



NORTH RIDGEVILLE CITY COUNCIL

North Ridgeville City Hall
Council Chambers
7307 Avon Belden Road

President of Council Dr. Ronald F. Arndt

Council Member Bernadine R. Butkowski

Council Member Dennis J. Boose

President Pro-Tem Gayle L. Manning

Council Member Richard W.

Jaenke

Council Member Nancy J. Buescher

Council Member Bob

Olesen

Mayor G. David Gillock
Clerk of Council Charles A. Norris

Monday, November 20, 2006 AGENDA - REGULAR MEETING

CALL TO ORDER: 7:30 P.M.

INVOCATION:

PLEDGE OF ALLEGIANCE:

ROLL CALL:

MINUTES - Corrections (if any) and Approval:

Public Hearing minutes of November 6, 2006 re: T 130-2006

motion to approve _____ 2nd _____ vote _____

1st Ordinance No. 4339-2006
1st Resolution No. 1095-2006
1st Temporary No. 167-2006

Council Minutes of regular meeting held November 6, 2006 as corrected

motion to approve _____ 2nd _____ vote _____

Please note:

Board of Zoning and Building Appeals Minutes of regular meeting October 26, 2006
Planning Commission Minutes of regular meeting November 14, 2006

6. MAYOR AND DIRECTORS REPORTS:

· **Mayor**

· **Safety-Service Director**

· **Engineer**

· **Auditor**

Auditor's Written Report for October 2006

motion to approve _____ 2nd _____ vote _____

· **Other Reports**

Building Department Report for October 2006
Police Department Support Car Report for October 2006

Planning Commission report to Council of meeting held November 14, 2006

APPLICANT: John Reyes, Star Inc., 46405 Telegraph Road, Amherst, OH 44001
OWNER: Bradycams, 36741 Chester Road, Avon, Ohio 44011
REQUEST: Approval to construct a two story medical office building
LOCATION: Southwest corner of Lorain Road and Interstate 480 in a B-3 District
Permanent Parcel No. 07-00-004-110-035
PC ACTION: Approved by a vote of five to zero.

motion to accept _____ 2nd _____ vote _____

APPLICANT: Donald R. Mould, Mould Development LLC, 9449 Island Road
OWNER: Mould Development LLC, 9449 Island Road
REQUEST: Approval to construct a new retail facility
LOCATION: 32991 Lorain Road in an R-1 District, currently requesting a zoning
change to a B-4 District
Permanent Parcel No. 07-00-03-102-050
PC ACTION: Approved by a vote of five to zero with condition that Council approves
this parcel to be rezoned

motion to accept _____ 2nd _____ vote _____

APPLICANT: Gary Chand, Azac Properties, LTD., 21150 Indian Hollow Road,
Wellington, Ohio 44090
OWNER: Azac Properties, LTD, 21150 Indian Hollow Road, Wellington, Ohio
44090
REQUEST: Approval to develop and construct a self storage facility
LOCATION: Race Road, South of Center Ridge Road, and North of the Ohio Turnpike
in an I-2 District
Permanent Parcel No. 07-00-039-000-077
PC ACTION: Approved by a vote a five to zero.

motion to accept _____ 2nd _____ vote _____

APPLICANT: Joseph E. Almady, Forest City Land Group, 50 Public Square, Suite 1050,
Cleveland, Ohio 44113

OWNER: Sugar Chestnut, LLC, c/o Forest City Land Group, 50 Public Square,
Suite 1050, Cleveland, Ohio 44113
REQUEST: Final plat approval for Waterbury, Subdivision 9, Phase 9
LOCATION: South of Shady Drive and East of Terrell Drive in Waterbury PCD

PC ACTION: Permanent Parcel No. 07-00-035-102-100 and 07-00-035-102-024
Approved by a vote of five to zero.

motion to accept _____ 2nd _____ vote _____

T 153-2006 AN ORDINANCE AMENDING SECTION 1240.01 OF THE
CODIFIED ORDINANCES OF THE CITY OF NORTH RIDGEVILLE,
OHIO KNOWN AS THE ZONING CODE ORDINANCE, TO
RE-ZONE THE FOLLOWING LAND: 32991 BUTTERNUT RIDGE
ROAD, PERMANENT PARCEL NUMBER 07-00-003-102-050 (AS
SHOWN BY LEGAL DESCRIPTION BELOW); FROM R-1
RESIDENCE DISTRICT TO B-4 COMMERCIAL PARKWAY
DISTRICT AND OWNED BY MOULD DEVELOPMENT, LLC.

PC ACTION: Recommended approval by a vote of five to zero.

motion to accept _____ 2nd _____ vote _____

* COUNCIL COMMITTEE REPORTS:

- 1) FINANCE COMMITTEE REPORT #5594 recommend approving funding of an
economic developer, O.M. Public Sector Solutions

motion to accept _____ 2nd _____ vote _____

- 2) FINANCE COMMITTEE REPORT #5634 Members of Council: recommend
hiring an additional labor position in the Service Department

motion to accept _____ 2nd _____ vote _____

* CORRESPONDENCE:

* NEW BUSINESS:

* AUDIENCE PARTICIPATION (Lobby):

* RECESS:

* ORDINANCES AND RESOLUTIONS:

· Ordinances & Resolutions Submittals

Introduced by Council Member Jaenke 11-20-2006;
T 163-2006 AN ORDINANCE AMENDING NRCO CHAPTER 858,
RUMMAGE SALES.

Introduced by Council Member Buescher 11-20-2006;
T 164-2006 AN ORDINANCE AMENDING NRCO SECTION 1286.04
SIGNS AND CHAPTER 1272 B-5 ARCHITECTURAL
BUSINESS DISTRICT AT SECTION 1272.03 REQUIREMENTS
IN ORDER TO DEFINE STANDARDS AND RESTRICTIONS
APPLICABLE TO SIGNS IN B-5 ARCHITECTURAL
BUSINESS DISTRICTS.

Introduced by Mayor Gillock 11-20-2006;
T 165-2006 AN ORDINANCE AMENDING ORDINANCE 4338-2006
WHICH CREATED THE JOB POSITION OF RECYCLING
COORDINATOR.

• **First Readings**

*Introduced by Mayor Gillock 11/06/2006; Public Hearing
12/4/2006;*

- T 160-2006 AN ORDINANCE AUTHORIZING THE MAYOR TO
NEGOTIATE AND ENTER INTO A CONTRACT AS
PRESCRIBED BY LAW FOR THE REPAIR OF THE ALLIS
CHALMERS PROCESS PUMP AND APPURTENANCES AT
THE FRENCH CREEK WASTE WATER TREATMENT PLANT,
IN AN AMOUNT NOT TO EXCEED \$25,000.00.

*Introduced by Mayor Gillock 11/06/2006; Public Hearing
12/4/2006*

- T 161-2006 AN ORDINANCE AMENDING NRCO SECTION 1444.17
GRADING PLAN APPROVAL PRIOR TO BUILDING PERMIT
ISSUANCE; SEEDING AND MULCHING; CONFLICT OF
LAWS.

Administrative Committee Report #5635 accepted 11/6/2006;

- T 166-2006 AN ORDINANCE AMENDING NRCO SECTION 618.03
NUISANCE CONDITIONS PROHIBITED

• **Second Readings**

*Buildings & Lands Report #5630 accepted 10-02-2006; First
Reading and referred to Planning Commission 11/6/2006; Public
Hearing 12/4/2006 at 7:15 P.M.;*

- T 155-2006 AN ORDINANCE AMENDING ORDINANCE 3994-2003
SPECIAL DEVELOPMENT DISTRICT AND THE
CORRESPONDING MAP.

*Buildings & Lands Report #5629 accepted 10/02/2006; First
Reading 11/6/2006;*

- T 156-2006 AN ORDINANCE ACCEPTING CERTAIN STREETS IN

RIDGEFIELD SUBDIVISION NO. 7, AND DEDICATING THEM FOR PUBLIC PURPOSES.

Council authorization 10-16-2006; First Reading 11/6/2006; Public Hearing 12/4/2006 at 7:20 P.M.;

- T 157-2006 AN ORDINANCE APPROVING THE FINAL PLAT OF WATERBURY SUBDIVISION NO. 3A, BLOCK K, FORMERLY KNOWN AS THE PINES, FOR RECORDING PURPOSES ONLY.

Third Readings

Introduced and referred to Buildings & Lands Committee and Planning Commission 6/5/2006; Planning Commission recommendation noted 7/17/2006; Buildings & Lands Report #5626 accepted 10/2/2006; First Reading 10/16/2006; Second Reading 11/6/2006; Public Hearing 11-20-2006;

- T 94-2006 AN ORDINANCE AMENDING SECTION 1240.01 OF THE CODIFIED ORDINANCES OF THE CITY OF NORTH RIDGEVILLE, OHIO KNOWN AS THE ZONING CODE ORDINANCE, TO RE-ZONE THE FOLLOWING LAND: 34977 CENTER RIDGE ROAD, PERMANENT PARCEL NUMBER 07-00-016-104-003 (AS SHOWN BY LEGAL DESCRIPTION BELOW); FROM R-1 RESIDENCE DISTRICT TO B-3 HIGHWAY COMMERCIAL DISTRICT AND OWNED BY RICHARD L. AND ALLENE M. HEBEBRAND.

Introduced and referred to Buildings and Lands Committee and Planning Commission 7/17/2006; Buildings & Lands Report #5627 accepted 10/2/2006; First Reading 10/16/2006; Second Reading 11/6/2006; Public Hearing 11/20/2006;

- T 120-2006 AN ORDINANCE AMENDING SECTION 1240.01 OF THE CODIFIED ORDINANCES OF THE CITY OF NORTH RIDGEVILLE, OHIO KNOWN AS THE ZONING CODE ORDINANCE, TO RE-ZONE THE FOLLOWING LAND: 34941 AND 34953 CENTER RIDGE ROAD, PERMANENT PARCEL NUMBER 07-00-016-104-142 (AS SHOWN BY LEGAL DESCRIPTION BELOW); FROM R-1 RESIDENCE DISTRICT

TO B-3 HIGHWAY COMMERCIAL DISTRICT AND OWNED BY KARL L. PITTS AND GERALDINE PITTS; LEO L. PITTS AND MARY ANN PITTS; DONALD J. PITTS AND PATRICIA PITTS; RICHARD F. PITTS AND CHRISTA PITTS; MARJORIE R. GRADISEK AND CLAIRE L. SPEIR.

Introduced by Mayor Gillock 9/5/2006; Referred to Buildings and Lands Committee and Planning Commission 9/5/2006; Buildings and Lands Report #5628; First Reading 10/16/2006; Second Reading 11/6/2006; Public Hearing 11/6/2006;

T 130-2006 AN ORDINANCE AMENDING SECTION 1226.08 EASEMENTS.

Introduced by Mayor Gillock 10/2/2006; First Reading 10/16/2006; Second Reading 11/6/2006;

T 138-2006 AN ORDINANCE APPROVING THE FINAL PLAT OF WINDSOR POINT SUBDIVISION NO. 5 FOR RECORDING PURPOSES ONLY.

OLD BUSINESS:

UPCOMING MEETING ANNOUNCEMENTS:

Next Regular Council Meeting Monday, December 4, 2006 at 7:30 P.M. in Council Chambers

Public Hearing to be held December 4, 2006 in Council Chambers The individual hearings beginning at 7:15 P.M. are as follows:

- 1) T 155-2006
- 2) T 161-2006

Public Hearing to be held December 4, 2006 at 7:20 P.M. in Council Chambers re: final plat of Waterbury Subdivision No. 3A, Block K

