

Holly A. Swenk, At-Large/President of Council
Paul Wolanski, At-Large
Cali Zingale, At-Large
Katie Rogerson, Ward 1
Robert Holub, 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 APRIL 20, 2026
7:00 PM

REVISED

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

ROLL CALL

APPROVAL OF MINUTES

1. Regular City Council Meeting Minutes dated April 6, 2026.
(Council action required)
2. Note:
Parks and Recreation Commission Meeting Minutes Dated March 28, 2026.

LOBBY

ADMINISTRATORS' REPORTS

1. Mayor
2. Engineer
3. Director of Finance
4. Other Reports
 - March 2026 Water Distribution and EPA Report
 - March 2026 Building Division Report
 - March 2026 Parks and Recreation Division Report

COUNCIL COMMITTEE REPORTS

CORRESPONDENCE

Request to Table Consideration of PPZ2025-0396 Heron Ridge Subdivison

OLD BUSINESS

NEW BUSINESS

The North Ridgeville Planning Commission took action on the following items at their regular meeting of April 14, 2026:

OLD BUSINESS

1. PPZ2026-0414 Madison Avenue Salon, LLC, 6040 Lear Nagle Road, PPN: 07-00-008-117-082

Applicant: Nicholas R. Dubecky, Integrated Outdoor Living, LLC, 47581 US Highway 20, Oberlin, OH 44074. Proposal consists of construction of a new 6,000 square foot commercial building with associated site improvements for use as a hair salon. Property is zoned B-3 Highway Commercial District.

PC ACTION: Approved by a vote of 5-0 with the following conditions:

1. All parking lot dimension and ADA parking space requirements shall be met.
2. Provide sufficient turnaround areas on the north end of parking lot.
3. Move the first curb cut from the shared driveway west to better align with Walgreen's curb cut.
4. The Planning Commission waives the 10 foot buffer requirement for single family homes along the northern property line.

Note: Masonry veneer is not required on the back of the building.

NEW BUSINESS

2. PPZ2025-0396 Heron Ridge Subdivison, Sugar Ridge Rd, PPN: 07-00-047-000-046

Applicant: Sommers Development Group LLC, PO Box 1102, Chardon, OH 44024. Proposal consists of preliminary plan approval for a residential subdivision developed per Chapter 1282. Property is zoned R-1 Residence District.

PC ACTION: Denied by a vote of 5-0.

3. SPLT-26-0001 R.W. Beckett Corporation, Beckett Pkwy, PPN: 07-00-038-000-334

Applicant: Kenny McCartney, K.E. McCarney & Associates, 52 N. Diamond St, Mansfield, OH 44902. Proposal consists of a minor subdivision. Property is split zoned I-2 Light Industrial and I-3 Heavy Industrial Districts.

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

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

RECESS

FIRST READINGS

- R 2026-51 A Resolution accepting a grant of state funds for an amount of \$490,000.00 and approving the grant agreement with the ohio department of natural resources (odnr) for the parks and recreation improvement fund (7035) grant for the mills creek conservation and flood control project, round 4.
(Introduced by Mayor Corcoran)
- O 2026-52 An Ordinance authorizing participation in the ODOT road salt contracts awarded in 2026.
(Introduced by Mayor Corcoran)

SECOND READINGS

- O 2026-27 An Ordinance amending Chapter 857 of the Codified Ordinances of the City of North Ridgeville, titled *Mobile Food Vendors*, by replacing it in its entirety with a new *Chapter 857 titled Mobile Food Vehicles*.
(Introduced by Mayor Corcoran; First Reading on 05-02-2026; Committee of the Whole Meeting on 06-13-2026)
- O 2026-48 An Ordinance amending Chapters 1010 and 1444 of the North Ridgeville Codified Ordinances concerning engineering and building permits and fees.
(Introduced by Mayor Corcoran; First Reading on 04-06-2026)

THIRD READINGS

- O 2026-47 An Ordinance authorizing the sale or resale of beer at the North Ridgeville Summer Concert Series.
(Introduced by Mayor Corcoran; First Reading on 04-06-2026; Dispense with second reading on 04-06-2026)

MEETING ANNOUNCEMENTS

1. The Finance Committee Meeting will be held on Monday, April 27, 2026, at 6:00 p.m., in Council Chambers.
2. A Regular City Council meeting will be held on Monday, May 4, 2026, at 7:00 p.m., in Council Chambers.

ADJOURNMENT