

**CITY OF MEDINA  
AGENDA FOR COUNCIL MEETING**

June 27, 2022  
Medina City Hall – Council Rotunda  
7:30 p.m.

**Call to Order.**

**Roll Call.**

**Reading of minutes.** (June 13, 2022)

**Reports of standing committees.**

**Requests for council action.**

**Reports of municipal officers.**

**Notices, communications and petitions.**

**Liquor Permit:**

Not to object to the transfer of a C-1 and C-2 permit from WJF Investment Corp. dba Medina Marathon 429 S. Court St. to Shoreline Convenience LLC, dba Medina Marathon, 429 S. Court Street.

**Unfinished business.**

**Introduction of visitors.**

(speakers limited to 5 min.)

**Introduction and consideration of ordinances and resolutions.**

Motion to suspend the Rules requiring three readings on the following ordinances and resolutions: Ord. 125-22, Res. 126-22, Ord. 127-22, Ord. 128-22, Ord. 129-22, Ord. 130-22

Ord. 125-22

An Ordinance amending Ordinance No. 60-22, passed March 28, 2022, relative to the Agreement with Wichert Insurance for the City's Property and General Liability Insurance.

Res. 126-22

A Resolution amending Resolution No. 153-21, passed September 13, 2021, Section 1, relative to the Small Cities PY21 Community Development Block Grant (CDBG) Program.  
(emergency clause requested)

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Ord. 127-22

An Ordinance authorizing the Mayor to advertise for competitive bids and to award a contract to the successful bidder for the 2022-2023 Equipment and Asphalt General Paving Services Program for the Service Department.

Ord. 128-22

An Ordinance authorizing the Mayor to enter into Task Order #7 to the Agreement with Delta Airport Consultants, Inc. for professional services at the Medina Municipal Airport relative to the Airport Narrative Report and ALP Update.

Ord. 129-22

An Ordinance authorizing the Law Director to prepare the necessary documentation for the transfer of City Lot 9374, PPN 028-19A-21-391 containing 0.1874 acre of land to the Medina City Development Corporation (CIC).

Ord. 130-22

An Ordinance authorizing the Mayor to enter into a Reimbursement Agreement with the Medina City Development Corporation for the transfer of two parcels known as PPN 028-19A-21-387 and PPN 028-19A-21-391.

**Council comments.**

**Adjournment.**

MEDINA CITY COUNCIL

Monday, June 13, 2022

**Call to Order:**

Medina City Council met in regular session on Monday, June 13, 2022 at Medina City Hall. The meeting was called to order at 7:30 p.m. by President of Council Pro-Tem Jim Shields, who led in the Pledge of Allegiance.

Mr. Shields asked for a moment of silence for former councilmember John Wetzel who passed away.

**Roll Call:**

The roll was called with the following members of Council present D. Simpson, R. Haire, J. Hazeltine, and J. Shields. J. Coyne, B. Lamb and P. Rose were absent.

Also present were the following members of the Administration: Mayor Hanwell, Greg Huber, Keith Dirham, Patrick Patton, Nino Piccoli, Police Chief Kinney, Fire Chief Walters, Kimberly Marshall, and Andrew Dutton.

**Minutes:**

Mr. Simpson moved that the minutes from the regular meeting on Monday, May 23, 2022, and special meeting on Wednesday, June 8 as prepared and submitted by the Clerk be approved, seconded by Mrs. Hazeltine. The roll was called and the motion passed by the yea votes of R. Haire, J. Hazeltine, J. Shields, and D. Simpson.

**Reports of Standing Committees:**

Finance Committee: Mr. Shields stated the Finance Committee met prior to this evening's Council meeting and will meet again on June 27<sup>th</sup>.

Health, Safety & Sanitation Committee: Mr. Simpson had no report.

Public Properties Committee: Mr. Shields had no report.

Special Legislation Committee: Bill Lamb was absent

Streets & Sidewalks Committee: Ms. Haire had no report.

Water & Utilities Committee: Jessica Hazeltine had no report.

Emerging Technologies Committee: Mr. Rose was absent

**Requests for Council Action:**

Finance Committee

22-131-6/13 – Amend Ord. 82-22 – Account Numbers

22-132-6/13 – Expenditure – Renovate Restrooms – Mason Custom Builders (ARPA Funds)

22-133-6/13 – Expenditure – Restroom Flooring – Ohio Garage Interiors (ARPA Funds)

22-134-6/13 – Expenditure – Replace Council Service Counter – Mason Custom Bldrs. (ARPA)

22-135-6/13 – Amend Ord. 60-22 – Increase P.O. – Wichert Insurance

22-136-6/13 – Amend Res. 153-21 – PY21 CDBG Grant Activity No. 3



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- 22-137-6/13 – Bids, 2022-2023 Equipment & General Pavement Services
- 22-138-6/13 – Increase Expenditure – Point Spring & Driveshaft – Sanitation Dept.
- 22-139-6/13 – Task Order #7 – Delta Airport Consultants
- 22-140-6/13 – Transfer 0.1874 Acres City Lot 9374 to Medina City Development Corp.
- 22-141-6/13 – City / CIC Reimbursement Agreement

**Reports of Municipal Officers:**

**Dennis Hanwell, Mayor,**

- A. **Memorial Day Parade** - May 30 - I am happy to report that the Memorial Day parade and ceremony at Spring Grove cemetery both went very well and were well attended. Thankful for great weather!
- B. **Band Concerts** - Friday night band concerts kicked off June 3rd. Presented a Proclamation to Conductor Marcus Neiman for his 50 years of conducting the band. Well done sir. Band concerts will be each Friday night in June and July, as well as July 4, at 8:30 p.m., Public Square, weather permitting.
- C. Farmers' Market is back on Square each Saturday morning.
- D. Square events:
  - a. Pizza Palooza on Square 9 a.m.-2 p.m. Sat. June 18th
  - b. Ormaco Opera Under the Stars 7 p.m.-9 p.m. Sat. June 18th
  - c. Juneteenth Celebration 10-4 p.m. Sun. June 19th
  - d. Party in the Park- Youth event- 2 p.m.-4 p.m. Sat. June 25th
- E. July 3 Fireworks at Dark; July 4th parade at MHS starts 4 p.m. Register at Mayor's office.
- F. Public members interested in city meetings can check website or provide your email to clerk Kathy Patton at [kpatton@medinaoh.org](mailto:kpatton@medinaoh.org)
- G. **Flags**- Pride flags were approved for about a week due to other events in June, posted June 1st – 9th. Flags needed for Flag Day June 14th and Medina Community Band's highlighting Flag Day at concert June 10th. Juneteenth flags will be posted June 17th – 20th to recognize new National holiday. Juneteenth community event and church service will be held on Square Sunday, June 19th from 10 a.m.-4 p.m. Public is welcome. American flags will then return for Great Race event in Medina June 21st & remain. Law Director is reviewing legality, constitutionality, and case law for posting other flags on public property. After that research, there may be public meetings with Council to determine interest, process, costs and approvals.

**Keith Dirham, Finance Director,** Keith had no report.

**Greg Huber, Law Department,** had no report.

**Chief Kinney, Police Department,** recognized two city of Medina officers that recently graduated from different leadership programs. Officer Darin Weinbrenner recently graduated from Leadership Medina's Lead Class which provides area leaders with the tools and skills to excel as

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business, community and government leaders throughout Medina County.

Sergeant Nate Simpson graduated from the Public Safety Leadership Academy. The Public Safety Leadership Academy is an 11 week in resident school instructed by the Ohio State University Glen School of Public Affairs and sponsored by the Ohio Department of Public Safety. This academy provides intensive leadership training to Law Enforcement leaders and supervisors representing departments throughout the State. Sergeant Simpson received special recognition for his final capstone project involving Officer wellness, and peer support programs.

Chief Kinney is proud to say they have 5 Police supervisors who have completed the Public Safety Leadership course of instruction. Congratulations to both of these officers.

**Chief Walters, Fire Department,** Medina County Fire Chiefs have organized a Fallen Fire Fighter's Memorial Event to Honor fallen firefighters from the county fire departments and the event will be this Saturday, June 18<sup>th</sup> at 10 a.m. at the Brunswick City Fire Station #1 on Center Road.

**Kimberly Marshall, Economic Development Director,** Next ribbon cutting day is July 15<sup>th</sup> and still scheduling events however, there will be a 30<sup>th</sup> anniversary celebration for Century Cycles – moving to new location at 875 North Court Street.

Official Opening for Monarca Cantina restaurant will be this Wednesday, June 15<sup>th</sup> - 108 Public Square

**Jansen Wehrley, Parks and Recreation Director,** Party in the Parks 7-week series begins Wednesday, at Fred Greenwood Park 2 p.m. – 4 p.m., Featuring Jungle Bob. June 22<sup>nd</sup> at the rec center for Touch a Truck Event from 10 a.m. – 12 p.m. Free to the public and sponsored by the Cleveland Clinic Medina Hospital. Please register at [Medinarec.org](http://Medinarec.org) or follow Facebook page to get link to register.

The Memorial Pool is very busy and are now offering outdoor pool passes to purchase online. Pool is open daily 11 a.m. to 6:45 p.m., weather permitting.

House Bill #687 was recently approved, a State Capital grant request from the Medina Rec Center in the amount of \$350,000 was awarded for the Recreation Center addition to the fitness room.

**Dan Gladish, Building Official,** was not in attendance.

**Nino Piccoli, Service Director,** had no report.

**Patrick Patton, City Engineer,** The Board of Control awarded three contracts.

**Andrew Dutton, Planning Community Development Director,** stated they have been working on the Comprehensive Plan Update for the better part of the year and at this point they have a working draft created and started the adoption process. Pre- recorded Comprehensive Plan presentation is available online at [www.medinacompplan2021.wordpress.com](http://www.medinacompplan2021.wordpress.com)  
Public Open House to be held on June 21<sup>st</sup> – 5 p.m., in the Rotunda.



**Notices, communications and petitions:**

There were none.

**Unfinished Business:**

Ord. 93-22

An Ordinance authorizing the Zoning Map Amendment to change the zoning of 881 Lafayette Road from I-1, Industrial to C-3, General Commercial. Mr. Simpson moved for the adoption of Ordinance/Resolution No. 093-22, seconded by Mrs. Hazeltine. Mr. Dutton stated the application is from Medina Metropolitan Housing and the purpose ultimately is for a multi-family housing development which is conditional use in the C-3 district. Planning Commission recommended approval this past March, council held a public hearing in April and recommended approval of rezoning. The roll was called and Ordinance/Resolution No. 093-22 passed by the yea votes of J. Hazeltine, J. Shields, D. Simpson, and R. Haire.

**Introduction of Visitors:**

Scott Jennie resides at 821 Dogwood Trail – Opposes flying other flags stating when elected government officials whether local, state or federal decide for themselves what flags should be flown to represent everyone as a whole that only creates division and does not make us united. The Mayor decided to take down our American flags that stand for freedom for all and replace them with a sexual preference flag around our historic public square. Our public square represents all residents in Medina but because he was lobbied by a special interest group that paid for the flags, he alone made the decision to fly them on our square. Scott Jennie stated that those sexual preference flags don't represent Medina as a whole it only divides us. You have set a precedence for the same rights to other residents of this community. Those sexual preference flags should not have been flown on our public square for even one minute. If it were up to him he would pay for all service flags to be flown. He would also pay for pro-life flags or Christian flags to be flown. Someone else may want pro-choice flags or their religious flags flown. It is never-ending. None of these flags, including the ones he might personally have flown, would represent all of us as a community or a nation except for the American flag.

Tim Murdock resides at 495 Gladstone Drive in Brunswick. Tim Murdock doesn't think God would appreciate anything to do with these Pride flags. Tim is not in favor of any Pride stuff being pushed into the schools and now it's being pushed into our communities. It's about the American flag, not the Pride flags. Shame on the Mayor for allowing these flags to fly in the square without the public making that decision. You are brainwashing these kids. Stop it.

Stan Scheetz, former office located at 225 East Liberty Street, current resident at 342 East Liberty Street. In attendance today to respectfully request the City Council of Medina consider withdrawing from the 1969 Court House Project and return to main campus. Mr. Scheetz proposed 15 reasons why the court should stay where it is.

**Introduction and Consideration of Ordinances and Resolutions:**

Mr. Simpson moved to suspend the rules requiring three readings on the following ordinances and resolutions, seconded by Mrs. Hazeltine. Ord. 123-22, Ord. 124-22, The roll was called and the motion passed with the yea votes of J. Shields, D. Simpson, R. Haire, and J. Hazeltine.



**Ord. 123-22:**

**An Ordinance authorizing the purchase and implementation of Plotbox Cemetery Management Software for use at Spring Grove Cemetery.** Mr. Simpson moved for the adoption of Ordinance/Resolution No. 123-22, seconded by Mrs. Hazeltine. Mr. Wehrley stated that Plotbox is a cloud-based death care management solution that will enable them to digitize their records at Spring Grove Cemetery and help improve their burial operation and additionally will allow to integrate cemetery records into the website to give the public access to burial records at any time and will significantly improve their services. This is pending final approval from the Law Director on the contract that was just sent to Jansen today. Jansen stated this also qualified for American Rescue Plan Act funds. The roll was called and Ordinance/Resolution No. 123-22 passed subject to final approval of the Law Director by the yea votes of D. Simpson, R. Haire, J. Hazeltine and J. Shields.

**Ord. 124-22:**

**An Ordinance amending Ordinance No. 82-22, passed April 25, 2022 relative to the South Prospect Street Reconstruction Project.** Mr. Shields moved for the adoption of Ordinance/Resolution No. 124-22, seconded by Mr. Simpson. Mr. Dirham stated nothing is being changed with regard to the project this is just the account numbers that are paying for it. The roll was called and Ordinance/Resolution No. 124-22 passed by the yea votes of R. Haire, J. Hazeltine, J. Shields, and D. Simpson.

