

Regular Council

April 10

23

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. Borowski. The Pledge of Allegiance was then recited and led by resident Scott Jahns.

Present at roll call were Todd Borowski, John Rozic, Tim Pedro, Mary Duncan, Rod Frey, Anthony Bruno and Barbara Bruno.

Also present this evening was Jon Gochenour, Municipal Administrator; Phil Dombey, Law Director; Steve Schult, Treasurer and Jeni Malaczewski, Recording Secretary.

Staff Present:

Joe Valvano – Chief of Police

Citizens Present:

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

Approval of Minutes

Mr. Rozic moved to approve the minutes of the March 27, 2023 Regular Council meeting. Mr. Borowski seconded the motion, which passed by a unanimous voice vote.

Citizens Comments

Lori Beakas, 1423 Mill Creek Lane, stated she attended the April 4, 2023 Lucas County Board of Elections meeting and witnessed an interaction between Hunter Brucks, of HB Productions and amphitheater applicant, and an unnamed Waterville resident.

Lisa Webber, 7522 Wellsbury Drive, stated that she had listened to Hunter Brucks' radio interview that pertained to Waterville and the amphitheater. Mrs. Webber also provided her opinion on Todd Borowski's comments made at the January 9, 2023 council meeting in regards to concealed carry permits.

Rob Allen, 425 Anthony Wayne Trail Apt #103, provided an update on the complaint he filed with the Ohio Secretary of State against "the Not in My Back Yard", anti-amphitheater group as an unregistered political action committee. Mr. Allen stated that the Ohio Secretary of State's Office found the complaint to be valid and will be moving forward with a hearing in the next three to four weeks.

Terri Massucci, 1101 Waterville-Monclova Road, stated that the April 1 Easter Egg Hunt went very well. There were 172 children that participated in the Easter Scavenger Hunt. She thanked Council, the other sponsors and all the families that participated.

Staff Reports

Administrator: Jon Gochenour

- Stated that the second meeting of the Charter Review Committee will be held on Thursday, April 13 at 7 p.m. in the Council room.
- Stated that TARTA would like to make a presentation to Council on May 8, 2023.
- Mr. Borowski asked about the progress of Toledo Edison fixing the street lights on Pray Boulevard. Mr. Gochenour stated that six of the nine lights on Pray Boulevard have been repaired and that Toledo Edison will continue working until they are all repaired.
- Mr. Borowski suggested hiring a Public Works employee to work at the former Clean Wood site a couple days a week to collect grass only from Waterville residents. The grass could then be transferred by the City to Renewed Outdoor.

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- Mayor Pedro asked about the Downtown Redevelopment District (DRD). Mr. Gochenour stated that a presentation on the DRD would be made to Council on April 24.

Law Director: Phil Dombey

- No Report

Treasurer: Steve Schult –

- No Report

Communications from Council Members/Committees

Mr. Frey

- No Report

Mrs. Bruno

- Mrs. Bruno stated that Waterworks Park improvements are complete and it is back up and running for ball games to be held again there this year. She hopes to coordinate an “Opening Day Celebration” with the Parks and Recreation Committee.
- Stated that she heard a great presentation at the last Safety Committee meeting about the Flock Camera System.

Mrs. Duncan

- Mrs. Duncan stated that there was another short power outage again over the weekend.

Mr. Bruno

- Encouraged citizens to attend the Parks and Recreation Committee Meeting on May 2, 2023.

Mr. Rozic

- Mr. Rozic stated that he attended the Public Safety Committee Meeting on April 6. At this meeting, a presentation was made by a representative of Flock Camera Systems. This system scans license plates of vehicles entering they city to alert the Police Department if those vehicles pose a threat to the community.
- Also discussed at this meeting was the creation of a “No Turn on Red” for the northbound lane of the Anthony Wayne Trail at Mechanic Street.
- Mr. Rozic stated that the Police Department will be participating in “National Drug Take Back Day” on Saturday, April 22.
- Also, Mr. Rozic encouraged citizens to stop in for “Coffee with Cops” on April 29, 2023 at Shawn’s Irish Tavern from 10 a.m. to 2 p.m.

Mr. Borowski

- Asked about this year’s sidewalk replacement project. He mentioned a home owner’s association that is interested in participating.

Mayor Pedro

- Stated that the Easter Egg Hunt went well
- The Summer Schedule for Council Meetings are June 26, July 24 and August 28, 2023.
- Stated that he and Mr. Gochenour have been speaking with Mercy Health System in regards to the closure of St. Luke’s Hospital. Bob Baxter, of Mercy Health Systems, will be coming to a public meeting here sometime in May.
- Wayne King, of the Whitehouse American Legion, has organized a Memorial Day Celebration on May 29, 2023 at 10 a.m. in Whitehouse at Veterans Memorial Park and at 11 a.m. at Wakeman Cemetery in Waterville.

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- Stated that the “Happy Birthday Drive-By Parade” for the 102-year-old Story Point resident went well.
- Stated that he is organizing a meeting of Waterville non-profit groups to come together to share information and work together on common projects.

