

THE CITY OF SOUTH EUCLID  
SCHEDULE OF MEETING  
JANUARY 24, 2022  
8:00 PM

**Meeting Conducted Via WebEx Meeting Platform**

**PUBLIC ACCESS FOR RESIDENTS:**

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**JQxvH7Bvg58 (57984728 from phones and video systems)**

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1. **PLEDGE OF ALLEGIANCE**
2. **ROLL CALL**
3. **APPROVAL OF MINUTES**      December 13, 2021 &  
January 3, 2022 Special Meeting.
4. **REPORT OF MAYOR & DEPARTMENT HEADS**
5. **REPORT OF LAW DIRECTOR**
6. **REPORT OF SCHOOL DISTRICT**
7. **PUBLIC HEARINGS (OPEN MEETING) RELATED TO AGENDA ITEMS**
8. **REPORT OF COUNCIL COMMITTEES**

Zoning & Planning Committee

1. Ordinance 04-21      Amending Chapter 1107 "Automobile Sales" of Part Eleven "Business Regulation Code" of the Codified Ordinances of the City of South Euclid, Ohio. **Third Reading.**
2. Ordinance 22-21      Amending Section 731.03 "General Commercial Districts" of Chapter 731 "Permitted Uses In Commercial Districts" of Title Three "Commercial District Regulations;" Amending Section 741.02 "Limited Manufacturing (M-1) Districts," and Section 741.04 "Sale of Gasoline and/or Motor Vehicle Fuel From Premises At Which Alcoholic Beverages Are Sold Or Offered For Sale; Penalty" of Chapter 741 "Permitted Uses In Manufacturing Districts" of Title Four "Manufacturing District Regulations" of Part Seven "Planning and Zoning Code," of The Codified Ordinances of The City Of South Euclid, Ohio. **Second Reading.**

**9. LEGISLATION REQUESTED BY CITY COUNCIL**

1. Resolution 05-22      Requesting the Ohio State Legislature introduce and pass legislation to merge the South Euclid Municipal Court with a neighboring Municipal Court and requesting the Ohio Supreme Court to assist with said merger. First Reading.

**10. LEGISLATION REQUESTED BY THE MAYOR & ADMINISTRATION**

1. Resolution 06-22                      In appreciation to and recognition of Chief Douglas Stefko for his outstanding service to the South Euclid Fire Department and the residents of the City of South Euclid, Ohio. First Reading.
  
2. Resolution 07-22                      Authorizing the Mayor to prepare the necessary specifications, advertise for bids, and enter into subsequent contracts for the 2022-2023 Nuisance Abatement Landscaping Program in the City of South Euclid, Ohio. First Reading.

**11. PUBLIC HEARINGS (OPEN MEETING) RELATED TO OPEN BUSINESS**

**12. COMMUNICATIONS OF CITY COUNCIL**

**13. ADJOURN TO EXECUTIVE SESSION FOR THE PURPOSES OF DISCUSSION OF PERSONNEL MATTERS**

**14. MOTION TO APPOINT WARD 4 COUNCIL MEMBER**

**15. OATH OF OFFICE FOR WARD 4 COUNCIL MEMBER**

**16. ADJOURN**

CITY OF SOUTH EUCLID, OHIO

ORDINANCE NO.: 04-21

February 22, 2021

INTRODUCED BY: Frank

As Amended by the Planning Commission:

REQUESTED BY: Gray and Planning Comm.

October 14, 2021

AN ORDINANCE

AMENDING CHAPTER 1107 "AUTOMOBILE SALES" OF PART ELEVEN "BUSINESS REGULATION CODE," OF THE CODIFIED ORDINANCES OF THE CITY OF SOUTH EUCLID, OHIO.

WHEREAS, City Council has declared a one year moratorium on the issuance of building and/or occupancy permits for businesses which engage in the sale, lease, and/or exchange of used automobiles; and

WHEREAS, City Council requests the Planning Commission review and propose changes to the regulation of these businesses during the moratorium period; and

WHEREAS, these regulations were last amended when approved by City Council in 1961; and

WHEREAS, after careful consideration, the Planning Commission voted 4-0 to recommend the following changes to City Council.

NOW THEREFORE BE IT ORDAINED by the Council of the City of South Euclid, Ohio:

Section 1: That Chapter 1107 "Automobile Sales" of Part Eleven "Business Regulation Code" of the Codified Ordinances of the City of South Euclid, Ohio be hereby amended to read as follows:

Chapter 1107 "AUTOMOBILE, MOTORCYCLE, RECREATIONAL VEHICLE, TRAILER, AND BOAT SALES"

**1107.01 DEFINITIONS.**

As used in this section:

- 1) "Automobile" means a passenger vehicle designed for operation on ordinary roads and typically having four wheels and a gasoline or diesel internal-combustion engine. This includes cars and non-commercial trucks.
- 2) "Motorcycle" means a motor vehicle similar to a bicycle with 2 or 3 wheels but usually larger and heavier powered by a motor, chiefly for one rider but sometimes having two saddles or an attached sidecar for passengers.
- 3) "Recreational Vehicle" means a van or utility vehicle or enclosed travel trailer used for recreational or camping purposes often equipped with living facilities. The "vehicle" may or may not be motorized.
- 4) "Trailer" means an open or enclosed wagon drawn by an automobile or truck used for hauling or transporting goods or equipment. This "vehicle" is not motorized.
- 5) "Boat" means a recreational vessel for transport by water with a motor for propulsion. A boat is often transported on a trailer where size permits.
- 6) "Vehicle" means one or all of the above.

## **1107.02 VEHICLE SALES AND STORAGE.**

**Dealerships or establishments offering new or new and used Automobiles, motorcycles, Recreational Vehicles, trailers, or boats for sale may be conditionally permitted in an M-1 or M-2 district in compliance with the following items (1) through (9):**

- 1) Primary and Conditional Accessory uses: Sale of new automobiles means a building and land primarily used by a franchised automobile dealer principally for the sale of new automobiles. The sale of used automobiles may be permitted only as a conditional accessory use provided the inventory of used automobiles does not exceed fifty percent (50%) of the overall vehicle inventory at any one (1) time. The sale of accessory used vehicles must be located on the same site as the new vehicle sales.**
- 2) Site Plan Requirements: The franchised automobile dealership must be on a lot with not less than 300 feet frontage, and, where the open lot abuts on more than one street, not less than 300 feet frontage on each such street, for the sale of used motor vehicles. The franchised automobile dealership must have customer and employee parking on site including required ADA parking per applicable building codes. A Site Plan showing areas of surface parking for new vehicles, used vehicles (if applicable), customer and employee parking shall be submitted to the appropriate City commission for review and approval. This Site Plan must meet all regulations as set forth in Sections 770, 771 and 772 for signs, landscaping and parking respectively of Part Seven of the Planning and Zoning Code.**
- 3) Accepted Accessory Uses: Service garage, leasing department, car wash and other activities customarily incidental to a full service franchised automobile or vehicle dealer shall be permitted as accessory to the sale of new automobiles provided these activities are conducted in wholly enclosed buildings. Only repair of vehicles customarily associated with new automobile sales shall be permitted and shall be conducted inside a suitable building.**
- 4) Storage on site: No junk, inoperative or unlicensed vehicles will be permitted to remain outside on the primary property for more than forty-eight (48) hours.**
- 5) Screening: Locations where such vehicle dealerships or establishments use abuts a neighborhood district or residential dwelling, they shall provide a buffer zone along the entire length of the common boundary between the commercial use and the residential use which shall be maintained not less than ten (10) feet in depth. This buffer zone shall be landscaped with grass, shrubbery, trees, and a solid brick or split faced concrete block wall as per Section 771.**
- 6) Storage offsite: Storage of new or new and used vehicles offsite due to lack of storage on site shall require a conditional use permit for the storage site subject to the following conditions:**
  - a) Storage site must be in same zoning district of M-1, M-2 and must be screened as described above.**
  - b) No inoperable vehicles may be stored at the offsite location.**
  - c) No vehicle shall be stored for more than 120 days.**
  - d) Off site storage area must be locked at all times except when moving vehicles in and out of the lot.**
- 7) Conditional use permit and conditional permits for accessory uses or for offsite storage use shall be non-transferable. Conditional use permit and conditional permits for accessory uses or for offsite storage use for an existing open business that is sold to a new owner and remains open continuously during the transfer of ownership shall be allowed and must be transferred into the new business name.**
- 8) All non-conforming used car sale lots currently in operation at the time of passage of this specific legislation must conform to Chapter 1107, Automobile, Motorcycle, Recreational Vehicle, Trailer and Boat Sales. Existing non-conforming businesses must be in compliance with Chapter 751, Regulations for Nonconforming Uses of the Codified Ordinances of South Euclid.**