**Council Comments:**

Mrs. Hazeltine shared some of the overwhelmingly positive responses she has received to what was initiated by her as a member of city council on the Pride Flags flying on the square. Most are grateful for the City of Medina being inclusive of it's LGTBQ people in Medina. Jessica stated she has received over 1,000 positive comments through many channels of communication. Jessica Hazeltine is Proud to stand with the LGTBQIA+ Community and she will continue to stand for them. Your God is not her God, one who does not accept people as they are is not a God she wants to follow. Jesus himself spoke to Love thy Neighbor as thy self.

Jessica recognized the new businesses that opened on Friday, it is very exciting and the ribbon cutting trail is one of her favorite things to do, and Happy Birthday to Patrick Patton!

Mr. Simpson thanked everyone for attending tonight, he respects the flag as much as anybody and the great thing about our country is that we can have differences of opinion and that is healthy. I don't have to agree with you and you don't have to agree with me but that doesn't mean we have to dislike each other. Dennie recognized the Mayor, the Administration and Colleagues on Council stating they may not all agree with what someone is saying but they still respect each other.

He asked people to be kind to one another, it will make a huge difference in our lives. He stated he prays for the People of Ukraine and wishes for peace for them soon.

Dennie thanked Councilman Shields for remembering Mr. Wetzel and noted that we lost another community member Mr. Don Hershey who owned Hershey's Barber Shop. Thanked Mayor and

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councilmembers for helping in celebrating Friends of the Cemetery established 25 years ago.

Mr. Shields thanked the Friends of the Cemetery they had a wonderful event on Saturday celebrating their 25<sup>th</sup> Anniversary, the cemetery looked beautiful and he is so proud of that asset in the Old Town Cemetery and all that they've done.

Jim spoke of the passing of Mr. Wetzel and Mr. Hershey.

Jim thanked everyone that attended tonight and shared their opinions.

There being no further business, the meeting adjourned at 8:16 p.m.

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Kathy Patton, Clerk of Council

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James A. Shields, President of Council Pro-Tem



NOTICE TO LEGISLATIVE  
AUTHORITY

TO

8106350 PERMIT NUMBER			TRFO TYPE	SHORELINE CONVENIENCE LLC DBA MEDINA MARATHON 429 S COURT ST MEDINA OH 44256
10	01	2018 ISSUE DATE		
06	10	2022 FILING DATE		
C1		C2 PERMIT CLASSES		
52	077 TAX DISTRICT	C	F27740 RECEIPT NO.	

FROM 06/14/2022

95669500010 PERMIT NUMBER				WJF INVESTMENT CORP DBA MEDINA MARATHON 429 S COURT ST MEDINA OH 44256
10	01	2018 ISSUE DATE		
06	10	2022 FILING DATE		
C1		C2 PERMIT CLASSES		
52	077 TAX DISTRICT			

**RECEIVED**  
JUN 21 2022



BY: .....

MAILED 06/14/2022

RESPONSES MUST BE POSTMARKED NO LATER THAN.

07/15/2022

**IMPORTANT NOTICE**

PLEASE COMPLETE AND RETURN THIS FORM TO THE DIVISION OF LIQUOR CONTROL  
WHETHER OR NOT THERE IS A REQUEST FOR A HEARING.  
REFER TO THIS NUMBER IN ALL INQUIRIES C TRFO 8106350  
(TRANSACTION & NUMBER)

(MUST MARK ONE OF THE FOLLOWING)

WE REQUEST A HEARING ON THE ADVISABILITY OF ISSUING THE PERMIT AND REQUEST THAT  
THE HEARING BE HELD  IN OUR COUNTY SEAT.  IN COLUMBUS.

WE DO NOT REQUEST A HEARING.   
DID YOU MARK A BOX? IF NOT, THIS WILL BE CONSIDERED A LATE RESPONSE.

PLEASE SIGN BELOW AND MARK THE APPROPRIATE BOX INDICATING YOUR TITLE:

(Signature)

(Title)-  Clerk of County Commissioner

(Date)

Clerk of City Council

Township Fiscal Officer

CLERK OF MEDINA CITY COUNCIL  
132 NORTH ELMWOOD AVENUE  
MEDINA OHIO 44256

**ORDINANCE NO. 125-22**

**AN ORDINANCE AMENDING ORDINANCE NO. 60-22, PASSED MARCH 28, 2022, RELATIVE TO THE AGREEMENT WITH WICHERT INSURANCE FOR THE CITY'S PROPERTY AND GENERAL LIABILITY INSURANCE.**

**WHEREAS:** Ordinance No. 60-22, passed March 28, 2022, authorized an Agreement with Wichert Insurance for the City's Property and General Liability Insurance for the period of April 1, 2022 through March 31, 2023 at a cost of \$192,558.00; and

**WHEREAS:** An additional cost of \$2,163.00 has to be added to the contract wo add liability insurance for two additional Unmanned Aircraft (drones).

**NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF MEDINA, OHIO:**

**SEC. 1:** That Ordinance No. 60-22, passed March 28, 2022, is hereby amended to read that the funds to cover this expenditure in the estimated amount of not to exceed \$194,721.00 (an increase of \$2,163.00) are available in each appropriate budget.

**SEC. 3:** That it is found and determined that all formal actions of this Council concerning and relating to the passage 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 the law.

**SEC. 4:** That this Ordinance shall be in full force and effect at the earliest period allowed by law.

**PASSED:** \_\_\_\_\_

**SIGNED:** \_\_\_\_\_

**President of Council**

**ATTEST:** \_\_\_\_\_

**APPROVED:** \_\_\_\_\_

**Clerk of Council**

**SIGNED:** \_\_\_\_\_

**Mayor**



**RESOLUTION NO. 126-22**

**A RESOLUTION AMENDING RESOLUTION NO. 153-21, PASSED SEPTEMBER 13, 2021, SECTION 1, RELATIVE TO THE SMALL CITIES PY21 COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) PROGRAM, AND DECLARING AN EMERGENCY.**

**WHEREAS:** Resolution No. 92-21, passed June 14, 2021 authorized the filing of an application for grant assistance from the Ohio Development Services Agency, Office of Housing and Community Development, in connection with the Small Cities PY21 Community Development Block Grant (CDBG) Program; and

**WHEREAS:** Resolution No. 153-21, passed September 13, 2021 amended Section 1; and

**WHEREAS:** Section 1 of Resolution 153-21, passed September 13, 2021 currently reads in part as follows:

**PY21 CDBG Allocation Grant**

Activity No. 1	Code Enforcement	\$49,375
Activity No. 2	Public Service (Public Transit)	\$73,125
<b>Activity No. 3</b>	<b>Machinery for Lawn Mowing Program</b>	<b>\$18,000</b>
Activity No. 4	Fair Housing	\$ 3,500
Activity No. 5	Administration	<u>\$ 6,000</u>
		\$150,000

**NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF MEDINA, OHIO:**

**SEC. 1:** That Section 1, Activity No. 3 of Resolution 153-21, passed September 13, 2021, shall be amended to read as follows:

**PY21 CDBG Allocation Grant**

Activity No. 1	Code Enforcement	\$49,375
Activity No. 2	Public Service (Public Transit)	\$73,125
<b>Activity No. 3</b>	<b>Lawn Mowing Program Equipment/Service Enrichment Activities for At-Risk Low- Income Children</b>	<b>\$ 2,450 \$15,550</b>
Activity No. 4	Fair Housing	\$ 3,500
Activity No. 5	Administration	<u>\$ 6,000</u>
		\$150,000

**SEC. 2:** That it is found and determined that all formal actions of this Council concerning and relating to the passage 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 the law.

**SEC. 3:** That this Resolution shall be considered an emergency measure necessary for the immediate preservation of the public peace, health and safety, and for the further reason the grant is currently being utilized; wherefore, this Resolution shall be in full force and effect immediately upon its passage and signature by the Mayor.

**PASSED:** \_\_\_\_\_

**SIGNED:** \_\_\_\_\_

**President of Council**

**ATTEST:** \_\_\_\_\_

**APPROVED:** \_\_\_\_\_

**Clerk of Council**

**SIGNED:** \_\_\_\_\_

**Mayor**



**ORDINANCE NO. 127-22**

**AN ORDINANCE AUTHORIZING THE MAYOR TO ADVERTISE FOR COMPETITIVE BIDS AND TO AWARD A CONTRACT TO THE SUCCESSFUL BIDDER FOR THE 2022-2023 EQUIPMENT AND ASPHALT GENERAL PAVING SERVICES PROGRAM FOR THE SERVICE DEPARTMENT.**

**BE IT ORDAINED BY THE COUNCIL OF THE CITY OF MEDINA, OHIO:**

**SEC. 1:** That the Mayor is hereby authorized and directed to advertise for competitive bids and to award a contract to the successful bidder for the 2022-2023 Equipment and Asphalt General Paving Services Program for the Service Department, in accordance with specifications on file in the office of the Mayor.

**SEC. 2:** That it is found and determined that all formal actions of this Council concerning and relating to the passage 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 the law.

**SEC. 3:** That this Ordinance shall be in full force and effect at the earliest period allowed by law.

**PASSED:** \_\_\_\_\_

**SIGNED:** \_\_\_\_\_  
**President of Council**

**ATTEST:** \_\_\_\_\_  
**Clerk of Council**

**APPROVED:** \_\_\_\_\_

**SIGNED:** \_\_\_\_\_  
**Mayor**

**Effective date**

**ORDINANCE NO. 128-22**

**AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO TASK ORDER #7 TO THE AGREEMENT WITH DELTA AIRPORT CONSULTANTS, INC. FOR PROFESSIONAL SERVICES AT THE MEDINA MUNICIPAL AIRPORT RELATIVE TO THE AIRPORT NARRATIVE REPORT AND ALP UPDATE.**

**WHEREAS:** The City sought proposals from qualified engineers to perform certain engineering services for the Medina Municipal Airport; and

**WHEREAS:** Ordinance No. 96-19, passed June 24, 2019, authorized an agreement with Delta Airport Consultants, Inc. to perform certain engineering services for projects.

**NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF MEDINA, OHIO:**

**SEC. 1:** That the Mayor is hereby authorized and directed to enter into Task Order #7 to the Agreement with Delta Airport Consultants, Inc. relative to the Airport Narrative Report and ALP Update.

**SEC. 2:** That that a copy of the Task Order is marked Exhibit A, attached hereto and incorporated herein.

**SEC. 3:** That in accordance with Ohio Revised Code §5705.41(D), at the time that the contract or order was made and at the time of execution of the Finance Director's certificate, sufficient funds were available or in the process of collection, to the credit of a proper fund, properly appropriated and free from any previous encumbrance.

**SEC. 4:** That the funds to cover this order, in the amount of \$187,500.00 is available as follows: \$168,750 in Account No. 147-0652-54411, \$9,375 in Account No. 109-0652-54411, and \$9,375 in Account No. 547-0652-54411.

**SEC. 5:** That it is found and determined that all formal actions of this Council concerning and relating to the passage 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 the law.

**SEC. 6:** That this Ordinance shall be in full force and effect at the earliest period allowed by law.



**PASSED:** \_\_\_\_\_

**SIGNED:** \_\_\_\_\_

**President of Council**

**ATTEST:** \_\_\_\_\_

**APPROVED:** \_\_\_\_\_

**Clerk of Council**

**SIGNED:** \_\_\_\_\_

**Mayor**

**TASK ORDER NO. SEVEN-REVISED (7R)  
PROFESSIONAL SERVICES AGREEMENT**



**DELTA AIRPORT  
CONSULTANTS, INC.**

**PROJECT:** Airport "Triggering Event" Narrative Report and ALP Sheet Updates

**AIRPORT:** Medina Municipal Airport

**DELTA PROJECT NO.:** 21066

**DATE OF ISSUANCE:** May 20, 2022

**ATTACHMENTS:** 1) Scope of Services

**METHOD OF PAYMENT:** Planning Services - Lump Sum

**TASK ORDER AMOUNT:**

Original: \$ 335,000

Revised: \$ 182,500

**PROJECT DESCRIPTION:**

- Prepare an Airport "Triggering Event" Narrative Report
- Update the current FAA-accepted ALP drawings

*The original Agreement for Professional Services between the City of Medina (OWNER) and Delta Airport Consultants, Inc., (CONSULTANT) for Professional Services at Medina Municipal Airport dated June 24, 2019, shall govern all TASK ORDERS executed under this Agreement unless modified in writing and agreed to by CONSULTANT and OWNER.*

**ACCEPTED:** Digitally signed by Douglas E Sander  
Date: 2022.05.19 16:51:34  
by: \_\_\_\_\_  
-04'00'

Douglas E. Sander, P.E., C.M.  
Vice President  
Delta Airport Consultants, Inc.  
20545 Center Ridge Road, Suite 450  
Cleveland, Ohio 44116

**APPROVED:**

by: \_\_\_\_\_

Dennis Hanwell  
Mayor  
City of Medina  
132 North Elmwood Avenue  
Medina, Ohio 44256

ATTACHMENT 1  
SCOPE OF SERVICES



Airport "Triggering Event" Narrative Report and ALP Sheet Updates  
Medina Municipal Airport  
Delta Project No. 21066

May 20, 2022

PHASE	DETAILED TASKS
PLANNING SERVICES	Scope of Services and Contract Scoping Meeting Owner Coordination Review Agency Coordination Subconsultant Coordination Inventory of Existing Conditions- Data Collection Inventory of Existing Conditions- Environmental Considerations Inventory of Existing Conditions- Aerial Surveys and Mapping Forecasts of Aviation Demand Facility Requirements Proposed Development Concepts Cost Estimates/Summary of Funding Sources Revise ALP Sheets to Reflect Tott's Farm Development Prepare Airport Master Plan Report Meeting: Project Kick Off Meeting and Site Visit Meeting: Present Draft Forecast Meeting: Present Draft Development Concepts Meeting: One Unanticipated Meeting

ITEMS NOT INCLUDED IN SCOPE:

- ALP or Exhibit 'A' preparation to FAA SOP 2.00 or 3.00 standards
- Planning effort or analysis on areas other than Tott's Farm parcel
- Environmental Field Work
- Surveying or obstruction analysis other than Tott's Farm parcel
- Field Surveys of Adjacent Parcels
- Public Hearing
- Aerial Surveying



# MEMO



DATE: May 20, 2022

TO: Patrick Patton, P.E. City of Medina, Ohio

FROM: Mary Ashburn Pearson Delta Airport Consultants, Inc.

CC: Steven A. Potoczak Delta Airport Consultants, Inc.

RE: Reference Information

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TASK ORDER NO. SEVEN-REVISED (7R)

Airport "Triggering Event" Narrative Report and ALP Sheet Updates

Medina Municipal Airport

Please find attached, for your use during review, reference information and backup calculations to support the professional services fee for the above referenced project.

- Reference Information:
- 1) Labor Detail
  - 2) Fee Summary
  - 3) Scope of Work
  - 4) Subconsultant Proposals

REFERENCE INFORMATION 1  
LABOR DETAIL



Airport "Triggering Event" Narrative Report and ALP Sheets Update  
Medina Municipal Airport  
Delta Project No. 21066

May 20, 2022

TASKS	PRIN	PM	DP	PA
PLANNING SERVICES	0	221	232	214

REFERENCE INFORMATION 2  
FEE SUMMARY



Airport "Triggering Event" Narrative Report and ALP Sheets Update  
Medina Municipal Airport  
Delta Project No. 21066

May 20, 2022

FEE SUMMARY	
Planning Services	\$182,500
<b>LUMP SUM TOTAL:</b>	<b>\$182,500</b>



**ORDINANCE NO. 129-22**

**AN ORDINANCE AUTHORIZING THE LAW DIRECTOR TO PREPARE THE NECESSARY DOCUMENTATION FOR THE TRANSFER OF CITY LOT 9374, PPN 028-19A-21-391 CONTAINING 0.1874 ACRE OF LAND TO THE MEDINA CITY DEVELOPMENT CORPORATION (CIC).**

**BE IT ORDAINED BY THE COUNCIL OF THE CITY OF MEDINA, OHIO:**

**SEC. 1:** That the Law Director be and he is hereby authorized and directed to prepare and the Mayor to execute any and all documents necessary to complete the transfer of City Lot 9374 containing 0.1874 Acre of land to the Medina City Development Corporation to redevelop the site.

**SEC. 2:** That the Law Director will draft the agreement and that the City will be reimbursed for the appraised value of all of the land being transferred to the Medina City Development Corporation (CIC).

**SEC. 3:** That a copy of the Legal Description is marked Exhibit A and a copy of the Replat is marked Exhibit B, attached hereto and incorporated herein.

**SEC. 4:** That it is found and determined that all formal actions of this Council concerning and relating to the passage 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 the law.

**SEC. 5:** That this Ordinance shall be in full force and effect at the earliest period allowed by law.

**PASSED:** \_\_\_\_\_

**SIGNED:** \_\_\_\_\_  
**President of Council**

**ATTEST:** \_\_\_\_\_  
**Clerk of Council**

**APPROVED:** \_\_\_\_\_

**SIGNED:** \_\_\_\_\_  
**Mayor**

**Effective Date:**

ORD 55-21  
Exh. A



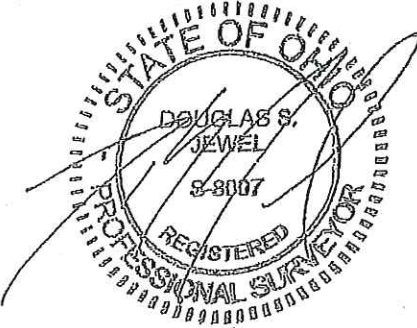
# Cunningham & Associates, Inc.

Civil Engineering & Surveying  
203 W. Liberty St., Medina, Oh 44256  
Phone: (330) 725-5980 \* Fax (330) 725-8019

Legal Description for MCL 9374  
Project No. 15-133  
January 6, 2021

Situated in the City of Medina, County of Medina, State of Ohio and being known the whole of Medina City Lot 9374, as shown by plat as recorded in Document No 2021PL 2021 PL 000016 of Medina County Recorder's Records, containing 0.1874 Acres of land, more or less but subject to all legal highways and all covenants and agreements of record.


This legal description was prepared based on a survey by and/or under the supervision of Douglas S. Jewel P.S. # S-8007 by Cunningham & Associates, Inc. in January 2021.





**Mike Kovack**  
Medina County Auditor

[Tax Bill](#)   [Aerial Imagery](#)   [Parcel Viewer](#)   [Transfers](#)   [Tax Distribution](#)   [Tax Map](#)

 [Print This Page](#)

Parcel Information

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<b>Parcel Number</b>	028-19A-21-391
<b>Owner Name</b>	CITY OF MEDINA
<b>Location</b>	W LIBERTY ST 028 - Medina City (Medina City SD)
<b>Property Class</b>	640   Property Class Codes
<b>Acreage</b>	0.187400
<b>Legal Description</b>	CITY LOT 9374 WH .1874 AC
<b>Tax Mailing Address</b>	CITY OF MEDINA P O BOX 703 132 N ELMWOOD ST MEDINA, OH 44258 USA

Value

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<b>Land Value</b>	54,520
<b>CAUV Value</b>	0
<b>Building Value</b>	9,040
<b>Total Value</b>	63,560

Taxable Value

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<b>Taxable Land Value</b>	19,080
<b>Taxable CAUV Value</b>	0
<b>Taxable Building Value</b>	3,160
<b>Taxable Total Value</b>	22,240

**Other Improvements Sketch - Card Number 001**



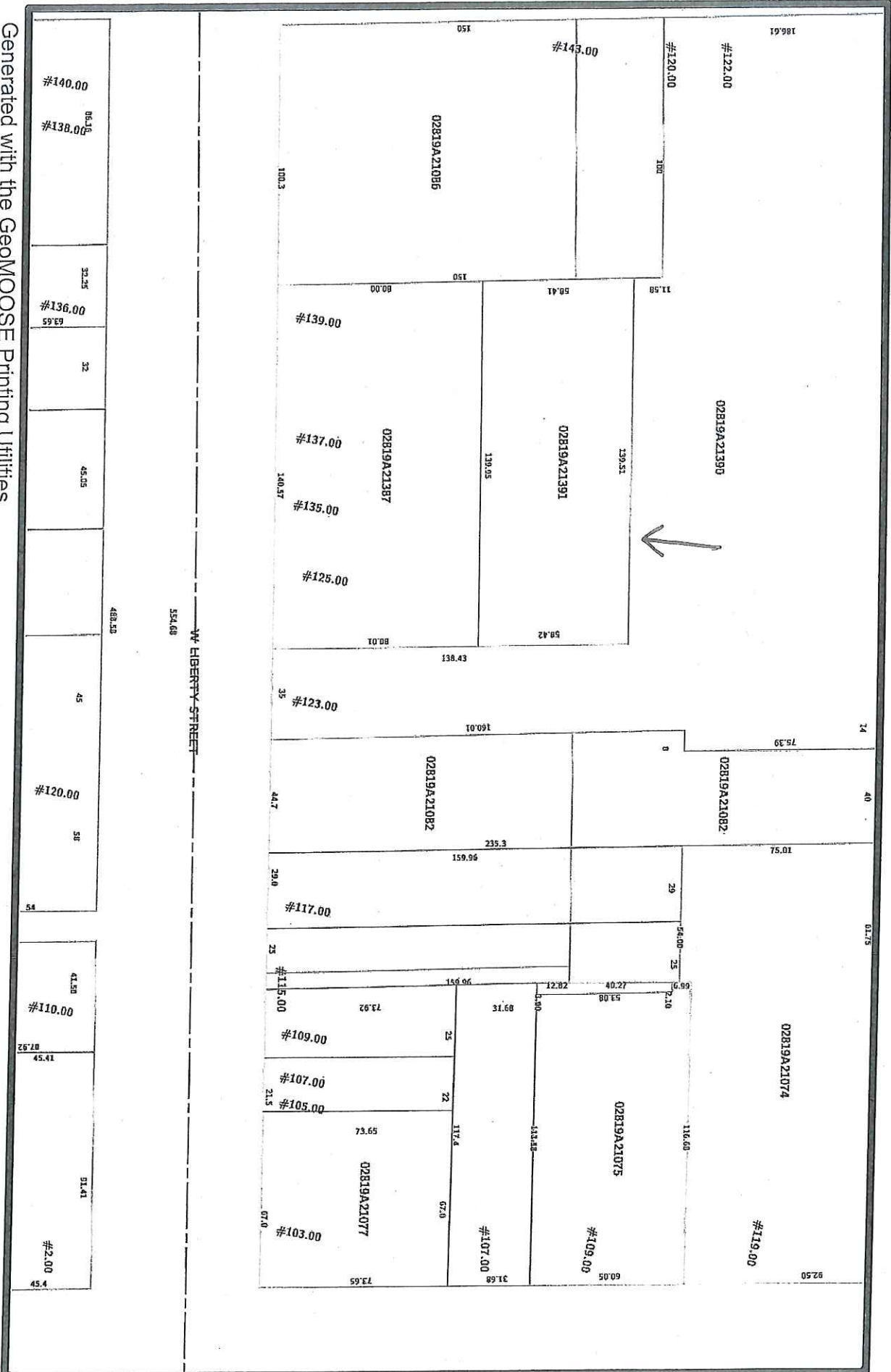
1 PAVING

Other Improvements

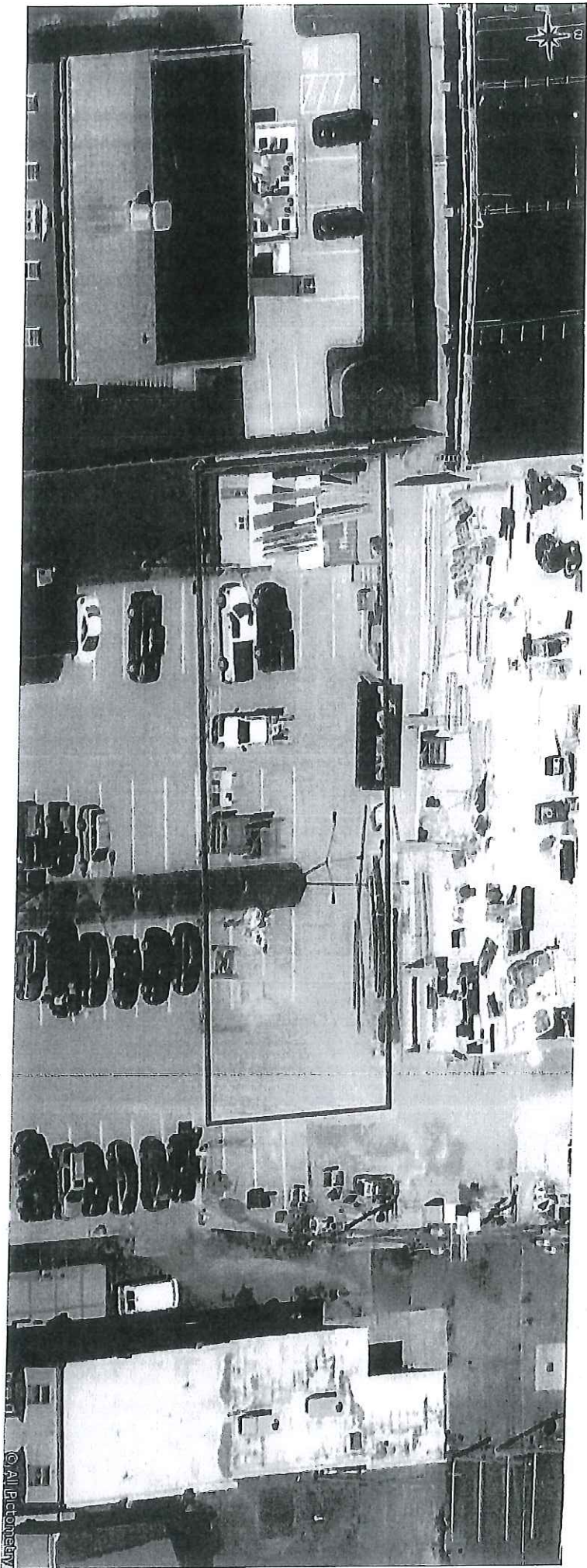
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Card Number	Key	Improvement	Width	Length	Area	Year Built
001	01	Paving - Concrete	0	0	6800	1985

# Map



**City Lot 9374**



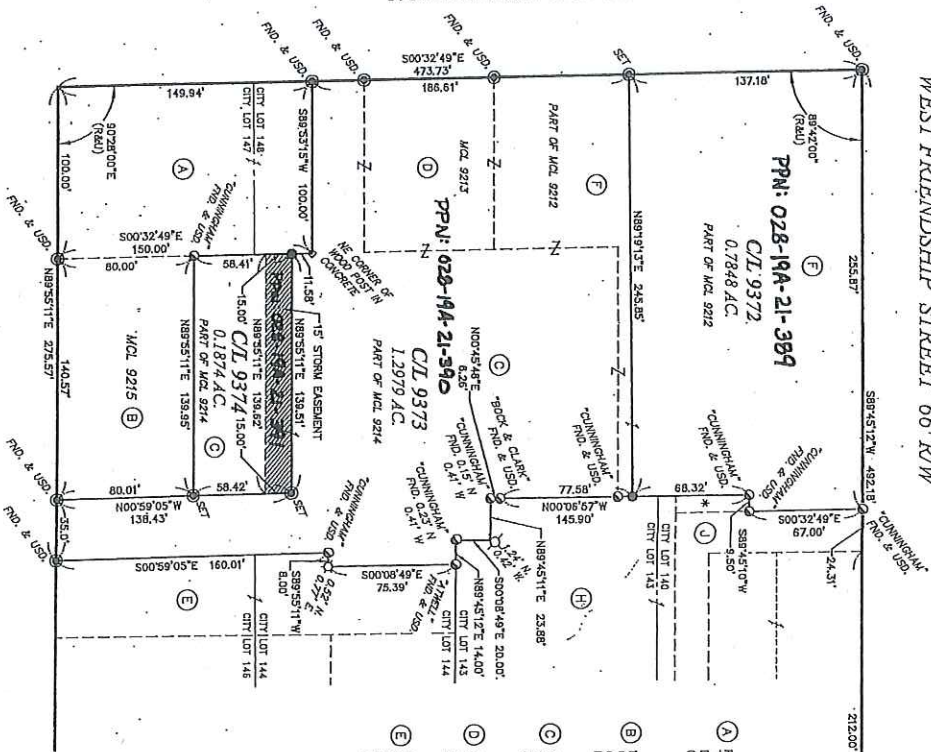
04/20/2020



NORTH ELMWOOD AVENUE 66' R/W

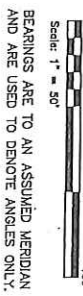
WEST FRIENDSHIP STREET 66' R/W

WEST LIBERTY STREET 66' R/W



- LEGEND:**
- - IRON PIN FOUND W/CAP
  - ✱ - PALMROAD SPIKE FOUND
  - ✱ - 3/4" IRON PIPE FOUND
  - - 5/8" IRON PIN SET W/CAP
  - - CUNNINGHAM
  - - DRILL HOLE WITH MAG NAIL
  - - WOOD POST IN CONCRETE
  - - FOUND
  - - MEASURED
  - - OBSERVED
  - - RECORD
  - - USED

- REFERENCES:**
- MEDINA COUNTY RECORDER'S RECORDS
  - DOC. NO. 2018PLD00003
  - PLAT VOLUME 21, PG. 115A
  - DOC. NO. 2018PLD00004
  - DEEDS AND PLATS AS SHOWN



BEARINGS ARE TO AN ASSUMED MERIDIAN AND ARE USED TO DENOTE ANGLES ONLY.

2021PLD00016  
LINDA HOFFMAN  
MEDINA COUNTY RECORDER  
02/10/2021 09:59 PM  
REC REF: 4320



**CERTIFICATION:**  
I HEREBY CERTIFY THIS DRAWING TO BE OF A SURVEY MADE BY ME AND/OR UNDER MY DIRECT SUPERVISION AND TO BE TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE.  
*Dennis Hanwell*  
Dennis Hanwell, Surveyor  
05 January 2021  
DATE

- (A) PART OF C/L 147 & 148  
D.V. 135, PG. 540  
04/21/1937
- (B) MEDINA CITY DEVELOPMENT  
CORPORATION  
DOC. NO. 2018PLD00004
- (C) CITY OF MEDINA  
DOC. NO. 2018PLD00004
- (D) CITY OF MEDINA  
DOC. NO. 2018PLD00004
- (E) PART OF C/L 144 & 146  
MEDINA AUTO PARTS INC.  
07/03/1986
- (F) THE CITY OF MEDINA  
DOC. NO. 2018PLD00004
- (G) NOT USED
- (H) PART OF C/L 140 & 143  
L.L.C.  
MEDINA, OHIO  
DOC. NO. 2010P010578  
05/20/2011
- (I) PART OF C/L 140  
THIN RINES LLC  
DOC. NO. 20190020289  
01/21/2017

\* CAP/OVERLAP PARCEL - OWNERSHIP UNKNOWN

APPROVED BY MEDINA CITY PLANNING COMMISSION  
ON 12/21/2021  
THIS PLAT WAS DULY ACCEPTED BY ORDINANCE NO. 11-21 OF MEDINA CITY COUNCIL AT A REGULAR MEETING HELD ON THE 20th DAY OF DECEMBER 2021.  
*Michelle Kivela*  
PRESIDENT OF COUNCIL  
*Robert Fisher*  
CLERK OF COUNCIL



**APPROVALS:**

APPROVED FOR TRANSFER THIS 21st DAY OF JANUARY 2021  
*Michelle Kivela*  
TAX MAP PRESENTATION MANAGER  
RECEIVED FOR TRANSFER THIS 12th DAY OF MARCH 2021  
*Michelle Kivela*  
MEDINA COUNTY RECORDER

KNOW ALL MEN BY THESE PRESENTS, THAT THE CITY OF MEDINA, BY DENNIS HANWELL, MAYOR, OWNER OF THE LANDS EMBRACED WITHIN THIS SUBDIVISION HEREBY ACKNOWLEDGE THIS PLAT AND SUBDIVISION TO BE MY FREE ACT AND SHOWS AND GRANT EASEMENTS TO THE PUBLIC USE FOREVER THE STREETS AS BELOW, I CERTIFY THAT THERE ARE NO DELINQUENT TAXES OR ASSESSMENTS AGAINST THE LANDS WITHIN THIS SUBDIVISION.

**ACCEPTANCE**

DENNIS HANWELL, MAYOR  
COUNTY OF MEDINA } S.S.  
STATE OF OHIO }  
DATE: 02/10/2021

**REPLAT OF MEDINA CITY LOTS 9212 THROUGH 9214**  
CREATING MEDINA CITY LOTS 9372 THROUGH 9374  
BEING A REPLAT OF THE WHOLE OF CITY LOTS 9212 THROUGH 9214 AS SHOWN BY PLAT RECORDED IN DOCUMENT 2018PLD00004 OF MEDINA COUNTY RECORDER'S RECORDS  
IN THE CITY OF MEDINA, COUNTY OF MEDINA, AND STATE OF OHIO

<p><b>PLAT OF MEDINA C/L 9212 THROUGH 9214</b> LOCATED IN STATE OF OHIO COUNTY OF MEDINA</p>	
<p><b>CUNNINGHAM &amp; ASSOCIATES, INC.</b> CIVIL ENGINEERING and SURVEYING 203 W. LIBERTY ST. MEDINA, OHIO 44226 330-725-5980</p>	
<p>CITY: MEDINA TOWNSHIP: TRACT: LOT NUMBER: C/L 9212 THRU C/L 9215 PROP OWNER: CITY OF MEDINA</p>	<p>DRAWN BY: KALE DATE: 1/11/21 CHECKED BY: DAN DATE: 1/11/21 SCALE: 1" = 50' SHEET NO. 1</p>

**ORDINANCE NO. 130-22**

**AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO A REIMBURSEMENT AGREEMENT WITH THE MEDINA CITY DEVELOPMENT CORPORATION FOR THE TRANSFER OF TWO PARCELS KNOWN AS PPN 028-19A-21-387 AND PPN 028-19A-21-391.**

**WHEREAS:** The Medina City Development Corporation (CIC) agrees to reimburse the City for two parcels of land; PPN 028-19A-21-387 (0.2576 acres) previously transferred via Ordinance No. 130-18, passed September 10, 2018 and PPN 028-19A-21-391 aka City Lot #9374 (0.1874 acres).

**NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF MEDINA, OHIO:**

**SEC. 1:** That the Mayor is hereby authorized and directed to enter into a Reimbursement Agreement with the Medina City Development Corporation (CIC) for the transfer of two parcels known as PPN 028-19A-21-387 and PPN 028-19A-21-391.

**SEC. 2:** That a copy of the Reimbursement Agreement is marked Exhibit A, attached hereto and incorporated herein.

**SEC. 3:** That it is found and determined that all formal actions of this Council concerning and relating to the passage 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 the law.

**SEC. 4:** That this Ordinance shall be in full force and effect at the earliest period allowed by law.

**PASSED:** \_\_\_\_\_

**SIGNED:** \_\_\_\_\_

**President of Council**

**ATTEST:** \_\_\_\_\_

**APPROVED:** \_\_\_\_\_

**Clerk of Council**

**SIGNED:** \_\_\_\_\_

**Mayor**



ORD. 130-22  
EXH. A

## REIMBURSEMENT AGREEMENT

This REIMBURSEMENT AGREEMENT (“**Agreement**”) is made and entered into as of April \_\_, 2022 by and between Medina City Development Corporation, an Ohio Non-Profit Corporation (“**MCDC**”) and the City of Medina, an Ohio Municipal Corporation (the “**City**”).

**WHEREAS**, the City has transferred certain real property (the “**Development Property**”) to the MCDC for the purpose of facilitating the construction and redevelopment of the Development Property into a community driven mixed-use development (the “**Project**”). The Development Property is further described on Exhibit A, attached hereto and made a part hereof;

**WHEREAS**, MCDC engaged Spalding/Emig Company to conduct a market value appraisal of the Development Property, which concluded that the most supportable market value of the Development Property is \$333,750.00;

**WHEREAS**, MCDC issued a Request for Proposals and Qualifications for the development of the Project and \_\_\_\_\_ (“**Developer**”) was selected as the Developer;

**WHEREAS**, commensurate with the execution and delivery of this Agreement, MCDC and Developer shall enter into that certain Ground Lease for the Development Property (the “**Ground Lease**”), wherein MCDC shall lease the Development Property to Developer and Developer shall develop the Development Property in accordance with the terms and conditions of the Ground Lease;

**WHEREAS**, as contemplated in the Ground Lease, Developer shall pay to MCDC as “Rent” for the Development Property, those amounts set forth on Exhibit B, attached hereto and made a part hereof, commencing on the Rent Commencement Date (as defined in the Ground Lease) and continuing on the first day of each month thereafter during the term of the Ground Lease; and

**WHEREAS**, in furtherance of the Project, MCDC agrees to reimburse the City for the Development Property as more fully set forth herein.

**NOW, THEREFORE**, for and in consideration of Ten Dollars (\$10.00) and other valuable consideration and the mutual benefits contained in the Ground Lease and this Agreement, the receipt and legal sufficiency of which are hereby acknowledged, the City and MCDC hereby agree as follows:

**1. Definitions.** All initially capitalized terms used but not defined or modified herein shall have the meanings ascribed thereto in the Ground Lease.

**2. Reimbursement.** MCDC agrees to reimburse the City for all Rent collected by MCDC under the Ground Lease on a quarterly basis in accordance with the reimbursement schedule attached to and made part of this Agreement as Exhibit C.



3. **Successors and Assigns**. This Agreement is binding upon, and shall inure to the benefit of, the parties hereto and their respective successors and assigns.

4. **Amendment and Waiver**. The provisions of this Agreement may be amended and waived only with the prior written consent of both parties.

5. **Governing Law**. This Agreement shall be governed by and construed in accordance with the laws of the State of Ohio, without regard to conflicts of law principles.

6. **Severability**. Whenever possible, each provision of this Agreement shall be interpreted in such manner as to be effective and valid under applicable law, but if any provision of this Agreement is held to be prohibited by or invalid under applicable law, such provision shall be ineffective only to the extent of such prohibition or invalidity, without invalidating the remainder of this Agreement.

7. **Counterparts; Electronic Transmission**. This Agreement may be executed in separate counterparts (including by means of facsimile, email of a .pdf or similar file or other electronic transmission), each of which shall be deemed to be an original and all of which taken together shall constitute one and the same agreement. This Agreement, to the extent signed and delivered by means of a facsimile machine, email of a .pdf or similar file or other electronic transmission, shall be treated in all manner and respects and for all purposes as an original agreement and shall be considered to have the same binding legal effect as if it were the original signed version thereof delivered in person.

[Remainder of page is intentionally left blank. Signatures appear on the following pages.]

IN WITNESS WHEREOF, the parties have executed this Agreement as of the date set forth above.

**Medina City Development Corporation,**  
an Ohio Non-Profit Corporation

By: \_\_\_\_\_

Its: \_\_\_\_\_

Date: \_\_\_\_\_

**City of Medina, Ohio,**  
an Ohio Municipal Corporation

By: \_\_\_\_\_

Its: Mayor

Date: \_\_\_\_\_

Exhibit A

Development Property

Parcel 1

Situated in the City of Medina, County of Medina, and State of Ohio: And known as being the whole of Medina City Lot 9215 as recorded in Plat Document No. 2018PL000044 of the Medina County Recorder's Records, containing 0.2576 acres of land be the same more or less but subject to all legal highways,

Permanent Parcel No. 028-19A-21-387

Parcel 2

Situated in the City of Medina, County of Medina, State of Ohio and being known the whole of Medina City Lot 9374, as shown by plat as recorded in Document No 2021PI, 2021PL000016, of Medina County Recorder's Records, containing 0.1874 Acres of land, more or less but subject to all legal highways and all covenants and agreements of record.

Permanent Parcel No. 028-19A-21-391



Exhibit B

Ground Lease Rent Schedule

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Years					
Begin	End	Annual	Monthly	Years	Total
1	6	\$ 4,000.00	\$ 333.33	6	\$ 24,000.00
7	12	\$ 4,000.00	\$ 333.33	6	\$ 24,000.00
13	18	\$ 6,000.00	\$ 500.00	6	\$ 36,000.00
19	24	\$ 7,000.00	\$ 583.33	6	\$ 42,000.00
25	30	\$ 8,000.00	\$ 666.67	6	\$ 48,000.00
31	36	\$ 9,000.00	\$ 750.00	6	\$ 54,000.00
37	42	\$ 10,000.00	\$ 833.33	6	\$ 60,000.00
43	48	\$ 11,000.00	\$ 916.67	6	\$ 66,000.00
49	50	\$ 12,000.00	\$ 1,000.00	2	\$ 24,000.00
					\$ 378,000.00

Exhibit C

Reimbursement Rent Schedule

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Years		Annual	Quarterly	Years	Total
Begin	End				
1	6	\$ 4,000.00	\$ 1,000.00	6	\$ 24,000.00
7	12	\$ 4,000.00	\$ 1,000.00	6	\$ 24,000.00
13	18	\$ 6,000.00	\$ 1,500.00	6	\$ 36,000.00
19	24	\$ 7,000.00	\$ 1,750.00	6	\$ 42,000.00
25	30	\$ 8,000.00	\$ 2,000.00	6	\$ 48,000.00
31	36	\$ 9,000.00	\$ 2,250.00	6	\$ 54,000.00
37	42	\$ 10,000.00	\$ 2,500.00	6	\$ 60,000.00
43	48	\$ 11,000.00	\$ 2,750.00	6	\$ 66,000.00
49	50	\$ 12,000.00	\$ 3,000.00	2	\$ 24,000.00
					\$ 378,000.00