OLD BUSINESS:

A. ORDINANCE 03-23 AN ORDINANCE AMENDNING THE ZONING MAP OF THE CITY OF WATERVILLE TO CHANGE THE ZONING CLASSIFICATION OF A CERTAIN PARCEL OF LAND KNOWN AS 8275 NEAPOLIS WATERVILLE ROAD FROM (A-1) AGRICULTURAL TO (M-1) LIGHT INDUSTRIAL DISTRICT

Third Reading and Legislative Action

Mr. Joseph Cappell, agent for the Toledo-Lucas County Port Authority, has submitted a request to rezone 48.56 acres of land from (A-1) Agricultural to (M-1) Light Industrial District. The parcel was recently purchased by the Port Authority which intends to develop the area to facilitate future economic development and to accommodate the potential future expansion of the adjacent Farnsworth Industrial Park located on Waterville Monclova Road. Currently, several of the City’s largest employers, such as Kaufman Engineered Systems, Surface Combustion and Parker Hannifin are located in the Farnsworth Industrial Park. In the 2012 Comprehensive Plan, this parcel is located within the “Farnsworth Corridor Concept Area” which envisions this area being developed for light industrial uses which will create additional jobs while strengthening and diversifying the City’s tax base. The requested zoning change offers the City a unique opportunity to retain several successful local businesses, who have proven to be good neighbors to nearby residential properties, by providing additional adjacent land for future expansion. Based on the Port Authority’s past success in developing similar business parks in Northwest Ohio, the City is fortunate to have a potential developer with the technical experience and financial ability to attract desirable new businesses to our community.

Based upon its compliance with the goals of the 2012 Comprehensive Plan and its compatibility with the adjacent Farnsworth Industrial Park, it was the recommendation of the Planning Commission at their February 28, 2023 public meeting, by a vote of 3-0 with two members absent, to Council to approve the zoning change request from Agricultural (A-1) to (M-1) Light Industrial District for the property located at 8275 Neapolis Waterville Road.

Mr. Borowski moved to adopt Ordinance 03-23. Mr. Rozic seconded the motion.

Roll Call: Mr. Borowski – yes, Mr. Frey – yes, Mr. Bruno – yes, Mrs. Duncan – yes, Mayor Pedro – yes, Mrs. Bruno – yes, Mr. Rozic – yes. The motion passed unanimously.

B. ORDINANCE 04-23 AN ORDINANCE APPROVING A ROADWAY DEDICATION PLAT FOR THE EXTENSION OF PRAY BOULEVARD 1,279.99 FEET SOUTH OF THE DEAD END AND AUTHORIZING THE MUNICIPAL ADMINISTRATOR TO SIGN SAID PLAT

Third Reading and Legislative Action

Richard McGuckin, of DGL Consulting Engineers, agent for DFG Waterville Landings LLC, has submitted a roadway dedication plat to extend Pray Boulevard approximately 1,280 feet south from the current dead end to the property line of parcel 96-56051. The proposed new public roadway will have an 80 foot wide right of way and will be located approximately 300 feet north of the eastern property line. The City Engineer has reviewed the roadway dedication plat and finds it to be acceptable.

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At their February 28, 2023 public meeting, it was the recommendation of the Planning Commission, by a vote of 3-0 with two members absent, to Council to approve the proposed roadway dedication plat for the extension of Pray Boulevard contingent on the submittal of detailed construction, engineering and utility plans for final review and approval by the City Engineer. The recommendation for approval was also contingent on the acceptance by the property owner of the following conditions as specified in the City of Waterville Codified Ordinances: 1. Receipt of an executed escrow agreement in accordance with Section 1117.02(b)(3); 2. Receipt of an executed maintenance bond in accordance with Section 1117.02(b)(4); 3. Receipt of documentation that all taxes have been paid in accordance with Section 1117.04(c)(5) and; 4. Payment of all outstanding construction inspection and other required fees in accordance with Sections 1111.06 and 1111.07.

Mr. Bruno moved to adopt Ordinance 04-23. Mr. Borowski seconded the motion.

Roll Call: Mr. Borowski – yes, Mr. Frey – abstain, Mr. Bruno – yes, Mrs. Duncan – yes, Mayor Pedro – yes, Mrs. Bruno – yes, Mr. Rozic – yes. The motion passed unanimously.

NEW BUSINESS:

- A. ORDINANCE 05-23 AN ORDINANCE AMENDING PART THREE OF THE CODIFIED ORDINANCES OF THE CITY OF WATERVILLE, SCHEDULE IV OF THE TRAFFIC SCHEDULES, NO TURN ON RED (NORTHBOUND ANTHONY WAYNE TRAIL AT MECHANIC STREET)
First Reading Scheduled for April 10, 2023; Second Reading Scheduled for April 24, 2023; Third Reading, Public Hearing and Legislative Actions scheduled for May 8, 2023

This Ordinance would establish a “no turn on red traffic lane restriction” for the northbound lane of the Anthony Wayne Trail at the intersection of Mechanic Street. This restriction is necessary to avoid possible conflicting movements of vehicle traffic onto eastbound Mechanic Street from the Anthony Wayne Trail. The traffic signal at this intersection currently permits green arrow left turns from the southbound lane of the Anthony Wayne Trail onto Mechanic or Third Streets, but there is also no prohibition against right turns on red from the northbound lane of the Anthony Wayne Trail onto Mechanic or Third Streets as well. Consequently, this situation creates the possibility of vehicles turning into each other at this corner of the intersection. Although this potential traffic conflict could exist at any time two vehicles are present at this intersection, the no turn on red restriction would be in effect during the peak traffic hours only of 7 a.m. to 7 p.m. Monday through Friday. The establishment of a no turn on red traffic restriction at this location was recommended by the Public Safety Committee at their April 6, 2023 public meeting.

Other Business

None

Adjournment

There being no further business to come before Council, Mr. Borowski made a motion to close the meeting at 8:05 p.m. Mr. Rozic seconded the motion, which carried by unanimous voice vote.

Jon D. Gochenour, Clerk of Council

Timothy G. Pedro, Mayor