



**RICHFIELD VILLAGE COUNCIL
REGULAR MEETING MINUTES
TUESDAY, JUNE 4, 2019
6:30 p.m.**

ROLL CALL: Domanick, Healey, Hudak, Lanford, Lyons and Waszak. **ABSENT:** Wheeler.

OTHERS PRESENT: Mayor Beshara, Police Chief Morgan, Fire Chief McLean, Service Director Papp, Planning & Zoning Director Frantz, Finance Director Turk and Law Director Hanna.

MOTION: TO EXCUSE THE ABSENCE OF MR. WHEELER.

Moved by Waszak, seconded by Healey. Upon roll call, motion passed unanimously.

APPROVAL OF MINUTES

MOTION: TO APPROVE THE MINUTES OF THE MAY 21, 2019 MEETING, AS CORRECTED.

Moved by Lanford, seconded by Domanick. Upon roll call, motion passed unanimously.

COMMUNICATIONS AND PETITIONS: None.

MAYOR'S REPORT

Memorial Day was last weekend, and the grounds looked beautiful. Beshara made her last Memorial Day speech as mayor.

She thanked the service department for their work on the new walkway to the memorial in the cemetery and for solving the drainage issues.

The mayor asked Council for an executive session on economic development and the sale of public property.

DEPARTMENT HEAD REPORTS:

Chief Morgan – Police

Calls for Service: Village 1178, Township 219

Report:

One of the new police vehicles is completed and has been put in to service. The second should be outfitted and lettered sometime this week.

The old vehicle and equipment to be declared surplus will be placed on GovDeals online auction.



Our agency was eligible to apply for a Selective Traffic Enforcement Program (STEP)/Impaired Driving Enforcement Program (IDEP) grant and a Drugged Driving Enforcement Program (DDEP) grant through the Ohio Department of Public Safety.

Grants are awarded to law enforcement agencies whose jurisdiction experienced an average of two or more fatal crashes per year between 2016 and 2018.

The program provides funding for high visibility enforcement, which combines HVE and proactive law enforcement targeting for specific traffic safety issues. Law enforcement efforts are combined with visibility elements and a publicity strategy to educate the public and promote compliance with the law.

Chief McLean – Fire

Report:

- Calls for the month of May: Village EMS 44, Village Fire 15, Twp. EMS 16, Twp. Fire 4, Mutual Aid 8. Total response 87.
- The Ohio Fire Chiefs conducted the assessment center portion of the Lieutenant's promotional testing on May 31.
- We had four members attend the Bowling Green State Fire School. Classes they attended were Heavy Rescue, Fire Officer 1, and Incident Command Operations.
- We should have our tanker back from the paint vendor next week. We have some minor work to complete on it that will be done in the fire station.
- We participated in a Make A Wish project in conjunction with the Tallmadge Fire Department last week for a future firefighter.
- We conducted Fire Inspector continuing education on suppression systems and tactical application at sprinklered facilities with all our Fire Inspectors and members.



Director Papp – Service

A big storm on Saturday night damaged trees on Brecksville Road and caused five pump stations to lose power.

Report:

- 1) Summer help application period extended 06/28/19 – five hired to date
- 2) The Service Department attended the following training:
 - a. Hazardous Materials
 - b. Transit & Level Training
 - c. In-house Excel Training
- 3) The Service Department continues to work on preparations for the Adopt-a-Spot program, preparing locations, planning and material purchasing. Plant pick-up delayed 1 week due to weather, safety and Village Garage Sale.
- 4) The Service Department will be doing brush chipping on a schedule by quadrant for the Village. Information will be posted on the website and public notification once the schedule is in place.
- 5) The Service Department continues to work on the Capital Projects budgeted for 2019 and will give a capital update at the next meeting of Council

Recommendations/Considerations:

- 1) Future Workshop discussion on Right of Way ordinance
- 2) Future Workshop discussion Capital Projects update

Director Frantz – Planning & Zoning

- 1) We are close to administratively finalizing Pulte's house elevations for the Everett Pointe subdivision. The model home was approved by Planning Commission and is currently under construction. Pulte is targeting the grand opening for the model on July 10th. In addition to the model, there will be 22 single-family homes in the development. Below and to the right are a couple of examples of the front elevations proposed for the development:





2) At the May 28th Commission meeting, I presented the State of the Village: A Focus on Economic Development. The Commission also scheduled a special meeting for June 4th for the purpose of discussing a preliminary plan proposal to construct an approximate 10,000 square feet building on the property located at 3647 Brecksville Road. The meeting will begin at 5:30 p.m. in the Council Chambers and will conclude prior to the regular Council meeting.

