



A regular meeting of Wickliffe City Council was called to order by Council President Ed Levon on Monday, May 13, 2024 at 7:00 PM in Council Chambers at Wickliffe City Hall following the Pledge of Allegiance.

The following were present at **Roll Call**:

Council President	Edward Levon
Council Members	Bala, Gerhardstein, Jaworski, Koski, Salotto, Thielman
Mayor	Joseph Sakacs
Law Director	Jeremy D. Iosue
Finance Director	Chlondra Hunter
Engineer	Peter J. Formica
Service Director	Ron Strauser
Building Commissioner	Raymond Sack
Recreation Director	Timothy Stopp
Police Chief	Jonathon Bush
Fire Chief	Christopher Grossman

Excused: None

#### **Approval of Minutes**

Motion by Gerhardstein, seconded by Thielman, to allow Councilperson Jaworski to abstain from voting on the minutes of the Wickliffe City Council Meeting of April 22, 2024.

Discussion: None

Roll Call:

Yes: Bala, Gerhardstein, Jaworski, Koski, Levon, Salotto, Thielman  
No: None

Motion carried.

Motion by Gerhardstein, seconded by Thielman, that the minutes of the Wickliffe City Council Meeting of April 22, 2024 be approved as presented.

Discussion: None

Roll Call:

Yes: Bala, Gerhardstein, Koski, Levon, Salotto, Thielman  
Abstain: Jaworski  
No: None

Motion carried. **April 22, 2024 meeting minutes approved.**

Motion by Gerhardstein, seconded by Thielman, to allow Councilpersons Bala, Jaworski, and Salotto to abstain from voting on the minutes of the Wickliffe City Council Special Meeting/Public Hearing of May 1, 2024.

Discussion: None

Roll Call:

Yes: Bala, Gerhardstein, Jaworski, Koski, Levon, Salotto, Thielman  
No: None

Motion carried.

Motion by Gerhardstein, seconded by Thielman, that the minutes of the Wickliffe City Council Special Meeting/Public Hearing of May 1, 2024 be approved as presented.

Discussion: None

Roll Call:

Yes: Gerhardstein, Koski, Levon, Thielman  
Abstain: Bala, Jaworski, Salotto  
No: None

Motion carried. **May 1, 2024 special meeting/public hearing meeting minutes approved.**

## **Reports and Communications from Mayor/Safety Director**

Mayor Sakacs read his written report.

He presented a proclamation to the Coulby family, after reading highlights from the proclamation. Mr. Peter Coulby presented the Mayor with a commemorative lapel pin from their Mayor in England.

There were no questions or comments for the Mayor.

## **Reports and Communications from Director of Law**

Law Director Iosue had no report.

## **Reports and Communications from Council President**

Council President Levon called for a special meeting/Public Hearing on the Re-Zoning of Euclid Avenue on June 5<sup>th</sup>, 2024 at 7:00 PM at the Wickliffe Community/Senior Center at 7:00 PM.

## **Additions or Amendments to Agenda**

There were no additions or amendments to the agenda.

## **Administrators**

### **A. Police Chief (Bush)**

Chief Bush noted he hired two people recently. The first person is at the academy now, will graduate and take his testing, then begin with the City sometime in June once he passes. The second person will be sent to the Police Academy which begins in August. He would like to swear both in at the June 24<sup>th</sup> Council Meeting.

There were no questions or comments for the Police Chief.

### **B. Fire Chief (Grossman) Written Report Submitted**

Chief Grossman had nothing to add to his written report.

There were no questions or comments for the Fire Chief.

### **C. Finance Director (Hunter) Written Report Submitted**

Finance Director Hunter noted April is closed and the General Fund Carryover is approximately \$7.9 million.

There were no questions or comments for the Finance Director.

### **D. Engineer (Formica) Written Report Submitted**

Engineer Formica reported he is hopeful that he will be advertising the 2024 Road Program this Friday, with bids to open in approximately 3 weeks. The they will present the bids to Council.

There were no questions or comments for the Engineer.

### **E. Service Director (Strauser) Written Report Submitted**

Service Director Strauser wished to add a few things to his written report.

The Service Director noted there is legislation on tonight's agenda to allow for the purchase of road salt for next year. They plan to order approximately seven hundred fifty tons. This is about one-third less than their usual order, however with the amount of salt that was left over from this year, he is confident that we will be okay for next year.

Service Director Strauser also reported that when the water was turned on to the restrooms at Coulby Pool/Pavilion, the water line blew [up] again as it did last year. This is the reason those two sets of restrooms are not open at this time. There are other options for restrooms including a port-o-let. This is the main priority project. The floor of the entire old garage was cut up to make this repair.

