



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
President Pro-Tem Gayle L. Manning

Council Member Dennis J. Boose
Council Member Richard W.

Jaenke

Council Member Nancy J. Buescher

Council Member Bob
Olesen

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

Tuesday, September 4, 2007
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 July 2, 2007 re: Budget

motion to approve _____ 2nd _____ vote _____

Council Minutes of regular meeting held July 16, 2007

motion to approve _____ 2nd _____ vote _____

Council Minutes of special meeting held July 17, 2007 re: School Board facilities project

motion to approve _____ 2nd _____ vote _____

Council Minutes of special meeting held July 23, 2007 re: reconsideration of 4416-2007

motion to approve _____ 2nd _____ vote _____

Council Minutes of special meeting held July 23, 2007 re: T 113-2007

motion to approve _____ 2nd _____ vote _____

Please note:

Parks & Recreation Minutes of regular meetings held June 27, 2007 and
July 25, 2007

Board of Draining and Flood Control Minutes of regular meeting April 24, 2007

Board of Zoning & Building Appeals Minutes of regular meeting July 26, 2007 and
special meeting of August 23, 2007

Civil Service Minutes of regular meeting July 17, 2007

Planning Commission Minutes of regular meeting August 14, 2007

6. MAYOR AND DIRECTORS REPORTS:

· **Mayor**

· **Safety-Service Director**

· **Engineer**

1st Ordinance No. 4452-2007

1st Resolution No. 1109-2007

1st Temporary No. 125-2007

· **Auditor**

Auditor's Written Financial Report for June 2007

motion to approve _____ 2nd _____ vote _____

· **Other Reports**

Please Note:

Police Department Support Car Report for June 2007
OM Public Sector Solutions Report of our first Business Summit May 2007
OM Public Sector Solutions Monthly Report dated August 14, 2007
Water System Operation Report for June and July 2007
Building Department Report for June and July 2007
Mayor's Court Monthly Report for July 2007
Fire Department Report for July 2007

Planning Commission Report to Council of regular meeting August 14, 2007:

APPLICANT: Kevin Corcoran, Bob Schmitt Homes, Inc., 8501 Woodbridge Court
OWNER: Bagley Lorain Properties, LLC, 8501 Woodbridge Court
REQUEST: Preliminary plan approval for phase one of a proposed Skilled Nursing Facility
LOCATION: Northeast corner of Bagley and Lorain Road in a Special Development District
Permanent Parcel No. 07-00-011-102-009, 07-00-011-102-012 and 07-00-011-102-013
PC ACTION: Approved by a vote of five to zero contingent upon satisfying all requirements at the final approval.

motion to approve _____ 2nd _____ vote _____

APPLICANT: Verizon Wireless, c/o Mark T. Morris, Schnelz Wells, P.C., 280 N. Old Woodward, #250, Birmingham, MI 48009
OWNER: John J. Kapelka Co., LTD., 33310 Lorain Road

REQUEST: Approval to collocate Verizon Wireless antennas onto an existing AT&T cell tower and to install a shelter within the compound
LOCATION: 33384 Lorain Road in a B-3 District
Permanent Parcel No. 07-00-010-107-067
PC ACTION: Approved by a vote of five to zero

motion to approve _____ 2nd _____ vote _____

T 91-2007 AN ORDINANCE DEDICATING PERMANENT PARCEL NO.
07-00-020-138-012 FOR PUBLIC PURPOSES
PC ACTION: Recommended approval by a vote of five to zero

motion to approve _____ 2nd _____ vote _____

* COUNCIL COMMITTEE REPORTS:

- 1) FINANCE COMMITTEE REPORT #5679 recommend a water rate increase to cover costs of various projects

motion to accept _____ 2nd _____ vote _____

- 2) FINANCE COMMITTEE REPORT #5680 recommend approving the funding for the installation and modification of energy conservation measures to reduce energy consumption by the City

motion to accept _____ 2nd _____ vote _____

- 3) FINANCE COMMITTEE REPORT #5681 recommend approving the installation and modification of energy conservation measures to reduce energy consumption by the City

motion to accept _____ 2nd _____ vote _____

* CORRESPONDENCE:

* NEW BUSINESS:

Request for a C1 and C2 liquor permit transfer from Teska Service Center Inc., DBA Teskas Food & Beverage, 8995 Avon Belden Road to Sunrise Marathon LLC DBA Teskas Food & Beverage, same location

Request for a new D1 and D2 liquor permit for Tompot Family Holdings Inc., DBA Tommy's PCR, 34441 Center Ridge Road

Request for a D5 and D6 liquor permit transfer from Geppettos Pizza and Ribs Inc., DBA Geppettos Johnny Malloys, 34259-63 Center Ridge Road to Blechschmid Group LLC, DBA Geppettos Johnny Malloys, same location

Request for a new D5 liquor permit for RBL Inc., DBA Aces Bar and Grille, 32650 Lorain Road

Request for Council approval to expend \$4,250.00 from the Parks & Recreation Improvement Fund to install sidewalks on the corner of Center Ridge and Avon Belden Roads

motion to approve _____ 2nd _____ vote _____

* AUDIENCE PARTICIPATION (Lobby):

* RECESS:

* ORDINANCES AND RESOLUTIONS:

· Ordinances & Resolutions Submittals

Introduced by Mayor Gillock 9-4-2007;
T 114-2007 AN ORDINANCE TO APPROVE THE EDITING AND INCLUSION OF CERTAIN ORDINANCES AND RESOLUTIONS AS PARTS OF THE VARIOUS COMPONENT CODES OF THE CODIFIED ORDINANCES; TO APPROVE, ADOPT, ENACT AND PUBLISH NEW MATTER IN THE UPDATED AND REVISED CODIFIED ORDINANCES; AND TO REPEAL ORDINANCES AND RESOLUTIONS IN CONFLICT THEREWITH.

Introduced by Mayor Gillock 9-4-2007;
T 115-2007 AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO A CONTRACT WITH EATON TOWNSHIP TO CREATE AND PROVIDE FOR THE OPERATION OF A JOINT ECONOMIC DEVELOPMENT DISTRICT (JEDD) IN ACCORDANCE WITH THE OHIO REVISED CODE FOR THE MUTUAL BENEFIT OF THE RESIDENTS OF EATON TOWNSHIP AND THE CITY OF NORTH RIDGEVILLE.

Introduced by Mayor Gillock 9-4-2007;
T 116-2007 AN ORDINANCE AMENDING NRCO § 242.09 AND REPLACING ORDINANCE NOS. 1199-76, 3145-96, 4321-2006, AND 4349-2006 OF THE CITY OF NORTH RIDGEVILLE, OHIO, RELATING TO AMBULANCE AND PARAMEDIC FEES AND USE.

- Introduced by Mayor Gillock 9-4-2007;*
T 117-2007 AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO A CONTRACT ACCORDING TO LAW AND IN A MANNER PRESCRIBED BY LAW WITH A CONSULTING ENGINEERING FIRM FOR PLANS, SPECIFICATIONS, BIDDING DOCUMENTS AND CONSTRUCTION PHASE SERVICES, FOR THE IMPROVEMENT OF THE CITY'S SANITARY AND STORM SEWER SYSTEMS AND WATER MAINS ON DYKE AVENUE AND THE SURROUNDING AREA, TOGETHER WITH NECESSARY APPURTENANCES AND WORK-RELATED INCIDENTALS THERETO, NOT TO EXCEED \$250,000.00.
- Introduced by Mayor Gillock 9-4-2007;*
T 118-2007 AN ORDINANCE AMENDING NRCO CHAPTER 1480, PROPERTY MAINTENANCE CODE, AND ADDING LIEN PROCEDURES AND ENHANCED ENFORCEMENT ABILITIES AGAINST REPEAT OFFENDERS.
- Introduced by Council Member Butkowski 9-4-2007;*
T 119-2007 AN ORDINANCE AMENDING NRCO § 650.02, PUBLIC NUISANCE PROHIBITED; NOTICE TO ABATE; COMPLIANCE, AND ADDING ENHANCED ENFORCEMENT ABILITIES AGAINST REPEAT OFFENDERS.
- Introduced by Mayor Gillock 9-4-2007;*
T 120-2007 AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF NORTH RIDGEVILLE TO PURCHASE A NEW BACK HOE INCLUDING APPURTENANCES FROM THE STATE CO-OP, OR TO ADVERTISE FOR BIDS AND ENTER INTO A CONTRACT WITH AN OUTSIDE VENDOR ACCORDING TO LAW AND IN A MANNER PRESCRIBED BY LAW, NOT TO EXCEED \$77,000.00.

Introduced by Mayor Gillock 9-4-2007;

T 121-2007 AN ORDINANCE AMENDING ORDINANCE NO. 4429-2007 OUTLINING GENERAL REQUIREMENTS REGARDING LIENS.

Introduced by Mayor Gillock 9-4-2007;
T 122-2007 AN ORDINANCE AMENDING ORDINANCE 4450-2007 WHICH ESTABLISHED A PAY SCALE FOR THE FULL-TIME JOB POSITION OF CLERK/TYPIST.

Introduced by Mayor Gillock 9-4-2007;
T 123-2007 AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF NORTH RIDGEVILLE TO ENTER INTO A CONTRACT FOR THE PURCHASE OF DOCUMENT IMAGING SOFTWARE FROM THE STATE CO-OP, AND TO PURCHASE THE NECESSARY HARDWARE, PERIPHERALS, MEMORY UPGRADE AND APPURTENANCES, INCLUDING TRAINING, ACCORDING TO LAW AND IN A MANNER PRESCRIBED BY LAW, NOT TO EXCEED \$47,000.00.

Introduced by Mayor Gillock 9-4-2007;
T 124-2007 A RESOLUTION TO APPROVE THE EXPENDITURE OF FUNDS.

· **First Readings**

· **Second Readings**

by petition WXZ Acquisition Co. LLC 5-7-2007; Referred to Buildings & Lands Committee and Planning Commission 5-7-2007; Planning Commission recommendation approved 6-12-2007; Buildings & Lands Report #5666 accepted 7-2-2007;

T 64-2007 *First Reading 7-16-2007; Public Hearing 9-17-1007;*
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: 34626
CENTER RIDGE ROAD AND 34564 CENTER RIDGE ROAD,
ALSO KNOWN AS PERMANENT PARCEL NUMBERS
07-00-016-101-007 AND NO. 07-00-016-101-008 (AS SHOWN
BY LEGAL DESCRIPTION BELOW); FROM R-1 RESIDENCE
DISTRICT TO B-3 HIGHWAY COMMERCIAL DISTRICT AND
OWNED BY JOZSEF AND KATALIN BURDA.

T 91-2007 *Introduced by Mayor Gillock 7-2-2007; Referred to Planning
Commission 7-2-2007; First Reading 7-16-2007;*
AN ORDINANCE DEDICATING PERMANENT PARCEL NO.
07-00-020-138-012 FOR PUBLIC PURPOSES.

T 108-2007 *Utilities Committee Report #5667 accepted 7-2-2007; First
Reading 7-16-2007;*
AN ORDINANCE AMENDING NRCO SECTION 1046.06
BILLING TO ADD THE LIEN PROCEDURES CONTAINED IN
ORDINANCE NO. 4429-2007 FOR COLLECTING
DELINQUENT DEBTS.

T 109-2007 *Utilities Committee Report #5668 accepted 7-2-2007; First
Reading 7-16-2007;*
AN ORDINANCE AMENDING NRCO SECTION 1046.18
SECURITY DEPOSITS.

Third Readings

*Introduced by Law Director Crites 4-16-2007; Referred to Planning
Commission and Buildings & Lands Committee
04-16-2007; Planning Commission recommendation approved
6-18-2007; Buildings & Lands Report #5658 accepted 6-18-2007;
First Reading 7-2-2007; Second Reading 9-4-2007; Public*

T 47-2007 *Hearing 9-4-2007;*
AN ORDINANCE AMENDING NRCO SECTION 1224.05
APPROVAL PROCEDURE FOR SUBDIVISIONS INVOLVING
MORE THAN FIVE LOTS.

*Introduced by Law Director Crites 4-16-2007; Referred to
Planning Commission and Buildings & Lands Committee
04-16-2007; Planning Commission recommendation approved
6-18-2007; Buildings & Lands Report #5658 accepted 6-18-2007;
First Reading 7-2-2007; Second Reading 9-4-2007; Public
Hearing 9-4-2007;*
T 48-2007 AN ORDINANCE AMENDING NRCO SECTION 1242.03
BUILDING PERMITS AND CERTIFICATES OF OCCUPANCY
REQUIRED; CERTIFICATES FOR NONCONFORMING USES;
ISSUANCE OF STREET NUMBERS FOR STRUCTURES; TIME
LIMITATION FOR COMMENCEMENT OF WORK.

*Council authorization 6-18-2007; First Reading 7-2-2007; Second
Reading 9-4-2007;*
T 93-2007 AN ORDINANCE APPROVING THE FINAL PLAT OF
HAMPTON PLACE SUBDIVISION FOR RECORDING
PURPOSES ONLY.

OLD BUSINESS:

UPCOMING MEETING ANNOUNCEMENTS:

Next Regular Council Meeting Monday, September 17, 2007 at 7:30 P.M. in Council
Chambers

Administrative Committee meeting Tuesday, September 11, 2007 at 6:40 P.M.

Public Hearing Monday, September 17, 2007 at 7:20 P.M. regarding T 64-2007 to rezone
34626 and 34564 Center Ridge Road from R-1 to B-3

ADJOURN: