

## Regular Council

May 11

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The regular meeting of the Waterville Council was called to order by Mayor Tim 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 Eagle Scout, Andrew Wiczynski.

Present at roll call were Mary Duncan, Wayne Wagner, Scott Jahns, Tim Pedro, Nicholas Sargent, Rod Frey and Todd Borowski.

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

### Staff Present:

Tiffany Bachman – Finance Director  
Joe Valvano – Police Chief  
Doug Meyer – Fire Chief  
Rob Binkley – Public Works Director

### Citizens Present:

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

### Presentation:

A. Andrew Wiczynski - Eagle Scout Project: Flag Retirement Box

Eagle Scout, Andrew Wiczynski, was in attendance to present his Eagle Scout Project, a "Flag Retirement Box" for use by the City in honor of the upcoming Memorial Day Holiday.

B. Julia Wiley- Waterville America 250<sup>th</sup> Committee

Julia Wiley, of the "Waterville America 250th Committee", was present to discuss the activities planned in the local community to help commemorate the 250th Anniversary of American Independence.

### Approval of Minutes

Mr. Sargent made a motion to approve the minutes of the April 27, 2026 Regular Council meeting and May 4, 2026 Special Council Meeting. Mr. Jahns seconded the motion, which passed by a voice vote with Mr. Frey abstaining from the May 4, 2026 Special Council Meeting Minutes.

### Citizens Comments

Dave Weber, 4902 Rudgate Blvd., Toledo, Ohio, gave an update on the activities of his organization which seeks to delay the demolition of the Interurban Bridge by the Ohio Department of Transportation.

Leatra Harper, 729 Pine Valley Dr, Bowling Green, Ohio; discussed the negative impacts Data Centers will have on an area.

### Staff Reports

Administrator: Jon Gochenour

- Working on updating the City's Codified Ordinances to conform with prior legislation passed by Council.
- The City's new newsletter has been mailed out.

Law Director: Austin Klapp

- No Report

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Finance Director: Tiffany Bachman

- Reviewed details from the April 2026 Month End Finance Report highlighting fund balances and income tax revenues.

Treasurer: Steve Schult

- Reviewed details from the April 2026 Month End Treasurer's Report.

Police Chief: Joe Valvano

- Received the new drone.
- Stated "Bike to School" will be held May 12<sup>th</sup>

Fire Chief: Doug Meyer

- Fire Department will be participating in "Bike to School" on May 12<sup>th</sup>
- Brickwork is underway at the Fire Station.
- Received a call from the ISO Auditor stating that the City has improved from prior years audits.

Public Works Director: Rob Binkley

- Water main break at Waterville Primary School has been fixed.

### Communications from Council Members/Committees

Mrs. Duncan

- No Report

Mr. Frey

- No Report

Mr. Wagner

- No Report

Mr. Borowski

- No Report

Mr. Sargent

- No Report

Mr. Jahns

- Asked if there had been any communications in regard to if the City would be granted the Brownfield Grant for the old Sunoco property.

Mayor Pedro

- Stated "Bike to School" will be May 12<sup>th</sup>
- Attended the Fallen Timbers Union Cemetery District Joint Meeting.
- Annual Memorial Day Program will be held Monday, May 25<sup>th</sup> starting at 10 a.m. in Whitehouse, following in Waterville at Wakeman Cemetery at 11 a.m.
- Council Received thank you notes from ARS the City's new refuse service provider.
- June 9<sup>th</sup> there will be a Regional Income Tax Agency
- Will attend the Northwest Ohio Mayors and Managers Association Meeting (NOMMA) in late June.

### OLD BUSINESS:

- A. ORDINANCE 02-26 AN ORDINANCE GRANTING TO THE WATERVILLE GAS AND OIL COMPANY, AN OHIO CORPORATION,

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ITS SUCCESSORS AND ASSIGNS, THE RIGHT TO LAY, CONSTRUCT, MAINTAIN, OPERATE, REPAIR AND REMOVE MAINS, PIPES, REGULATORS AND ALL OTHER NECESSARY FIXTURES, APPLIANCES AND APPURTENANCES IN, OVER, THROUGH AND UNDER THE STREETS, ALLEYS AND PUBLIC GROUNDS OF THE CITY OF WATERVILLE, OHIO, FOR TRANSMISSION AND SUPPLY OF GAS OR THE MANUFACTURING OF GAS FOR LIGHT, FUEL OR POWER PURPOSES FOR SAID CITY AND ITS INHABITANTS FOR A PERIOD OF FIVE (5) YEARS

*Third Reading and Legislative Action*

Mrs. Duncan made a motion to move for the passage of Ordinance 02-26. Mr. Borowski seconded the motion.

