



City of Willowick
CITY COUNCIL REGULAR MEETING

Tuesday, January 16, 2024 at 7:30 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

President Koudela called to order the second meeting of Council at 7:31pm

PLEDGE ALLEGIANCE

INVOCATION

ROLL CALL OF COUNCIL

PRESENT

President Monica Koudela
Ward 1 Councilman Patrick Mohorcic
Ward 1 Councilman Devon McFarland
Ward 2 Councilwoman Natalie Antosh
Ward 2 Councilwoman Theresa Bisbee
Ward 3 Councilman Charles Malta
Ward 3 Councilman David Phares

Also Present: Mayor Vanni, Finance Director Benedict, Fire Chief Malovrh, Police Chief Daubemire, Service Director Shannon, Building Chief Brennan, Engineer McLaughlin and Clerk Morgan

Absent: Recreation Director Kless

APPROVAL OF MINUTES

1. Motion to Approve the Minutes of the January 2, 2024, Regular Council Meeting
Minutes tabled to next meeting to correct duplicate entries.

APPOINTMENTS, SPECIAL RESOLUTIONS & PROCLAMATIONS

2. Proclamation Honoring Willowick Patrolman Steve Sobkowich
Proclamation read and presented by Mayor Vanni
3. **Motion to confirm the appointments of Nick Koudela, Tom Flaisig, Rich Hill, Duane Yarletts, and Debbie Clark for Board of Zoning Appeals made by Ward 2 Councilwoman Antosh, Seconded by Ward 3 Councilman Malta.**

Voting Yea: President Koudela, Ward 1 Councilman Mohorcic, Ward 1 Councilman McFarland, Ward 2 Councilwoman Antosh, Ward 2 Councilwoman Bisbee, Ward 3 Councilman Malta, Ward 3 Councilman Phares

No Discussion; Motion Carried

4. **Motion to confirm the appointment of Jennifer Quinn as Board Secretary made by Ward 2 Councilwoman Antosh, Seconded by Ward 3 Councilman Malta.**

Voting Yea: President Koudela, Ward 1 Councilman Mohorcic, Ward 1 Councilman McFarland, Ward 2 Councilwoman Antosh, Ward 2 Councilwoman Bisbee, Ward 3 Councilman Malta, Ward 3 Councilman Phares

No Discussion; Motion Carried

5. **Motion to confirm the appointment of Mark Carden, Eric Foisel, Joan Raymond, Jef Hren, Bob Houry, Tom Loncala and Adam Fortney to the Planning Commission made by Ward 2 Councilwoman Antosh, Seconded by Ward 1 Councilman Mohorcic.**

Voting Yea: President Koudela, Ward 1 Councilman Mohorcic, Ward 1 Councilman McFarland, Ward 2 Councilwoman Antosh, Ward 2 Councilwoman Bisbee, Ward 3 Councilman Malta, Ward 3 Councilman Phares

No Discussion; Motion Carried

6. **Motion to confirm the appointment of Heather Boling as Commission Secretary made by Ward 3 Councilman Malta, Seconded by Ward 2 Councilwoman Antosh.**

Voting Yea: President Koudela, Ward 1 Councilman Mohorcic, Ward 1 Councilman McFarland, Ward 2 Councilwoman Antosh, Ward 2 Councilwoman Bisbee, Ward 3 Councilman Malta, Ward 3 Councilman Phares

No Discussion; Motion Carried

7. **Motion to confirm the appointment of Rene Perchinske, Jason Kramer, Nikki Jablonski, Kelly Peterlin, Chris Spicuzza and Ryan Latini to the Recreation Board made by Ward 3 Councilman Malta, Seconded by Ward 2 Councilwoman Antosh.**

Voting Yea: President Koudela, Ward 1 Councilman Mohorcic, Ward 1 Councilman McFarland, Ward 2 Councilwoman Antosh, Ward 2 Councilwoman Bisbee, Ward 3 Councilman Malta, Ward 3 Councilman Phares

No Discussion; Motion Carried

8. **Motion to confirm the appointment of Stacey Thompson as Board Secretary made by Ward 2 Councilwoman Antosh, Seconded by Ward 2 Councilwoman Bisbee.**

Voting Yea: President Koudela, Ward 1 Councilman Mohorcic, Ward 1 Councilman McFarland, Ward 2 Councilwoman Antosh, Ward 2 Councilwoman Bisbee, Ward 3 Councilman Malta, Ward 3 Councilman Phares

No Discussion; Motion Carried

ADMINISTRATIVE APPEALS

None

REPORTS & COMMUNICATIONS FROM THE MAYOR/SAFETY DIRECTOR

Mayor Vanni announced the passing of Eastlake Mayor Dennis Morley and service announcement. The owners of Shoregate Towers were found guilty last Friday. Sentencing was this date; three probation, ordered to check in regularly with the court, provide monthly extermination with the court, complete one hundred hours of community service and must have a contact person in place for complaints. There is still outstanding litigation pending.