Councilperson Jaworski asked how old the water line is, and Mr. Strauser noted it is approximately fifty years old. He asked the Engineer if there is a possibility of funding to be able to replace the water line. Mr. Formica noted he will look into that.

Councilperson Bala thanked the Service Department for their work on the new sign in front of City Hall. He noted they did an excellent job, it looks sharp, and it is an update. Mr. Strauser noted there are a few finishing touches, and thanked Councilperson Bala.

There were no questions or comments for the Service Director.

F. *Building Commissioner (Sack) Written Report Submitted*

Building Commissioner Sack reported the legislation for the CDBG Grants is on the agenda tonight. He thanked Ms. Fink for her help on this.

Mr. Sack noted there are quite a few grass notices out; many are for back yards that are not cut.

Councilperson Koski asked about the Sand Bar, noting she occasionally gets questions about it. It has been vacant for a long time. Mr. Sack noted they have been paying vacant fees for a while. They are working on the bocce courts. Ms. Koski asked if they are at the maximum vacant fee. Mr. Sack noted that there is no maximum – the fee continues to double each year. Ms. Koski asked what they are paying now. Mr. Sack believes it is approximately \$6,400.00. Ms. Koski noted it would be nicer to get tax money. Mr. Sack noted that both he and the Mayor have brought up selling the property or getting someone in there, but he [the owner] keeps putting money into the property. Council President Levon noted Council passed an ordinance a few years ago that doubles the vacant building fee every year that a building is vacant. Mayor Sakacs noted this ordinance wasn't enforced for years, or they would have been at the maximum fee. Mr. Levon noted the previous maximum was 5 years, but now there is no upper limit. Mayor Sakacs noted he argues with the owner each year who feels it is the prettiest building on Euclid Avenue, but the Mayor feels this does nothing for the community, as the building has nothing completed inside. He hopes they get moving, as there is a lot of interest in the building.

Councilperson Gerhardstein asked if someone could please look into the noise complaint on 291<sup>st</sup> Street. He is unsure of the rules regarding sound limits in industrial districts, but he has received thirteen emails in twelve hours from one resident. Mr. Gerhardstein asked if we could please see what can be done as the resident is upset and this is not going away. Mr. Sack noted he and Mr. Capra are working on it, and they will keep Mr. Gerhardstein up to date.

Councilperson Salotto noted she has received calls regarding the yellow house on Euclid Avenue that seems to be taking a very long time to complete. Mr. Sack noted it is the Pintabona property. Ms. Salotto noted it looks terrible and it is falling apart. She asked if there was a way to get them to work on the outside. Mr. Sack noted he will get a letter out to them.

There were no questions or comments for the Building Commissioner.

G. *Recreation Director (Stopp) Written Report Submitted*

Recreation Director noted he will anticipate questions and noted they are working to put the team together for the pools. He is thinking we may need to raise the pay rate, as we are “in the middle” compared to surrounding cities. The issue is that if we increase the rate for the new people, we will need to raise the rates across the board.

Mayor Sakacs noted it will be slightly less than \$20,000.00 to do this. We open both pools, and other cities have only been opening one.

Mr. Stopp noted there was 15,000 hours worked at the pools last year. Mr. Gerhardstein asked to clarify that this meant 15,000 hours for all three water facilities. Mr. Stopp noted this is correct.

Councilperson Bala asked for an explanation of the ordinance that is on the agenda. Mr. Stopp explained it is basically provisions for veterans. Councilperson Gerhardstein offered to explain, as this was his suggestion. He stated we did not have anything to cover active duty military personnel who were not Wickliffe residents. It also offers free pool passes to veterans over age sixty and their spouse. These changes came about because he did not feel we had enough to offer active duty military and veterans.

Councilperson Salotto asked for clarification as to why we would need to raise the rates for all pool personnel. Mr. Stopp noted that if the incoming persons rate is increased, then the rate would go up for all by the same amount. Council President Levon noted it would be a percentage increase across the board.

Councilperson Bala asked if there was an incentive for a guard to “bring a friend”. Mr. Stopp noted we do not, but added there is the incentive for new guards who work the entire summer to have their certification class paid for by the City. The referral incentive was encouraged.

Councilperson Jaworski asked if Mr. Stopp was officially asking for the pay increase. Mr. Stopp noted the salary ordinance does allow for that, but he wanted Council to be aware that he may increase the rate. He added that the current budget should be able to cover the increase. Finance Director Hunter noted that there is a possibility that they may need an additional \$5,000.00 or so, and Council noted they are okay with that – Mr. Stopp would just need to ask and they will okay the added expense. It was noted the seasonal wage ordinance was passed in March with the budget. Mr. Gerhardstein noted this is similar to last year, where Council gave Mr. Stopp the discretion to do what he needed to do to staff the pools, and it was noted they will again support this. Council President Levon noted we should wait until May to pass

the seasonal salary ordinance. It was noted this is part of the budget, so the salaries are passed at that time. Council President noted he appreciates that this conversation occurred prior rather than after the fact.