Finally, the Commission rescheduled the time of the June 11th meeting from 7 p.m. to 5 p.m. The Commission is meeting with the consultant team to discuss working drafts of the South Wheatley Design and Form Base project. Council is encouraged to attend and preview the work completed to date.

- 3) At their May 8th meeting, the Board of Zoning Appeals (BZA) approved a variance from Section 1124.03(c)(3) of the Zoning Code to exceed the maximum amount of accessory structures permitted on the property located at 4486 Deer Path Trail. The BZA also rescheduled their June 12th meeting to June 26th to accommodate an applicant request.
- 4) We are experiencing an unusually high volume of zoning inquiries from residents and businesses interested in completing various projects ranging from home additions, decks, parking lot improvements and general building improvements. In addition, we continue to perform zoning and property maintenance inspections, which often is linked to a number of the phone calls and on-site inspections. Specifically, in the last two weeks we sent violation letters to: 1) the Days Inn for the substandard condition of their southerly parking lot; 2) the owner of 4319 Brush Road for property maintenance and zoning violations; 3) 3987 Broadview Road (former Healing Arts Center) for property maintenance and sign code violations; and 4) 4690 West Streetsboro for property maintenance violations. In addition, I met with the owner of 4664 Streetsboro Road to discuss the use of the property (zoned Commercial Historic but used as multiple family residential). Resulting from our research into this property, discussions with the owner and review of historical documents, I have declared the multi-family use legal non-conforming. As such, the owner has been notified and I explained the provisions outlined



in Chapter 1113 of the Planning and Zoning Code and how these provisions impact the continued residential use of the property. I will keep Council apprised of updates regarding this enforcement matters.

Since the last Council meeting, I have spent a fair amount of time working on the two large economic development projects involving businesses interested in locating in the Village. We reached agreement with one of the businesses, and legislation will be coming in June for Council's approval. The terms of the much larger project continue to be negotiated and will be presented to Council in Executive Session during the June 4th meeting.

Director Turk – Finance

Report:

Bureau of Workers' Compensation Rebate

Last week, the BWC announced that they will be returning more than \$1.5 billion to private and public employers. The BWC Board of Directors will vote on June 28 to approve the rebates. If approved, checks will be issued to employers in September. The proposed rebate is 88% of the premiums employers paid for the policy year that ended December 31, 2017. For the Village, the rebate should be \$119,591 (\$135,899 premium X .88). Last year, we received a \$109,356 refund.

Income Tax

May's income tax collections came in 3.7% higher, or \$26,238 higher than May 2018. Year-to-date receipts are 5% lower, or \$243,305 less than 2018. A separate memo will be sent out next week with more details.

2020 Tax Budget

The County Budget Commission distributed the 2020 Alternative Tax Budget forms. They waived the requirement for political subdivisions to adopt a tax budget as provided under ORC Section 5705.281, but instead require the filing of this Alternative Tax Budget information document on an annual basis. I must file a copy of this document for the Village with the Summit County Fiscal Officer on or before July 20, 2019. Formal adoption of the Tax Budget by Council is not required. The Tax Budget provides the basis for the Village's official Certificate of Estimated Resources. By law, the Village cannot adopt an appropriations budget that exceeds the Certificate. This document establishes the outside limits on spending.



Recommendations/Considerations: The employee health insurance resolution below is submitted for second reading. However, if Council would entertain suspending third reading and adopting this resolution, it would allow time to implement the new contract in a timelier fashion. The new contract is effective July 1, 2019.

Legislation:

Resolution No. 28-2019 Authorizing an Agreement with Roundstone Management, LTD for health insurance for full-time Village employees for July 1, 2019 through June 30, 2020 and declaring an emergency

This Resolution is submitted for second reading. However, if Council would like to entertain suspending third reading and adopting this resolution this will allow time to implement the new contract in a timelier fashion. For example, issuing new identification cards, calculating new premium rates by the tier selected, calculating and communicating the new employee contribution levels, etc. The current contract expires June 30, 2019 and employees pay 12% of the premiums. Employees' contribution will increase to 12.5% of the premium costs. All other benefits remain the same. The current maximum annual cost of coverage is \$1,373,054 (includes two Lasers of \$150,000). The Laser is a common stop-loss industry practice of setting higher coverage attachment points for certain plan members based on their prior claims experience or the likelihood that they will become high-cost claimants in the future.

