



**City of Willowick**  
**CITY COUNCIL REGULAR MEETING**

Tuesday, August 02, 2022 at 6:30 PM  
City Council Chambers

**ADA NOTICE**

In compliance with the Americans with Disabilities Act, individuals needing special accommodations (including auxiliary communicative aids and services) during this meeting should notify the City of Willowick at 440-585-3700 at least three working days before the meeting.

**MINUTES**

**CALL MEETING TO ORDER**

(Total meetings to date - 13)

The fourteenth meeting of Council was called to order at 6:30 p.m. by Council President Patton.

**PLEDGE ALLEGIANCE**

**INVOCATION**

**ROLL CALL OF COUNCIL**

**PRESENT**

Council President Robert Patton  
Ward 1 Councilwoman Monica Koudela  
Ward 1 Councilman Michael Vanni  
Ward 2 Councilwoman Natalie Antosh  
Ward 3 Councilman Charles Malta  
Ward 3 Councilman David Phares

**ABSENT**

Ward 2 Councilwoman Theresa Bisbee

**ALSO PRESENT**

Mayor Regovich, Finance Director Benedict, Law Director Landgraf, Fire Chief Tennyson, Police Chief Turner, Service Director Shannon, Chief Housing and Zoning Inspector Brennan, City Engineer McLaughlin, Economic Manager Drake and Council Clerk Trend.

**ABSENT**

Recreation Director Kless.

**APPROVAL OF MINUTES**

1. Motion made by Mr. Malta, seconded by Ms. Antosh to approve the minutes of the Regular City Council Meeting of July 5, 2022.  
**Discussion:** None.  
**Vote:** All ayes. Motion carried.
2. Motion made by Ms. Antosh, seconded by Mr. Vanni to approve the minutes of the Special City Council Meeting of July 26, 2022.

**Discussion:** None.

**Vote:** Ayes: Malta, Phares, Antosh, Koudela, Vanni.

Abstain: Patton.

## APPOINTMENTS, SPECIAL RESOLUTIONS & PROCLAMATIONS

### ADD-ON

A Special Resolution honoring the Willowick Wildkats Swim Team for winning the 2022 Suburban Swim League (SSL) Championship.

Motion made by Mr. Malta, seconded by Ms. Antosh to waive the three day rule on the Special Resolution for the Willowick Wildkats Swim Team.

**Discussion:** None.

**Vote:** All ayes. Motion carried.

Motion made by Mr. Malta, seconded by Mr. Vanni to approve the Special Resolution for the Willowick Wildkats Swim Team.

**Discussion:** None.

**Vote:** All ayes. Motion carried.

## ADMINISTRATIVE APPEALS

### 3. Administrative Appeal Order No. 2022-14 Ferrazza (Recommended by BZA)

An Order granting a variance and exception of 2' 9" for a fence/gate installed 4' 9" beyond the side entrance door in the application of Section 1165.07(b) of the Codified Ordinances in Board of Zoning Appeals.

*Ms. Ferrazza was present and stated the existing chain link fence was broken and was replaced by a board on board fence. She was unaware that she needed a permit to replace the fence.*

Motion made by Mr. Malta, seconded by Ms. Antosh to grant Administrative Appeal Order No. 2022-14.

**Discussion:** None.

**Vote:** All ayes. Motion carried.

### 4. Administrative Appeal Order No. 2022-15 Pinzarroni (Recommended by BZA)

An Order granting a variance and exception of 172 sq. ft. to attach a patio cover to the attached garage in the application of Section 1163.07 of the Codified Ordinances in Board of Zoning Appeals.

*Ms. Pinzarroni was present and stated this is an aluminum awning with four posts.*

Motion made by Mr. Malta, seconded by Ms. Antosh to grant Administrative Appeal Order No. 2022-15.

**Discussion:** None.

**Vote:** All ayes. Motion carried.

### 5. Administrative Appeal Order No. 2022-16 Gilbert #1 (Recommended by BZA)

An Order granting a variance and exception of 244 sq. ft. to construct a new garage totalling 820 sq. ft. in the application of Section 1163.07 of the Codified Ordinances in Board of Zoning Appeals.

*Mr. Gilbert was present and did not wish to comment.*

Motion made by Ms. Antosh, seconded by Mr. Vanni to grant Administrative Appeal Order No. 2022-16.

**Discussion:** None.

**Vote:** All ayes. Motion carried.

6. Administrative Appeal Order No. 2022-17 Gilbert #2 (Recommended by BZA)

An Order granting a variance and exception of 1' 11" for a detached garage addition located 13" from the property line in the application of Section 1163.07 of the Codified Ordinances in Board of Zoning Appeals.

*Mr. Gilbert stated they are replacing the existing garage and also extending it.*

Motion made by Ms. Antosh, seconded by Mr. Phares to grant Administrative Appeal Order No. 2022-17.

**Discussion:** None.

**Vote:** All ayes. Motion carried.

7. Administrative Appeal Order No. 2022-18 Belante #1 (Recommended by BZA)

An Order granting a variance and exception to place an A/C unit in the side yard in the application of Section 1167.01(c) of the Codified Ordinances in Board of Zoning Appeals.

*Mr. Belante was present and did not wish to comment.*

Motion made by Ms. Antosh, seconded by Mr. Phares to grant Administrative Appeal Order No. 2022-18.

**Discussion:** None.

**Vote:** All ayes. Motion carried.

8. Administrative Appeal Order No. 2022-19 Belante #2 (Recommended by BZA)

An Order granting a variance and exception to place an A/C unit 15' from side property and 85' rear property in the side yard in the application of Section 1167.01(c) of the Codified Ordinances in Board of Zoning Appeals.

Motion made by Ms. Antosh, seconded by Mr. Malta to grant Administrative Appeal Order No. 2022-19.

**Discussion:** None.

**Vote:** All ayes. Motion carried.

## REPORTS & COMMUNICATIONS FROM THE MAYOR/SAFETY DIRECTOR

The Water Line Replacement Project on Vine St. is creating some temporary traffic back ups. The issues with the loop for the traffic light at E. 317 St. and Vine St. are being looked into for potentially updating it with a camera system. The 60th Swim Show tonight will be in honor of Marty Guzauskas.

## COUNCIL DISCUSSION OF THE MAYOR'S REPORT

None.

## GENERAL COMMUNICATIONS & REPORTS – Directors & Officials

**Service Director** – Todd Shannon

Report submitted electronically. The Water Line Replacement Project on Vine. St. is a Lake County project and the City does maintain contact with them throughout the process. The Road Department is currently working on concrete at E. 286 St., Royalview Dr. and E. 288 St.

**Recreation Director – Julie Kless**

No report - absent.

**City Engineer – Tim McLaughlin**

No written report. Items on the agenda are for the Pavement Striping Program and entering into contracts for the E. 328 St. Sewer Rehabilitation Phase II Project and HVAC Improvement Project for the Senior Center.

**Finance Director – Cheryl Benedict**

No written report. The July financial reports have been sent out.

**Law Director – Stephanie Landgraf**

No written report. An amendment to language was made today on Ordinance No. 2022-35. Mr. Phares inquired about driving a golf cart on city streets. The City does not have legislation allowing a golf cart to be driven on city streets therefore it is currently illegal to do so.

**Police Chief – Brian Turner**

Written report submitted electronically.

**Fire Chief – Joe Tennyson**

Written report submitted electronically.

**Chief Housing/Zoning Inspector – Sean Brennan**

No written report.

**Economic Development Manager – Monica Drake**

Starbuck's opened on July 18th. Be Smoothie is currently under construction and there is still no timeline for Cleveland Pizza moving forward.

**WARD MATTERS**

None.

**PUBLIC PARTICIPATION**

*a) Public statement (1 minute maximum)*

*b) Council response to the public*

*c) Public clarification (30 seconds to 1 minute for the purpose of restating or rearticulating an original question, concern, suggestion or idea)*

Gail Brandt, Lakewick Lane, inquired about how long the street lights will be out in the area.

Robert Anzlovar, 29440 Oakwood Dr., Wickliffe, wanted to thank the Service Director for the work being done on E. 288 St.

Mr. Shannon stated the street lights have been turned over to CEI. The City has received their lighting plan and there is a meeting planned for next week.

**REPORTS OF STANDING COMMITTEES**

**Finance** – Vanni, Bisbee, Koudela

No report.

**Safety** – Phares, Malta, Bisbee

No report.

**Service, Utilities & Public Lands** – Malta, Phares, Bisbee

No report.

**Streets, Sidewalks & Sewers** – Vanni, Malta, Antosh

No report.

**Tax Compliance** – Koudela, Antosh, Patton

No report.

**Moral Claims** – Antosh, Phares, Patton

No report.

**Budget** – Vanni, Koudela, Patton

No report.

**LIAISON REPORTS**

**Planning** – Phares/Alternate Koudela

The Planning Commission met on July 11th and discussed design standards for the Vine St. and Lakeshore Blvd. commercial district.

**Board of Zoning Appeals** – Koudela/Alternate Vanni

No report.

**Volunteer Fire Fighters' Dependents Fund Board** – Antosh, Phares

No report.

**Recreation Board** – Bisbee/Alternate Phares

No report.

**Plan Review Board** – Antosh

No report.

**Hearts & Hammers** – Malta

Contact Charlie Malta at 440-488-1757 to volunteer.

**FUND TRANSFERS & BID AUTHORIZATIONS**

None.

**CONTRACT APPROVALS**

**INTRODUCTION & CONSIDERATION OF LEGISLATION**

9. Ordinance No. 2022-35 (As amended) (Law Director)

An Ordinance amending Chapter 139 of the Codified Ordinances of the City of Willowick, Ohio, titled "Division of Police" specifically Section 139.01 titled "Composition; Rank," and declaring an emergency.

Motion made by Ms. Antosh, seconded by Mr. Malta to waive the three day rule on Ordinance No. 2022-35 as amended.

**Discussion:** None.

**Vote:** All ayes. Motion carried.

Motion made by Mr. Malta, seconded by Mr. Vanni to waive the three readings on Ordinance No. 2022-35 as amended.

**Discussion:** None.

**Vote:** All ayes. Motion carried.

Motion made by Ms. Antosh, seconded by Mr. Phares to adopt Ordinance No. 2022-35 as amended.

**Discussion:** None.

**Vote:** All ayes. Motion carried.

10. Ordinance No. 2022 - 36 (Finance Director)

An Ordinance amending Ordinance 2022- 8 to provide for additional appropriations from the General Fund (101); Street Improvement Levy Fund (213); Permissive License Fee Fund (215); NOPEC Grant Fund (227); Local Fiscal Recovery/ARPA Fund (228); and E. 328th St. Sewer Improvement Phase 2 Fund (430) for current expenses other expenditures of the City of Willowick, State of Ohio, during the calendar year ending December 31, 2022, and declaring an emergency.

Motion made by Ms. Antosh, seconded by Mr. Phares to waive the three readings on Ordinance No. 2022-36.

**Discussion:** None.

**Vote:** All ayes. Motion carried.

Motion made by Ms. Antosh, seconded by Mr. Phares to adopt Ordinance No. 2022-36.

**Discussion:** None.

**Vote:** all ayes. Motion carried.

11. Ordinance No. 2022 - 37 (Finance Director)

An Ordinance authorizing the Finance Director of the City to temporarily advance funds from the General Fund (101) to the Northeast Ohio Public Energy Council ("NOPEC") Energized Community Grant Fund (227), and declaring an emergency.

Motion made by Mr. Malta, seconded by Ms. Antosh to waive the three readings on Ordinance No. 2022-37.

**Discussion:** None.

**Vote:** All ayes. Motion carried.

Motion made by Ms. Antosh, seconded by Mr. Phares to adopt Ordinance No. 2022-37.

**Discussion:** None.

**Vote:** all ayes. Motion carried.

12. Ordinance No. 2022 - 38 (Finance Director)

An Ordinance authorizing the transfer of funds from the Street Improvement Levy Fund (213) to the E. 327th Street Sewer Improvement Phase 2 Fund (431), and declaring an emergency.

Motion made by Ms. Antosh, seconded by Mr. Phares to waive the three readings on Ordinance No. 2022-38.

