO. 2024-91 WHICH
ESTABLISHED A WATER METER SERVICE CHARGE.**

WHEREAS, per Ordinance No. 2024-91, which was adopted by City Council on October 21, 2004, the City of North Ridgeville instituted a water meter service charge of no more than \$3.50 per month/per meter, per residential household and commercial business for the purpose of the purchase and installation of existing water meters which are determined to be beyond its useful life and/or not operating properly; said service charge began collection on January 1, 2025; and

WHEREAS, a Water Meter Service Fund needs to be established for the collection of water meter service charges. The fund will be used for the purchase and installation of water meters and appurtenances as part of the mass water meter replacement project and to assist in financial sustainability for future water meter replacement needs; and

WHEREAS, language needs to be added to address delinquent accounts and collecting through the lien process as is similar to water, sewer, and stormwater delinquencies.

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORTH RIDGEVILLE, LORAIN COUNTY, OHIO, THAT:

SECTION 1. Ordinance No. 2024-91 is hereby amended by establishing a Water Meter Service Fund as follows:

1046.09 - Meters

- (i) The Water Meter Service Fund shall be used for the collection of the water meter service charge. It will be used for purchasing and installing water meters now and in the future.

SECTION 2. Ordinance No. 2024-91 and Chapter 1046.06(d) are also amended to include the following language:

Collection of Delinquent Accounts: At least once a year, but sooner if warranted, all delinquent water meter service charge accounts shall be collected utilizing the procedures outlined in Chapter 215, Lien Procedures.

SECTION 3. All other sections, terms and provisions of Ordinance No. 2024-91 not specifically modified or affected by this amending Ordinance shall remain in full force and effect.

SECTION 4. It is found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were conducted in an open meeting of this Council, and that all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public in accordance with all legal requirements, including §121.22 of the Ohio Revised Code.

SECTION 5. This Ordinance shall take effect and be in full force from and after the earliest period allowed by law.

PASSED: _____

PRESIDENT OF COUNCIL

ATTEST: _____
CLERK OF COUNCIL

APPROVED: _____

MAYOR

DATE:	<u>September 2, 2025</u>	1 ST READING:	<u>September 2, 2025</u>
INTRODUCED BY:	<u>Mayor Corcoran</u>	2 ND READING:	<u></u>
REFERRED BY:	<u></u>	3 RD READING:	<u></u>
	<u></u>	ADOPTED:	<u></u>
		EMERGENCY:	<u></u>

Introduced on the floor on 09-02-2025

ORDINANCE NO. 2025-126

AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF NORTH RIDGEVILLE TO ENTER INTO A CONTRACT ADDENDUM ACCORDING TO LAW AND IN A MANNER PRESCRIBED BY LAW WITH MCBRIDE DALE CLARION FOR COMPLETION OF THE ZONING CODE UPDATE PROJECT.

WHEREAS, the City of North Ridgeville is updating its zoning code to reflect current planning practices and support orderly development; and

WHEREAS, in 2024 the City engaged McBride Dale Clarion to provide professional services in order to conduct a zoning code diagnosis and provide preliminary recommendations; and

WHEREAS, McBride Dale Clarion has continued with the process of drafting updated code language essential to completing the zoning code update; and

WHEREAS, funds were appropriated in the 2025 budget for this purpose, however, the total contract cost will exceed the Mayor's contract authority, requiring Council approval to continue the project; and

WHEREAS, Council finds that continuing this contract serves the City's best interests and allows completion of a project already underway.

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORTH RIDGEVILLE, LORAIN COUNTY, OHIO, THAT:

SECTION 1. The Mayor of the City of North Ridgeville, Ohio, is hereby authorized to enter into a contract addendum according to law and in a manner prescribed by law with McBride Dale Clarion to update the North Ridgeville Planning and Zoning Code, in a total project amount not to exceed \$120,000.00.

SECTION 2. It is found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were conducted in an open meeting of this Council and that all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public in accordance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

SECTION 3. This Ordinance shall take effect and be in full force from and after the earliest period allowed by law.

PASSED: _____

PRESIDENT OF COUNCIL

ATTEST: _____
CLERK OF COUNCIL

APPROVED: _____

MAYOR