

SUMMARY OF CAUCUS DISCUSSION AND MINUTES OF THE STRONGSVILLE CITY COUNCIL REGULAR MEETING HELD ON, MONDAY, SEPTEMBER 21, 2026.

The Council of the City of Strongsville met in the Caucus Room at the Mike Kalinich Sr. City Council Chamber, 18688 Royalton Road, on **Monday, September 21, 2026, at 7:20 p.m.**

Present: Councilmembers Gordon C. Short, Thomas M. Clark, James A. Kaminski, Kelly A. Kosek, Annmarie P. Roff and Anthony J. Zacharyasz, Jr. **Also Present:** Clerk of Council Aimee Pientka. **Administration:** Mayor Thomas P. Perciak, Law Director Neal Jamison, Finance Director Eric Dean, Police Chief Thomas O'Deens, Public Safety Director Charles Goss, and Fire Chief Jack Draves.

Absent: Councilman James E. Carbone.

Council President Gordon C. Short called the caucus to order at 7:33 p.m.

The following Council Committees met to review legislation on the agenda:

Economic Development Committee:

Chairman Clark – Thank you, Council President Short. We have two ordinances on the docket, tonight. The first is Ordinance No. 2026-081. That is an ordinance authorizing the Mayor to enter into a project development agreement with Howe Mustang, LLC, and declaring an emergency. This is related to a mall project specifically in preparation for a hotel. We have already approved several things for this. This is just an agreement to allow the development agreement to proceed. For clarity, that's a 77,000 square foot / 4-story / 132-key hotel. This is an agreement that helps directly benefit the project site. I'll be happy to take any questions on that, but the recommendation is to suspend and adopt. We had this on first reading at the last meeting on September 8th.

Mr. Short – I think we will be okay. Unless anybody has any questions, we are moving forward with that tonight.

(No questions)

Chairman Clark – The second one is Ordinance No. 2026-093. You likely are all aware that we have 87 ½ acres in Foltz Industrial Parkway Phase II. We have an agreement right now and we are being represented by CBRE as our real estate partner on that. They have been a good partner to us, but as many times what happens in a real estate agreement, you extend that. We provided the opportunity for that; and at this time, we want to extend that. This would be what we believe is in the best interest of the city to extend such exclusive sales listing agreement contract with CBRE. Again, the recommendation there is suspend and adopt. Again, you may recall that we went through an extensive process and had multiple folks bid and this is the one we chose. Now, this is simply to extend that agreement. The recommendation on this one is to suspend and adopt.

Mr. Short – Any questions for Mr. Clark?

Ms. Kosek – I have one question.

Mr. Short – Go ahead.

Ms. Kosek – I don't know if you can answer, or if Neal can answer. Is the initial listing price the same as it was last year? Or, have we increased it because of inflation?

Mr. Clark – The price...it would be...I think it appears as \$75,000.00 in this agreement.

Ms. Kosek – Per acre, yes.

Mr. Clark – Yes, per acre. That is just an initial listing price and has not been changed.

Ms. Kosek – Okay, thank you.

Ms. Roff – And it's still the same, correct, as far as if they want splits on the lot and all those things, correct?

Mr. Clark – This is a pretty straight forward extension as you typically would see in a real estate agreement, correct. The situation with the market, we know this is developable land. Right now, the market is high for existing land, but we want to continue to be positioned with the same partner that we have for developable land.

Mayor Perciak – I want to add, if I may, with commercial property real estate like we have, in can be divided up as we are able to sell it - some may need 10 acres; some may need 15 acres. It isn't like a subdivision where every lot is the same size, so we have that flexibility.

Mr. Clark – One other comment, because we are talking about price and I called it out that it is listed in the (unintelligible) as \$75,000.00. At the end of the day, we want the tenants, if you will...the new owners to be what's best for the city. So that is the initial listing price to be clear. That's really...what is a good fit? Whether it's one parcel or five parcels, it's split out in various different ways.

Mayor Perciak – And I couldn't agree with you more.

Mr. Jamison – If I could add, Mr. Chairman, that's what we went through with the CCL process at the end of the day when we had multiple businesses trying to compete for that. A big factor was jobs being brought in. It's a flexible kind of target, but that's just a starting point.

Ms. Roff – Also, in the time that we've had it up, has there been any interest at all from any...has anyone come in?

Mayor Perciak – We've met several different potential applicants, but right now what's happened, Ann, the commercial real estate market is quite flooded with existing buildings. They are all doing their very best to either shop at an auction, or put in minimal bids where even though they would have to retrofit their business into an existing building for them it's probably far more efficient and cost less than to build new. That's what we are up against right. You can open up newspapers and you can just see auction after auction after auction. That's what we are up against. Yes, we have met. We did meet with one out of Austria even, so we are doing our best.

Mr. Short – Any other questions for Mr. Clark?

(No questions)

Mr. Short – Thank you, Mr. Clark.

Public Service & Conservation Committee:

Chairwoman Kosek – Thank you, we have one resolution tonight. It's Resolution No. 2026-094; this is a resolution that would grant permission to repurchase burial right certificates for our cemetery from Mr. and Mrs. Messer. I'd ask that we suspend and adopt. That's all I have.

Mr. Short – Thank you. Any questions for Ms. Kosek on that?

(No questions)

Mr. Short – Thank you.

Finance Committee:

Chairman Short – We have one ordinance tonight. Ordinance No. 2026-095; this is to update the expenditures for fiscal year 2026 for the City of Strongsville that are different than the budgeted numbers. Mr. Dean, I'm going to just discuss the ones that are material. We do have a net increase into the General Fund of \$500,000.00 in just, basically, interfund transfers for accounting purposes between various funds that affected the General Fund for a net increase of \$500,000.00 there. For Capital Expenditures, there is an increase of \$472,874.00. This is to approve funding for the change orders this Council approved for fire station five's construction. Also, the final expenditures for the closing out of the 2020 Sprague Road widening project. Then, an increase of \$103,060.00 for the Tax Incentive Funds (TIFs). This is needed to adjust the TIF funding for the fees charge against the TIFs by Cuyahoga County for the collections that were started in 2024 and to adjust the developer payments to the actual payments received. There are other expenses, increases, and decreases; but the net overall...again, with the material and what I consider immaterial changes, for a total net increase of \$611,258.00 when compared to the prior budget. Mr. Dean, I don't know if you have anything to add to that, or...

Mr. Dean – Yes, nothing major. Some of this I was waiting for our second half property tax to come in and it finally did last...actually, Friday. That's what gave me my final TIF numbers, but you know that this is all capital related. We need to make sure we have funding in our Capital Fund when we do projects like the Sprague Road...I'm sorry, the Prospect Road and Albion Road intersection next year. We need to make sure we having funding for our portion of that project.

Mr. Short – Any questions on those expenses for the budget?

(No questions)

Mr. Short – The recommendation, there, is to suspend and adopt this evening. Finally, we have Resolution No. 2026-096. This is something that we do every five years as required by state law where the Council will designate, for the city, where we deposit our interim and active funds for the city. This will be retroactive to March 16, 2026, and effective through March 17, 2031 for the following institutions: Fifth Third Bank, Independence Bank, Key Bank - National Association, PNC Bank – National Association, U.S. Bank – National Association (Custodian), Meeder Investment Management (Advisory Services) ...I am assuming that's because Meeder does invest interim funds and short-term investments for the city.

Mayor Perciak – Yes.

Mr. Short – ...Synovus Bank (pace Payment Solutions), Bank of Utah (Arbiter Pay), and Worldpay Merchant Services. The recommendation there is to suspend and adopt that this evening. Any questions on that?

(No questions)

Mr. Short – Are there any other questions for the Council from the administration?

(No questions)

Mr. Short – Anything for the administration from this Council before we begin our meeting?

Ms. Roff – If I could just reach out to Councilman Kaminski, I know that you are going to be having a Public Safety & Health Committee meeting soon, if we could also look at...along with some of the other challenges that you had, I have had a lot of phone calls regarding the E-bike stuff. Maybe get with Chief O'Deens and see if we could come up with even offering, or giving a...for certain ages, they have to go through a week course just like they do with Safety Town or something along those lines – a license type thing. Or, getting the education out there to the schools during DARE or something like that - if we could add that to it. Chief O'Deens, if you don't mind kind of starting to take a peek at that.

Mr. Jamison – We've had ongoing discussions, the chief and I, through the summer. As you have alluded, this is a constant kind of challenge. We are trying to work through it. Remember, we did something about a year or a year and a half ago.

Ms. Roff – Yes.

Mr. Jamison – That was with the helmets under a certain age. It's a tough issue because it's not only on the street, but it's also on the sidewalk. That is something the chief and I and his staff have been working on and will continue. I don't know if we will have it by the next meeting, but that is something that we've had constant discussions about. It's just not us, right?

Ms. Roff – Oh, it's everywhere.

Mr. Jamison – It's all over the whole area. I just know it's a challenge. Someone is going to get hurt someday and we are trying to get in front of that.

Ms. Roff – It has gotten definitely more prevalent everywhere.

Mr. Short – Every city is dealing with this issue.

Mr. Clark – (Unintelligible)...Northeast Ohio City Council Association topics every single meeting. Let's be clear, we did, here in Strongsville do some things and we did get ahead of it. Neal, you said, "Before someone gets hurt." The unfortunate thing is we have had a few instances, and we have had kids get hurt. I want to make sure that we don't have anymore here. At the end of the day, we can't...nothing we do is going to prevent and protect everyone. We can't put all these kids in bubble wrap, but I think it is good that we are looking at it. Thank you for the work, Chief O'Deens and Neal for your effort, too.

Ms. Roff – It also effects the everyday traffic and the vehicles going through our city, too. One little slight turn from them off the sidewalk, or something can cause an accident with an automobile.

Mr. Short – Will you add that, Mr. Kaminski?

Mr. Kaminski – Yes, I will add that to the agenda, but if doesn't...if we don't have time to cover the topic because I don't want to rush it, we will push it into the next meeting. We will have as many meetings as we need to.

Ms. Roff – Definitely Neal, if we could start coming up with what we are allowed to do as far as law goes...

Mr. Short – Well yes, we will do that.

Ms. Roff - ...or a certificate that they have to have to drive it under a certain age. Something along those lines, I don't know – a little class.

Mr. Short – We will talk about it at the Public Safety meeting.

Ms. Roff – Thank you.

*****Please note – The legislation discussed above on tonight's agenda can be viewed in entirety at: <https://www.strongsville.org/government/city-council/minutes-agendas> by clicking on the September 21, 2026 agenda link. *****

MINUTES OF THE STRONGSVILLE CITY COUNCIL REGULAR MEETING HELD ON MONDAY, SEPTEMBER 21, 2026 IN THE MIKE KALINICH SR. CITY COUNCIL CHAMBERS.

CALL TO ORDER:

Council President Gordon C. Short called the meeting to order at 7:33 p.m. All joined in the Pledge of Allegiance to the Flag.

CERTIFICATION OF POSTING:

The Clerk of Council certified that the meeting had been posted in accordance with Ordinance No. 2023-182.

ROLL CALL:

Present: Councilmembers: Gordon C. Short, Thomas M. Clark, James A. Kaminski, Kelly A. Kosek, Annmarie P. Roff, and Anthony J. Zacharyasz, Jr. **Also Present:** Clerk of Council Aimee Pientka. **Administration:** Mayor Thomas P. Perciak, Law Director Neal Jamison, Finance Director Eric Dean, Police Chief Thomas O'Deens, Public Safety Director Charles Goss, and Fire Chief Jack Draves.

Absent: Councilman James E. Carbone.

Motion made by Mr. Clark, second by Ms. Roff to excuse Councilman James E. Carbone for just cause. All members present voted aye and the motion carried.

COMMENTS ON MINUTES:

The Minutes of the Regular Council Meeting held on September 8, 2026 were approved as submitted.

APPOINTMENTS, CONFIRMATIONS, AWARDS AND RECOGNITIONS:

Mr. Short – Mr. Mayor, do we have anything on the agenda tonight?

Mayor Perciak – Yes, we do, plenty Mr. President. Chief O'Deens...Chief Draves, do you want to come on up too?

Chief O'Deens – Good evening, ladies and gentlemen. Thank you for showing up in this rotten weather; but we are here today to celebrate the accomplishments of our fire department and our police department. We go on thousands of calls every year and these are just the tip of the iceberg, but these are some events that happened that are really worth talking about. I would like to bring up Bill Burdick, from the Knights of Columbus. Bill is going to be talking about Fireman of the Year and Police Officer of the Year. I would also like to thank Council and the Mayor for giving us the opportunity to celebrate and to recognize these officers for their fine work.

Presentation of Fire Fighter and Police Officer of the Year Award by the Strongsville St. Francis of Assisi Council of the Knights of Columbus:

Mr. Burdick – Thank you, chief. Good evening, everybody – your honor, Mr. President, and all of the members that are here tonight. It is a privilege for the Knights of Columbus to be up here to recognize our Firefighter and Police Officer of the Year. Nineteen years ago, at Station 4, I met with Chief Moody at that time on a concept idea of having an award that represents the bluecoats that the Knights of Columbus calls our police and our fighter fighters and everything like that. When meeting with the chief, he said, "Hey, this is a great idea - let's get Chief Goss involved." We had a meeting, and we put together the SOP (Standard Operating Procedures), and finally we came up with our first award. So, eighteen years later, here we are. We are going strong and everything to recognize you guys because you guys really represent our community. We never think about you until we actually need you. I remember, at a State of the City where Mayor Perciak made a comment, "Why do we have such a large budget for safety?" The Mayor's comment was, "Because safety is important to the City of Strongsville." Like I said, we don't think about you until we actually need you. Every year that I have been behind the scenes or up here presenting the awards to everybody here, it means a lot to me for what you guys do and everything. This one is going to be a little bit special to me because this year, this is going to be my last rodeo. After nineteen years of doing it, it is time to pass the baton on to somebody else at the Knights of Columbus. Ladies and gentlemen, I appreciate everything that you guys have done.

2026 Firefighter of the Year: Firefighter Patrick Barrett:

Mr. Burdick - The first one of the awards for us tonight is the Firefighter of the Year, which goes to Patrick Barrett. Patrick, if you want to come up here. One thing I have to say about your captain is that, he writes a hell of a write up about you. He goes, "First of all, I would like to nominate Patrick for Firefighter of the Year. Patrick is one of hardest working most competent individuals on the department. Pat is an exceptional representative for the department, and is well respected in the Northeast Ohio region. He looks up to his peers, and provides excellent customer service to the public that he serves."

APPOINTMENTS, CONFIRMATIONS, AWARDS AND RECOGNITIONS (cont'd):

Presentation of Fire Fighter and Police Officer of the Year Award by the Strongsville St. Francis of Assisi Council of the Knights of Columbus (cont'd):

2026 Firefighter of the Year: Firefighter Patrick Barrett (cont'd):

Mr. Burdick (cont'd) – Public service runs in his family, and I am going to feel old because I know his dad. His father was a captain at the Strongsville Fire Department. Ken, I have known you for years and it's great to see that your son is up here. " Patrick has been on the department since 2017 and has become an exceptional firefighter/paramedic. He provides mentorship to the younger members and serves as the acting lieutenant for our department. Pat treats his job as both a career and a passion. He currently serves as a fire instructor, volunteer firefighter, and an assistant chief at Erhart/York Township Fire Department in Medina County. Firefighter Barrett has distinguished himself on several notable emergency responses over his career. More recently, he assisted in a successful at-home baby delivery under difficult conditions. Pat has rescued a dog from a house fire last year and was successfully resuscitated at the scene. He is a firefighter's firefighter, and always feel better when his crew is the first to arrive at an emergency. Pat is the type of firefighter/paramedic I would want to show up in my family if there is trouble. While Pat is not the type of firefighter who seeks out recognitions or applause, he is certainly deserving of such exemplifying selflessness and a caring image that the public associates with a member of our service. I cannot think of a better representative for our department. I believe that the Knights of Columbus would be proud to recognize Fire medic Patrick Barrett as our Firefighter of the Year." Patrick, Congratulations.

(Applause)

At this time, Bill Burdick from the Knights of Columbus presented the Firefighter of the Year Award to Patrick Barrett.

Mr. Burdick – Congratulations.

2026 Police Officer of the Year: Patrolman Alex Kurowski:

Mr. Burdick – For the Police Officer of the Year Award, it goes to Patrolman Alex Kurowski.

(Applause)

Mr. Burdick - Come on up here. Alex has been nominated by five officers for the Officer of the Year Award for exceptional dedication, performance and consistent commitment to excellence in service. Alex serves in many vital roles within the department. He is currently assigned to the Traffic Unit and holds multiple specialized certifications and responsibilities, including: Motorcycle Operator, Drug Recognition Expert (DRE), Crash Reconstructionist, Drone Operator, Car Seat Technician and Recruitment Team member. With all those duties and responsibilities, I think you need a raise. He has been described as a "Swiss Army Knife" for the department. Patrolman Kurowski also lends his expertise to a local police academy as an instructor in traffic crash investigation, teaching the next generation of officers. Although Patrolman Kurowski is assigned to the Traffic Unit, he regularly takes on additional duties and roles to include: Filling in as the middle school or high school Resource Officer, covering school crosswalk duties, covering security at Mayor's Court and he regularly volunteers to handle calls for service to assist the patrol division.

APPOINTMENTS, CONFIRMATIONS, AWARDS AND RECOGNITIONS (cont'd):

Presentation of Fire Fighter and Police Officer of the Year Award by the Strongsville St. Francis of Assisi Council of the Knights of Columbus (cont'd):

2026 Police Officer of the Year: Patrolman Alex Kurowski (cont'd):

Mr. Burdick (cont'd) - Patrolman Kurowski is regularly asked to assist in many ways and always does so without complaint. Patrolman Kurowski always puts forth maximum effort and consistently produces thorough investigations. This dedication was demonstrated in a fatal motor vehicle accident investigation involving a pedestrian that occurred on the evening of November 11, 2025. A pedestrian was walking across Whitney Rd. and was struck and killed by a passing vehicle. Patrolman Kurowski did not respond to the scene but was later assigned to continue the accident investigation to determine what occurred. He spent countless hours going through the patrol officers' investigation, gathering security video, speaking to the driver and a witness, getting data from the car and ultimately utilizing his reconstruction training to determine specific details of the crash based off of the physical evidence he had access to. Several days later, Patrolman Kurowski went back to the scene on his own time to drive that exact route, at the exact same time to get the perspective of the driver and the witness. When the investigation was complete, Patrolman Kurowski presented a 60-page document describing his findings, that was technical, yet easy for anyone to understand. He was able to prove, from the findings, that the pedestrian was at fault. Although this is surely difficult to hear, this did provide some answers and closure to the pedestrian's family. This also exonerated the driver who experienced a very traumatic event by no fault of her own. One last unique example of the kind of officer that Patrolman Kurowski is. Patrolman Kurowski was assisting the department with a fitness test for an individual who aspired to become a Strongsville police officer. The individual was struggling to finish the run. While in full duty uniform, Patrolman Kurowski started running alongside to motivate the individual to finish strong. Some of the words used in Patrolman Kurowski's nominations include: Professionalism, accountability, reliability, dedication, intelligent and compassionate. These are words that you will find in the Strongsville Police Department's Vision, Mission Statement and Values and Patrolman Kurowski demonstrates these qualities each and every day. This is why we have him today as our 2026 Police Officer of the Year.

(Applause)

At this time, Bill Burdick from the Knights of Columbus presented the Police Officer of the Year Award to Patrolman Alex Kurowski.

Chief Draves – I was going to take one brief second before I turn it over to Chief O'Deens for the police awards. Bill, we want to thank you and the Knights of Columbus for your continued dedication to the recognition program and to your leadership over these nineteen years. So, thank you to you and the Knights of Columbus for all you continue to do for our community. Thank you.

(Applause)

APPOINTMENTS, CONFIRMATIONS, AWARDS AND RECOGNITIONS (cont'd):

Presentation of 2026 Strongsville Police Department Recognition Awards by Chief O'Deens:

Chief O'Deens – Thank you, everyone. We are going to have a few more awards we are going to give out. The department gives out awards every year for different categories. One of our categories is the Compassion Award. This year's nomination and winner was Patrolman Mike Galassi.

(Applause)

Compassion of the Year Award: Patrolman Mike Galassi:

Chief O'Deens - Patrolman Galassi was nominated for this award by two different officers for two different incidents. Patrolman Galassi responded to a suspicious vehicle in front of a residence. He spoke with the driver who was confused and later determined to be developmentally disabled. The driver was not from the area and was looking for his sister's house, though she did not live there anymore. His phone was dead so, Patrolman Galassi helped him charge his phone to call his sister. It was determined that the sister was in the process of reporting him missing. Patrolman Galassi stayed with him until his sister arrived. On another occasion, a male escaped his house which was fully engulfed in flames. It was the middle of winter and there was snow on the ground. The male was not dressed for the weather and had suffered burns and smoke inhalation. Patrolman Galassi picked the male up and carried him to the cruiser while having to break down part of a fence to get through. Patrolman Galassi then found blankets to keep the male warm until medics arrived. In both of these instances, Patrolman Galassi demonstrated his desire to help those who could not help themselves. Congratulations, Mike.

(Applause)

At this time, Chief O'Deens presented the Compassion of the Year Award to Patrolman Mike Galassi.

Quality Service of the Year Award: Patrolman Matt Zelinsky:

Chief O'Deens – Our next award is the Quality Service Award, which is going to Patrolman Matt Zelinsky.

(Applause)

Chief O'Deens - On August 17, 2025, officers responded to a theft at Kohl's which amounted to \$3,000 worth of stolen goods. Officers located the male who got into a vehicle. Two officers pinned the vehicle in to prevent him from leaving, but the driver started ramming the cruisers, then fled in his vehicle. Patrolman Zelinsky heard the call and located the vehicle and a pursuit ensued on to Interstate Route 71. Patrolman Zelinsky observed that the vehicle was damaged and traveling slowly. Patrolman Zelinsky determined that the conditions were acceptable and with approval, he performed a Precision Immobilization Technique or PIT maneuver which is a controlled intentional contact to stop a slow-moving vehicle. The vehicle spun off the side of the highway and the driver got out and ran across the northbound and southbound lanes of travel on I-71. Patrolman Zelinsky chased after him on foot and used his taser to stop the male and ultimately made the arrest.

