



CITY OF NORTH RIDGEVILLE CITY COUNCIL

Martin DeVries, President
Nancy Linden, Clerk of Council



Holly A. Swenk, Ward 1
Dennis Boose, Ward 2
Bruce F. Abens, Ward 3/President Pro-Tem

Clifford Winkel, Ward 4
Jason R. Jacobs, At-Large
James Maleski, At-Large

AGENDA REGULAR COUNCIL MEETING MONDAY, OCTOBER 18, 2021 at 7:00 P.M.

You can view this meeting live on our YouTube channel at:

www.youtube.com/channel/UCThTaGFRof_AOvxSYAzMNYg

Do you have any comments, questions, or concerns? If so, please share them with us by emailing them to fgallam@nridgeville.org.

1. **CALL TO ORDER:**
2. **INVOCATION:**
3. **PLEDGE OF ALLEGIANCE:**
4. **ROLL CALL:**
5. **MINUTES - Corrections (if any) and approval:**

Committee of the Whole meeting minutes of October 4, 2021
(Council action required)

City Council meeting minutes of October 4, 2021
(Council action required)

Please note:

Civil Service Commission minutes of August 23, 2021

Planning Commission meeting minutes of September 14, 2021

6. **LOBBY:**
7. **ADMINISTRATOR'S REPORTS:**
 - A. **Mayor**
 - B. **Safety-Service Director**
 - C. **Engineer**

D. Auditor

E. Other Reports

September 2021 Building Department Report
September 2021 Mayor's Court Report
September 2021 Water Distribution Report

8. COUNCIL COMMITTEE REPORT(S):

COMMITTEE OF THE WHOLE REPORT dated October 4, 2021 which recommends City Council consider T 107-2021.

(Council action required)

9. CORRESPONDENCE:

10. OLD BUSINESS:

11. NEW BUSINESS:

Planning Commission action(s) taken at the October 12, 2021 meeting:

APPLICANT ONE:

APPLICANT: Ryan Kozak, SLK Capital Holdings, LLC, 28400 Hilliard Boulevard, Westlake, Ohio 44145
OWNER: Ronald L & Karen E Ware, 7691 Avon Belden Road, North Ridgeville, Ohio 44039
REQUEST: Preliminary site plan approval for a senior citizen planned residential development consisting of 29 duplex buildings (58) units, clubhouse/community center including parking facilities, public utility and roadway extensions, storm water management, walking trails, sidewalks and site restoration.
LOCATION: 37501 Center Ridge Rd. in an R1 District; Parcel No. 07-00-034-000-063
PC ACTION: Approved by a vote of 4-0 with the condition the applicant build a sound barrier.
(Council action required)

APPLICANT TWO:

APPLICANT: Frank Malawski, Sevan Solutions, 3025 Highland Parkway, Suite 850, Downers Grove, Illinois 60515
OWNER: Rini Realty Company, 924 Westpoint Parkway, Suite 150, Westlake, Ohio 44145
REQUEST: Construction of a retail automotive quick oil change on an existing parcel consisting of one (1) 3,064 square foot building
LOCATION: 34385 Center Ridge Road in a B-3 District; Parcel No. 07-00-016-112-001
PC ACTION: Approved by a vote of 3-1
(Council action required)

12. RECESS:**Ordinance and Resolution submittal(s)****13. FIRST READINGS:**

T 124-2021 A RESOLUTION ACCEPTING THE AMOUNTS AND RATES AS DETERMINED BY THE BUDGET COMMISSION AND AUTHORIZING THE NECESSARY TAX LEVIES AND CERTIFYING THEM TO THE COUNTY AUDITOR.

(Introduced by Mayor Corcoran)

T 125-2021 AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF NORTH RIDGEVILLE TO LEASE/PURCHASE A NEW SINGLE AXLE DUMP TRUCK WITH ACCESSORIES FROM THE STATE BID LIST, OR STATE CO-OP, OR TO ADVERTISE FOR BIDS AND ENTER INTO A 5-YEAR LEASE/PURCHASE AGREEMENT WITH AN OUTSIDE VENDOR ACCORDING TO LAW AND IN A MANNER PRESCRIBED BY LAW, NOT TO EXCEED \$150,000.00.