There were no additional questions or comments for the Recreation Director.

### **Audience Participation**

Council President Levon opened Audience Participation to those in attendance at 7:26 PM.

He noted this portion of the meeting is intended for the audience to address the Council and Mayor, not the directors. Anyone wishing to address Council should use the microphone as the meetings are being streamed on YouTube; they must be acknowledged and give their name and address for the clerk's record and will be given a five-minute maximum for their comments.

**Mr. Gene Coulby** noted the Coulby family was very appreciative of all that was done for them during their visit as well as how Harry Coulby is remembered over one hundred years after his death. Councilperson Salotto inquired regarding the genealogy. It was noted they have records back five generations prior to Harry, which they have left with the Historical Society.

**Keith Kraustok** of 29324 Park Street thanked all for those who run the City. He referenced Mr. Thomier and Mr. Speccia's comments at previous Council Meetings with regard to the school rezoning. He noted Wickliffe is becoming more of a renter city. He offered statistics supporting this, and other topics. He does not believe that the rezoning of the school property fits the area. He does not want to run for city government, but believes the best option for Wickliffe would be a City Manager who has some experience. He suggested the city purchase the properties on Euclid Avenue and work to redevelop this area. He noted his concern is that we are a city who is out of their depth. He also suggested an indoor pool facility that could make money for us year-round. He believes we should be looking at the bigger picture. Another concern is that his property may be absorbed at some point. He has done a lot of research regarding ways to grow the City. We need to update things, as suggested by Councilperson Thielman recently. Mayor Sakacs noted today's society is an overnight society where people want things now. Good things are coming to Wickliffe, but it takes time, and we are a lot better than we were a few years ago.

After multiple calls inquiring if anyone would like to address Wickliffe City Council and there being no reply, Council President Levon closed Audience Participation at 7:37 PM.

### **Committee Reports**

There were no Commission Reports.

### **Commission Reports**

There were no Commission Reports.

### **Old Business**

There was no Old Business.

### **New Business**

A. Appointment of RITA Regional Council of Government Delegate and Alternate Delegate for the City of Wickliffe

Mayor Sakacs noted his appointment of Finance Director Chlondra Hunter as the Delegate and Assistant Finance Director Terry Ness as the Alternate Delegate to the RITA Regional Council of Government.

Motion by Gerhardstein, seconded by Jaworski, to affirm the Mayor's re-appointment of Finance Director Chlondra Hunter as the Delegate and appointment of Assistant Finance Director Terry Ness as the Alternate Delegate to the RITA Regional Council of Government.

Discussion: None

Roll Call:

Yes: Bala, Gerhardstein, Jaworski, Koski, Levon, Salotto, Thielman

No: None

Motion carried.

B. Planning Commission Recommendation Letter to Council on Sunset Development Property

Motion by Gerhardstein, seconded by Jaworski, to affirm the Mayor's re-appointment of Finance Director Chlondra Hunter as the Delegate and appointment of Assistant Finance Director Terry Ness as the Alternate Delegate to the RITA Regional Council of Government.

Discussion: None

Roll Call:

Yes: Bala, Gerhardstein, Jaworski, Koski, Levon, Salotto, Thielman

No: None

Motion carried.

**Ordinances**

**OR2024-25** *By Title Only* An ordinance amending Section 1305.6 entitled "Architectural Review Board" of the Codified Ordinances of the City of Wickliffe, Ohio **THIRD READING**

Motion by Gerhardstein, seconded by Salotto, that Ordinance 2024-25 be adopted as presented.

Discussion: None

Roll Call:

Yes: Bala, Gerhardstein, Jaworski, Koski, Levon, Salotto, Thielman

No: None

Motion carried.

**OR2024-31** *By Title Only* An ordinance amending a section of Chapter 521 entitled Health, Safety, and Sanitation of the Codified Ordinances of the City of Wickliffe, Ohio **SECOND READING**

**OR2024-32** *By Title Only* An ordinance enacting Section 521.17 entitled Food Trucks, a Section of Chapter 521 – Health, Safety, and Sanitation, of the Codified Ordinances of the City of Wickliffe, Ohio **SECOND READING**

**OR2024-33** *By Title Only* An ordinance authorizing the Mayor of the City of Wickliffe, Ohio to enter into an agreement with the Ohio Department of Transportation for the provision of road salt; and declaring an emergency

Motion by Thielman, seconded by Bala, the rules of Wickliffe City Council be suspended and Ordinance 2024-33 be placed on third and final reading.