APPOINTMENTS, CONFIRMATIONS, AWARDS AND RECOGNITIONS (cont'd):

Presentation of 2026 Strongsville Police Department Recognition Awards by Chief O'Deens (cont'd):

Quality Service of the Year Award: Patrolman Matt Zelinsky (cont'd):

Chief O'Deens - The overall call showed great teamwork, but the individual effort demonstrated by Patrolman Zelinsky to stop the vehicle, then stop the male and make the arrest, was exceptional. Congratulations, Matt.

(Applause)

At this time, Chief O'Deens presented the Quality Service of the Year Award to Patrolman Matt Zelinsky.

Blue Collar of the Year Award: Patrolman Tommy Lavelle:

Chief O'Deens – Our next award is the Blue Collar Award. That is going to go to Patrolman Tommy Lavelle.

(Applause)

Chief O'Deens - Patrolman Lavelle has led his shift over the past several years in productivity, specifically in arrests and narcotics seizures. At around 2 AM on January 10, 2025, Patrolman Lavelle was patrolling the area near the highway and observed a traffic violation and stopped the vehicle. Observing that there were indicators of narcotics use, Patrolman Lavelle requested a K9 who alerted to narcotics in the vehicle. Patrolman Lavelle searched the car and located a large amount of suspected narcotics. After lab testing, it was determined that the driver had 124 grams of methamphetamine, 31 grams of MDMA, 14 grams of cocaine and 7 grams of ketamine which is one of the bigger drug seizures for this department in recent history. The driver was ultimately charged, and plead guilty to two counts of drug trafficking. Patrolman Lavelle's proactive nature and keen eye for illegal narcotics indicators, led to an even bigger find, taking a narcotics dealer off the streets. Congratulations, Tommy.

(Applause)

At this time, Chief O'Deens presented the Blue Collar of the Year Award to Patrolman Tommy Lavelle.

Prosecutor Joseph A. Gambino Award: Detective Steven Vanek:

Chief O'Deens –Our next award is for detectives. This is the Joseph A. Gambino Prosecutor's Award. That is awarded this year to Detective Steven Vanek.

(Applause)

APPOINTMENTS, CONFIRMATIONS, AWARDS AND RECOGNITIONS (cont'd):

Presentation of 2026 Strongsville Police Department Recognition Awards by Chief O'Deens (cont'd):

Prosecutor Joseph A. Gambino Award: Detective Steven Vanek (cont'd):

Chief O'Deens (cont'd) - Detective Vanek utilized a drone to search the residence and located him inside the house so that the SWAT team could make entry and arrest the suspect. Detective Vanek demonstrated his ability to conduct thorough investigations, while utilizing additional resources and equipment to ultimately make the arrest. Congratulations, Detective Vanek.

(Applause)

Chief O'Deens - On June 16, 2025, officers responded to a residence where it was discovered that someone shot at the house. Detective Vanek was assigned to the call and conducted a canvass of the neighborhood. One neighbor recalled hearing a gun shot and gave the date and time they heard it. Detective Vanek used this timeframe to check security video from another residence which showed a vehicle drive by at that time. Lastly, a city camera down the road located the same vehicle which showed a license plate. It was discovered the person associated with the vehicle was known to the victim. Detective Vanek obtained an arrest warrant and briefed our SWAT team who was assisting because the call had involved a firearm. While serving the arrest warrant, the male would not comply and there was a lengthy standoff.

(Applause)

At this time, Chief O'Deens presented the Prosecutor Joseph A. Gambino Award to Detective Steven Vanek.

Life Saving of the Year Award: Patrolman Jake Davis, Correction Officer Sam Smeznik, Correction Officer Jim Schmock, and Corrections Officer Brett Marcis:

Chief O'Deens – We had a Life Saving Award for Patrolman Jake Davis, but Jake has a sick child so he is not here today. We won't bring that up, he will get his award at the station in the next few days. We are also giving out the Life Saving Award to some of our corrections officers. We do have a jail and our corrections officers get into as much mayhem as we do on certain days. The second incident we are going to bring up...I don't know if they are all here. Jim Schmock, I think is the only one that is here, and the other two are not available.

(Applause)

Chief O'Deens - On June 8, 2025, Corrections Officers Marcis, Schmock and Smeznik were working in the jail. Marcis was conducting a check on a prisoner and found him hanging in the cell. Marcis called for a cut down tool and Schmock brought the tool so they could cut him down. Smeznik quickly called the medics to respond and notified the officer in charge of the incident. The male survived and after being evaluated, returned to the jail. Upon return, the male told another corrections officer to thank them for saving his life. Corrections Officers Marcis, Schmock and Smeznik were diligent in their duties and their quick thinking and response saved this man from taking his own life. Congratulations, gentlemen.

APPOINTMENTS, CONFIRMATIONS, AWARDS AND RECOGNITIONS (cont'd):

Presentation of 2026 Strongsville Police Department Recognition Awards by Chief O'Deens (cont'd):

(Applause)

At this time, Chief O'Deens presented the Life Saving of the Year Award to Corrections Officer Sam Smeznik, Corrections Officer Jim Schmock, and Corrections Officer Brett Marcis:

Citizen of the Year Award: John Marinin III:

Chief O'Deens – The last award we are giving out is for a Citizen Award. Every year we are we are blessed by the great citizens of Strongsville, and this year is no exception - John Marinin. At about 8 PM on November 11, 2025, officers responded to a fatal motor vehicle accident involving a pedestrian. John was driving down Whitney Rd. and witnessed a male that was jaywalking across the road. As the male was crossing, he was struck by a passing vehicle. John remained calm and sprang into action. He called dispatch to notify them of the accident and then parked his car in front of the pedestrian to shield him from any other passing vehicles. John checked the male's pulse and stayed with him until the police and medics arrived. Furthermore, he agreed to come to the police department to meet with the traffic investigator to explain how the accident occurred and what he observed. John's assistance helped the investigator solve the incident and ultimately exonerate the driver. John was put into a position that most people do not face and his response during and after the accident was remarkable. Thank you very much for that, John.

(Applause)

At this time, Chief O'Deens presented the Citizen of the Year Award to John Marinin III.

Chief O'Deens – Once again, thank you everyone for coming. I appreciate the Mayor and City Council for you guys letting us talk about this and recognize our people. Thank you very much, and have a good night.

(Applause)

Mr. Short – Thank you Chief O'Deens, Chief Draves, and to all the men and women here both police, fire, and corrections. I think I speak for all of Council to say that we thank you from the bottom of our hearts for what you do to keep this city safe - you're the backbone. You do a lot in the shadows. I think it was said earlier that we don't see what you do; but what you do, keeps a strong and safe community and we are forever indebted to your service. Anything we can do to help you and support you; you have the support of this Council. Thank you again. God bless you and God bless your family. Continue to be safe and have a successful remainder of 2026. Thank you for all you do.

(Applause)

Mr. Short – Before I dismiss everyone, we do have one more, Mayor, under Awards and Confirmations. Ms. Katie Drake from PTA for the Strongsville High School. If you could come up and speak to the Council and this crowd as well.

APPOINTMENTS, CONFIRMATIONS, AWARDS AND RECOGNITIONS (cont'd):

Katie Drake, Strongsville High School PTA Coordinator, along with Heidi Storm, a student from Strongsville High School, were present to discuss Strongsville Homecoming and the high school's Leadership Group.

Ms. Drake – Thank you so much for letting us be here tonight – Council and the Mayor. We have done this...this is my third year coming up here and asking just for you to be a part of the parade. I brought one of our great students with me. Heidi Storm is here and she has a presentation. Can we do the presentation, or not?

Mr. Short – Is it a PowerPoint presentation?

Ms. Drake – Yes. If not, we can just read off of it.

Mr. Short – We are not set up. We did need that ahead of time but she can read off of it, that's fine.

Ms. Drake – That's fine...you're fine.

Ms. Kosek – If you would like to send us a copy, we can append it to our meeting minutes....

Ms. Drake – Yes, that would be great.

Ms. Kosek - ...that way it will be available to everyone.

Ms. Drake – Alright, I am going to turn it over to Heidi.

Ms. Storm – I did not know I was going to be presenting a slide show either, just so you know.

(Laughter)

Ms. Storm – For the Homecoming Parade this year for 2026, we would like to further bring into our community more connection and pride; especially, with the levy approaching. It is an important time for us to bring our community together and show what our schools have to offer and how important it is that we keep this intact. We would like to offer to any members of the City Council, or the board, to join us in a parade. You are welcome to walk alongside our clubs, or bring your families and just see everything we have to offer. The parade will be Wednesday, October 7th. We are also asking and extending the opportunity for anyone to donate. I think, in particular, City Council in general - donations similar to previous years for parade safety, signs and printing, the pep rally, and other expenses and supplies that are needed for the parade. Thank you.

Mr. Short – What time is the parade on the 7th?

Ms. Drake – It's at 6:30 p.m.

Mr. Short – And it will start at the high school again?

APPOINTMENTS, CONFIRMATIONS, AWARDS AND RECOGNITIONS (cont'd):

Ms. Drake – Yes, and I want to say thank you to our police - they do an amazing job keeping us all safe and keeping everyone in line. Also, to the fire department for checking our food trucks. They have been amazing to work with.

Mr. Short – Thank you very much, and I am sure we will be supportive. With that, if anybody...before we begin the regular Council business, you're free to go. You can definitely stay for the meeting if you like to, but you don't have to. We will give you a few minutes to leave the chambers. Thank you for coming this evening.

REPORTS OF COUNCIL COMMITTEES:

COMMUNICATIONS & TECHNOLOGY – Ms. Roff:

(No report)

ECONOMIC DEVELOPMENT – Mr. Clark: First, we know we have two ordinances this evening that we talked about during caucus. Ordinance No. 2026-081 is a development agreement for Howe Mustang, LLC. The recommendation there is to suspend and adopt. The second one, also talked about during caucus, is Ordinance No. 2026-093. That is to extend our real estate agreement for the 87 ½ acres on Foltz Parkway Phase II to extend our real estate agreement with CBRE. Also, a recommendation of suspend and adopt. I have one announcement, but are there any questions on either of the ordinances?

(No questions)

Mr. Clark – The announcement is simply that coming up on October 14th, we have our business expo...the Strongsville Business Expo from 5:00 p.m. to 7:00 p.m. at our Strongsville Recreation Center. An opportunity for many of our businesses in the area to engage with each other...to engage with our community, and a great opportunity for our community to come and engage with them and visit many of our businesses and learn about them in a very constrained space; which is great. I say constrained space because if you are interested as a business, it might be sold out, so I would call tomorrow. That would be Brett Painter at the city's economic development that you would want to call. Any questions for me this evening?

(No questions)

Mr. Clark – That concludes my report.

Mr. Short – Thank you, Mr. Clark.

PLANNING, ZONING & ENGINEERING – Mr. Zacharyasz:

(No report)

Mr. Short – Thank you, Mr. Zacharyasz.

REPORTS OF COUNCIL COMMITTEES (cont'd):

PUBLIC SAFETY & HEALTH – Mr. Kaminski: No report this evening, but just a reminder though, we do want to add the Public Safety and Health Committee meeting at the next Council meeting. The topic will be the Flock Cameras. Then, we will take any remaining time and start the conversation around the E-bike safety if there is anything we could with that. If we have to roll that over to the next month, we will do so. I will be happy to take any questions.

Ms. Roff - If you don't mind, just maybe forward some of the things that popped into my head. What popped into my head was just maybe them... like I said, having to do just a course... an hour course or a two-hour course and have their e-bike registered. It will help, for one, if it was stolen—that way they have the registration. Then two, it gives them a little extra education and maybe a little bit more responsibility for themselves if they have to take that course. One of the other things that I thought about, and I am sure that won't be super popular, but maybe having the parents sign a waiver taking responsibility for any activity, or something that would happen while they are on the bike, as far as if they broke the law in some way and caused an accident or something—just that they are responsible for that bike and that their child was riding it. I don't know what the laws are, but something that we may be able to throw out to Chief O'Deens and have him take a peek at it.

Mr. Kaminski – Alright.

Ms. Roff – Thank you.

Mr. Clark – Just a comment. You have inspired some thoughts. Thank you, Ann. One of the things when we went through this last time...one of the things that the chief embraced and took on was the QR Code and having the ability for the officers to allow the youth, if you will, when they were found to engage. Instead of handing them a flyer that would end up in the garbage, it was, "Here, scan this QR Code." Then, they would have that link on their phone. You mentioned the idea kind of like the Safety Town training, I think was the concept that you were going with. Maybe just a simple...maybe we start with a simple video that would be an easy way to do a one officer to many visual student young riders if you will. Just an idea, obviously, you can discuss it with the chief and the team. You had me thinking, so that is why I wanted to share before I lost the idea.

Ms. Roff – It would be a nice way for them to know that they are responsible when they are driving that vehicle, and how big of a responsibility it really is.

Mr. Short – Mr. Kaminski may do a separate meeting for this, but we will discuss it. Give yourself plenty of time for the Flock camera discussion, and then if we need to have a separate discussion on the E-bikes...

Mr. Kaminski – Yes, I think we will have to separate them. Like I said, there is quite a bit to cover with the Flock cameras.

Mr. Short – Okay, we will do that. Thank you, Mr. Kaminski. Even though you had no report, you had a report.

REPORTS OF COUNCIL COMMITTEES (cont'd):

PUBLIC SERVICE & CONSERVATION – Ms. Kosek: We do have one, which is Resolution No. 2026-094. This would be a resolution granting permission to repurchase certain certificates for burial rights relating to the Messers. I would ask that we suspend and adopt that. That's all I have; unless anyone has any questions on either committee.

Mr. Short – Thank you, Ms. Kosek.

RECREATION & COMMUNITY SERVICES – Ms. Kosek:

(No report)

BUILDING & UTILITIES – Mr. Carbone:

(No report)

SCHOOL BOARD – Mr. Carbone:

(No report)

SOUTHWEST GENERAL HEALTH SYSTEM – Mr. Short: We had no board meeting or updates since our last meeting; however, we do have a board meeting on Wednesday, September 30th, where I believe we will elect a new chair of the board at that time. There will be more to report at our next meeting. Any other questions on Southwest?

(No questions)

FINANCE – Mr. Short: Next, I will move to the Finance Committee where we do have one ordinance and one resolution this evening. Ordinance No. 2026-095; this is to update the appropriations and expenses to the 2026 fiscal year budget for the City of Strongsville. As I mentioned in caucus, the overall net changes reflection...that net increase expense of \$611,258.00. The most material of that being transfers from various funds into the General Fund for a net increase to the General Fund of \$472,874.00 in capital expenditures from the General Capital Fund #442. Then, an increase of \$103,060.00 in the Tax Incentive Funds. The rest are all less than \$100,000.00 changes. Again, for a net increase of \$611, 258.00 for fiscal year 2026. The recommendation there is to suspend and adopt. We have Resolution No. 2026-096; this is required by the State of Ohio. Every five years, Council will designate which institutions may hold deposits from the City of Strongsville. This is retroactive to March 16, 2026 and effective through March 17, 2031. Those Institutions are: Fifth Third Bank, Independence Bank, Key Bank - National Association, PNC Bank – National Association, U.S. Bank – National Association (Custodian), Meeder Investment Management (Advisory Services), Synovus Bank (pace Payment Solutions), Bank of Utah (Arbiter Pay), and Worldpay Merchant Services. The recommendation there is to suspend and adopt, this evening. We did have a Finance Committee meeting this evening as well where Mr. Dean gave us an update on the city's income and expense projections through August as we prepare to wrap up the year and look forward to 2027's budget. That budget meeting again, as of now, is scheduled for Monday, October 26th at 5:30 p.m. at the Mayor's Conference Room. That concludes my report for the Finance Committee. Any questions?

(No questions)

REPORTS OF COUNCIL COMMITTEES (cont'd):

COMMITTEE OF THE WHOLE - Mr. Short:

(No report)

**REPORTS AND COMMUNICATIONS FROM THE MAYOR, DIRECTORS OF DEPARTMENTS
AND OTHER OFFICERS:**

MAYOR PERCIAK:

(No report)

Mr. Short – Thank you, Mr. Mayor.

