

**MINUTES OF THE WORK SESSION OF THE COUNCIL OF THE
CITY OF AVON, OHIO HELD MONDAY, DECEMBER 16, 2024
IN THE COUNCIL CHAMBERS OF THE MUNICIPAL BUILDING
AT 7:30 P.M.**

PRESENT: Council Members: Council-at-Large – Mary Berges; 1st Ward – Jennifer Demaline; 2nd Ward - Dennis McBride; 4th Ward - Scott Radcliffe; Council-at-Large – Michelle Patton; Council-at-Large and Council President – Brian Fischer; Mayor – Bryan Jensen; City Engineer – Ryan Cummins; Planning/Economic Development Coordinator – Pam Fechter; Law Director – John Gasior; Finance Director– Steve Presley; Safety/Public Service Director – Duane Streater; Clerk of Council – Barbara Brooks

ABSENT: 3rd Ward -Tony Moore

Council President Brian Fischer, called the Meeting to order.

1. [ORDINANCE NO. 119-24](#) - TO AMEND ORDINANCE NO. 98-92 ADOPTING CHANGES TO THE MASTER PLAN FOR THE CITY OF AVON Planning Referral
The Second of Three Readings will be on Monday, December 16, 2024, at the Regular Meeting of Council
A Public Hearing will be held at 7:20 p.m. on Monday, January 13, 2025

Ms. Fechter advised she had nothing more to add to the discussion for this Ordinance.

2. [ORDINANCE NO. 120-24](#) – TO AMEND ORDINANCE NO. 413-68, PASSED JANUARY 15, 1969, COMMONLY KNOWN AS THE ZONING ORDINANCE OF THE CITY OF AVON, OHIO, AS AMENDED, REZONING THE 13.2836 ACRE PARCEL OF LAND LOCATED BETWEEN AVON ROAD AND MIDDLETON ROAD, PERMANENT PARCEL NO. 10-04-00-027-101-204 FROM R-1 SINGLE-FAMILY RESIDENTIAL TO R-3 MULTI-FAMILY RESIDENTIAL DISTRICT Planning Referral
The Second of Three Readings will be on Monday, December 16, 2024, at the Regular Meeting of Council
A Public Hearing will be held at 7:25 p.m. on Monday, January 13, 2025

Ms. Fechter remarked that Mr. Tom Kuluris, the property owner, was present tonight if Council had any questions. There were no questions or comments.

3. [ORDINANCE NO. 125-24](#) - TO AMEND SECTION 210.01(f) OF THE CODIFIED ORDINANCES OF THE CITY OF AVON TO INCREASE FEES IN THE PLANNING AND ZONING CODE Planning Referral
To be Addressed at the Regular Meeting Immediately Following this Work Session

Ms. Fechter advised Council had the proposed changes to the planning and zoning fees as a discussion item at a previous Work Session of Council. She said she met with Mr. Gasior, and Ms. Clements and together they analyzed some previous invoices such as those from the City Engineer and the Law Director and the fees associated with various projects. Ms. Fechter noted in her almost eleven years with the City, these fees have not been increased. She stated they wanted to make sure the City was covering the outstanding costs produced every month. Ms. Fechter asked Council to let her know if they had any suggestions for further changes to these fees or if they had any questions about the reasoning behind a fee.

Mr. Fischer advised this update seems long overdue and he appreciates all the hard work in preparing it.

Mr. McBride advised while not before this legislation is enacted, he felt, if appropriate, that an automatic increase each year should be considered so the City is not playing catch up every five, ten or fifteen years.

Ms. Fechter agreed that they should consider looking at that idea. She noted invoices paid through her department are increased annually as well.

4. ORDINANCE NO. 126-24 – TO AMEND AND SUPPLEMENT APPROPRIATIONS Mr. Presley
To be Addressed at the Regular Meeting Immediately Following this Work Session

Mr. Presley reviewed the attachment for the last supplemental appropriation of 2024 as follows:

General Fund No. 101

Increase Legal Wages/Benefits by \$5,000 as the Original Budget is insufficient to complete the year.

Decrease Legal Services- Law Director by \$5,000.

Increase Landmark Preservation Wages/Benefits by \$260 as the Original Budget is insufficient to complete the year.

Increase Civil Services Wages/Benefits by \$15 as the Original Budget is insufficient to complete the year.

Increase Transfer to Police Pension Fund No. 223 by \$150,000 as the Original Budget is insufficient to complete the year.

Total Change in Fund 101 \$150,275.00

Street Const, MNT & RPR Fund No. 201

Increase Bond Principal/Interest by \$5,000 as the Original Budget is insufficient to complete the year.

Total Increase in Fund 201 \$5,000.00

Police Pension Fund No. 223

Increase O.P.&F Employer Portion by \$112,250 as the Original Budget is insufficient to complete the year.

Total Increase in Fund 223 \$112,250.00

Recreation Income Tax Fund No. 240

Increase Bond Principal/Interest by \$123,750 as the Original Budget is not sufficient to complete the year.

Total Increase in Fund 240 \$123,750.00

Recreation Fund No. 249

Increase part-time Wages & Benefits by \$20,000 as the original Budget is insufficient to complete the year.

Total Change in Fund 249 \$20,000.00

Avon Aquatic Facility Fund No. 255

Increase GL/Property Insurance by \$360 as the Original Budget is insufficient to complete the year.

Total Increase in Fund 255 \$360.00

Economic Development Fund No. 285

Increase Wages/Benefits by \$750 as the Original Budget is insufficient to complete the year.

Total Increase in Fund 285 \$750.00

SR83 Pedestrian Bridges Fund No. 473

Increase Engineering Services by \$85,000 as the Original Budget is insufficient to complete the year.

Total Increase in Fund 473 \$85,000.00

S/A Bond Retirement Fund No. 501

Increase Auditor/Treasurer Fees by \$3,440 as the original Budget is insufficient to complete the year.

Total Increase in Fund 501 \$3,440.00

Water Revenue Fund No. 611

Increase Bond Principle/Interest by \$42,000 as the Original Budget is insufficient to complete the year.

Increase Refunds by \$5,000 as the Original Budget is insufficient to complete the year.

Total Increase in Fund 611 \$47,000.00

Sanitary Sewer #2 Fund No. 631

Increase Bond Principle/Interest by \$70,300 as the Original Budget is insufficient to complete the year.

Increase Refunds by \$5,000 as the Original Budget is insufficient to complete the year.

Total Increase in Fund 631 \$75,300.00

Lorain Public Library Fund No. 702

Increase Payments to Library by \$72,423.57 to pay the property taxes as the Original Budget is insufficient to complete the year.

Total Increase to Fund 702 \$72,423.57

Grand Total of All Supplemental Appropriations \$695,548.57

Mr. Fischer said regarding the Police Pension Fund that it looked like compared to what has been reallocated and what has been paid out that there was \$37,750 remaining. He asked what happens with the remaining funds.

Mr. Presley advised those remaining funds get carried over in the Police Pension Fund balance going into next year and it stays in that fund.

Mrs. Demaline asked how the City is \$112,250.00 off on the employer contributions to O.P. & F.

Mr. Presley advised there are two reasons. He said when he did the budget last year, he did not realize that there were three open positions in the Police Department and as those got filled that increased the salary and wages which is reflective in the pension fund. Mr. Presley stated the other side of that is the retro pay for Police because it was a negotiation year, and he budgeted an approximate amount at 3% and the actual contract is 4% noting that those two factors led to the difference.

Mrs. Demaline thanked Mr. Presley for the explanation.

5. REPORTS AND COMMENTS

MAYOR JENSEN advised he may be coming to Council at the beginning of 2025 to discuss placing an income tax increase on the ballot to fund the safety forces. He would explain it more in depth when they see it on an agenda, but it has been mentioned that a second fire station will be needed and other factors. Mayor Jensen noted that in order to get on the May ballot, legislation will need passed at the beginning of the year.

Mr. Gasior noted that to get on the May ballot, legislation will need passed by February 3, 2025. He said legislation will need drafted and presented some time in January to get it to the Board of Elections before the deadline of February 5, 2025.

Mayor Jensen wished everyone a Merry Christmas.

COUNCIL MEMBERS:

MS. BERGES, AT LARGE wished everyone a Merry Christmas, Happy New Year and Happy Holidays.

MRS. DEMALINE, WARD 1 wished everyone a Merry Christmas and a Happy New Year. She advised she is looking forward to getting a lot accomplished in 2025 together with Council.

MR. MCBRIDE, WARD 2 wished everyone a Merry Christmas and a Happy New Year. He hopes

everyone enjoys the holidays with their family.

MR. MOORE, WARD 3 was absent.

MS. PATTON, AT LARGE wished everyone a Merry Christmas and a Happy New Year.

MR. RADCLIFFE, WARD 4 wished everyone a Merry Christmas. He hoped they all enjoy their holiday and he would see them all again in January.

MR. FISCHER, AT LARGE wished everyone a Merry Christmas and a Happy New Year. He said he is looking forward to continuing to work with all of them in 2025. He gave a special thank you to Mr. McBride and Ms. Patton for the homemade chocolate dipped cookies and he thanked Mr. and Mrs. Radcliffe for the chocolate Santa as Christmas gifts.

Mr. Fischer said he wanted to give an extra thank you to those who put up the holiday lights noting that as he was driving along Detroit Road listening to Christmas music he noticed again how fantastic they are. He stated he City looks great and everyone seems to be in a good mood even with traffic being as crazy as it is.

Mr. Fischer wished everyone a Merry Christmas.

DIRECTORS/ADMINISTRATION:

MR. CUMMINS, CITY ENGINEER wished everyone a safe and happy holiday season.

MS. FECHTER, PLANNING/ECONOMIC DEVELOPMENT COORDINATOR wished everyone a Merry Christmas and all the best in 2025.

MR. GASIOR, LAW DIRECTOR wished everyone a Merry Christmas and a Happy New Year.

MR. PRESLEY, FINANCE DIRECTOR wished everyone a Merry Christmas.

MR. STREATOR, SAFETY DIRECTOR/PUBLIC SERVICE DIRECTOR wished everyone a Merry Christmas and said he is looking forward to 2025.

Mr. Fischer said he wanted to let Mr. Streator know what a great job he and the other staff did with organizing the parade and closing the street for the football team. He stated the parade was fantastic on Sunday afternoon and the City crews did a great job and there was a great turnout.

Mr. Streator thanked him and said he would pass that message along to the Police, Fire and Streets Departments. He said they all take an event like that seriously for everyone's safety and it worked out very well.

Mayor Jensen added he does not know if all of Council realizes all the work that went into the Schools asking for a parade which would require shutting a portion of Detroit Road down for a short period of time and that everyone would be kept safe. He advised it is a tribute to all those who worked that event to make the necessary changes to make it happen and they did a great job and it was a safe event.

AUDIENCE:

There were no comments from the audience members.

6. EXECUTIVE SESSION: 7:46 p.m.

A motion was made by Mr. McBride and seconded by Mr. Radcliffe to Enter Into Executive Session for the Purpose of Discussing Pending and/or Imminent Litigation and for the Purpose of Discussing the Purchase of Real Estate and the vote was: Ms. Berges, "yes"; Mrs. Demaline, "yes"; Mr. McBride, "yes"; Ms. Patton, "yes"; Mr. Radcliffe, "yes"; Mr. Fischer, "yes".

The vote was 6 for and 0 against and the Chair declared the motion passed.

7. RECONVENE: 8:17 p.m.

A motion was made by Mr. McBride and seconded by Mr. Radcliffe to Reconvene the Work Session of Council, and the vote was: Mrs. Demaline, "yes"; Mr. McBride, "yes"; Ms. Patton, "yes"; Mr. Radcliffe, "yes"; Ms. Berges, "yes"; Mr. Fischer, "yes".

The vote was 6 for and 0 against and the Chair declared the motion passed.

8. ADJOURN: 8:18 p.m.

There being no further business, the Work Session of Council was adjourned.

PASSED: _____

SIGNED BY: _____
Brian Fischer, Council President

ATTEST: _____
Barbara Brooks, Clerk of Council