

CUYAHOGA FALLS CITY COUNCIL
Minutes of the Council Meeting

October 28, 2024

- Call to Order:** Mr. Balthis at 6:30 p.m.
- Roll Call:** Mr. Ashton, present; Mr. Balthis, present; Mr. Brillhart, present; Mr. DeRemer, present; Mr. James, present; Ms. Loza, present; Ms. Nichols-Rhodes, present; Mrs. Penta, present; Mr. Siegferth, present; Mrs. Spinner, present; Mr. Stams, present.
- Invocation:** Mrs. Spinner
- Pledge of Allegiance:** Boy Scout Troop 180 from St. Joseph Parish
- Approval of Minutes:** The minutes of the October 14, 2024 Council and Committee-of-the-Whole meetings were approved as written.
- Reports and Communications:** A Notice from the Ohio Division of Liquor Control regarding Transfer Permit Number 31580490325 to GetGo Operating LLC, dba Portage Trail GetGo 3036, 2816 State Road, Cuyahoga Falls, Ohio, 44223, from Tamarkin Co., dba Portage Trail GetGo 3036, 2816 State Road, Cuyahoga Falls, Ohio, 44223.

New Legislation
(First Reading)

Temp. Ord. A-102 (Finance)

An ordinance authorizing the Director of Public Service to amend Contract No. 8762 with CTI Engineers, Inc., for the Water Treatment Plant improvements and declaring an emergency.

Temp. Ord. A-103 (Finance)

An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, for the improvements to the Bailey Road and State Road booster pump stations, and declaring an emergency.

Temp. Ord. A-104 (Finance)

An ordinance authorizing the Director of Public Service to enter into a contract or contracts, without competitive bidding, with Superior Drain for emergency sanitary sewer repair assistance in the city right of way and declaring an emergency.

Temp. Ord. A-105 (Finance)

An ordinance establishing annual appropriations of money for the current expenses, capital expenditures, and other expenses of the City of Cuyahoga Falls for the fiscal year ending December 31, 2025, and declaring an emergency.

Temp. Ord. A-106 (Community Development)

An ordinance authorizing the Mayor to enter into a license agreement with the Brook Heights Community Association, LLC, for the purpose of constructing and maintaining monument signs in a portion of the city right-of-way and declaring an emergency.

Reports of Council's Standing Committees

(Third Reading)

Planning & Zoning:

Temp. Ord. A-74

An ordinance approving a zoning map amendment for parcels located on State Road south of Boulder Boulevard from MU-1 Rural Neighborhood Center to R-3 Suburban Density Residential, and declaring an emergency.

Mrs. Spinner moved to adopt Temp. Ord. A-74, second by Mr. Siegfert. Motion passed, voice vote (11-0).

Temp. Ord. A-75

An ordinance approving a zoning map amendment for multiple parcels located on Boulder Boulevard and Quartz Avenue in the Boulder Estates subdivision from MU-1 Rural Neighborhood Center to RM Mixed Density Residential Overlay (R-3), as more fully described and depicted herein, and declaring an emergency.

Mrs. Spinner moved to adopt Temp. Ord. A-75, second by Mr. Siegfert. Motion passed, voice vote (11-0).

Finance & Appropriations:

Temp. Ord. A-88

An ordinance authorizing the Parks and Recreation Board to enter into a contract or contracts for the purchase of a Reelmaster 5010-H Hybrid Fairway Mower for use at Brookledge Golf Club, and declaring an emergency.

Ms. Nichols-Rhodes moved to adopt Temp. Ord. A-88, second by Mr. Brillhart. Motion passed, voice vote (11-0).

Temp. Ord. A-90

An ordinance setting the compensation of the Mayor, Members of Council, Council President, and Clerk of Council commencing January 1, 2026 and January 1, 2028, and declaring an emergency.

Ms. Nichols-Rhodes moved to adopt Temp. Ord. A-90, second by Mr. Brillhart. Motion passed, voice vote (11-0).

Temp. Ord. A-91

An ordinance authorizing the Mayor to enter into an agreement with the Ohio Patrolman's Benevolent Association, Patrol and Community Service Officers bargaining unit, effective July 1, 2024, and declaring an emergency.

Ms. Nichols-Rhodes moved to adopt Temp. Ord. A-91, second by Mr. Brillhart. Motion passed, voice vote (11-0).

Temp. Ord. A-92

An ordinance authorizing the Mayor to enter into an agreement with the Ohio Patrolman's Benevolent Association, Sergeants and Lieutenants bargaining unit, effective July 1, 2024, and declaring an emergency.

Ms. Nichols-Rhodes moved to adopt Temp. Ord. A-92, second by Mr. Brillhart. Motion passed, voice vote (11-0).

Temp. Ord. A-93

An ordinance authorizing the Mayor to enter into an agreement with the Utility Workers Union of America, Local 399, effective July 1, 2024, and declaring an emergency.

Ms. Nichols-Rhodes moved to adopt Temp. Ord. A-93, second by Mr. Brillhart. Motion passed, voice vote (11-0).

Temp. Ord. A-94

An ordinance authorizing the Mayor to enter into an agreement with the International Association of Firefighters, Local 494, effective July 1, 2024, and declaring an emergency.

Ms. Nichols-Rhodes moved to adopt Temp. Ord. A-94, second by Mr. Brillhart. Motion passed, voice vote (11-0).

Temp. Ord. A-95

An ordinance authorizing the Mayor to enter into an agreement with the American Federation of State, County, and Municipal Employees (AFSCME), Local 2662, effective July 1, 2024, and declaring an emergency.

Ms. Nichols-Rhodes moved to adopt Temp. Ord. A-95, second by Mr. Brillhart. Motion passed, voice vote (11-0).

Temp. Ord. A-96

An ordinance creating the positions of Specialist, Digital Media Geographic Information System Technician and Safety and Training Compliance Manager; amending Exhibit "A" of Ordinance 41-2024; and establishing compensation levels for employees of non-bargaining of the City Cuyahoga Falls effective July 1, 2024, and declaring an emergency.

Ms. Nichols-Rhodes moved to adopt Temp. Ord. A-96, second by Mr. Brillhart. Motion passed, voice vote (11-0).

Temp. Ord. A-97

An ordinance amending Ordinance 79-1987 and repealing Ordinance 122-1993 in connection with job classifications, positions, and compensation of various positions within the City of Cuyahoga Falls, and declaring an emergency.

Ms. Nichols-Rhodes moved to adopt Temp. Ord. A-97, second by Mr. Brillhart. Motion passed, voice vote (11-0).

Temp. Ord. A-98

An ordinance establishing policies and procedures within the municipal corporation of the City of Cuyahoga Falls, and declaring an emergency.

Ms. Nichols-Rhodes moved to adopt Temp. Ord. A-98, second by Mr. Brillhart. Motion passed, voice vote (11-0).

Public Improvements:

No Report.

Public Affairs:

Temp. Ord. A-99

An ordinance amending the Traffic Control File, and declaring an emergency.

Ms. Loza moved to adopt Temp. Ord. A-99, second by Mr. Ashton. Motion passed, voice vote (11-0).

Temp. Res. A-100

A resolution supporting Issue 40, the Summit County Children Services Levy at the General Election on November 5, 2024, and declaring an emergency.

Ms. Loza moved to adopt Temp. Res. A-100, second by Mr. Ashton. Motion passed, voice vote (11-0).

Temp. Res. A-101

A resolution expressing support for and urging passage of Issue 29, the Cuyahoga Falls City School District Levy, at the general election to be held on November 5, 2024, and declaring an emergency.

Ms. Loza moved to adopt Temp. Res. A-101, second by Mr. Ashton. Motion passed, voice vote (11-0).

Community Development:

No Report.

Schedule of Committee Meetings

Planning & Zoning:	Subject to Call.
Finance:	November 4, 2024, at 6:30 p.m.
Public Improvements:	Subject to Call.
Public Affairs:	Subject to Call.
Community Development:	November 4, 2024, at 6:35 p.m.

Miscellaneous Business

Ms. Diana Colavecchio, Community Development Director, presented the quarterly report from the Community Development Department and gave year-to-date highlights. She stated that the number in green print at the bottom of the first page of the printout she provided to Council indicates the completed amount of investment total for the City year to date, as compared to last year this time, is \$14,105,000 with a creation of 67 jobs. Of those items on that report, some noteworthy items are the Vacancy is now open and has had their grand opening. The Seven 7 Brew is currently under construction where the Walgreens was located on Howe Avenue. Mattioli's Pizza and Oak and Olive on Front Street have had their grand openings. Glazed Donuts had been temporarily suspended but it is back on track. Spirol, one of the industrial businesses on Remington Road is adding an addition onto their building. That is always good news, by the way, of jobs in the city. The Glens Townhome project and Children's Hospital Medical Center on Portage Trail are both under construction. The Summit County Humane Society is just about moved in. They are having their ribbon cutting on December 5th and all are welcome to attend. Their facility is gorgeous and energy efficient as well.

Ms. Colavecchio stated that there has been a decrease in the fact that fewer homes were built this year. There has been an increase in zoning violation cases. Since Council agreed to give them zoning officers, violations that they normally haven't had the capacity in their department to monitor have increased is up 86 year to date. They have learned the Summit County Land Bank has received grant funding that will qualify the old Summit County building at 2525 State Road for demolition. That building had a slew of interior problems but structurally is very sound. Lots of folks were interested in the building and thinking of renovating it, but when they went in with their engineering team and put together a cost analysis of what it would take to make it inhabitable, the costs were prohibitive. They have been going back and forth with the County and were thrilled when the Land Bank was able to get funding for demolition. The demolition of that building will include the parking deck.

Ms. Colavecchio stated that the mural on the Green Deck is one of the fine Public Art Board projects, They have been getting a lot of good feedback with respect to that. They held their South State Road/Bailey Road Corridor meeting on October 15th and about 54 residents and business owners attended. They were pleased with that attendance and had a lot of good feedback and comments. The renderings that the consultant showed the community were very well received, and they are going to go next level next year which will be a traffic study for that corridor. Tomorrow night, the River Loop meeting will be held at the Pavilion at 6 p.m. This meeting is the first rollout of what the River Loop would or could look like. They would like to get that under construction into next year and finalized by the end of next year.

Ms. Colavecchio stated that, lastly, AT&T, who has the building on the corner of Portage Trail and Second Street, has told them that they are intending to relocate 30 engineering jobs from Akron to that building. Knowing that those high-salary jobs are coming to the city for no other reason that they are just really wanting to provide what they have downtown as a perk to their employees. They love what they see happening, and they think their employees would be beyond comfortable working in the downtown.

Mr. Balthis stated that that is great news. He has gotten positive feedback about the mural on the Green Deck. It really makes a difference in the community. He was at the South State Road/Bailey Road corridor meeting, and he thought it was great and wanted to applaud all the work that goes into that. The Mayor and most of the Administration was there listening to people and getting feedback. They really appreciate the public comments. Their input is welcome and has an impact. He urged people to attend the River Loop Project meeting.

Mr. Stams stated that when he looks out and see the Boy Scout Troop from Saint Joseph Parish, he sees their future. He wanted to share with them a little bit and applaud them for being here. What he is trying to express to them is that he had a wonderful coach in college that said that 80 percent of life is just showing up. Show up to school. Show up to work. Show up to friendships. Be there for friends. Just be there. That is the most valuable thing. He is impressed with them showing up tonight. None of them here tonight are more intelligent than they are. They are just more experienced and that makes them smart. This is part of their experience. Get smarter. Read. Show up. Be there. Thank you.

Mr. James moved to adjourn, second by Mr. Brillhart. Motion passed, voice vote (11-0).

Meeting adjourned at 7:01 p.m.

Russ Balthis, Council President

Dana M. Capriulo, Clerk of Council