FINANCE DEPARTMENT – Mr. Dean: Thank you, Mr. President. I hereby certify that funds will be made available for all ordinances and resolutions on tonight's agenda requiring certification of funding. Thank you.

Mr. Short – Thank you, Mr. Dean.

LAW DEPARTMENT – Mr. Jamison: All ordinances and resolutions are in proper legal form. That concludes my report.

Mr. Short – Thank you, Mr. Jamison.

AUDIENCE PARTICIPATION:

Richard Micko, 20520 Wildwood Lane, Strongsville, OH 44136: Richard Micko, 20520 Wildwood Lane. President Short, members of Council, the Mayor, and the administration, I just thought I would take the opportunity to share some good news about the school district with City Council. Last week, Strongsville City Schools, along with all the other school districts in Ohio, received their report cards. I am very proud to report that Strongsville City Schools has received a Five-Star overall rating on the Ohio State report card. That is five stars for achievement, five stars for progress, five stars for gap closing, and five stars for graduation. We did receive a four star rating for early literacy, and we received, for college career workforce and military readiness, three stars. The five-star overall rating is significant. It would be lost on anyone to think that we are going to maintain that five-star rating without the passage of Issue 9. I hope everyone takes that into their understanding of how to vote; whether through absentee ballot or at the ballot box on November 3rd. Again, five-star rating in Strongsville and we should all be very proud of that. We should thank first the students, the parents, the teachers, and the staff. Thank you very much.

Mr. Short – Thank you, Mr. Micko.

ORDINANCES AND RESOLUTIONS:

Ordinance No. 2026-081 by Mayor Perciak and All Members of Council. AN ORDINANCE APPROVING AND AUTHORIZING THE MAYOR TO ENTER INTO A PROJECT DEVELOPMENT AGREEMENT WITH HOWE MUSTANG, LLC, AND DECLARING AN EMERGENCY. *First reading 09-08-26.*

Motion by Mr. Clark to suspend the rules requiring every ordinance or resolution to be read on three different days, second by Ms. Roff. All members present voted aye and the motion carried.

Motion to adopt by Mr. Clark, second by Ms. Roff.

Roll Call: All ayes. Motion carries. Ordinance No. 2026-081 ADOPTED.

Ordinance No. 2026-093 by Mayor Perciak and All Members of Council. AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO AN EXCLUSIVE SALES LISTING AGREEMENT CONTRACT FOR PROFESSIONAL REAL ESTATE AGENCY, MARKETING AND ADVISORY SERVICES IN CONNECTION WITH THE SALE OF APPROXIMATELY 87.5 ACRES OF CITY-OWNED VACANT INDUSTRIAL LAND FOR ECONOMIC DEVELOPMENT, AND DECLARING AN EMERGENCY.

Motion by Mr. Clark to suspend the rules requiring every ordinance or resolution to be read on three different days, second by Ms. Roff. All members present voted aye and the motion carried.

Motion to adopt by Mr. Clark, second by Ms. Roff.

Roll Call: All ayes. Motion carries. Ordinance No. 2026-093 ADOPTED.

Resolution No. 2026-094 by Mayor Perciak and All Members of Council. A RESOLUTION GRANTING PERMISSION TO REPURCHASE CERTAIN CERTIFICATES FOR BURIAL RIGHTS IN THE STRONGSVILLE MUNICIPAL CEMETERY. [Messer]

Motion by Mr. Clark to suspend the rules requiring every ordinance or resolution to be read on three different days, second by Ms. Roff. All members present voted aye and the motion carried.

Motion to adopt by Mr. Clark, second by Ms. Roff.

Roll Call: All ayes. Motion carries. Resolution No. 2026-094 ADOPTED.

Ordinance No. 2026-095 by Mayor Perciak. AN ORDINANCE MAKING APPROPRIATIONS FOR THE ANNUAL EXPENSES AND OTHER EXPENDITURES OH THE CITY OF STRONGSVILLE, OHIO, FOR THE YEAR 2026, AND REPEALING ORDINANCE NO. 2026-057.

Motion by Mr. Clark to suspend the rules requiring every ordinance or resolution to be read on three different days, second by Ms. Roff. All members present voted aye and the motion carried.

Motion to adopt by Mr. Clark, second by Ms. Roff.

Roll Call: All ayes. Motion carries. Ordinance No. 2026-095 ADOPTED.

REPORTS OF COUNCIL COMMITTEES (cont'd):

Resolution No. 2026-096 by Mayor Perciak and All Members of Council. A RESOLUTION ESTIMATING THE AGGREGATE MAXIMUM AMOUNT OF PUBLIC FUNDS TO BE AWARDED AND DESIGNATING DEPOSITORIES FOR ACTIVE AND INTERIM FUNDS OF THE CITY OF STRONGSVILLE FOR A FIVE-YEAR PERIOD COMMENCING MARCH 16, 2026 TO MARCH 17, 2031, AND DECLARING AN EMERGENCY.

Motion by Mr. Clark to suspend the rules requiring every ordinance or resolution to be read on three different days, second by Ms. Roff. All members present voted aye and the motion carried.

Motion to adopt by Mr. Clark, second by Ms. Roff.

Roll Call: All ayes. Motion carries. Resolution No. 2026-096 ADOPTED.

COMMUNICATIONS, PETITIONS AND CLAIMS:

(None)

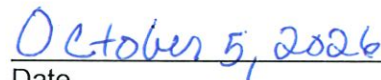
MISCELLANEOUS BUSINESS:

(None)

ADJOURNMENT:

There being no further business to come before this Council, President Gordon C. Short adjourned the meeting at 8:31 p.m.


Marialena Beach
Council Secretary


Date