

Regular Council

October 11

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The regular meeting of the Waterville Council was called to order by Mayor Timothy Pedro at 7:30 p.m. in the Council Chambers of the Waterville Municipal Building.

The prayer was offered by Mr. Bruno. The Pledge of Allegiance was then recited and led by Mrs. Bruno

Present at roll call were Mr. Bruno, Mrs. Bruno, Mayor Pedro, Mr. Rozic, Mr. Borowski and Mrs. Duncan.

Mrs. Bruno made a motion to excuse the absence of Mr. Frey. Mr. Borowski seconded the motion, which passed by unanimous voice vote.

Also present this evening was Jon Gochenour, Municipal Administrator; Phil Dombey, Law Director and Shellie McCann, Recording Secretary.

Staff Present:

Mark Williams – Director of Finance and Administration

Citizens Present:

Please see Citizens' Sign-In Sheet, Exhibit A, Page 1 for a list of people present.

Approval of Minutes

Mr. Borowski moved to approve the minutes of the September 27, 2021 Regular Council meeting. Mr. Rozic seconded the motion, which passed by a voice vote.

Citizens Comments

Mollie Badoni, a student from Notre Dame Academy, introduced herself to Council. She attended this evening's Council meeting to work on getting hours required for her government class.

Staff Reports

Administrator: Jon Gochenour –

- Reported that along with the Finance Director, he has been working on the preparation of the 2022 Five Year Capital Budget. The Finance Committee will be reviewing the Five-Year Capital Budget at the October 15, 2021 meeting.
- Reminded Council that the Drug Take Back Day will be held on Saturday, October 23 from 10 to 2 p.m. at the Waterville Fire Station.
- Stated that the American Rescue Plan (ARP) anticipated funding for the City is \$580,216. The total of ARP funds received to date is \$290,108. He stated that based on the grant spending restrictions, he prepared a listing of potential projects that could utilize ARP funds; some potential projects include: the purchase of mobile and portable radios for the police and fire departments and water and sewer improvement projects.

Mrs. Bruno asked if the City has been purchasing radios all along why use this for more radios? Mr. Gochenour stated that the City has been purchasing updated radios, but more radios still need to be purchased. The consolidation of 911 dispatching services has also increased the need to update radios more quickly to meet future requirements. The use of ARP funds for the listed projects would free up additional revenue in the Five-Year Capital Improvement (325) Fund which could be spent on projects that ARP funds cannot be used for. Mrs. Bruno then stated that she would rather look at purchasing the rental house by Parker Square or the empty gas station at the corner of the Anthony Wayne Trail and Mechanic St. Mr. Gochenour provided a brief review of the restrictions placed on the use of ARP funds and the purchase of property does not appear to be a permitted use.

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Mrs. Bruno then asked about the status of the Waterville Economic Development Corporation (WEDC). Mayor Pedro stated that members of Council are invited to the annual meeting of the WEDC at the Liberty House on November 4 from 4 to 6 p.m. The transition from the WEDC to the Waterville Community Improvement Corporation (CIC) will be discussed. He also added the members of the WEDC plan on attending the next Council meeting to provide additional information on the CIC. Mrs. Bruno asked Mr. Gochenour about a zoning violation on Mattatuck Way and if it has been resolved. Mr. Gochenour stated that he met with the property owners and reviewed steps they need to take to come into compliance with City Ordinances. He felt it was a good meeting and believes the property owners will cooperate and resolve any outstanding issues.

Law Director: Phil Dombey – No report.

Finance Director: Mark Williams – No Report

Treasurer: Steve Schult – No Report

Communications from Council Members/Committees

Mrs. Bruno – No report.

Mr. Bruno –

- Reported that in between the two roundabouts on Waterville-Monclova Road, the street lights are out. He also added that the landscaping at the new apartments on Pray Blvd. has not been completed. The adjacent subdivision at Waterville Landing has been doing a great job with their landscaping and is currently planting new trees.

Mr. Gochenour stated that the City has requested a schedule from the developer regarding the installation of his landscaping for Phase 1 of this development. A landscaping plan was part of the overall zoning approval and he is required to install it. The developer has stated that he was going to install the landscaping this fall.

Mr. Frey – Absent

Mrs. Duncan – No Report

Mr. Borowski – No Report

Mr. Rozic –

- Stated that he attended the swearing in of the 4th Grade Student Council. He added that it was a humbling experience to hear all the 4th Graders recite the Pledge of Alliance and sing the National Anthem.

Mayor Pedro –

- Stated that as always, Trick or Treat in the City will be held on October 31 from 6 to 8 p.m.
- Reported that the Waterville Area Chamber of Commerce “Boo-to-Do” will be held on Wednesday, October 28 from 5 to 7 p.m.
- Stated that the Waterville Historical Society’s Ghostly Encounters will be held at Wakeman Cemetery on October 13 at 6:30 p.m.
- As he stated earlier, the next WEDC meeting will be held at Liberty House on November 4 from 4 to 6 p.m. He added that a representative from the City of Sylvania will be in attendance to give a presentation on how they started their CIC.

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OLD BUSINESS:

None

NEW BUSINESS:

- A. ORDINANCE 21-21 AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF WATERVILLE BY GRANTING A SPECIAL USE PERMIT TO ALLOW THE OPERATION OF A WILDLIFE ANIMAL REHABILITATION, EDUCATION AND CONSERVATION CENTER ON A PARCEL ZONED (PBP) PLANNED BUSINESS PARK LOCATED AT 7541 DUTCH ROAD

First Reading

An application has been received from Nature’s Nursery, for a Special Use Permit to allow for the operation of a proposed animal rehabilitation, education and conservation center located at 7541 Dutch Road. Nature’s Nursery has outgrown their current location at the Metroparks’ Blue Creek Conservation Area in Waterville Township and is planning to redevelop the former restaurant/office building site as their new location. An enclosed preliminary drawing outlines the Applicant’s proposed future development plans for this site which includes the purchase of additional land adjacent to the property to the south. In addition to seeking approval for the planned use of the site, Nature’s Nursery would also like to construct enclosed animal “rehabilitation and education yard” areas at the rear portion of the property as part of this phase of development. These areas will be enclosed with fencing 8 feet in height with screening panels. An additional landscaping buffer is also planned along the rear and western side yard property lines. No further construction is planned at this time. The parcels at 7541 Dutch Road are currently zoned Planned Business Park (PBP) which allows agriculture, the stabling of livestock, pasturage and accessory uses related to agricultural in this zoning district. Also enclosed in Council’s packets was information provided by Nature’s Nursery including copies of permits from the Ohio Division of Wildlife and the U.S. Fish and Wildlife Service which regulate their current animal education and rehabilitation operations.

At their October 4 public meeting, the Planning Commission recommended approval of the Special Use Permit request by a vote of 3-0-1, with one abstention, with the following conditions: 1) the operation will not produce any excessive amount of odor or noise which will create nuisance conditions for neighboring property owners; 2) any additional land purchased for use by Nature’s Nursery will be combined into one lot; 3) Nature’s Nursery will obtain and comply with all permits issued by the U.S., state or local governments which are required to operate a wildlife animal rehabilitation, education and conservation operation/center. Nature’s Nursery agrees to maintain and renew all required permits and provide the City of Waterville with copies of all required permits on an annual basis and; 4) any future construction of buildings or additional parking areas, as depicted on their enclosed drawing, will require the submittal of and approval of a site plan by the Planning Commission as required by Chapter 1146 of the City’s Planning and Zoning Code.

Allison Schroder, Executive Director of Nature’s Nursery, provided an overview of the operation of her organization. She stated Nature’s Nursery has been in the Anthony Wayne Community for over 32 years and at its current location for over 15 years. Mayor Pedro stated that this is the first reading of this Ordinance. A public hearing and final reading of this Ordinance is scheduled for November 8, 2021.

- B. RESOLUTION 42-21 A RESOLUTION AUTHORIZING THE MUNICIPAL ADMINISTRATOR TO FILE AN APPLICATION AND ENTER INTO AN AGREEMENT WITH THE OHIO DEPARTMENT OF NATURAL RESOURCES FOR FINANCIAL ASSISTANCE THROUGH THE OHIO URBAN TREE CANOPY RESTORATION GRANT PROGRAM

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This Resolution would authorize the submission of an application for financial assistance from the Ohio Department of Natural Resources for a street tree planting grant through the Ohio Urban Canopy Restoration Grant Program. The grant will focus on the replacement or planting of new street trees in older residential areas of the City as recommended by the City Tree Commission. The application is for a grant of up to \$25,000 toward the cost of purchasing and planting new trees.

Mr. Borowski moved to adopt Resolution 42-21. Mr. Rozic seconded the motion, which passed by unanimous voice vote.

Other Business

None

Adjournment

There being no further business to come before Council, Mr. Borowski made a motion to close the meeting at 8:06 p.m. Mr. Rozic seconded the motion, which carried by unanimous voice vote.

Jon D. Gochenour, Clerk of Council

Timothy G. Pedro, Mayor