Previously, NOACCA provided a \$1.5 million grant to Eastlake, Willoughby and Willowick for the Vine Street Corridor Project and upon discussion, the funds were equally split as \$500,000 to each city for the project that will be completed in 2026. The City met with and proposed working with ODOT regarding the median project across from St. Mary Magdalene during the resurfacing of Vine Street. Willowick, Eastlake and Willoughby will reconvene early to mid-February to look at some place else to use the money.

A numerous amount of people are expected in the area for the solar eclipse that will happen April 8. Mayor and Director Kless are considering a family event at Dudley from 12-4pm. Discussions with Fire and Police Chiefs regarding traffic and safety concerns during the event. They are considering blocking off City Hall to employees only and possibly blocking 305th Street to one way.

Meeting is to be held Monday, January 22, with Lake Metro Parks to discuss the city's vision for the lakefront, find out their ideas and their plans for the eclipse. The lease for Lake Front Lodge is up at the end of 2024, so will also discuss this as well.

The local government fund meeting is coming up to determine how the county will recalculate the money between the municipalities.

February 3 is the annual budget meeting and the binders will be distributed at the end of next week.

COUNCIL DISCUSSION OF THE MAYOR'S REPORT

Councilman Mohorcic made recommendation to Director Shannon and Engineer McLaughlin for Vine Street to fund streetscape for lights, sidewalks and beautification at the entranceway, which is the gateway into Willowick.

Councilman Malta wanted verification that donations were being made to purchase flowers for the Morley funeral. Clerk Morgan verified this was taking place. However, in lieu of flowers, a donation was made in Mayor Morley's name to the Miracle League.

GENERAL COMMUNICATIONS & REPORTS – Directors & Officials

Service Director – Todd Shannon

Electronic report submitted. Crews are continuing to Christmas tree pick up, branches from the storm damage. City received its first significant snow event, and the crews did an excellent job on the roads without complaints. Director Shannon asked if any councilmember receives, a complaint please let him know.

President Koudela mentioned a resident from Mentor complimenting the streets were much better in Willowick than in Mentor.

Recreation Director – Julie Kless

Absent

City Engineer – Tim McLaughlin

Engineer McLaughlin discussed the items on the agenda.

Finance Director – Cheryl Benedict

None

Law Director – Stephanie Landgraf

No report; Noted the ordinance on the agenda for consideration.

Police Chief – Rob Daubenmire

None

Fire Chief – Bill Malovrh

None

Chief Housing/Zoning Inspector – Sean Brennan

Written report submitted; no formal report

President Koudela praised the work done by Chief Brennan regarding Shoregate Towers.

Councilman Malta noted similar approval for Chief Brennan's efforts.

In addition, Mayor Vanni commended the work of the Prosecutor Gwartz, Chief Brennan, Chief Malovrh and Detective Spakes with this situation.

WARD MATTERS

Councilwoman Bisbee addressed the icy conditions on the parking lots previously discussed with Mayor and Service Director. She suggested that the process be reviewed for a better plan of action.

Councilwoman Antosh asked why the dealership located at the corner of Euclid and 305th Street, is allowed to park his vehicles on the grassy hill if residents cannot park on their own lawn? The owner is also utilizing the shopping mall (owned by him) for additional space for the cars.

President Koudela mentioned a resident also reported similar issue in addition to utilizing using the Shop and Share parking lot, same owner, for additional cars. The question posed by the resident was since the business is grandfathered; will they be able to use all those lots to expand his car sale business?

Chief Brennan noted he was aware and he did meet with the property owner a couple of weeks ago asking him to remove the cars from the grassy area as well as provided him with a copy of the ordinance. The owner assured the vehicles will be removed. Chief noted that he was unaware of the other parcels being used and the owner is only licensed to do business at his car lot; not licensed to do business in the other lots he owns. Chief will look into this and report back to council.

Councilwoman Antosh notified Chief Brennan that the vehicles are being parked in the shopping center where there are empty storefronts.

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)

Kim Dambrogio, 123 Seaborn Drive, read a letter from the residents of Seaborn and Seaview Drive were concerned that the Shoregate exits directly across from their entrance, presents a risk to them and to anyone entering or exiting the neighborhood. The exit is right turn only and drivers frequently make a left turn nor use their left turn signal to indicate their intention. The letter requests some action be taken to deter left turns onto Lakeshore from Shoregate.

President Koudela addressed the police and the zoning department to review. Although it is private property, she asked if they can mention it to the property owner to review actions to correct. Chief Brennan noted he will go over to look at the area and review the ordinance in addition to notifying the Chief Daubenmire. Police Chief mentioned it has been a problem for years and if an officer is in the area, the drivers do not violate. Any signage or concrete barrier would be the responsibility of the property owner to add, per President Koudela and verified by Chief Brennan but it will be reviewed. Councilman Phares mentioned he had emailed the owners last year regarding the same issue. The owners responded they would put it into the plans that are reviewed every year but he has yet to hear back. It previously addressed in the Safety Committee but since it is private property, the city cannot do anything but he noted the committee will look at it again. President Koudela suggested the contact information be provided to the resident to also contact regarding this.

Jean Bowen, 472 E. 319th Street, inquired about the actions being taken against the owners of Shoregate Towers. She also asked if the lots on E. 305th and Euclid are separate entities.

President Koudela explained that the property owners could be facing jail time for the violations, but the court put them on probation. Mayor Vanni explained the ongoing work the city has done and the resources spent on rectifying these issues, but the Judge has the final say. Five days jail time or 30 days house arrest in one of the units was requested by the city. In addition, the maximum fine was imposed upon the husband, wife individually and the entity for a total of \$7,000.00.

Regarding the second question, the lots are separate and no, the owner cannot use the other property to store his cars.

REPORTS OF STANDING COMMITTEES

Changes were made to the following committees:

Finance: Bisbee, Mohorcic, Antosh; **Safety:** Phares, Malta, McFarland; **Service, Utilities & Public Lands:** Malta, Phares, McFarland; **Streets, Sidewalks & Sewers:** Malta, Mohorcic, Bisbee; **Tax Compliance:** Koudela, Antosh, McFarland

Finance – Bisbee, Mohorcic, Antosh

Finance Committee Meeting scheduled for Wednesday, February 7 at 5:30

Safety – Phares, Malta, McFarland

None

Service, Utilities & Public Lands – Malta, Phares, McFarland

Committee met on January 4, 2024. Gold Star committee will need to raise \$75,000.00 to \$100,000.00 for the monument; currently \$4,000.00 raised. The next meeting will be

February 1, 6:30pm at the American Legion in Willowick. There will be a pizza fundraiser held March 23, at Revolution Pizza; Celebrity Bar Tender/Server event sometime in April with Mayor Vanni as a server as long as Chief Daubenmire and Chief Malovrh. Spaghetti dinner sometime during the summer.

Toward the end of the meeting, Councilman Malta requested Director Shannon participate as server as well.

Streets, Sidewalks & Sewers – Malta, Mohorcic, Bisbee

Councilman Malta appreciated and complimented the work the Law Director provided regarding for the honorary name change for streets and the prepared legislation.

Tax Compliance – Koudela, Antosh, McFarland

None

Moral Claims – Antosh, Phares, Koudela

None

Budget – Mohorcic, Koudela, Bisbee

Councilman Mohorcic announced the scheduling of the 2024 budget meeting for February 3 at 8am for all departments; Fire will be heard on February 6 before regular council meeting at 6:30pm.

LIAISON REPORTS

Changes made to the Liaison Committees:

Board of Zoning Appeals: McFarland as Liaison

Planning – Phares/Alternate Antosh

None

Board of Zoning Appeals – McFarland/Alternate Koudela

None

Volunteer Fire Fighters' Dependents Fund Board – Antosh, Phares

None

Recreation Board – Bisbee/Alternate Phares

None

Plan Review Board – Antosh

Councilwoman Antosh announced that Salon Studios 723 put in an application to open up in the shopping strip across from McDonald with a building behind that which used to be the old Leaders Drug Mart and the old dentist location.

Hearts & Hammers – Malta

Councilman Malta requested all donations be in the weekend as the only fundraiser for the program is on January 27.

FUND TRANSFERS & BID AUTHORIZATIONS

None

CONTRACT APPROVALS

None

INTRODUCTION & CONSIDERATION OF LEGISLATION**9. Resolution No. 2024-2**

A Resolution Establishing the City of Willowick Honorary Street Naming Policy, and Declaring an Emergency

1st Reading 1/16/2024

10. Resolution No. 2024-3

A Resolution Authorizing the Transfer of Funds from the General Fund (101) to the Police Pension Fund (801) and Declaring an Emergency

Motion to suspend made by Ward 2 Councilwoman Antosh, Seconded by Ward 1 Councilman McFarland.

Voting Yea: President Koudela, Ward 1 Councilman Mohorcic, Ward 1 Councilman McFarland, Ward 2 Councilwoman Antosh, Ward 2 Councilwoman Bisbee, Ward 3 Councilman Malta, Ward 3 Councilman Phares

Motion to adopt made by Ward 2 Councilwoman Antosh, Seconded by Ward 1 Councilman McFarland.

Voting Yea: President Koudela, Ward 1 Councilman Mohorcic, Ward 1 Councilman McFarland, Ward 2 Councilwoman Antosh, Ward 2 Councilwoman Bisbee, Ward 3 Councilman Malta, Ward 3 Councilman Phares

No Discussions; Motions Carried

11. Ordinance No. 2024-9

An Ordinance Providing for the Compensation of Appointed Officials and Certain Other Employees of the City, Repealing Certain Ordinances and Declaring an Emergency

Motion to suspend the rules made by Ward 2 Councilwoman Antosh, Seconded by Ward 1 Councilman McFarland.

Voting Yea: President Koudela, Ward 1 Councilman Mohorcic, Ward 1 Councilman McFarland, Ward 2 Councilwoman Antosh, Ward 2 Councilwoman Bisbee, Ward 3 Councilman Malta, Ward 3 Councilman Phares

Motion to adopt made by Ward 2 Councilwoman Antosh, Seconded by Ward 3 Councilman Phares.

Voting Yea: President Koudela, Ward 1 Councilman Mohorcic, Ward 1 Councilman McFarland, Ward 2 Councilwoman Antosh, Ward 2 Councilwoman Bisbee, Ward 3 Councilman Malta, Ward 3 Councilman Phares

No Discussion; Motions Carried

MISCELLANEOUS

12. Motion Authorizing the Mayor to Enter into a Service Agreement with McDonald Equipment Company (MECO) in the Amount of \$580.00 for the Service Department

Motion to adopt made by Ward 2 Councilwoman Antosh, Seconded by Ward 3 Councilman Phares.

Voting Yea: President Koudela, Ward 1 Councilman Mohorcic, Ward 1 Councilman McFarland, Ward 2 Councilwoman Antosh, Ward 2 Councilwoman Bisbee, Ward 3 Councilman Malta, Ward 3 Councilman Phares

No Discussion; Motion Carried

13. Motion to Authorize the Mayor to Enter into a One Year Service Agreement with McDonald Equipment Company (MECO) in the Amount of \$645.00 for the Fire Department

Motion to adopt made by Ward 2 Councilwoman Antosh, Seconded by Ward 3 Councilman Malta.

Voting Yea: President Koudela, Ward 1 Councilman Mohorcic, Ward 1 Councilman McFarland, Ward 2 Councilwoman Antosh, Ward 2 Councilwoman Bisbee, Ward 3 Councilman Malta, Ward 3 Councilman Phares

No Discussion; Motion Carried

14. Motion Authorizing Rob Gross the Ability to Execute Purchase Orders in the Absence of Service Director, Todd Shannon, for the Specified Period Beginning January 19, 2024, and Ending January 27, 2024

Motion to adopt made by Ward 2 Councilwoman Antosh, Seconded by Ward 3 Councilman Phares.

Voting Yea: President Koudela, Ward 1 Councilman Mohorcic, Ward 1 Councilman McFarland, Ward 2 Councilwoman Antosh, Ward 2 Councilwoman Bisbee, Ward 3 Councilman Malta, Ward 3 Councilman Phares

No Discussion; Motion Carried

15. Motion Authorizing Change Order #1-Final to Trax Construction Co., in the Amount of \$29,254.41 for the 2023 Lateral Program

Councilman Mohorcic wanted it on the record this was additional work that needed done for the lateral program.

Motion to adopt made by Ward 3 Councilman Malta, Seconded by Ward 3 Councilman Phares.

Voting Yea: President Koudela, Ward 1 Councilman Mohorcic, Ward 1 Councilman McFarland, Ward 2 Councilwoman Antosh, Ward 2 Councilwoman Bisbee, Ward 3 Councilman Malta, Ward 3 Councilman Phares

No Further Discussion; Motion Carried

16. Motion Authorizing the Release of Retainage in the Amount of \$8,504.76 to Trax Construction Co., for the 2023 Lateral Program

Motion to adopt made by Ward 2 Councilwoman Antosh, Seconded by Ward 3 Councilman Phares.

Voting Yea: President Koudela, Ward 1 Councilman Mohorcic, Ward 1 Councilman McFarland, Ward 2 Councilwoman Antosh, Ward 2 Councilwoman Bisbee, Ward 3 Councilman Malta, Ward 3 Councilman Phares

No Discussion; Motion Carried

17. Motion Authorizing CT Consultants to Prepare Specifications, Details, Plans and Bid Documents, Advertise and Obtain Bids for the E. 305th Street Sanitary Sewer Project for a Fee of \$104,700.00 in Accordance with the Agreement for Engineering Services

Motion to adopt made by Ward 2 Councilwoman Antosh, Seconded by Ward 3 Councilman Phares.

Voting Yea: President Koudela, Ward 1 Councilman Mohorcic, Ward 1 Councilman McFarland, Ward 2 Councilwoman Antosh, Ward 2 Councilwoman Bisbee, Ward 3 Councilman Malta, Ward 3 Councilman Phares

No Discussion; Motion Carried

18. Motion Authorizing the Amount of \$25,000.00 for CT Consultants to Perform 2024 Sanitary Sewer System Engineering Services including Review of CCTV of Various Sewers, Sewer System Inflow and Infiltration Studies, Neighborhood Smoke Testing, Sewer Modeling, Basement Flooding Studies, Rain Event Analysis and Sewer System Metering

Councilman Phares asked about system modeling. Engineer McLaughlin explained it is used to identify locations with high amounts of storm water and identify areas with limited capacity to identify areas that may overload in the future.

Motion to adopt made by Ward 2 Councilwoman Antosh, Seconded by Ward 3 Councilman Phares.

Voting Yea: President Koudela, Ward 1 Councilman Mohorcic, Ward 1 Councilman McFarland, Ward 2 Councilwoman Antosh, Ward 2 Councilwoman Bisbee, Ward 3 Councilman Malta, Ward 3 Councilman Phares

No Further Discussion; Motion Carried

19. Motion Authorizing CT Consultants and Additional Fee of \$22,800.00 for Construction Inspection Services for the Fairway Storm Sewer Project

Motion to adopt made by Ward 3 Councilman Malta, Seconded by Ward 3 Councilman Phares.

Voting Yea: President Koudela, Ward 1 Councilman Mohorcic, Ward 1 Councilman McFarland, Ward 2 Councilwoman Antosh, Ward 2 Councilwoman Bisbee, Ward 3 Councilman Malta, Ward 3 Councilman Phares

No Discussion; Motion Carried

PUBLIC PARTICIPATION

None

ADJOURNMENT

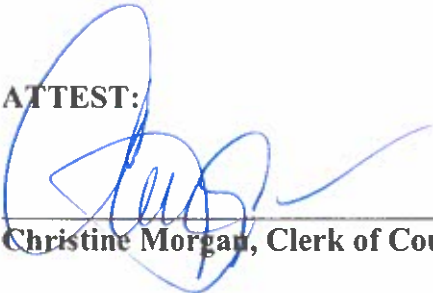
Motion to adjourn made by Ward 2 Councilwoman Antosh, Seconded by Ward 3 Councilman Phares.

Voting Yea: President Koudela, Ward 1 Councilman Mohorcic, Ward 1 Councilman McFarland, Ward 2 Councilwoman Antosh, Ward 2 Councilwoman Bisbee, Ward 3 Councilman Malta, Ward 3 Councilman Phares

No Discussion; Motion Carried; Meeting Adjourned at 8:26pm



Monica Koudela, Council President

ATTEST:


Christine Morgan, Clerk of Council