(Introduced by Mayor Corcoran)

T 126-2021 A RESOLUTION TO OPEN AND MAINTAIN A BANK ACCOUNT(S) WITH THE HUNTINGTON NATIONAL BANK.

(Introduced by Mayor Corcoran)

T 127-2021 A RESOLUTION APPROVING THE USE OF HUNTINGTON NATIONAL BANK COMMERCIAL CREDIT CARD(S).

(Introduced by Mayor Corcoran)

T 128-2021 AN ORDINANCE VACATING PUBLIC ACCESS TO PROPERTY KNOWN AS ROOSEVELT AVENUE FROM 5169 LEAR NAGLE ROAD TO 33593 ADELE STREET IN THE CITY OF NORTH RIDGEVILLE.

(Introduced by Mayor Corcoran)

T 129-2021 AN ORDINANCE PROVIDING ADDITIONAL COMPENSATION FOR AN EMPLOYEE WHO PERFORMED THE DUTIES AND RESPONSIBILITIES OF THE ASSISTANT CLERK OF COUNCIL AFTER AN UNEXPECTED VACANCY.

(Introduced by Mayor Corcoran)

T 130-2021 AN ORDINANCE AMENDING SUBSECTION (C) OF N.R.C.O. SECTION 642.08 POSTING BILLS AND NOTICES; DESTRUCTION OF PUBLIC NOTICES.

(Introduced by Mayor Corcoran)

14. SECOND READINGS:

- T 104-2021 AN ORDINANCE AMENDING SECTION 1240.01 OF THE CODIFIED ORDINANCES OF THE CITY OF NORTH RIDGEVILLE, OHIO, KNOWN AS THE ZONING CODE ORDINANCE, TO REZONE THE FOLLOWING LAND: 8540 ROOT ROAD; PARCEL NUMBER 07-00-014-103-327 AND OWNED BY OSIBAS, LTD. FROM R-1 RESIDENCE DISTRICT TO B-3 HIGHWAY COMMERCIAL DISTRICT.

(Introduced by petition of Osibas, Ltd. on 08/18/2021; Referred to PC and B&L on 09/07/2021; PC on 09/14/2021; Report approved on 09/20/2021; B&L on 09/23/2021; Report accepted on 10/04/2021; Public hearing on 10/18/2021)

- T 109-2021 AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF NORTH RIDGEVILLE TO ENTER INTO A COOPERATIVE AGREEMENT WITH THE CITY OF AVON FOR THE CONSTRUCTION OF A TRAFFIC ROUNDABOUT AT THE INTERSECTION OF STONEY RIDGE ROAD, MILLS ROAD, AND AVALON DRIVE.

(Introduced by Mayor Corcoran; First reading 09/07/2021; Referred to COW on 09/07/2021; COW on 09/20/2021; Report accepted on 10/04/2021)

15. THIRD READINGS:

- T 112-2021 AN ORDINANCE AUTHORIZING THE MAYOR TO ADVERTISE FOR BIDS AND ENTER INTO CONTRACTS, ACCORDING TO LAW AND IN A MANNER PRESCRIBED BY LAW, FOR THE CENTER RIDGE ROAD SANITARY SEWER EXTENSION, INCLUDING ASSOCIATED WORK AND INSPECTION SERVICES, NOT TO EXCEED \$3,080,000.00.

(Introduced by Mayor Corcoran; First reading 09/20/2021; Second reading 10/04/2021)

16. MEETING ANNOUNCEMENTS:

- The next regular Council meeting will be on Monday, November 1, 2021, at 7:00 p.m. in City Council Chambers.
- Finance Committee will meet on Wednesday, November 3 through Friday, November 5, 2021 beginning at 9:00 a.m. each day to discuss 2022 appropriations in City Council Chambers.

17. ADJOURN: