



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

Tuesday, September 17, 2024 at 7:30 PM  
City Council Chambers

**ADA NOTICE**

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

**MINUTES**

**CALL MEETING TO ORDER**

**PLEDGE ALLEGIANCE**

**INVOCATION**

**ROLL CALL OF COUNCIL**

**PRESENT:**

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

Also Present: Mayor Vanni, Recreation Director Kless, City Engineer McLaughlin, Finance Director Benedict, Acting Police Chief Lt. Keith Lawrence, and Fire Chief Malovrh.

Absent: Service Director Shannon, Law Director Landgraf, Chief Housing/Zoning Inspector Brennan.

**APPROVAL OF MINUTES**

1. Motion to Approve the Minutes from the September 3, 2024, Regular Council Meeting.

MOTION: Ms. Antosh motions to approve the Minutes from September 3, 2024. Mr. Malta second.

ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, YEA. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

Motion passed. Minutes are approved.

**APPOINTMENTS, SPECIAL RESOLUTIONS & PROCLAMATIONS**

**ADMINISTRATIVE APPEALS**

Ms. Koudela asks if there is any additional information the applicant (who is in attendance) wishes to provide.

Mr. Rand says no, nothing additional. No one speaks for or against.

2. Administrative Appeals No. 2024-25 (RAND)

An Order Granting a Variance and Exception to Install an Air Conditioning Unit in the Side Yard in the Application of Section 1167.01(c)(i)(ii) of the Codified Ordinances in Board of Zoning Appeals

MOTION: Ms. Antosh motions to approve. Mr. Malta second.

ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, YEA. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

This item is approved.

3. Administrative Appeals No. 2024-26 (RAND)

An Order Granting a Variance and Exception to Install an Air Conditioning Unit 29' from Side Property Line or 90' from Rear Property Line in the Application of Section 1167.01(c)(i)(ii) of the Codified Ordinance in Board of Zoning Appeals

MOTION: Ms. Antosh motions to approve. Mr. Phares second.

ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, YEA. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

This item is approved.

## **REPORTS & COMMUNICATIONS FROM THE MAYOR/SAFETY DIRECTOR**

Mayor Vanni welcomes everyone to the meeting. Nick Janek, the Liaison to the Lake County Health District is here.

Mr. Janek says Lake County General Health District sampled 10 pools of water for mosquito borne viruses. They have trapped mosquitos that are carriers for West Nile Virus. No cases of trapped mosquitos carrying Encephalitis. No cases of West Nile Virus within the Lake County and Geauga County population so that is good news. Spraying for mosquitos will continue throughout next week. Willowick was scheduled for Thursday. The second item is an update for Lake, Geauga, WIC. Quick update- WIC provided assistance to 1700 families last year, over 3000 families this year. 4000 amounts of milk have been collected from pre-screened individuals. On 9-16-2024 the Lake County General Health District voted unanimously to grant permission to accept the WIC Administration Fiscal Year 25 grant of \$953,876 to continue this program. That is all he has to report.

Mayor Vanni thanks him for his time. He met with Vine Street Corridor at Laketran. There is another meeting October 1 and will finalize the scope at that meeting. Hopefully that will be submitted to Laketran after that meeting and then to ODOT. That is for the new lighting. He will have more to report at the meeting on the 1<sup>st</sup>. They are making progress. Last Wednesday, he met with Paul Palagyi from Lake County Metroparks. They went to see if there was any erosion and what everything looked like. The contract is up at the end of the year. They had a good meeting. He was glad to see the house down, it's been a waiting game for 5 years. He got some good news today regarding Willowick Café.. They came to the City to talk about renovating and putting in a new restaurant/bar. They have been working with NOPEC to get a grant for renovation help. They are very close, should have paperwork next week. Aaron from NOPEC has agreed to come talk to Council regarding this ESID (Energy Special Improvement District). They would be the first in Willowick.

Mayor Vanni also says they just found out that they received a grant for SS4A (Safe Streets and Roads for All) that they applied for in May. Remember, at budget time they wanted to do an up to date traffic study at 305 and Rt. 2. They budgeted \$35,000 for that study, but then he saw the opportunity for the grant. He thanks Tim and Todd for getting that together. They received \$160,000 to do that corridor and all other main ones. Match is 25%. Basically, they will get a comprehensive safety traffic study for the whole City for \$5,000 more than they budgeted for just one. That is great news. He'll have more information about next steps in the next couple weeks.

Mayor Vanni wants to talk about sewer rates also. Good news is they are ahead on collecting delinquencies. Right now they are at \$379,000 which is a lot better than projected. On the downside, he got the report finally from Euclid. Every year they give them a sewer rate report. This year and last year they raised rates. It is not officially changed yet, but he spoke with their Service Director and he said it looks like the rate increase might be similar to what it was this year. Obviously, he is not happy to hear that. This information changes everything. Euclid is having a meeting next Tuesday at City Hall at 6:30. He encourages everyone on Council to be there. He will also be there. That's when they will start proposing these rates.

Mayor Vanni also says he was asked to sit on a panel with Wickliffe's Mayor and Judge Malcheski for the Coalition for Affordable Housing in Lake County. He enjoyed being able to promote the City for everything they have done including the Senior Rec Center, Meals on Wheels, etc. It's always fun to go brag about the City. Last weekend was really great. Saturday they had fill the cruiser event. They set a record from last year. He thanks the Police Department. They sponsored it twice this year in Willowick. Pie Café 4 months ago and then Peties on Saturday. They raised the most they have. All those donations are for Willowick residents (minus like a small 2% portion that goes to Eastlake). Sunday they had a pancake breakfast at the Senior Center. It was packed. They ran out of tables even. Butterfly Garden Ceremony was a success. It was a beautiful memorial service. There was also the last Concert at the Park at the Lakefront Lodge. 4 really great events over the weekend.

Lastly, he adds that next Saturday is Relay for Life. You do not have to walk it, but can donate to Team Willowick online. He is judging the Burger Contest. One of the restaurants- Timber Social- is from Willowick. Great cause, all money for fighting cancer. This is in Downtown Willoughby from 2-9.

## **COUNCIL DISCUSSION OF THE MAYOR'S REPORT**

Mr. Phares asks for clarification on the date of Euclid's meeting.

Mayor Vanni says September 24 at 6:30 p.m. in their Council Chambers.

No further discussion.

## **GENERAL COMMUNICATIONS & REPORTS – Directors & Officials**

### **Service Director – Todd Shannon**

Mr. Shannon was absent from this meeting, but did send his report electronically.

### **Recreation Director – Julie Kless**

Ms. Kless says Fall/Winter Guide is now available on the website and they started on their programs. Youth basketball signups are going on now. On Saturday October 12 there is a collectible flea market from 9-2 at Manry. She is open for questions.

Mr. Malta says he got a call right before the meeting that soccer people are leaving the fields a mess after their games.

Ms. Kless asks if this is at Dudley?

Mr. Malta says no it's at Roosevelt. He told her that he would check with her (Kless). Secondly, the pickleball indoor start date is when?

Ms. Kless says it started already. People haven't come yet because they are playing outdoor, but the nets are ready and it is already on the schedule.

Mr. Malta says their next meeting, which he believes is October 1, they will meet with the Committee for cleaning up the basketball court.

No further questions.

**City Engineer** – Tim McLaughlin

Mr. McLaughlin says there is one item on the agenda for consideration and it is an MOU (Resolution 2024-50). He also mentions the SS4A that the Mayor talked about. The study will likely take a year to complete and might not start until the end of next year.

No questions.

**Finance Director** – Cheryl Benedict

Ms. Benedict references Resolution 2024-48 that is on the agenda this evening. That is based on the tax budget that was passed in July. It represents no change.

No questions.

**Law Director** – Stephanie Landgraf

Law Director Landgraf was absent from this meeting.

**Acting Police Chief** – Lt. Keith Lawrence

Lt. Lawrence has no formal report, but is open for questions.

No questions.

**Fire Chief** – Bill Malovrh

Chief Malovrh has no formal report, but is open for questions.

No questions.

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

Mr. Brennan was absent this meeting.

**WARD MATTERS**

None at this time.

**PUBLIC PARTICIPATION**

*a) Public statement (1 minute maximum)*

*b) Council response to the public*

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

Gale, A Resident who resides at 30017 Barjode Rd. thanks Julie Kless for the opportunity to participate in the car shows at Dudley Park with history. She also thanks Scott for his assistance that morning. It was a wonderful day and they got many compliments on the overall event.

Ms. Koudela thanks her for her comments.

Mayor Vanni thanks her also and says he has heard so many great comments. He knows it was a lot of work.

Mr. Malta says she is amazing. He appreciates her work.

## **REPORTS OF STANDING COMMITTEES**

**Finance** – Bisbee, Mohorcic, Antosh

No report.

**Safety** – Phares, Malta, McFarland

No report.

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

Mr. Malta says there is a meeting October 1 at 6:45 p.m. prior to the Council Meeting.

**Streets, Sidewalks & Sewers** – Mohorcic, Bisbee, Malta

No report.

**Tax Compliance** – Koudela, Antosh, McFarland

No report.

**Moral Claims** – Antosh, Phares, Koudela

No report.

**Budget** – Mohorcic, Koudela, Bisbee

No report.

## **LIAISON REPORTS**

**Planning** – Phares/Alternate Antosh

Mr. Phares says a week ago they had a Planning Meeting that talked about fencing ordinances, air conditioning units, and Recreational Marijuana moratorium. Those are getting close to having recommendations for Council. Likely another month or two.

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

No report.

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

No report.

**Recreation Board** – Bisbee/Alternate Phares

No report.

**Plan Review Board** – Antosh

No report.

**FUND TRANSFERS & BID AUTHORIZATIONS****CONTRACT APPROVALS**

4. Motion Authorizing the Mayor to Enter into a Maintenance Contract with Active Networking, Inc., for a Block of 175 Hours at the Total Cost of \$20,125.00

MOTION: Ms. Antosh motions to approve the Contract. Mr. McFarland second.

Ms. Bisbee asks how many hours do we use in general?

Ms. Benedict says he uses a whole block before they authorize another one. He also provides a whole report on what he used them on. They usually last about a year.

Ms. Koudela says there is no timeline on when they expire?

Ms. Benedict says they do not expire.

No further discussion.

ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, YEA. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

Motion passed.

**INTRODUCTION & CONSIDERATION OF LEGISLATION**

5. Resolution No. 2024-46

A Resolution to Approve Authorizations (Then and Now Certificate) to City of Euclid in the Amount of \$157,787.36 for the City of Willowick and Declaring an Emergency

MOTION: Ms. Antosh motions to suspend the rule requiring separate readings. Mr. Phares second.

ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, YEA. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

MOTION: Mr. Malta motions to approve. Mr. Phares second.

ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, YEA. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

Legislation approved.

6. Resolution No. 2024-47

A Resolution to Approve Authorizations (Then and Now Certificate) to Civil Plus in the Amount of \$3,881.00 for the City of Willowick and Declaring an Emergency

MOTION: Ms. Antosh motions to suspend the rule requiring separate readings. Mr. Phares second.

ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, YEA. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

MOTION: Mr. Malta motions to approve. Mr. Phares second.

ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, YEA. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

Legislation approved.

7. Resolution No. 2024-48

A Resolution Accepting the Rates as Determined by the Budget Commission and Authorizing the Necessary Tax Levies and Certifying Them to the County Auditor and Declaring an Emergency

MOTION: Ms. Antosh motions to suspend the rule requiring separate readings. Mr. Phares second.

ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, YEA. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

MOTION: Mr. Phares motions to approve. Ms. Antosh second.

ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, YEA. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

Legislation approved.

8. Resolution No. 2024-49

A Resolution Setting Forth No Objection to the Submerged Land Lease and Proposed Shore Structure Application for Real Property Located at 29619 Cresthaven Drive, Willowick, Ohio, Owned by Mark Lasmanis and Declaring an Emergency

MOTION: Ms. Antosh motions to suspend the rule requiring separate readings. Mr. Malta second.

ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, ABSTAIN. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

MOTION: Ms. Antosh motions to approve. Mr. Phares second.

Mr. Phares asks if they have passed other Resolutions like this for other properties?

Ms. Koudela, yes.

Mr. Phares, nothing special about this property?

Ms. Koudela says no, but she believes the Law Director has brought up that it is as they submit their proposals, this is a formality, to signify the City has no interest in their submerged property. Ms. Koudela knows Mr. Lasmanis informally which is why she abstained.

Mr. Mohorcic says it is through ODR and the State. We are just saying we have no interest.

Mr. Phares says anywhere else would have to do this?

Mr. Mohorcic says correct.

Ms. Koudela says they have done this before, but it has been a while.

ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, ABSTAIN. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

Legislation approved.

9. Resolution No. 2024-50

A Resolution Authorizing the Mayor of the City of Willowick to Enter into a Memorandum of Understanding with the Board of Lake County Commissioners through the Lake County Department of Utilities Stormwater Management Division, for Funding to Rehabilitate a Portion of the City's Stormwater System and Declaring an Emergency

MOTION: Ms. Antosh motions to suspend the rule requiring separate readings. Mr. Phares second.

ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, YEA. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

MOTION: Ms. Antosh motions to approve. Mr. Phares second.

ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, YEA. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

Legislation approved.

10. Ordinance No. 2024-38

An Ordinance Amending Ordinance No. 2024-09 Providing for the Compensation of Appointed Officials and Certain Other Employees of the City, Repealing Certain Ordinances

MOTION: Ms. Antosh motions to suspend the rule requiring separate readings. Mr. Phares second.

ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, YEA. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

MOTION: Ms. Antosh motions to approve. Mr. Phares second.

ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, YEA. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

Legislation approved.

11. Ordinance No. 2024-39

An Ordinance Amending Ordinance 2024-13 to Provide for Additional Appropriations for the General Fund (101); Sewer Revenue Fund (205); Fire Emergency Rescue Fund (208); Senior Citizens Center Fund (220); E. 305th Sewer Improvement Fund (433) for Current Expenses and Other Expenditures of the City of Willowick, State of Ohio During the Calendar Year Ending December 31, 2024, and Declaring an Emergency

MOTION: Ms. Antosh motions to suspend the rule requiring separate readings. Mr. Phares second.

ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, YEA. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

MOTION: Ms. Antosh motions to approve. Mr. McFarland second.

ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, YEA. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

Legislation approved.

12. Ordinance No. 2024-40

An Ordinance Directing the Director of Finance to Certify Delinquent Accounts to the Lake County Auditor and Lake County Treasurer for Collection as Property Tax and Declaring an Emergency

MOTION: Ms. Antosh motions to suspend the rule requiring separate readings. Mr. Phares second.

ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, YEA. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

MOTION: Ms. Antosh motions to approve. Mr. Malta second.



ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, YEA. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

Legislation approved.

### **MISCELLANEOUS**

Mr. Malta brings up the Gold Star Spaghetti Dinner Fundraiser at the American Legion on October 5, 2024 from 5-7:00 p.m.

Ms. Koudela asks if there is a meeting this week on Thursday?

Mr. Malta says there is a meeting on Thursday at the American Legion also.

Ms. Koudela asks for the time.

Mr. Malta says 6:00 p.m.

Mr. Mohorcic asks Mayor Vanni if the one uncut grass named has multiple properties because he feels like he has seen them before.

Mayor Vanni says yes these are citations for grass cutting. It's not always rentals.

Mr. Mohorcic clarifies this one is. Is it the same property?

Mayor Vanni is unsure but it might be.

### **PUBLIC PARTICIPATION**

### **OTHER BUSINESS**

### **EXECUTIVE SESSION**

Ms. Koudela calls for a motion to adjourn into Executive Session to discuss Collective Bargaining and the Employment of a Public Employee. They are inviting the Finance Director to join them as well as the Law Director by phone.

MOTION: Ms. Antosh motions to adjourn into Executive Session. Mr. Phares second.

ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, YEA. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

Meeting Adjourned into Executive Session.

13. To Discuss Collective Bargaining

14. To Discuss the Employment of a Public Employee

Ms. Koudela calls for a motion to return from Executive Session at 10:02 p.m.

MOTION: Ms. Antosh motions to return from Executive Session. Ms. Bisbee second.

ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, YEA. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

### **CLOSE EXECUTIVE SESSION**

### **ADJOURNMENT**

Ms. Koudela calls for a motion to adjourn this meeting.

MOTION: Ms. Antosh motions to adjourn. Mr. Mohorcic second.

ROLL CALL: Ms. Bisbee, YEA. Mr. Phares, YEA. Mr. Malta, YEA. Mr. McFarland, YEA. Ms. Koudela, YEA. Ms. Antosh, YEA. Mr. Mohorcic, YEA.

Meeting Adjourned at approximately 10:03 p.m.