The renewal agreement for \$1,419,465 (includes one Laser for \$100,000) covers 62 full-time Village employees effective July 1, 2019 through June 30, 2020. The base contract, without the Laser, reflects a 3% increase and with the Laser, a 3.4% increase is reflected. The Roundstone expenditure history is as follows:

<u>Contract Year</u>	<u>Expenditure</u>	<u>% Change</u>
2014/2015	\$ 891,354	
2015/2016	\$1,060,405	18.9%
2016/2017	\$ 968,430	(8.7%)
2017/2018	\$ 997,464	3.0%
2018/May 2019	\$1,099,253*	10.2%

*There is still one month to conclude the contract and this does not include the \$3,731 expense for Teladoc.



**** Employees contributed \$115,703 to date toward the premium costs with the last quarter still outstanding.**

Based on expenditures through May 31, we are expected to spend less than the current contract amount.

Law Director Hanna: Documents for the water tower construction project are ready for all parties to sign. The project should kick off soon.

COMMITTEE REPORTS

Richfield Joint Recreation District: Hudak said the RJRD is operating under its existing bylaws while reviewing them.

Cemetery Board: Hudak said the cemetery rules are still under review, as they haven't changed in a long time.

Parks and Recreation: The park board is working on a Request For Performance for the community center feasibility study.

Tree and Landscape: The Adopt-A-Spot installation was moved back due to the rain. It should be finished this week, and then the signs will go up.

Planning and Zoning: Waszak said the Commission met before this meeting to discuss the Winar property at 3647 Brecksville Road. A new building is being proposed that would be similar to the other buildings there. The property is in the OLI district and adjacent to the R-2 and Commercial Historic districts. Pro Marketing is planning to move there from its existing location in Richfield.

CAUCUS

MOTION: TO ACTIVATE ORDINANCE 13-2019 FROM THE INACTIVE AGENDA.

Moved by Healey, seconded by Domanick. Upon roll call, motion passed unanimously.

COMMENTS FROM FLOOR ON AGENDA ITEMS ONLY: None.

ORDINANCES AND RESOLUTIONS

First Reading:

RESOLUTION 32-2019

Offered by All of Council

A RESOLUTION DECLARING VARIOUS ITEMS OF VILLAGE PERSONAL PROPERTY AS SURPLUS PROPERTY NO LONGER NEEDED FOR PUBLIC USE AND AUTHORIZING THE VILLAGE TO SELL SAID PROPERTY BY INTERNET AUCTION, RECYCLE AND/OR DESTROY CERTAIN ITEMS; AND DECLARING AN EMERGENCY



DISCUSSION: Lanford asked why the cameras were being discarded. Morgan said they used 35mm film and no longer work. Lanford also asked about the generator, and Papp said it doesn't perform well to support the pumps. Morgan added that the radios don't work, and it would cost money to have them deprogrammed.

MOTION: TO SUSPEND SECOND AND THIRD READINGS OF RESOLUTION 32-2019.

Moved by Domanick, seconded by Healey. Upon roll call, motion passed unanimously.

MOTION: TO ADOPT RESOLUTION 32-2019.

Moved by Domanick, seconded by Healey. Upon roll call, motion passed unanimously.

Second Readings:

RESOLUTION 28-2019

Offered by All of Council

A RESOLUTION AUTHORIZING THE MAYOR AND THE FINANCE DIRECTOR TO ENTER INTO AN AGREEMENT WITH ROUNDSTONE MANAGEMENT, LTD. FOR HEALTH INSURANCE FOR FULL-TIME VILLAGE EMPLOYEES FOR JULY 1, 2019 THROUGH JUNE 30, 2020, AND TO INCREASE THE EMPLOYEES CONTRIBUTION TO 12.5% OF THE PREMIUM COSTS, AND DECLARING AN EMERGENCY

MOTION: TO SUSPEND THIRD READING OF RESOLUTION 28-2019.

Moved by Domanick, seconded by Healey. Upon roll call, motion passed unanimously.

MOTION: TO ADOPT RESOLUTION 28-2019.

Moved by Domanick, seconded by Healey. Upon roll call, motion passed unanimously.

ORDINANCE 29-2019

Offered by All of Council

AN ORDINANCE APPROVING A PETITION FOR SPECIAL ASSESSMENTS FOR SPECIAL ENERGY IMPROVEMENT PROJECTS AND A PLAN FOR PUBLIC IMPROVEMENTS; APPROVING THE NECESSITY OF ACQUIRING, CONSTRUCTING, AND IMPROVING CERTAIN PUBLIC IMPROVEMENTS IN THE VILLAGE IN COOPERATION WITH THE AKRON-SUMMIT COUNTY ENERGY SPECIAL IMPROVEMENT DISTRICT; DETERMINING TO PROCEED WITH SUCH PROJECT; AND DETERMINING TO LEVY SPECIAL ASSESSMENTS IN CONNECTION WITH SUCH PROJECT; AND DECLARING AN EMERGENCY



ORDINANCE 30-2019

Offered by Mrs. Lanford

AN ORDINANCE TO FIX AND DETERMINE COMPENSATION FOR MEMBERS OF THE RICHFIELD VILLAGE COUNCIL FOR THE TWO YEARS COMMENCING JANUARY 1, 2020 AND DECLARING AN EMERGENCY

ORDINANCE 31-2019

Offered by Mrs. Lanford

AN ORDINANCE AMENDING SECTION 131.01 OF THE ADMINISTRATIVE CODE PROVIDING FOR THE COMPENSATION OF MAYOR FOR THE TERM COMMENCING JANUARY 1, 2020 AND DECLARING AN EMERGENCY

Third Readings:

ORDINANCE 16-2016

Offered by All of Council

AN ORDINANCE AUTHORIZING AND DIRECTING THE MAYOR AND FINANCE DIRECTOR TO ENTER INTO A DEVELOPMENT AGREEMENT WITH RICHFIELD FURNACE RUN ASSOCIATES LLC AND WATER AND SEWER LLC AND DECLARING AN EMERGENCY

ORDINANCE 17-2016

Offered by All of Council

AN ORDINANCE AMENDING CERTAIN SECTIONS OF CHAPTER 1128 OF THE VILLAGE OF RICHFIELD'S PLANNING AND ZONING CODE, ENTITLED "RCD SINGLE FAMILY CONSERVATION DISTRICT," TO FACILITATE R-3 RESIDENTIAL CONSERVATION DEVELOPMENT

ORDINANCE 65-2017

Offered by All of Council

AN ORDINANCE ENACTING NEW CHAPTER 933, "USE OF PUBLIC RIGHT-OF-WAY BY SERVICE PROVIDERS," OF THE CODIFIED ORDINANCES AND DECLARING AN EMERGENCY

DISCUSSION: Hudak authorized Hanna to give the Public Utilities Commission of Ohio the required 45-day notice regarding the possible adoption of this ordinance.

ORDINANCE 13-2019 (Public hearing 7-2-19)

Offered by All of Council

AN ORDINANCE AMENDING SECTIONS 1107.09, 1113.01, 1113.03, 1113.09, 1145.15, 1171.11, 1177.03 AND 1181.09 OF THE VILLAGE OF RICHFIELD'S PLANNING AND ZONING CODE TO IMPROVE CONSISTENCIES AND CLARIFY VARIOUS REQUIREMENTS



RESOLUTION 25-2019

Offered by All of Council

A RESOLUTION AUTHORIZING A LUMP SUM PAYMENT TO THE VILLAGE FINANCE DIRECTOR

DISCUSSION: Lanford said she hated voting for this, but previous decisions by the Village made it necessary and that was regrettable. Waszak concurred.

MOTION: TO ADOPT RESOLUTION 25-2019.

Moved by Domanick, seconded by Healey. Upon roll call, motion passed unanimously.

UNFINISHED BUSINESS

NEW BUSINESS

Council will have an iPad training session with Don Tomoff on July 9 at 6 p.m. in the caucus room.

COMMENTS FROM THE FLOOR

WORK SESSION: None.

MOTION: TO ENTER EXECUTIVE SESSION TO DISCUSS ECONOMIC DEVELOPMENT AND SALE OF PUBLIC PROPERTY.

Moved by Domanick, seconded by Healey. Upon roll call, motion passed unanimously.

Executive session began at 7:06 p.m., and Hudak adjourned the meeting at 8:35 p.m.

Respectfully submitted,

Jeff Gorman
Clerk of Council

Rick Hudak
Council President