Roll Call: Mr. Wagner – yes, Mr. Sargent – yes, Mr. Borowski – yes, Mr. Jahns – yes, Mrs. Duncan – yes, Mr. Frey - yes, Mayor Pedro – yes. The motion passed unanimously

B. ORDINANCE 03-26 AN ORDINANCE FIXING THE PRICE AT WHICH GAS SHALL BE FURNISHED TO THE CITY OF WATERVILLE, OHIO AND ITS INHABITANTS BY THE WATERVILLE GAS AND OIL COMPANY, AN OHIO CORPORATION, AFTER ACCEPTANCE HEREOF AND UNTIL FIVE YEARS THEREAFTER

*Third Reading and Legislative Action*

Ordinances 02-26 and 03-26 involve the renewal of the Waterville Gas Company's current five (5) year franchise and associated rate agreements with the City of Waterville. Under the City Charter, the franchise agreement between the City and Waterville Gas must be renewed every five years. The current franchise and rate agreements will expire on September 12, 2026. Ordinance 02-26, the proposed new franchise agreement, is the same as the current 2021 agreement with the exception of the planned renewal dates. The main changes found in the rate agreement, Ordinance 03-26, are a \$2.00 per month increase in the "customer charge" from \$12.50 to \$14.50. The "volumetric rate" charge of \$6.724 per Mcf (thousand cubic feet) is a decrease from the \$7.55 per Mcf charge in 2021. The volumetric rate indicated in the ordinance is the current market rate as of April 1, 2026 which increases or decreases quarterly based on gas costs charged by suppliers, Ohio use taxes and an "uncollectible accounts adjustment" fee which are indicated in Section 2 of the rate agreement ordinance. The fee charged for uncollectible accounts in the new rate ordinance is \$0.0086 per Mcf which is an increase of \$0.0076 from the rate charged in 2021. The current franchise and rate agreements from 2021 are also enclosed for your review with the changes highlighted in yellow. This is the second reading of these ordinances.

Mr. Wagner made a motion to move for the passage of Ordinance 03-26. Mrs. Duncan seconded the motion.

Roll Call: Mr. Wagner – yes, Mr. Sargent – yes, Mr. Borowski – yes, Mr. Jahns – yes, Mrs. Duncan – yes, Mr. Frey - yes, Mayor Pedro – yes. The motion passed unanimously

C. ORDINANCE 04-26 AN ORDINANCE AMENDING PART THREE OF THE CODIFIED ORDINANCES OF THE CITY OF WATERVILLE – SCHEDULE II OF THE TRAFFIC SCHEDULES: SPEED LIMITS BY ADDING SHARDED USE PATHS

*Second Reading*

Due to the increasing concern in the community regarding the speed of motorized, electric "e-bikes" on shared use paths, it is the recommendation of the administration to establish a speed limit of 15 miles per hour on all of the shared use paths located throughout the City. E-bikes are classified in three different categories: Class 1, Class 2 and Class 3. Class 1 and 2 e-bikes can reach speeds of 20 miles per hour and are permitted on shared use paths under the Ohio Revised Code (ORC). Under the ORC, Class 3 e-bikes are prohibited on shared use paths, require the operator to be at least 16 years of age and wear a protective helmet. Due to the weight and the potential speed of an e-bike, a collision with a pedestrian has the potential to cause significant injury. Setting a standard speed limit will ensure the safety of all residents using the shared use path system which was originally designed for use by walkers, joggers and bicyclists, not motorized vehicles. The speed limit would apply to all shared use path users including conventional bicycles and scooters. All shared use paths would be marked with speed limit signs and the City would implement a public information campaign to raise awareness of the new requirements to protect overall public safety which would include outreach to the schools and informational brochures.

NEW BUSINESS:

A. REFERRAL TO PLANNING COMMISSION A ZONING CHANGE FROM PLANNED BUSINESS PARK (PBP) TO INDUSTRIAL DISTRICT (M-1) FOR THE PROPERTY LOCATED AT 7551 DUTCH ROAD

An application has been received from Duvall Woodworking for a zoning change from Planned Business Park (PBP) to (M-1) Light Industrial District for the property located at 7551 Dutch Road. Due to the recent replat of the Fallen Timbers Business Park, the Duvall parcel is no longer located in the business park and can no longer maintain the PBP zoning classification. Consequently, the zoning change is requested by the property owner to conform with the current light industrial use of the parcel and the planned uses in the adjacent business park. The next meeting of the Planning Commission is scheduled for June 1, 2026.

Mr. Wagner made a motion to refer a zoning change to the Planning Commission for their review and recommendation. Mr. Sargent seconded the motion, which passed by a 7-0 voice vote.

B. ORDINANCE 05-26 AN ORDINANCE AMENDING ORDINANCE 11-25, THE FY 2026 ANNUAL APPROPRIATION ORDINANCE AND DECLARING AN EMERGENCY

This Ordinance would authorize the first amendment to the 2026 Appropriations. Significant items included in this amendment are additional revenue and expense from the recently approved transfer from the General Fund to the Five-Year Capital Fund for the purchase of the former Sunoco property (\$725,000); additional expense for development plan reviews (\$22,000); codified ordinance book update (\$12,000); tree removals (\$10,000) and other routine items

Mayor Pedro made a motion to suspend the rules to allow for the passage of Ordinance 05-26 as an emergency measure. Mr. Wagner seconded the motion.

Roll Call: Mayor Pedro - yes, Mrs. Duncan – yes, Mr. Borowski – yes, Mr. Frey– yes, Mr. Wagner – yes, Mr. Sargent – yes, Mr. Jahns – yes. The motion passed unanimously.

Mr. Pedro made a motion to move for the passage of Ordinance 05-26 as an emergency measure. Mrs. Duncan seconded the motion.

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Roll Call: Mr. Wagner – yes, Mr. Frey – yes, Mr. Borowski – yes, Mr. Jahns – yes, Mrs. Duncan – yes, Mr. Sargent - yes, Mayor Pedro – yes. The motion passed unanimously

**C. RESOLUTION 21-26 A RESOLUTION AUTHORIZING THE MUNICIPAL ADMINISTRATOR TO AWARD A CONTRACT TO BALAS CONCRETE SERVICES, LLC FOR THE 2026 CITY SIDEWALK IMPROVEMENT PROGRAM.**

This Resolution authorizes a contract with Balas Concrete Services, LLC of Perrysburg, Ohio for the 2026 City Sidewalk Improvement Program. This year's program will involve the replacement or mud jacking of approximately 266 sidewalk panels on Fourth Street, from Farnswol1th Road to Elm Street; Fifth Street, from Farnsworth Road to Elm Street, Second Street, from the north to the south dead ends and installation of 12 new ADA sidewalk ramps. These locations were selected based on the results of a City wide sidewalk inventory and that no needed future utility work was required under the new planned sidewalks. The City received four (4) competitive bids for this project with Balas Concrete Services, LLC submitting the low bid of\$98,625.00. It is the recommendation of the City Engineer and administrative staff that Balas Concrete submitted the lowest and most responsive bid and should be awarded the contract. This contractor has also successfully completed several past projects in the City. The City received a \$90,000 grant to offset the costs of this project through the Local Investment in Transportation Enhancements (LITE) Program.

Mr. Borowski moved to adopt Resolution 21-26. Mr. Jahns seconded the motion, which passed by unanimous voice vote.

Executive Session

Mr. Sargent made a motion to move into Executive Session for Consideration of a Matter per ORC 121.22 (G)(2): Purchase or Sale of Property for Public Purposes at 8:48 p.m. Mr. Jahns seconded the motion.

Roll Call: Mayor Pedro – yes, Mr. Frey – yes, Mrs. Duncan – yes, Mr. Borowski – yes, Mr. Sargent – yes, Mr. Jahns – yes and Mr. Wagner – yes. The motion passed unanimously.

Return to Regular Session

Mr. made a motion to come out of Executive Session and resume the regular Council meeting at p.m. Mr. seconded the motion which passed by a unanimous voice vote.

Other Business – None

Adjournment

There being no further business to come before Council, Mr. made a motion to close the meeting at p.m. Mr. seconded the motion which passed by a unanimous voice vote.

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Jon D. Gochenour, Clerk of Council

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Timothy G. Pedro, Mayor