

City of Strongsville

16099 Foltz Parkway
Strongsville, Ohio 44149-5598
Phone: 440-580-3110
www.strongsville.org

City Council

James A. Kaminski
Ward 1

Annmarie P. Roff
Ward 2

Thomas M. Clark
Ward 3

Gordon C. Short
Ward 4

Joseph C. DeMio
At-Large

James E. Carbone
At-Large

Kelly A. Kosek
At-Large

Aimee Pientka, MMC
Clerk of Council

September 15, 2022

MEETING NOTICE

City Council has scheduled the following meetings for **Monday, September 19, 2022**, to be held in the Caucus Room and the Council Chamber at the **Mike Kalinich Sr. City Council Chamber, 18688 Royalton Road:**

Caucus will begin at 7:45 p.m. All committees listed will meet immediately following the previous committee:

7:45 P.M. **Planning, Zoning & Engineering Committee** will meet to discuss Ordinance Nos. 2022-122, 2022-123, and Resolution No. 2022-142.

Public Safety & Health Committee will meet to discuss Ordinance No. 2022-143 and Resolution No. 2022-144.

Finance Committee will meet to discuss Ordinance Nos. 2022-145 and 2022-146.

8:00 P.M. **Regular Council Meeting**

Any other matters that may properly come before this Council may also be discussed.

BY ORDER OF THE COUNCIL:

Aimee Pientka, MMC
Clerk of Council

STRONGSVILLE CITY COUNCIL REGULAR MEETING
MONDAY, SEPTEMBER 19, 2022 AT 8:00 P.M.
Mike Kalinich Sr. City Council Chamber
18688 Royalton Road, Strongsville, Ohio

AGENDA

1. CALL TO ORDER:
2. PLEDGE OF ALLEGIANCE:
3. CERTIFICATION OF POSTING:
4. ROLL CALL:
5. COMMENTS ON MINUTES:
 - *Regular Council Meeting – September 6, 2022*
6. APPOINTMENTS, CONFIRMATIONS, AWARDS AND RECOGNITION:
 - Mayor's appointment and Council confirmation of Daniel R. Gladish as Building Commissioner to fill the upcoming vacancy (due to retirement) effective February 3, 2023.
7. REPORTS OF COUNCIL COMMITTEE:
 - SCHOOL BOARD – Clark
 - BUILDING & UTILITIES – Clark
 - SOUTHWEST GENERAL HEALTH SYSTEM – Short
 - ECONOMIC DEVELOPMENT – Short
 - PUBLIC SERVICE AND CONSERVATION – DeMio
 - FINANCE – Kosek
 - PLANNING, ZONING AND ENGINEERING – Kaminski
 - PUBLIC SAFETY AND HEALTH – Kaminski
 - RECREATION AND COMMUNITY SERVICES – Roff
 - COMMUNICATIONS AND TECHNOLOGY – Carbone
 - COMMITTEE-OF-THE-WHOLE – Carbone
8. REPORTS AND COMMUNICATIONS FROM THE MAYOR, DIRECTORS OF DEPARTMENTS AND OTHER OFFICERS:
 - MAYOR PERCIAK:
 - FINANCE DEPARTMENT:
 - LAW DEPARTMENT:
9. AUDIENCE PARTICIPATION:

10. ORDINANCES AND RESOLUTIONS:

- Ordinance No. 2022-122 by Mayor Perciak and All Members of Council. AN ORDINANCE AMENDING SECTIONS 1252.15, 1252.16 AND 1252.18 OF TITLE SIX OF PART TWELVE-PLANNING AND ZONING CODE OF THE CODIFIED ORDINANCES OF THE CITY OF STRONGSVILLE CONCERNING ACCESSORY BUILDINGS AND PROJECTIONS INTO YARDS IN RESIDENTIAL DISTRICTS. *First reading and referred to the Planning Commission 09-06-22. Favorable recommendation by the Planning Commission 09-08-22.*
- Ordinance No. 2022-123 by Mayor Perciak and All Members of Council. AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF STRONGSVILLE ADOPTED BY SECTION 1250.03 OF TITLE SIX, PART TWELVE OF THE CODIFIED ORDINANCES OF STRONGSVILLE TO CHANGE THE ZONING CLASSIFICATION OF CERTAIN REAL ESTATE LOCATED AT 17406 ROYALTON ROAD (PPN 396-12-028) IN THE CITY OF STRONGSVILLE FROM PF (PUBLIC FACILITIES) CLASSIFICATION TO GB (GENERAL BUSINESS) CLASSIFICATION, AND DECLARING AN EMERGENCY. *First reading and referred to the Planning Commission 09-06-22. Favorable recommendation by the Planning Commission 09-08-22.*
- Resolution No. 2022-142 by Mayor Perciak and All Members of Council. A RESOLUTION AUTHORIZING THE MAYOR TO ADVERTISE A REQUEST FOR QUALIFICATIONS AND PROPOSALS FOR CONSTRUCTION MANAGEMENT SERVICES IN CONNECTION WITH THE WHITNEY ROAD BRIDGE PROJECT (CUY-WHITNEY ROAD BRIDGE; PID 111574) IN THE CITY OF STRONGSVILLE, AND DECLARING AN EMERGENCY.
- Ordinance No. 2022-143 by Mayor Perciak and All Members of Council. AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO A MEMORANDUM OF UNDERSTANDING BY AND BETWEEN THE CITY OF STRONGSVILLE AND THE STRONGSVILLE FIREFIGHTERS ASSOCIATION, IAFF LOCAL 2882, TO MODIFY PROMOTIONAL PROCEDURES FOR CERTAIN FIRE DEPARTMENT POSITIONS, AND DECLARING AN EMERGENCY.
- Resolution No. 2022-144 by Mayor Perciak and All Members of Council. A RESOLUTION APPROVING THE ADOPTION OF THE CUYAHOGA COUNTY 2022 THROUGH 2027 ALL-HAZARDS MITIGATION PLAN.
- Ordinance No. 2022-145 by Mayor Perciak and All Members of Council. AN ORDINANCE MAKING APPROPRIATIONS FOR THE ANNUAL EXPENSES AND OTHER EXPENDITURES OF THE CITY OF STRONGSVILLE, OHIO, FOR THE YEAR 2022 AND REPEALING ORDINANCE NO. 2022-119.
- Ordinance No. 2022-146 by Mayor Perciak and All Members of Council. AN ORDINANCE AMENDING SECTON 266.03(a) OF CHAPTER 266 OF TITLE SIX OF PART TWO-ADMINISTRATION CODE OF THE CODIFIED ORDINANCES OF THE CITY OF STRONGSVILLE CONCERNING VACATION LEAVE; AND DECLARING AN EMERGENCY.

11. COMMUNICATIONS, PETITIONS AND CLAIMS:

12. MISCELLANEOUS BUSINESS:

13. ADJOURNMENT:

CITY OF STRONGSVILLE, OHIO

ORDINANCE NO. 2022 – 122

By: Mayor Perciak and All Members of Council

AN ORDINANCE AMENDING SECTIONS 1252.15, 1252.16 and 1252.18 OF TITLE SIX OF PART TWELVE-PLANNING AND ZONING CODE OF THE CODIFIED ORDINANCES OF THE CITY OF STRONGSVILLE CONCERNING ACCESSORY BUILDINGS AND PROJECTIONS INTO YARDS IN RESIDENTIAL DISTRICTS.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF STRONGSVILLE, COUNTY OF CUYAHOGA AND STATE OF OHIO:

Section 1. That Section 1252.15 of Title Six of Part Twelve-Planning and Zoning Code of the Codified Ordinances of the City of Strongsville be and is hereby amended to read in part as follows:

**CHAPTER 1252
Residential Districts**

* * *

1252.15 YARDS FOR ACCESSORY BUILDINGS AND USES.

Any accessory use permitted in a residential district may either occupy a part of the main building, occupy a separate accessory building, **occupy an unenclosed structure**, or constitute an accessory land use. ~~As~~ **Separate accessory buildings**, other than a private garage, **and unenclosed structures that are capable of being occupied**, shall comply with the following schedule:

| Land Area of Accessory Building Lot (Sq. Ft.) | Accessory Building and Unenclosed Structure Size/Location | | |
|--|--|---|---|
| | Maximum Permitted Accessory Building (Sq. Ft.) | Maximum Permitted Unenclosed Structure (Sq. Ft.) | Minimum Setback From Rear/Side Lot in Feet |
| Less than 34,000 | 192 | 200 | 5 |
| Between 34,000 and less than 43,560 | 323 | 320 | 5 |
| Between 43,560 and less than 87,120 | 400 | 400 | 5 |
| Between 87,120 and less than 130,680 | 480 | 400 | 5 |
| Between 130,680 and less than 174,240 | 576 | 600 | 10 |
| Between 174,240 and less than 217,800 | 720 | 600 | 10 |
| Between 217,800 and less than 261,360 | 800 | 800 | 10 |
| Between 261,360 and less than 304,920 | 862 | 800 | 10 |
| Between 304,920 and less than 348,480 | 915 | 1200 | 15 |
| Between 348,480 and less than 392,040 | 1,045 | 1200 | 15 |
| Between 392,040 and less than 435,600 | 1,176 | 1200 | 15 |
| Equal to or greater than 435,600 | 1,307 | 1200 | 15 |

- (a) Accessory Building Location in ER, R1-125, R1-100 and R1-75 Districts. Any accessory building or detached private garage shall not be located within twenty (20) feet of the main building and shall not be located within twenty (20) feet of any dwelling on an adjacent residential lot, provided, however, that unenclosed accessory structures, such as gazebos, pergolas and trellises, may be located within twenty (20) feet of the dwelling to which they are accessory. Any accessory building or detached private garage shall not project into a front or into a side yard. An accessory building or private garage may, however, be located in a rear yard but no closer to the rear or side lot line as set forth in the Schedule in 1252.15.

On corner lots, an accessory building shall be set back from the side street line not less than the required setback for the adjacent main building of the butt lot plus an additional five feet.

Accessory buildings shall not be permitted in OF-C and RT-C Districts as an accessory use to a cluster or townhouse dwelling in a cluster development.

~~(Ord. 2019-154. Passed 11-18-19.)~~

* * *

Section 2. That Sections 1252.16 and 1252.18 of Title Six of Part Twelve-Planning and Zoning Code of the Codified Ordinances of the City of Strongsville be and are hereby amended to read in their entirety as follows:

1252.16 PROJECTIONS INTO YARDS.

A projection is that part or feature of a building which extends or projects outside of the main building walls. It is intended that certain features may project into required yards but they shall be regulated so as not to substantially interfere with the reception of sun, light, air and the use of adjacent lots. Building features may project into a front, side or rear yard of a dwelling as follows:

- (a) Architectural Features. A belt course, balcony, cornice, gutter or chimney may project into a front and side yard for a distance of two feet provided no part is less than three feet from any side lot line.
- (b) Entrance Features. Ground level open platforms, landings, or terraces not exceeding 120 square feet in area may extend up to ten feet into the required front yard. Steps or other features not extending above the first floor level of a building may extend up to six feet into a required front yard and three feet into a required side yard provided that no part is less than three feet from any lot line.
- (c) Enclosed Shelters. An enclosed entry, enclosed porch or enclosed deck may be constructed as part of the dwelling, but shall not project into any required yard area.
- (d) Unenclosed Shelters. An entrance hood or open but roofed porch may project up to six feet into a required front yard or required rear yard and three feet into a required side yard.
- (e) Unenclosed Patio or Deck.
- (1) On a lot with a one-family dwelling or two-family dwelling, an unenclosed patio or deck may project ~~up to fourteen feet~~ into a required rear yard provided such deck or patio ~~maintains the same~~

~~required side yard setback as established for the main building,~~
and is set back not less than five (5) feet from any side or rear lot line, and does not encroach into any easement.

- (2) On a lot with a one-family cluster or a townhouse dwelling, an unenclosed patio or deck may project ~~up to fourteen feet~~ into a required rear yard provided such deck or patio is set back not less than ten (10) feet from the rear lot line, and does not encroach into an easement, and thirty-five (35) feet from any adjoining side or rear lot line of any single family dwelling lot and does not encroach into any easement; except that, if the Planning Commission has approved the location and arrangement of unenclosed patios or decks for the cluster or townhouse area in conjunction with the approval of the detailed site plan of such area, then such approval shall govern.

- (f) **Maximum Impervious Area.** The aggregate area of decks, shelters, patios, sheds, and other features with impervious surfaces shall not cover more than fifty percent (50%) of any designated rear yard area.
~~(Ord. 2018-103. Passed 9-4-18.)~~

* * *

1252.18 BUILDINGS PERMITTED ON ZONING LOT.

There shall be not more than one, one-family or one, two-family dwelling permitted on a zoning lot. There may be more than one townhouse, cluster dwelling or apartment building on a zoning lot. In addition, there may be one accessory building, **one unenclosed accessory structure that is capable of being occupied**, and one garage on the same zoning lot with a main building provided such accessory building, **unenclosed accessory structure**, and garage are constructed subsequent to the main building and remain only as long as the main building remains.

No one-family or two-family dwelling shall be located to the rear of any building on the same lot or on another lot which does not have the required frontage on a dedicated street. However, a group of apartment, townhouse or cluster buildings may be arranged in groups and not directly front on a dedicated street.

~~(Ord. 2012-085. Passed 9-17-12.)~~

* * *

Section 3. That in case of conflict between any provision of this Ordinance and any other ordinance or resolution, or part thereof, the provisions of this Ordinance shall prevail and apply, unless a conflicting provision is deemed to be more restrictive.

Section 4. That it is found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were adopted in an open meeting of this Council; and that all deliberations of this Council, and any of its committees, that resulted in such formal action were in meetings open to the public in compliance with all legal requirements.

Section 5. That this Ordinance shall take effect and be in force from and after the earliest period allowed by law.

First reading: September 6, 2022
Second reading: _____
Third reading: _____
Public Hearing: _____

President of Council
Date Passed: _____

| | <u>Yea</u> | <u>Nay</u> |
|----------|------------|------------|
| Carbone | _____ | _____ |
| Clark | _____ | _____ |
| DeMio | _____ | _____ |
| Kaminski | _____ | _____ |
| Kosek | _____ | _____ |
| Roff | _____ | _____ |
| Short | _____ | _____ |

Referred to Planning Commission

September 7, 2022
Favorable recommendation by
Approved: Planning Commission
September 8, 2022

Approved: _____
Mayor

Date Approved: _____

Attest: _____
Clerk of Council

Ord. No. 2022-122 Amended: _____
1st Rdg. 09-06-22 Ref: PC/PCE
2nd Rdg. _____ Ref: _____
3rd Rdg. _____ Ref: _____

Public Hrg. _____ Ref: _____
Adopted: _____ Defeated: _____

CITY OF STRONGSVILLE
OFFICE OF THE COUNCIL

MEMORANDUM

TO: Planning Commission

FROM: Aimee Pientka, Clerk of Council

DATE: September 7, 2022

SUBJECT: Referral from Council: Ordinance Nos. 2022-122 and 2022-123.

At its regular meeting of September 6, 2022, City Council referred the following Ordinances to the Planning Commission for its report and recommendation thereon:

- Ordinance No. 2022-122 by Mayor Perciak and All Members of Council. AN ORDINANCE AMENDING SECTIONS 1252.15, 1252.16 AND 1252.18 OF TITLE SIX OF PART TWELVE-PLANNING AND ZONING CODE OF THE CODIFIED ORDINANCES OF THE CITY OF STRONGSVILLE CONCERNING ACCESSORY BUILDINGS AND PROJECTIONS INTO YARDS IN RESIDENTIAL DISTRICTS.

- Ordinance No. 2022-123 by Mayor Perciak and All Members of Council. AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF STRONGSVILLE ADOPTED BY SECTION 1250.03 OF TITLE SIX, PART TWELVE OF THE CODIFIED ORDINANCES OF STRONGSVILLE TO CHANGE THE ZONING CLASSIFICATION OF CERTAIN REAL ESTATE LOCATED AT 17406 ROYALTON ROAD (PPN 396-12-028) IN THE CITY OF STRONGSVILLE FROM PF (PUBLIC FACILITIES) CLASSIFICATION TO GB (GENERAL BUSINESS) CLASSIFICATION, AND DECLARING AN EMERGENCY.

A copy of the ordinance is attached for Planning Commission review.

AKP
Attachments

MEMORANDUM

TO: Aimee Pientka, Council Clerk
Neal Jamison, Law Director

FROM: Carol Brill, Administrative Assistant, Boards & Commissions

SUBJECT: Referrals to Council

DATE: September 9, 2022

Please be advised that at its meeting of September 8, 2022, the Strongsville Planning Commission gave Favorable Recommendation to the following;

ORDINANCE 2022-123:

An Ordinance Amending the Zoning Map of the City of Strongsville adopted by Section 1250.03 of Title Six, Part Twelve of the Codified Ordinances of Strongsville to change the Zoning Classification of certain real estate located at 17406 Royalton Road (PPN 396-12-028) in the City of Strongsville from PF (Public Facility) Classification to GB (General Business) Classification.

ORDINANCE 2002-122:

An Ordinance Amending Sections 1252.15, 1252.16 and 1252.18 of Title Six of Part Twelve-Planning and Zoning Code of the Codified Ordinances of the City of Strongsville concerning Accessory Buildings and Projections into yards in Residential Districts.

CITY OF STRONGSVILLE, OHIO

ORDINANCE NO. 2022 – 123

By: Mayor Perciak and All Members of Council

AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF STRONGSVILLE ADOPTED BY SECTION 1250.03 OF TITLE SIX, PART TWELVE OF THE CODIFIED ORDINANCES OF STRONGSVILLE TO CHANGE THE ZONING CLASSIFICATION OF CERTAIN REAL ESTATE LOCATED AT 17406 ROYALTON ROAD (PPN 396-12-028) IN THE CITY OF STRONGSVILLE FROM PF (PUBLIC FACILITIES) CLASSIFICATION TO GB (GENERAL BUSINESS) CLASSIFICATION, AND DECLARING AN EMERGENCY.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF STRONGSVILLE, COUNTY OF CUYAHOGA, AND STATE OF OHIO:

Section 1. That the Zoning Map of the City of Strongsville, adopted by Section 1250.03 of Title Six, Part Twelve of the Codified Ordinances of Strongsville, be amended to change the zoning classification of certain property located at 17406 Royalton Road (PPN 396-12-028), in the City of Strongsville, from PF (Public Facilities) classification to GB (General Business) classification, which property is more fully described in Exhibit "A" and depicted in Exhibit "B," all attached hereto and incorporated herein by reference.

Section 2. That the Clerk of Council is hereby authorized to cause the necessary changes on the Zoning Map to be made in order to reflect the zoning change in classification as provided in this Ordinance.

Section 3. That it is found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were adopted in an open meeting of this Council; and that all deliberations of this Council, and any of its committees, that resulted in such formal action were in meetings open to the public in compliance with all legal requirements.

Section 4. That this Ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, property, health, safety and welfare of the City, and for the further reason that it is immediately necessary to rezone such property in order to provide for the orderly development of lots and lands within the City, and to enhance economic development within the City, and to conserve public funds. Therefore, provided this Ordinance receives the affirmative vote of two-thirds of all members elected to Council, it shall take effect and be in force immediately upon its passage and approval by the Mayor; otherwise from and after the earliest period allowed by law.

First reading: September 6, 2022 Referred to Planning Commission
Second reading: _____ September 7, 2022

CITY OF STRONGSVILLE, OHIO
ORDINANCE NO. 2022 - 123
Page 2

Third reading: _____

Public Hearing: _____

President of Council

Date Passed: _____

| | <u>Yea</u> | <u>Nay</u> |
|----------|------------|------------|
| Carbone | _____ | _____ |
| Clark | _____ | _____ |
| DeMio | _____ | _____ |
| Kaminski | _____ | _____ |
| Kosek | _____ | _____ |
| Roff | _____ | _____ |
| Short | _____ | _____ |

Favorable recommendation
Approved: *by Planning Commission*
September 8, 2022

Approved: _____
Mayor

Date Approved: _____

Attest: _____
Clerk of Council

Ord. No. 2022-123 Amended: _____
1st Rdg. 09-06-22 Ref: PC | P2E
2nd Rdg. _____ Ref: _____
3rd Rdg. _____ Ref: _____

Public Hrg. _____ Ref: _____
Adopted: _____ Defeated: _____

LEGAL DESCRIPTION

The land referred to herein below is situated in the City of Strongsville, County of Cuyahoga, State of Ohio, and is described as follows:

And known as being part of original Strongsville Township Lot No. 46 and bounded and described as follows:

Beginning at the intersection of the center lines of Royalton Road, 80 feet wide, and Fallingwater Road, 100 feet wide:

Thence south $87^{\circ} 36' 49''$ west, along the center line of Royalton Road 297.39 feet to a point;

Thence North $0^{\circ} 18' 41''$ west, 40.03 feet to a point on the northerly side of Royalton Road, and the place of beginning;

Thence North $0^{\circ} 18' 41''$ west, along the easterly line of land conveyed to Walter Macharzewski and A.M. Macharzewski by deed dated August 7, 1952 and recorded in Volume 7612, Page 717 of Cuyahoga County Records, 259.97 feet to a point;

Thence South $87^{\circ} 36' 49''$ west, along the northerly line of land so conveyed to Walter Macharzewski and A.M. Macharzewski, 100.00 feet to a point;

Thence North $0^{\circ} 18' 41''$ west, along an easterly line of land conveyed to Alfred W. Hincheliff by deed dated November 1, 1943 and recorded in Volume 5639, Page 372 of the Cuyahoga County Records, 134.72 feet to a point;

Thence North $89^{\circ} 41' 19''$ east, 349.17 feet to a point on the westerly line of Fallingwater Road;

Thence by the arc of a curve deflecting to the left, and along the westerly line of Fallingwater Road, and having a radius of 1585.49 feet, an arc distance of 80.38 feet, and a chord distance of 80.35 feet, which bears South $1^{\circ} 08' 26''$ west, to a point;

Then South $0^{\circ} 18' 41''$ east, along the westerly line of Fallingwater Road, 301.79 feet to a point on the northerly line of Royalton Road;

Thence South $87^{\circ} 36' 49''$ west, along the northerly line of Royalton Road, 247.36 feet to the place of beginning, be the same more or less, but subject to all legal highways.

Excepting therefrom the following described premises:

Situated in the City of Strongsville, County of Cuyahoga, and State of Ohio:

And known as being part of original Strongsville Township Lot No. 46, Town 5 North, Range 14 West, and bounded and described as follows:

EXHIBIT A

Parcel No. 61 WD

Being a parcel of land lying on the northerly side of Royalton Road (S.R. 82) of the center line of a survey, made for the Department of Transportation, and recorded in Book____, Page____, of the Records of Cuyahoga County, and being located within the following described points in the boundary thereof; beginning at an iron pin in the center line of S.R. 82, said iron pin being station 70+04.12;

Thence south $88^{\circ} 46' 41''$ west, along the center line of S.R. 82, a distance of 1348.23 feet to a point, said point being station 56+55.89;

Thence north $01^{\circ} 13' 19''$ west, along a line perpendicular to the center line of S.R. 82, a distance of 40.00 feet to a point of curvature, and the true place of beginning;

Thence northeasterly, along the arc of a curve which bears to the left, ($\Delta=87^{\circ} 55' 30''$, Radius = 25.00, Tangent = 24.11 feet, Chord = 34.71 feet, bearing north $44^{\circ} 48' 56''$ east), a distance of 38.36 feet;

Thence south $00^{\circ} 51' 11''$ west, along the existing westerly right-of-way line of Fallingwater Road, a distance of 24.11 feet;

Thence south $88^{\circ} 46' 41''$ west, along the existing northerly right-of-way line of S.R. 82, a distance of 24.11 feet, to the true place of beginning, and containing 123 square feet of land.

PETITION FOR ZONING

Ordinance Number: 2022-123

To the Council of the City of Strongsville, County of Cuyahoga, State of Ohio:

I the undersigned owner of the property set above my name on the Property Description Form attached to this document, hereby petition your Honorable Body that said property be changed from a class PF use to a class GB use.

Such change is necessary for the preservation and enjoyment of a substantial property right because: the Public Facilities zoning district, in which the Property is located, is overly restrictive in the types of permitted and conditional uses allowed therein especially when considering the types of uses allowed and benefits enjoyed in the commercial and business districts surrounding this Property, and has, in effect, made leasing the Property extremely challenging, which is further evidenced by the fact that only 50% of the building located on the Property is currently under lease.

Such change will not be materially detrimental to the public welfare nor to the property of other persons located in the vicinity because: the Property is already located on one of the biggest, most heavily traveled roads in the City of Strongsville where many businesses are situated and its location, with the exception of the multi-family residential zoning district to the north (RMF-1), is already located among other commercial zoning districts, such as Restaurant Recreational Service (R-RS), Shopping Center (SC), Office Building (OB), and General Business (GB).

Please list other supporting documents (if any) which accompany this petition:

1. Limited Warranty Deed of the Property, Instrument Number 202001080704
2. ALTA Survey dated May 2, 2019, certified by Robert A. Dorner, Registered Professional Surveyor, from McSteen Land Surveyors.
3. Certified list of titled property owners of record within a 500-foot radius of the Property.

THE PROPOSED USE OF THE PROPERTY IS: Professional office space, all personal service establishments, and other permitted or conditional uses allowed in the GB district.

* Please pay particular attention to the details in item number 4 on page one. The certified list of property owners must be prepared by a title insurance company. Please provide a cover letter from the title insurance company verifying that said list was prepared by them.

PETITION FOR ZONING


Ordinance Number: 2022-123

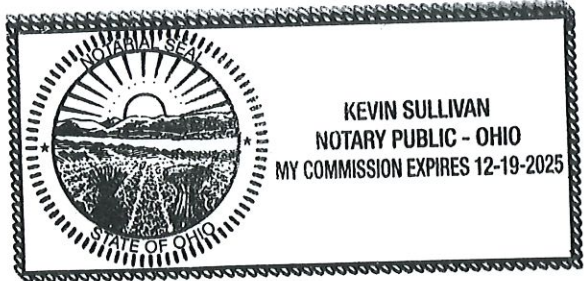
Name, address and **telephone number** of applicant or applicant's agent:

Name: Jason Sheiban, Managing Member of Property Owner, SP-JS1 LLC

Address: 17406 North Royalton Road, Strongsville, Ohio 44136

Telephone Number: (440) 666-6536


Signature of Owner
Jason Sheiban, Managing Member of SP-JS1 LLC



State of Ohio)
County of Cuyahoga)

Sworn to and subscribed in my presence this 28th day of July, 2022.
Kevin Sullivan
Notary Public

My commission expires: 12/19/2025

* Please pay particular attention to the details in item number 4 on page one. The certified list of property owners must be prepared by a title insurance company. Please provide a cover letter from the title insurance company verifying that said list was prepared by them.

PROPERTY DESCRIPTION FORM

Ordinance Number: 2022-123

The following described property is that property for which a change is being requested in the attached Petition for Zoning Change and which is hereby incorporated into and made part of said petition:

Address of Property: 17406 North Royalton Road, Strongsville, Ohio 44136

Permanent Parcel No. 396-12-028

The property is bounded by the following streets: (indicate direction; i.e., north, south, etc.) North Royalton Road to the south of the property; Falling Water Road to the east of the Property (no immediate streets or roads to the north or west of the Property).

Number and type of buildings which now occupy property (if any): One (1) brick building

Acreage: 2.668 acres

Said property (has) (had) the following deed restrictions affecting the use thereof (attach copy): No deed restrictions

Said deed restrictions (will) (have) expire(d) on: N/A

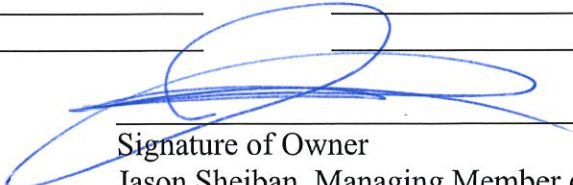
Said property is presently under lease or otherwise encumbered as follows: _____
There are two (2) leases on the Property: (1) NOBC II LLC; and (2) Quick Med Urgent Care LLC.

* Please pay particular attention to the details in item number 4 on page one. The certified list of property owners must be prepared by a title insurance company. Please provide a cover letter from the title insurance company verifying that said list was prepared by them.

PROPERTY DESCRIPTION FORM

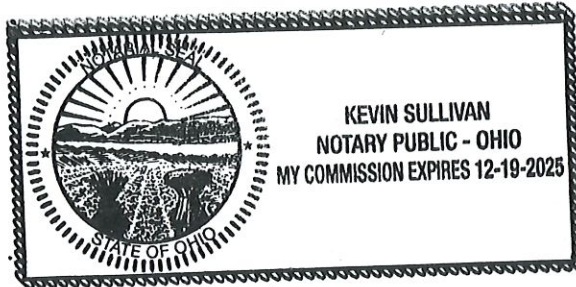
Ordinance Number: 2022-123

| Owner(s) | Percent of Ownership: |
|-----------------------|-----------------------|
| 1. <u>SP-JS1, LLC</u> | <u>100%</u> |
| 2. _____ | _____ |
| 3. _____ | _____ |



 Signature of Owner
 Jason Sheiban, Managing Member of SP-JS1 LLC

State of Ohio)
 County of Cuyahoga)



Sworn to and subscribed to in my presence this 28th day of July, 2022.

Notary Public Kevin Sullivan
 My commission expires 12-19-2025

* Please pay particular attention to the details in item number 4 on page one. The certified list of property owners must be prepared by a title insurance company. Please provide a cover letter from the title insurance company verifying that said list was prepared by them.

CITY OF STRONGSVILLE
OFFICE OF THE COUNCIL

MEMORANDUM

TO: Lori Daley, Assistant City Engineer

FROM: Aimee Pientka, Clerk of Council

DATE: August 1, 2022

SUBJECT: Rezoning Application
Owner: SP-JS1 LLC, Jason Sheiban, Managing Member
PPN: 396-12-028
Address: 17406 Royalton Road
From: Public Facility (PF) to General Business (GB)

Please check the legal description on the attached application for rezoning and, if correct, please forward to the Law Director so he may prepare legislation for Council to consider.

Thank you.

AKP
Attachments

Cc: Thomas P. Perciak, Mayor
Neal Jamison, Law Director
Daniel J. Kolick, Assistant Law Director
George Smerigan, City Planner
Brent Painter, Economic Development Director
All Members of Council
Carol Brill, Planning Commission Secretary

City of Strongsville

Memorandum

To: Neal Jamison, Law Director

CC: Mayor Perciak
Ken Mikula, City Engineer
Aimee Pientka
George Smerigan, City Planner
Brent Painter, Economic Development Director
Dan Kolick, Assistant Law Director
Carol Brill, Planning Commission Secretary

From: Lori Daley, Assistant City Engineer

Date: August 8, 2022

Re: Rezoning Application
PPN 396-12-028
PF to GB

Neal,

The attached legal description and exhibit accurately depict the above referenced parcel to be rezoned.

This legal description is to replace the one included in the Clerk of Council's August 1, 2022 memo.

Please feel free to contact me with any questions.

Thank you.

CITY OF STRONGSVILLE
OFFICE OF THE COUNCIL

MEMORANDUM

TO: Planning Commission

FROM: Aimee Pientka, Clerk of Council

DATE: September 7, 2022

SUBJECT: Referral from Council: Ordinance Nos. 2022-122 and 2022-123.

At its regular meeting of September 6, 2022, City Council referred the following Ordinances to the Planning Commission for its report and recommendation thereon:

- Ordinance No. 2022-122 by Mayor Perciak and All Members of Council. AN ORDINANCE AMENDING SECTIONS 1252.15, 1252.16 AND 1252.18 OF TITLE SIX OF PART TWELVE-PLANNING AND ZONING CODE OF THE CODIFIED ORDINANCES OF THE CITY OF STRONGSVILLE CONCERNING ACCESSORY BUILDINGS AND PROJECTIONS INTO YARDS IN RESIDENTIAL DISTRICTS.
- Ordinance No. 2022-123 by Mayor Perciak and All Members of Council. AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF STRONGSVILLE ADOPTED BY SECTION 1250.03 OF TITLE SIX, PART TWELVE OF THE CODIFIED ORDINANCES OF STRONGSVILLE TO CHANGE THE ZONING CLASSIFICATION OF CERTAIN REAL ESTATE LOCATED AT 17406 ROYALTON ROAD (PPN 396-12-028) IN THE CITY OF STRONGSVILLE FROM PF (PUBLIC FACILITIES) CLASSIFICATION TO GB (GENERAL BUSINESS) CLASSIFICATION, AND DECLARING AN EMERGENCY.

A copy of the ordinance is attached for Planning Commission review.

AKP
Attachments

MEMORANDUM

TO: Aimee Pientka, Council Clerk
Neal Jamison, Law Director

FROM: Carol Brill, Administrative Assistant, Boards & Commissions

SUBJECT: Referrals to Council

DATE: September 9, 2022

Please be advised that at its meeting of September 8, 2022, the Strongsville Planning Commission gave Favorable Recommendation to the following;

ORDINANCE 2022-123:

An Ordinance Amending the Zoning Map of the City of Strongsville adopted by Section 1250.03 of Title Six, Part Twelve of the Codified Ordinances of Strongsville to change the Zoning Classification of certain real estate located at 17406 Royalton Road (PPN 396-12-028) in the City of Strongsville from PF (Public Facility) Classification to GB (General Business) Classification.

ORDINANCE 2002-122:

An Ordinance Amending Sections 1252.15, 1252.16 and 1252.18 of Title Six of Part Twelve-Planning and Zoning Code of the Codified Ordinances of the City of Strongsville concerning Accessory Buildings and Projections into yards in Residential Districts.

CITY OF STRONGSVILLE, OHIO

RESOLUTION NO. 2022 – 142

By: Mayor Perciak and All Members of Council

A RESOLUTION AUTHORIZING THE MAYOR TO ADVERTISE A REQUEST FOR QUALIFICATIONS AND PROPOSALS FOR CONSTRUCTION MANAGEMENT SERVICES IN CONNECTION WITH THE WHITNEY ROAD BRIDGE PROJECT (CUY-WHITNEY ROAD BRIDGE; PID 111574) IN THE CITY OF STRONGSVILLE, AND DECLARING AN EMERGENCY.

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF STRONGSVILLE, COUNTY OF CUYAHOGA AND STATE OF OHIO:

Section 1. That the Mayor be and is hereby authorized and directed to advertise a request for qualifications and proposals for construction management services, including construction contract administration and construction inspection services, in connection with the Whitney Road Bridge Project (CUY-Whitney Road Bridge; PID 111574), which consists of removing, rehabilitating and reinstalling the wooden covered bridge; removing and replacing the bridge deck; and removing and replacing structural steel beams, in accordance with the documents on file in the office of the City Engineer, which are, in all respects, hereby approved.

Section 2. That the funds for the purposes of this Resolution have been appropriated and shall be paid from the General Capital Improvement Fund and such other local, state and/or federal funds which become available for such Project.

Section 3. That it is found and determined that all formal actions of this Council concerning and relating to the adoption of this Resolution were adopted in an open meeting of this Council; and that all deliberations of this Council, and any of its committees, that resulted in such formal action were in meetings open to the public in compliance with all legal requirements.

Section 4. That this Resolution is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, property, health, safety and welfare, and for the further reason that such construction management services are required in order to proceed with necessary improvements to the Whitney Road Bridge, and to conserve public funds. Therefore, provided this Resolution receives the affirmative vote of two-thirds of all members elected to Council, it shall take effect and be in force immediately upon its passage and approval by the Mayor; otherwise from and after the earliest period allowed by law.

President of Council

Approved: _____
Mayor

Date Passed: _____

Date Approved: _____

CITY OF STRONGSVILLE, OHIO
RESOLUTION NO. 2022 - 142
Page 2

| | <u>Yea</u> | <u>Nay</u> |
|----------|------------|------------|
| Carbone | _____ | _____ |
| Clark | _____ | _____ |
| DeMio | _____ | _____ |
| Kaminski | _____ | _____ |
| Kosek | _____ | _____ |
| Roff | _____ | _____ |
| Short | _____ | _____ |

Attest: _____
Clerk of Council

Ord. No. _____ Amended: _____
1st Rdg. _____ Ref: _____
2nd Rdg. _____ Ref: _____
3rd Rdg. _____ Ref: _____

Public Hrg. _____ Ref: _____
Adopted: _____ Defeated: _____

CITY OF STRONGSVILLE, OHIO

ORDINANCE NO. 2022 – 143

By: Mayor Perciak and All Members of Council

AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO A MEMORANDUM OF UNDERSTANDING BY AND BETWEEN THE CITY OF STRONGSVILLE AND THE STRONGSVILLE FIREFIGHTERS ASSOCIATION, IAFF LOCAL 2882, TO MODIFY PROMOTIONAL PROCEDURES FOR CERTAIN FIRE DEPARTMENT POSITIONS, AND DECLARING AN EMERGENCY.

WHEREAS, by and through Ordinance No. 2022-002, the Mayor was authorized to enter into a Collective Bargaining Agreement between the International Association of Firefighters Local 2882 and the City of Strongsville through December 31, 2024; and

WHEREAS, at this time, both the City and Union have agreed to enter into a Memorandum of Understanding in order to modify the promotional procedures for the positions of Assistant Chief, Captain and Lieutenant.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF STRONGSVILLE, COUNTY OF CUYAHOGA, AND STATE OF OHIO:

Section 1. That the Mayor be and is hereby authorized to enter into a Memorandum of Understanding by and between the City of Strongsville and the International Association of Firefighters Local 2882 with regard to modifying certain promotional procedures for the positions of Assistant Chief, Captain and Lieutenant, all as set forth in the Memorandum of Understanding attached hereto as Exhibit A and which in all respects is hereby approved.

Section 2. That it is found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were adopted in an open meeting of this Council; and that all deliberations of the Council and any of its committees that resulted in such formal action were in meetings open to the public in compliance with all legal requirements.

Section 3. That this Ordinance is hereby declared to be an emergency measure immediately necessary for the preservation of the public peace, health, safety and welfare of the City, and for the further reason that it is immediately necessary to modify the Collective Bargaining Agreement in order to include agreed upon language. Therefore, provided this Ordinance receives the affirmative vote of two-thirds of all members elected to Council, it shall take effect and be in force immediately upon its passage and approval by the Mayor; otherwise from and after the earliest period allowed by law.

President of Council

Approved: _____
Mayor

Date Passed: _____

Date Approved: _____

CITY OF STRONGSVILLE, OHIO

ORDINANCE NO. 2022 – 143

Page 2

| | <u>Yea</u> | <u>Nay</u> |
|----------|------------|------------|
| Carbone | _____ | _____ |
| Clark | _____ | _____ |
| DeMio | _____ | _____ |
| Kaminski | _____ | _____ |
| Kosek | _____ | _____ |
| Roff | _____ | _____ |
| Short | _____ | _____ |

Attest: _____
Clerk of Council

Ord. No. _____ Amended: _____
1st Rdg. _____ Ref: _____
2nd Rdg. _____ Ref: _____
3rd Rdg. _____ Ref: _____

Public Hrg. _____ Ref: _____
Adopted: _____ Defeated: _____

MEMORANDUM OF UNDERSTANDING

This Memorandum of Understanding is entered into between the City of Strongsville (Employer) and the Strongsville Fire Fighters Association, IAFF Local 2882 (Union) and sets forth the following acknowledgments, understandings and agreements:

The Employer and Union had agreed to be bound by certain promotional procedures pursuant to the arbitration decision issued by Dr. Dennis Byrne with the understanding that the parties could modify these procedures by mutual agreement in the future. The Employer and Union had previously entered into Memorandums of Understanding on September 19, 2006 and June 10, 2015 to modify the promotional procedures for the positions of Assistant Chief, Captain and Lieutenant in the Fire Department. (Ordinance Nos. 2006-206 & 2015-118). The Employer and Union have agreed to further modify the promotional procedures for said positions as follows:

CIVIL SERVICE
RULE VI
FIRE DEPARTMENT

- 2. Promotions-Fire Department-Lieutenant.
 - f. Written examination. Candidates must obtain a score of at least seventy five percent (75%) on the written examination without adding in any extra credit to continue the promotional process.

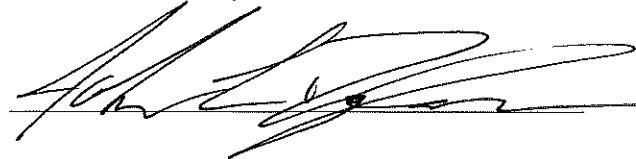
- 3. Promotions-Fire Department-Captain.
 - f. Written examination. Candidates must obtain a score of at least seventy five percent (75%) on the written examination without adding in any extra credit to continue the promotional process.

- 4. Promotions-Assistant Chief.
 - d. Written examination. Candidates must obtain a score of at least seventy five percent (75%) on the written examination without adding in any extra credit to continue the promotional process.

This Memorandum of Understanding is entered into by and between the parties this _____ day of _____, 2022.

**FOR THE STRONGSVILLE
FIREFIGHTERS, LOCAL 2882**

FOR THE CITY OF STRONGSVILLE



Thomas P. Perciak, Mayor

CITY OF STRONGSVILLE, OHIO

RESOLUTION NO. 2022 – 144

By: Mayor Perciak and All Members of Council

**A RESOLUTION APPROVING THE ADOPTION OF THE
CUYAHOGA COUNTY 2022 THROUGH 2027 ALL-
HAZARDS MITIGATION PLAN.**

WHEREAS, hazard mitigation is defined as any sustainable action taken to reduce or eliminate damage from future disaster; and

WHEREAS, the City of Strongsville is vulnerable to natural and human-made hazards which may result in loss of life and property, economic hardship and threats to public health and safety; and

WHEREAS, Section 322 of the Disaster Mitigation Act of 2000 (DMA 2000) requires state and local governments to develop and submit for approval to the President a mitigation plan that outlines processes for identifying their respective natural hazards, risks and vulnerabilities; and

WHEREAS, the City of Strongsville acknowledges the requirements of Section 322 of DMA 2000 to have an approved Hazard Mitigation Plan as a prerequisite to receiving post-disaster Hazard Mitigation Grant Program funds; and

WHEREAS, the Cuyahoga County 2022-2027 All-Hazards Mitigation Plan has been developed by the Cuyahoga County Office of Emergency Management in cooperation with other county departments, and officials and citizens of the City of Strongsville; and

WHEREAS, a public involvement process consistent with the requirements of DMA 2000 was conducted to develop the Cuyahoga County 2022-2027 All-Hazards Mitigation Plan; and

WHEREAS, the Cuyahoga County 2022-2027 All-Hazards Mitigation Plan recommends mitigation activities that will reduce losses to life and property affected by both natural and human-made hazards that face the County and its municipal governments; and

WHEREAS, the City's Fire Chief, having reviewed and recommended adoption of the "Cuyahoga County 2022-2027 All-Hazards Mitigation Plan," this Council finds it acceptable.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF STRONGSVILLE, COUNTY OF CUYAHOGA AND STATE OF OHIO:

Section 1. That based upon the recommendation of the City's Chief of Fire, the Cuyahoga County 2022-2027 All-Hazards Mitigation Plan is hereby adopted as the official Hazard Mitigation Plan of the City of Strongsville, a copy of which is on file in the office of the Fire Chief.

Section 2. That the respective officials and agencies identified in the implementation strategy of the Cuyahoga County 2022-2027 All-Hazards Mitigation Plan are hereby directed to implement the recommended activities assigned to them.

Section 3. That it is found and determined that all formal actions of this Council concerning and relating to the adoption of this Resolution were adopted in an open meeting of this Council, and that all deliberations of this Council, and any of its committees, that resulted in such formal actions were in meetings open to the public, in compliance with all legal requirements.

Section 4. That this Resolution shall take effect and be in force from and after the earliest period allowed by law.

 President of Council

Approved: _____
 Mayor

Date Passed: _____

Date Approved: _____

| | <u>Yea</u> | <u>Nay</u> |
|----------|------------|------------|
| Carbone | _____ | _____ |
| Clark | _____ | _____ |
| DeMio | _____ | _____ |
| Kaminski | _____ | _____ |
| Kosek | _____ | _____ |
| Roff | _____ | _____ |
| Short | _____ | _____ |

Attest: _____
 Clerk of Council

Ord. No. _____ Amended: _____
 1st Rdg. _____ Ref: _____
 2nd Rdg. _____ Ref: _____
 3rd Rdg. _____ Ref: _____

Public Hrg. _____ Ref: _____
 Adopted: _____ Defeated: _____

CITY OF STRONGSVILLE, OHIO
ORDINANCE NO. 2022 - 145
BY: MAYOR THOMAS P. PERCIAK

AN ORDINANCE MAKING APPROPRIATIONS FOR THE ANNUAL EXPENSES AND OTHER EXPENDITURES OF THE CITY OF STRONGSVILLE, OHIO, FOR THE YEAR 2022 AND REPEALING ORDINANCE NUMBER 2022-119

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF STRONGSVILLE, COUNTY OF CUYAHOGA, AND STATE OF OHIO:

Section 1: THAT THERE BE APPROPRIATED FROM THE FOLLOWING FUNDS AND AS FURTHER DETAILED IN THE SCHEDULE ATTACHED HERETO AS EXHIBIT "A" AND INCORPORATED HEREIN:

| <u>General Fund - 101</u> | | | | | |
|---------------------------|--------------------|------------------|-----------------|----------------------|------------------|
| Fund # | Fund Activity | Personal Service | Other | Transfers & Advances | Total |
| 101 | Total General Fund | \$ 19,988,200.00 | \$ 8,672,846.00 | \$ 14,270,000.00 | \$ 42,931,046.00 |

| <u>Special Revenue Funds - 200</u> | | | | | |
|------------------------------------|-----------------------------------|------------------|------------------|----------------------|------------------|
| Fund # | Fund Activity | Personal Service | Other | Transfers & Advances | Total |
| 203 | Police Pension | \$ 1,458,700.00 | \$ - | \$ - | \$ 1,458,700.00 |
| 204 | Street Construction & Maintenance | 5,178,600.00 | 9,767,800.00 | - | 14,946,400.00 |
| 205 | State Highway Maintenance | - | 57,600.00 | - | 57,600.00 |
| 206 | Motor Vehicle License Tax | - | 600,000.00 | - | 600,000.00 |
| 207 | Emergency Vehicle Fund | - | 1,839,750.00 | - | 1,839,750.00 |
| 208 | Fire Levy | 8,894,100.00 | 889,850.00 | - | 9,783,950.00 |
| 209 | Fire Pension | 1,704,400.00 | - | - | 1,704,400.00 |
| 211 | Clerk of Court | - | 40,000.00 | - | 40,000.00 |
| 212 | Drainage Levy | - | 2,408,900.00 | - | 2,408,900.00 |
| 213 | Local Fiscal Recovery | 444,875.00 | 18,676.00 | 2,339,092.00 | 2,802,643.00 |
| 214 | Multi-Purpose Complex | 3,127,632.00 | 1,980,140.00 | - | 5,107,772.00 |
| 215 | Southwest General Hospital | - | 377,813.00 | - | 377,813.00 |
| 216 | Law Enforcement Federal Seizures | - | 7,000.00 | - | 7,000.00 |
| 217 | Law Enforcement State Seizures | - | 12,000.00 | - | 12,000.00 |
| 218 | Law Enforcement Drug Fine | - | 400.00 | - | 400.00 |
| 219 | Law Enforcement DWI/DUI | - | 5,000.00 | - | 5,000.00 |
| 220 | Tree Fund | - | 97,000.00 | - | 97,000.00 |
| 222 | Community Diversion | 11,200.00 | 4,000.00 | - | 15,200.00 |
| 223 | Bond Escrow | - | 700,000.00 | - | 700,000.00 |
| 224 | Earned Benefits | 710,200.00 | - | - | 710,200.00 |
| 225 | One Ohio Settlement Fund | - | 6,390.00 | - | 6,390.00 |
| 200 | Total Special Revenue Funds | \$ 21,529,707.00 | \$ 18,812,319.00 | \$ 2,339,092.00 | \$ 42,681,118.00 |

| <u>Debt Service Funds - 300</u> | | | | | |
|---------------------------------|--------------------------|------------------|-----------------|----------------------|-----------------|
| Fund # | Fund Activity | Personal Service | Other | Transfers & Advances | Total |
| 331 | General Bond Retirement | \$ - | \$ 2,799,500.00 | \$ - | \$ 2,799,500.00 |
| 333 | Pearl Road TIF # 1 | - | 1,197,500.00 | - | 1,197,500.00 |
| 334 | Royalton Road TIF | - | 108,000.00 | - | 108,000.00 |
| 335 | Pearl Road TIF # 2 | - | 83,000.00 | - | 83,000.00 |
| 336 | Pearl Road TIF # 3 | - | 42,300.00 | - | 42,300.00 |
| 337 | Westwood Commons TIF | - | 40,400.00 | - | 40,400.00 |
| 338 | Giant Eagle TIF | - | 112,800.00 | - | 112,800.00 |
| 339 | GETGO TIF | - | 41,000.00 | - | 41,000.00 |
| 340 | Clover Senior TIF | - | 145,600.00 | - | 145,600.00 |
| 341 | Pearl Road TIF # 4 | - | 255,000.00 | - | 255,000.00 |
| 342 | Cane's/Chase TIF | - | 20,600.00 | - | 20,600.00 |
| 344 | Pearl North TIF | - | 35,300.00 | - | 35,300.00 |
| 300 | Total Debt Service Funds | \$ - | \$ 4,881,000.00 | \$ - | \$ 4,881,000.00 |

| Capital Improvement Capital Project Funds - 400 | | | | | |
|---|------------------------------------|------------------|------------------|----------------------|------------------|
| Fund # | Fund Activity | Personal Service | Other | Transfers & Advances | Total |
| 441 | Recreation Capital Improvement | \$ - | \$ 1,145,000.00 | \$ - | \$ 1,145,000.00 |
| 442 | General Capital Improvement | - | 22,026,717.00 | - | 22,026,717.00 |
| 447 | TIF Capital Improvements | - | 420,153.00 | - | 420,153.00 |
| 448 | Town Center Improvement Fund | - | 4,750,000.00 | - | 4,750,000.00 |
| 400 | Total Capital Project Funds | \$ - | \$ 28,341,870.00 | \$ - | \$ 28,341,870.00 |

| Enterprise Funds - 500 | | | | | |
|------------------------|----------------|------------------|------------------|----------------------|------------------|
| Fund # | Fund Activity | Personal Service | Other | Transfers & Advances | Total |
| 551 | Sanitary Sewer | \$ 1,944,586.00 | \$ 19,669,748.00 | \$ - | \$ 21,614,334.00 |

| Internal Service Fund - 600 | | | | | |
|-----------------------------|-------------------------------------|------------------|-----------------|----------------------|-----------------|
| Fund # | Fund Activity | Personal Service | Other | Transfers & Advances | Total |
| 661 | Health Insurance Reserve | \$ - | \$ 6,747,100.00 | \$ - | \$ 6,747,100.00 |
| 664 | Worker's Compensation Reserve | - | 425,000.00 | - | 425,000.00 |
| 600 | Total Internal Service Funds | \$ - | \$ 7,172,100.00 | \$ - | \$ 7,172,100.00 |

Grand Total All Funds \$ 43,462,493.00 \$ 87,549,883.00 \$ 16,609,092.00 \$ 147,621,468.00

| Itemized list of Transfers and Advances by Fund | |
|--|-------------------------|
| Description | Amount |
| General Fund to Street Construction Fund | \$ 4,000,000.00 |
| General Fund to Fire Levy Fund | 4,600,000.00 |
| General Fund to Multi-Complex Fund | 1,950,000.00 |
| General Fund to Police Pension Fund | 1,008,000.00 |
| General Fund to Fire Pension Fund | 1,212,000.00 |
| General Fund to Recreation Capital Improvement Fund | 500,000.00 |
| General Fund to General Capital Improvement Fund | 500,000.00 |
| General Fund to Town Center Improvement Fund | 500,000.00 |
| Total Transfers | \$ 14,270,000.00 |
| Local Fiscal Recovery Fund Advance Repayment to General Fund | 2,339,092.00 |
| Total Advance and Advance Repayments | \$ 2,339,092.00 |
| Total Transfers, Advances and Advance Repayments | \$ 16,609,092.00 |

Section 2: That all expenditures within the fiscal year ending December 31, 2022 shall be made in accordance with the code accounts set forth above, and shall be made within the appropriations herein provided.

Section 3: That it is found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were adopted in an open meeting of this Council, and that all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public in compliance with all legal requirements.

Section 4: AS AN ORDINANCE providing for the appropriation of monies and consistent with the City's Charter Article III, Section 13, this Ordinance shall take effect immediately upon its passage and approval by the Mayor, or otherwise at the earliest time allowed by law.

President of Council

Approved: _____
Mayor

Date Passed

Date Approved

Attest: _____
Clerk of Council

| | <u>Yea</u> | <u>Nay</u> |
|----------|------------|------------|
| Carbone | _____ | _____ |
| Clark | _____ | _____ |
| DeMio | _____ | _____ |
| Kaminski | _____ | _____ |
| Kosek | _____ | _____ |
| Roff | _____ | _____ |
| Short | _____ | _____ |

ORD. No. 2022-145 Amended: _____
 1st Rdg. _____ Ref: _____
 2nd Rdg. _____ Ref: _____
 3rd Rdg. _____ Ref: _____

 Pub Hrg. _____ Ref: _____
 Adopted: _____ Defeated: _____

EXHIBIT "A"
SCHEDULE OF BUDGETS BY DEPARTMENT - page 1 of 2

| Dept # | Department | Personal Services | Other | Transfers & Advances | Total |
|------------------------------------|----------------------------------|-------------------------|-------------------------|-------------------------|-------------------------|
| 011410 | Council | \$ 391,300.00 | \$ 36,000.00 | \$ - | \$ 427,300.00 |
| 011411 | Mayors Office | 271,500.00 | 19,800.00 | - | 291,300.00 |
| 015412 | Police Department | 10,557,600.00 | 1,437,750.00 | - | 11,995,350.00 |
| 011413 | Human Resources | 271,300.00 | 41,900.00 | - | 313,200.00 |
| 011414 | Finance Department | 533,100.00 | 18,200.00 | - | 551,300.00 |
| 011415 | Legal Department | 503,400.00 | 74,900.00 | - | 578,300.00 |
| 011416 | Communication & Technology | 804,800.00 | 491,000.00 | - | 1,295,800.00 |
| 011417 | Building Department | 968,000.00 | 187,800.00 | - | 1,155,800.00 |
| 011418 | Mayors Court | 162,400.00 | 320,000.00 | - | 482,400.00 |
| 011420 | Rubbish Department | - | 3,150,100.00 | - | 3,150,100.00 |
| 011421 | Cemetery Department | 138,100.00 | 299,046.00 | - | 437,146.00 |
| 011422 | Architectural Board of Review | - | 4,000.00 | - | 4,000.00 |
| 011423 | Planning Commission | 123,300.00 | 67,500.00 | - | 190,800.00 |
| 011424 | Civil Service | - | 61,400.00 | - | 61,400.00 |
| 011425 | Board of Appeals | - | 20,900.00 | - | 20,900.00 |
| 011428 | Parks Department | 122,400.00 | 256,000.00 | - | 378,400.00 |
| 011429 | Public Safety | 185,800.00 | - | - | 185,800.00 |
| 011430 | General Miscellaneous | - | 1,814,050.00 | - | 1,814,050.00 |
| 011435 | Economic Development | 198,000.00 | 92,000.00 | - | 290,000.00 |
| 015415 | OPID Grant | 37,300.00 | 12,700.00 | - | 50,000.00 |
| 015414 | Corrections Officers | 833,700.00 | 88,000.00 | - | 921,700.00 |
| 015413 | Regional Dispatch Center | 3,886,200.00 | 179,800.00 | - | 4,066,000.00 |
| 011468 | Non Government Transfers | - | - | 14,270,000.00 | 14,270,000.00 |
| Total General Fund | | \$ 19,988,200.00 | \$ 8,672,846.00 | \$ 14,270,000.00 | \$ 42,931,046.00 |
| 031000 | Police Pension | 1,458,700.00 | - | - | 1,458,700.00 |
| 046419 | Street Repairs | 4,362,900.00 | 8,263,400.00 | - | 12,626,300.00 |
| 046426 | Traffic Signal Maintenance | 119,400.00 | 215,000.00 | - | 334,400.00 |
| 046427 | Snow Removal | - | 444,400.00 | - | 444,400.00 |
| 046433 | Municipal Garage | 696,300.00 | 845,000.00 | - | 1,541,300.00 |
| 056000 | State Highway Maintenance | - | 57,600.00 | - | 57,600.00 |
| 066000 | Motor Vehicle License Tax | - | 600,000.00 | - | 600,000.00 |
| 075000 | Emergency Vehicle Fund | - | 1,839,750.00 | - | 1,839,750.00 |
| 085000 | Fire Levy | 8,894,100.00 | 567,200.00 | - | 9,461,300.00 |
| 085001 | Fire Station Ward 1 | - | 97,900.00 | - | 97,900.00 |
| 085002 | Fire Station Ward 2 | - | 47,500.00 | - | 47,500.00 |
| 085003 | Fire Station Ward 3 | - | 52,500.00 | - | 52,500.00 |
| 085004 | Fire Station Ward 4 | - | 124,750.00 | - | 124,750.00 |
| 095000 | Fire Pension | 1,704,400.00 | - | - | 1,704,400.00 |
| 111000 | Clerk of Court | - | 40,000.00 | - | 40,000.00 |
| 121000 | Drainage Levy | - | 2,408,900.00 | - | 2,408,900.00 |
| 131000 | Local Fiscal Recovery | 444,875.00 | 18,676.00 | 2,339,092.00 | 2,802,643.00 |
| 143304 | Sports Programs | 295,800.00 | 222,700.00 | - | 518,500.00 |
| 143305 | Recreation Administration | 503,300.00 | 728,100.00 | - | 1,231,400.00 |
| 143306 | Fitness | 456,500.00 | 150,700.00 | - | 607,200.00 |
| 143310 | Aquatics | 703,500.00 | 109,800.00 | - | 813,300.00 |
| 143311 | Recreation Programs | 122,100.00 | 75,200.00 | - | 197,300.00 |
| 143430 | Special Events | - | 14,900.00 | - | 14,900.00 |
| 143431 | Old Town Hall | 8,900.00 | 63,800.00 | - | 72,700.00 |
| 143439 | Senior Services | 556,532.00 | 283,400.00 | - | 839,932.00 |
| 143451 | Recreation Maintenance | 481,000.00 | 299,040.00 | - | 780,040.00 |
| 143500 | Program Refunds | - | 32,500.00 | - | 32,500.00 |
| 152000 | Southwest General Hospital | - | 377,813.00 | - | 377,813.00 |
| 165000 | Law Enforcement Federal Seizures | - | 7,000.00 | - | 7,000.00 |
| 175000 | Law Enforcement State Seizures | - | 12,000.00 | - | 12,000.00 |
| 185000 | Law Enforcement Drug Fine | - | 400.00 | - | 400.00 |
| 195000 | Law Enforcement DWI/DUI | - | 5,000.00 | - | 5,000.00 |
| 204000 | Tree Maintenance | - | 97,000.00 | - | 97,000.00 |
| 225000 | Community Diversion | 11,200.00 | 4,000.00 | - | 15,200.00 |
| 223100 | Bond Escrow | - | 700,000.00 | - | 700,000.00 |
| 224000 | Earned Benefits | 710,200.00 | - | - | 710,200.00 |
| 250000 | One Ohio Settlement Fund | - | 6,390.00 | - | 6,390.00 |
| Total Special Revenue Funds | | \$ 21,529,707.00 | \$ 18,812,319.00 | \$ 2,339,092.00 | \$ 42,681,118.00 |

EXHIBIT "A"
SCHEDULE OF BUDGETS BY DEPARTMENT - page 2 of 2

| Dept # | Department | Personal Service | Other | Transfers & Advances | Total |
|--------|--------------------------------|------------------|------------------|----------------------|-------------------|
| 311000 | General Bond Retirement | - | 2,799,500.00 | - | 2,799,500.00 |
| 333000 | Pearl Road TIF # 1 | - | 1,197,500.00 | - | 1,197,500.00 |
| 334000 | Royalton Road TIF | - | 108,000.00 | - | 108,000.00 |
| 335000 | Pearl Road TIF # 2 | - | 83,000.00 | - | 83,000.00 |
| 336000 | Pearl Road TIF # 3 | - | 42,300.00 | - | 42,300.00 |
| 337000 | Westwood Commons TIF | - | 40,400.00 | - | 40,400.00 |
| 338000 | Giant Eagle TIF | - | 112,800.00 | - | 112,800.00 |
| 339000 | GETGO TIF | - | 41,000.00 | - | 41,000.00 |
| 340000 | Clover Senior TIF | - | 145,600.00 | - | 145,600.00 |
| 341000 | Pearl Road TIF # 4 | - | 255,000.00 | - | 255,000.00 |
| 342000 | Cane's/Chase TIF | - | 20,600.00 | - | 20,600.00 |
| 344000 | Pearl North TIF | - | 35,300.00 | - | 35,300.00 |
| | Total Debt Service | \$ - | \$ 4,881,000.00 | \$ - | \$ 4,881,000.00 |
| 413000 | Recreation Capital Improvement | - | 1,145,000.00 | - | 1,145,000.00 |
| 421000 | General Capital Improvement | - | 22,026,717.00 | - | 22,026,717.00 |
| 447100 | Pearl & Whitney TIF | - | 75,000.00 | - | 75,000.00 |
| 447102 | Prospect & Albion TIF | - | 25,000.00 | - | 25,000.00 |
| 447103 | Goodyear & 5/3 TIF | - | 55,000.00 | - | 55,000.00 |
| 447104 | 42/82 TIF | - | 215,153.00 | - | 215,153.00 |
| 447105 | Dunkin Donuts TIF | - | 25,000.00 | - | 25,000.00 |
| 447106 | Pearl & Lunn TIF | - | 25,000.00 | - | 25,000.00 |
| 448108 | Town Center Improvement Fund | - | 4,750,000.00 | - | 4,750,000.00 |
| | Total Capital Projects | \$ - | \$ 28,341,870.00 | \$ - | \$ 28,341,870.00 |
| 512501 | Engineering and Administration | 732,486.00 | 921,900.00 | - | 1,654,386.00 |
| 512502 | Plant Expenditures | - | 14,586,500.00 | - | 14,586,500.00 |
| 512503 | Line Expenditures | 1,212,100.00 | 326,000.00 | - | 1,538,100.00 |
| 512504 | Sewer Capital Improvements | - | 3,498,000.00 | - | 3,498,000.00 |
| 512505 | Sewer Debt Payments | - | 337,348.00 | - | 337,348.00 |
| | Total Sanitary Sewer | \$ 1,944,586.00 | \$ 19,669,748.00 | \$ - | \$ 21,614,334.00 |
| 661000 | Health Insurance Reserve | - | 6,747,100.00 | - | 6,747,100.00 |
| 664000 | Workers Compensation Reserve | - | 425,000.00 | - | 425,000.00 |
| | Total Internal Service | \$ - | \$ 7,172,100.00 | \$ - | \$ 7,172,100.00 |
| | GRAND TOTAL | \$ 43,462,493.00 | \$ 87,549,883.00 | \$ 16,609,092.00 | \$ 147,621,468.00 |

CITY OF STRONGSVILLE, OHIO

ORDINANCE NO. 2022 – 146

By: Mayor Perciak and All Members of Council

AN ORDINANCE AMENDING SECTION 266.03(a) OF CHAPTER 266 OF TITLE SIX OF PART TWO-ADMINISTRATION CODE OF THE CODIFIED ORDINANCES OF THE CITY OF STRONGSVILLE CONCERNING VACATION LEAVE; AND DECLARING AN EMERGENCY.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF STRONGSVILLE, COUNTY OF CUYAHOGA AND STATE OF OHIO:

Section 1. That Section 266.03(a) of Chapter 266 of Title Six of Part Two-Administration Code of the City of Strongsville be and is hereby amended to read in its entirety as follows:

* * *

SECTION 266.03(a) VACATION LEAVE, SICK LEAVE AND HOLIDAYS.

Except for part-time elected officials and all less than full-time employees including regular part-time, seasonal or temporary employees, and those employees covered under a collective bargaining agreement, each full-time employee of the City shall be provided with vacation leave, sick leave and holidays as follows:

- (a) Vacation Leave. Each full-time City employee shall be entitled to paid vacation leave on his or her anniversary date as follows:
- (1) After completion of one year and up to five years of continuous service, two weeks with pay;
 - (2) After completion of five years and up to ten years of continuous service, three weeks;
 - (3) After completion of ten years and up to fifteen years of continuous service, four weeks;
 - (4) After completion of fifteen years and up to twenty years of continuous service, five weeks;
 - (5) After completion of twenty or more years of continuous service, six weeks;
 - (6) Compensation in lieu of vacation must receive prior written approval of the Mayor.
 - (7) The City, may at the sole discretion of the Mayor, award a non-collectively bargained employee who, at the time of being hired by the City, and having prior public service experience, additional vacation upon hire in recognition of the newly-hired employee's prior years of public service credit. The effective date of this amendment shall be retroactive to January 1, 2022.**

* * *

Section 2. That the within amendments shall be operative and effective as to applicable City employees upon passage and approval of this Ordinance.

CITY OF STRONGSVILLE, OHIO

ORDINANCE NO. 2022 – 146

Page 2

Section 3. That any funds required for the purposes of this Ordinance shall be appropriated and paid from the General Fund; Police Pension Fund; Street, Construction, Maintenance & Repair Fund; Fire Levy Fund; Fire Pension Fund; Multi-Purpose Complex Fund; Community Diversion Fund; Earned Benefits Fund, and/or Sanitary Sewer Fund.

Section 4. That it is found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were adopted in an open meeting of this Council, and that all deliberations of this Council, and any of its committees, that resulted in such formal action were in meetings open to the public in compliance with all legal requirements.

Section 5. That this Ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, property, health, safety and welfare of the City, and for the further reason that it is immediately necessary to properly provide for benefits to various employees; and to conserve public funds. Therefore, provided this Ordinance receives the affirmative vote of two-thirds of all members elected to Council, it shall take effect and be in force immediately upon its passage and approval by the Mayor; otherwise from and after the earliest period allowed by law.

President of Council

Approved: _____
Mayor

Date Passed: _____

Date Approved: _____

| | <u>Yea</u> | <u>Nay</u> |
|----------|------------|------------|
| Carbone | _____ | _____ |
| Clark | _____ | _____ |
| DeMio | _____ | _____ |
| Kaminski | _____ | _____ |
| Kosek | _____ | _____ |
| Roff | _____ | _____ |
| Short | _____ | _____ |

Attest: _____
Clerk of Council

| | |
|----------------------------|----------------|
| Ord. No. _____ | Amended: _____ |
| 1 st Rdg. _____ | Ref: _____ |
| 2 nd Rdg. _____ | Ref: _____ |
| 3 rd Rdg. _____ | Ref: _____ |

| | |
|-------------------|-----------------|
| Public Hrg. _____ | Ref: _____ |
| Adopted: _____ | Defeated: _____ |