Discussion: None

Roll Call:

Yes: Bala, Gerhardstein, Jaworski, Koski, Levon, Salotto, Thielman

No: None

Motion carried.

Motion by Bala, seconded by Salotto, that Ordinance 2024-33 be adopted as presented.

Discussion: Council President Levon inquired confirming this is the contract for salt for the upcoming season. Service Director Strauser noted it is, and that we do not know the actual price of the salt until after the contract is signed.

Roll Call:

Yes: Bala, Gerhardstein, Jaworski, Koski, Levon, Salotto, Thielman

No: None

Motion carried. **Ordinance 2024-33 adopted.**

**OR2024-34** *By Title Only* An ordinance amending Chapter 935 Sewer Regulations and Rates of the Codified Ordinances of the City of Wickliffe, Ohio **FIRST READING**

**OR2024-35** *By Title Only* An ordinance amending two (2) sections of Chapter 955 entitled Municipal Swimming Pools of the Codified Ordinances of the City of Wickliffe, Ohio; and declaring an emergency

Motion by Gerhardstein, seconded by Bala, the rules of Wickliffe City Council be suspended and Ordinance 2024-35 be placed on third and final reading.

Discussion: None

Roll Call:

Yes: Bala, Gerhardstein, Jaworski, Koski, Levon, Salotto, Thielman

No: None

Motion carried.

Motion by Gerhardstein, seconded by Bala, that Ordinance 2024-35 be adopted as presented.

Discussion: None

Roll Call:

Yes: Bala, Gerhardstein, Jaworski, Koski, Levon, Salotto, Thielman

No: None

Motion carried. **Ordinance 2024-35 adopted.**

## Resolutions

**RES2024-06 By Title Only** A resolution authorizing and directing the Building Commissioner of the City of Wickliffe, Ohio to apply for and accept financial assistance from the Lake County FY'24 Community Development Block Grant Program to improve the housing stock in the City of Wickliffe, Ohio; and declaring an emergency

Motion by Gerhardstein, seconded by Salotto, the rules of Wickliffe City Council be suspended and Resolution 2024-06 be placed on third and final reading.

Discussion: Council President Levon inquired regarding the amount that the City will be seeking for this grant. Building Commissioner Sack noted the total request will be for \$50,000.00.

Roll Call:

Yes: Bala, Gerhardstein, Jaworski, Koski, Levon, Salotto, Thielman

No: None

Motion carried.

Motion by Thielman, seconded by Bala, that Resolution 2024-06 be adopted as presented.

Discussion: None

Roll Call:

Yes: Bala, Gerhardstein, Jaworski, Koski, Levon, Salotto, Thielman

No: None

Motion carried. **Resolution 2024-06 adopted.**

## Other Legislation

There was no Other Legislation.

## Miscellaneous

Mayor Sakacs inquired regarding the location of the upcoming Special Meeting / Public Hearing on June 5<sup>th</sup>, 2024. Council President Levon noted it will be held at the Community / Senior Center.

Council President Levon added the 2025 Tax Budget to the Finance Committee and called for a meeting of the Finance Committee on Monday, June 3<sup>rd</sup>, 2024 in Council Chambers at Wickliffe City Hall at 7:00 PM to discuss the 2025 Tax Budget. He also called for the Public Hearing for the 2025 Tax Budget at 6:45 PM on Monday, June 24<sup>th</sup>, 2024 (prior to the regular council meeting).

The Council President also reiterated the Budget Commission's Public Hearing this Thursday, May 16<sup>th</sup> at 6:00 PM at the Auburn Career Center where the topic will be the Local Government Fund.

Council President Levon noted the next regular Council Meeting will be Tuesday, May 28<sup>th</sup>, due to the holiday.

## Adjournment

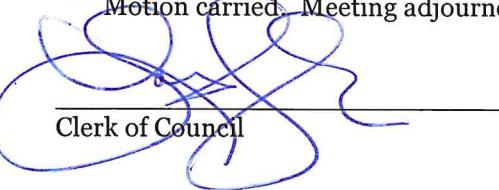
Motion by Gerhardstein, seconded by Bala, to adjourn the meeting.

Roll Call:

Yes: Bala, Gerhardstein, Jaworski, Koski, Levon, Salotto, Thielman

No: None

Motion carried. Meeting adjourned at 7:46 PM.

  
Clerk of Council

  
Council President and Presiding Officer