**Discussion:** None.

**Vote:** All ayes. Motion carried.

Motion made by Mr. Malta, seconded by Ms. Antosh to adopt Ordinance No. 2022-38.

**Discussion:** None.

**Vote:** All ayes. Motion carried.

13. Resolution No. 2022-19 (Finance Director)

A Resolution to approve authorizations (Then and Now Certificate) to Stryker Medical in the amount of \$3,335.40, for the City of Willowick, and declaring an emergency.

Motion made by Ms. Antosh, seconded by Mr. Phares to waive the three readings on Resolution No. 2022-19.

**Discussion:** None.

**Vote:** All ayes. Motion carried.

Motion made by Mr. Malta, seconded by Ms. Antosh to approve Resolution No. 2022-19.

**Discussion:** None.

**Vote:** All ayes. Motion carried.

## MISCELLANEOUS

14. Motion made by Ms. Antosh, seconded by Mr. Phares authorizing CT Consultants to prepare specifications, details, and bid documents, advertise and obtain bids, and provide construction administration services for the 2022 Pavement Striping project for a fee not to exceed \$3,500 in accordance with the Agreement for engineering services.

**Discussion:** None.

**Vote:** All ayes. Motion carried.

15. Motion made by Ms. Antosh, seconded by Mr. Phares authorizing the Mayor to enter into a contract with United Survey, Inc for the E. 328th Street Sewer Rehabilitation – Phase II project in the amount of \$743,366.00.

**Discussion:** None.

**Vote:** All ayes. Motion carried.

16. Motion made by Ms. Antosh, seconded by Mr. Phares authorizing the Mayor to enter into a contract with CRS Metalworx, Inc. for the Base Bid and Alternates A1, A2, A3, and A4 of the Willowick Community Center HVAC Improvements project in the amount of \$349,000.00.

**Discussion:** None.

**Vote:** All ayes. Motion carried.

17. Motion made by Mr. Phares, seconded by Mr. Malta authorizing a liquor permit to Pinzone Group Hospitality LLC DBA Bar Forno, 30610 Lakeshore Blvd., Willowick, Ohio 44095.

**Discussion:** None.

**Vote:** All ayes. Motion carried.

18. Motion made by Ms. Antosh, seconded by Mr. Phares authorizing a liquor permit to Budnik Oil LLC, 29000 Lakeshore Blvd., Willowick, Ohio 44095.  
**Discussion:** None.  
**Vote:** all ayes. Motion carried.
19. Motion made by Mr. Vanni, seconded by Ms. Antosh to authorize the Mayor to enter into an agreement with Willoughby Iron and Waste Materials.  
**Discussion:** None.  
**Vote:** All ayes. Motion carried.
20. Motion made by Ms. Antosh, seconded by Mr. Phares confirming the mayoral appointment of Monica Drake and Patrick Mohorcic to the Tax Incentive Review Council.  
**Discussion:** None.  
**Vote:** All ayes. Motion carried.
21. Motion made by Ms. Antosh, seconded by Mr. Phares to rescind the expenditure to The Fire House in the amount of \$25,288.30 for turnout gear for the Fire Department.  
**Discussion:** None.  
**Vote:** All ayes. Motion carried.
22. Motion made by Mr. Malta, seconded by Ms. Antosh authorizing the expenditure to Johnson's Fire Equipment for turnout gear for the Fire Department and not to exceed \$35,000.00.  
**Discussion:** None.  
**Vote:** All ayes. Motion carried.

#### PUBLIC PARTICIPATION

- a) *Public statement (1 minute maximum)*
- b) *Council response to the public*
- c) *Public clarification (30 seconds to 1 minute for the purpose of restating or rearticulating an original question, concern, suggestion or idea)*

None.

#### ADJOURNMENT

Motion made by Mr. Phares, seconded by Mr. Vanni to adjourn.

**Discussion:** None.

**Vote:** all ayes. Motion carried.

Meeting adjourned at 7:12 p.m.

  
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PRESIDENT OF COUNCIL

ATTEST:   
\_\_\_\_\_  
CLERK OF COUNCIL