



**RICHFIELD VILLAGE COUNCIL
SPECIAL MEETING MINUTES**

**FRIDAY, JUNE 4, 2021
5 p.m.**

ROLL CALL: Beshara, Boester, Lyons, Philipbar, Stoppenhagen and Waszak. **ABSENT:** Domanick.

MOTION: TO EXCUSE THE ABSENCE OF DR. DOMANICK.

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

Note: Dr. Domanick was able to attend a portion of the Zoom meeting.

ORDINANCES AND RESOLUTIONS

Second Readings:

RESOLUTION 69-2021 (as revised June 4, 2021)

Offered by All of Council

A RESOLUTION AUTHORIZING THE MAYOR TO ENTER INTO A MEMORANDUM OF UNDERSTANDING WITH RICHFIELD TOWNSHIP AND PULTE HOMES OF OHIO, LLC REGARDING MODIFICATIONS TO THE BRIARWOOD DEVELOPMENT PROJECT SITE PLAN, AND DECLARING AN EMERGENCY

DISCUSSION

Lyons explained that yesterday, Council referred the road modification to the Planning and Zoning Commission, which approved it yesterday. Frantz said the bridge would extend from the platted right-of-way in the existing Briarwood area at Scanwood and Sawbridge. An access road would be located at Whitethorn Circle. The plan calls for the elimination of the previously approved entrance in the annexed territory.

Jeff Mitchell of Sawbridge Drive asked who made the proposal and why. Lyons said the ~~land~~ bridge was a response to feedback from township residents, in order to eliminate obstacles to the approval of the annexation.

Mitchell asked how this would affect traffic. Lyons said we are not at the end of the approval process regarding the final installation, and not much analysis has been done. Frantz said he talked to traffic engineer Kevin Westbrooks, who will examine this issue.



Mitchell asked if the proposal places new obligations on the village. Cortes said after the new roads are dedicated, the village will have control. Frantz said the village will work with the township to have the county take over the bridge. Cortes said the township should withdraw its objection to the annexation before noon on Monday. Hopefully, Summit County Council will approve the annexation later that day.

Cortes said the village has a development agreement with Richfield Furnace Run LLC. The property will go to Pulte Homes after the pending sale. Frantz said the property owner is obligated to decommission the sewer system.

Bonnie Wood of Burrwood Drive said the township was concerned about sharing traffic. She asked if that is why this change took place. Lyons said yes. The developer agreed to avoid holding up the annexation. Wood asked about safety issues on Route 303. Frantz said we can address the sight distance, as there are geometry and topography issues to consider. Wood asked about switching the township entrances. Frantz said the township strongly supports keeping the entrance on Whitethorn Circle.

Kory Rorabaugh of Sawbridge Drive said teenage drivers turn right at the entrance. Traffic is at a high level and the sight lines are awful, creating a hazard when cars are speeding down Route 303.

Jim Koewler of Burrwood Drive asked why this is coming up in emergency fashion. He said the village is rushing into a decision to accept the bridge before conducting a traffic analysis. He also asked about sewer bills. Wheeler said it should be a minimum of \$60. Koewler said the maximum is \$90, and so the village should consider whether saving money on the sewer bill is worth it. He asked if the village is ignoring safety in order to complete the deal.

Koewler added that Pulte is the fourth builder that has considered working on this project. If they go away, they could return next year. He asked Council to reject the memorandum of understanding.

Koewler asked if the village could get an extension on the grants. Lyons said the village hasn't made this decision in three days; it is part of a 25-year process. Koewler said there seems to have been a seismic shift in the last three days.

Mitchell asked about the validity of the township's objections. Cortes said they are viable. Koewler asked if there is a flaw in the survey, how does the MOU fix it? Cortes explained that the township would withdraw its objections and the developer will submit the correct descriptions. Lyons said he did not think that having both exits go into the township was reasonable.

Mike McGee of Sawbridge Drive said that in the same way the township responded to residents' unhappiness, he wanted Council to respond to the concerns of people who live on Sawbridge and Burrwood.



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Christine Young of Sawbridge Drive said the village is making a huge concession to build the bridge. She is not sure that the township and county will sign off on it. She said that if someone is hurt at the intersection, "it's on your shoulders."

Debbie Bluso Rogers of Scanwood Drive said this was a complicated situation that started with the sewer problems. The village has worked hard to resolve the issue. In order to get a deal done, we need to take some of the burden. If not, our sewer bills will double. We need to be united since we have worked on this issue for years.

Koewler said the village has passed up a lot of bad deals, and he considers this another bad deal.

MOTION: TO SUSPEND THE THIRD READING OF RESOLUTION 69-2021.

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

MOTION: TO ADOPT RESOLUTION 69-2021.

Moved by Stoppenhagen, seconded by Philipbar. Upon roll call, motion passed unanimously.

Beshara said the village would make sure to address safety issues in the area.

Lyons adjourned the meeting at 6:07 p.m.

Respectfully submitted,

Jeff Gorman
Clerk of Council

Mike Lyons
Council President