~~1107.01~~ **1107.03 HOURS; OUTDOOR LIGHTING OF USE OF SALES DISPLAY AREA.**

Operation of outdoor areas used for the display of motor vehicles being held for sale or rent, and the lighting of such areas and the signs permitted therein, shall be permitted only between the hours of 7:00 a.m. and 11:00 p.m. daily, ~~except Sundays and holidays when no operation is permitted. However, a minimum amount of lighting may be permitted at all times in any display area when such lighting has been determined by the Department of Police to be necessary for the effective policing and protection of such area.~~

**1107.04 SALES DISPLAY AREAS REGULATIONS.**

1) **CONDITION OF DISPLAY AREA** - Areas used for the display of motor vehicles being held for sale or lease shall be smoothly graded, paved, striped, and adequately drained, and surface water shall not be permitted to discharge over or onto adjoining lands or to create a nuisance on the sidewalk, tree lawn or street.

2) **SETBACK OF DISPLAY AREA:**

a) Along the street frontage of all areas used for the display of motor vehicles for sale or lease, there shall be constructed a curb or barrier not less than four inches high, which shall not be placed in front of the building line or less than fifteen feet from the street line, whichever is greater, in accordance with the Zoning Code, particularly Section 755.04. Such curb or barrier shall be continuous across the display area, except for pedestrian traffic and except that one driveway for ingress and one for egress, each not more than twelve feet wide at the sidewalk crossing, may be maintained along the street frontage of display areas. No motor vehicle shall be parked for display or repair or for any other purpose between such curb or barrier and the street, and such area shall be kept free of vehicles at all times.

b) The setback area for the display or parking of vehicles in connection with the business of vehicle sales shall be hard surfaced or landscaped and maintained in good condition. The sidewalk area shall be kept free of mud, ice, snow and overhanging shrubbery.

3) **LIGHTING OF DISPLAY AREA** - The lighting of areas used for the display of motor vehicles shall be placed behind the setback building line and not over twenty feet above grade. Such lighting shall be of the hooded or shielded type and shall be directed downward and away from adjoining property and public streets. All outdoor lighting for Sales Display Areas must meet Chapter 1328, Outdoor Lighting of the Codified Ordinances.

~~1107.02~~ **1107.05 NUISANCES PROHIBITED.**

1) Only clean vehicles in good condition shall be displayed by dealers of new or used motor vehicles. Wrecked vehicles, those needing repair and those not in condition to be sold at retail shall be stored in such rear yard areas as are not visible from the street **and shall not be permitted to be stored on the property for more than 120 days.**

2) To minimize the possibility of theft or accidental movement of vehicles, the ignition key shall be accessible only to authorized personnel.

3) Premises for the display and sale of new or used vehicles shall be kept free of debris, such as cleaning rags, paper and waste and all types of discarded vehicle parts and containers for fuel or other products.

~~1107.03~~ **SETBACK OF DISPLAY AREA.**

~~Along the street frontage of all areas used for the display of motor vehicles for sale or rent, there shall be constructed a curb or barrier not less than four inches high, which shall not be placed in front of the building line or less than fifteen feet from the street line, whichever is greater, in accordance with the Zoning Code, particularly Section 755.04. Such curb or barrier shall be continuous across the display area, except for pedestrian traffic and except that one driveway for ingress and one for egress, each not more than twelve feet wide at the sidewalk crossing, may be maintained along the street frontage of display areas. No motor vehicle shall be parked for~~

~~display or repair or for any other purpose between such curb or barrier and the street, and such area shall be kept free of vehicles at all times.~~

~~The setback area for the display or parking of vehicles in connection with the business of automobile sales shall be hard surfaced or landscaped and maintained in good condition. The sidewalk area shall be kept free of mud, ice, snow and overhanging shrubbery.~~

~~1107.04 REGULATIONS FOR DISPLAY AREA.~~

~~Areas used for the display of motor vehicles being held for sale or rent shall be smoothly graded, paved and adequately drained, and surface water shall not be permitted to discharge over or onto adjoining lands or to create a nuisance on the sidewalk, tree lawn or street. When such an area adjoins a residence district, it shall be separated therefrom either by a masonry wall or other effective screen at least five and one-half feet in height, as may be approved by the Planning Commission.~~

~~1107.05 LIGHTING OF DISPLAY AREA.~~

~~The lighting of areas used for the display of motor vehicles shall be placed behind the setback building line and not over fourteen feet above grade. Such lighting shall be of the prefocused or focusable type and shall be directed downward and away from adjoining property and public streets. The use of so-called "naked" bulbs for display area or signs is prohibited.~~

1107.99 PENALTY.

Whoever violates any provision of this chapter is guilty of a misdemeanor of the third degree. Each day such violation continues shall be considered a separate offense. The Mayor may, in addition to the aforesaid penalty, revoke or suspend the license issued hereunder.

Section 2: That it is hereby 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 on or after November 25, 1975, that resulted in such formal action were in meetings open to the public in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

Section 3: That this Resolution is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, property, health, safety and welfare in the City and for the usual daily operation of the City for the reasons set forth and defined in the preamble to this resolution, and provided it receives the affirmative vote of at least five members of Council this resolution shall take effect and be in force immediately upon its adoption by the Council and approval by the Mayor, or otherwise shall take effect and be in force after the earliest period allowed by law.

Passed this \_\_\_\_\_ day of \_\_\_\_\_, ~~2021.~~ 2022.

\_\_\_\_\_  
Ruth I. Gray, President of Council

Attest:

Approved:

\_\_\_\_\_  
Keith A. Benjamin, Clerk of Council

\_\_\_\_\_  
Georgine Welo, Mayor

Approved as to form:

\_\_\_\_\_  
Michael P. Lograsso, Director of Law

CITY OF SOUTH EUCLID, OHIO

ORDINANCE NO.: 22-21  
INTRODUCED BY: Frank  
REQUESTED BY: Planning Commission

October 25, 2021

AN ORDINANCE

AMENDING SECTION 731.03 "GENERAL COMMERCIAL DISTRICTS" OF CHAPTER 731 "PERMITTED USES IN COMMERCIAL DISTRICTS" OF TITLE THREE "COMMERCIAL DISTRICT REGULATIONS;" AMENDING SECTION 741.02 "LIMITED MANUFACTURING (M-1) DISTRICTS," AND SECTION 741.04 "SALE OF GASOLINE AND/OR MOTOR VEHICLE FUEL FROM PREMISES AT WHICH ALCOHOLIC BEVERAGES ARE SOLD OR OFFERED FOR SALE; PENALTY" OF CHAPTER 741 "PERMITTED USES IN MANUFACTURING DISTRICTS" OF TITLE FOUR "MANUFACTURING DISTRICT REGULATIONS" OF PART SEVEN "PLANNING AND ZONING CODE," OF THE CODIFIED ORDINANCES OF THE CITY OF SOUTH EUCLID, OHIO.

WHEREAS, City Council passed Res. 09-21, placing a moratorium on the opening and expansion of establishments engaged in the sale and/or leasing of used automobiles; and

WHEREAS, City Council requests the Planning Commission review and propose changes to the regulation of these businesses during the moratorium period; and

WHEREAS, the Planning Commission has reviewed the Planning and Zoning Code; and

WHEREAS, after careful consideration, the Planning Commission voted 4-0 to recommend the following zoning text changes to City Council.

NOW THEREFORE BE IT ORDAINED by the Council of the City of South Euclid, Ohio:

Section 1: That Section 731.03 "General Commercial Districts" of Chapter 731 "Permitted Uses in Commercial Districts" of Title Three "Commercial District Regulations;" Section 741.02 "Limited Manufacturing (M-1) Districts," Section 741.04 "Sale of Gasoline and/or Motor Vehicle Fuel from Premises at which Alcoholic Beverages are Sold or Offered for Sale; Penalty;" of Chapter 741 "Permitted Uses in Manufacturing Districts" of Title Four "Manufacturing District Regulations" of Part Seven "Planning and Zoning Code" of the Codified Ordinances of the City of South Euclid, Ohio be hereby amended to read as follows:

**731.03 GENERAL COMMERCIAL (C-2) DISTRICTS.**

The following permitted retail establishments in a General Commercial (C-2) District are established to serve the comprehensive retail needs of the individual consumer. The sale or storage of goods in outdoor areas is limited to those products finished for final use by the consumer.

- (a) All uses permitted in a Limited Commercial (C-1) District;
- (b) Commercial establishments whose essential operations may depend upon outdoor sales and storage, such as:

(1) ~~Automobile service stations; and motor vehicle automobile, motorcycle, recreational vehicle, trailer or boat repair shops. and motor vehicle showrooms, or open lots with not less than 300 feet frontage, and, where the open lot abuts on more than one street, not less than 300 feet frontage on each such street, for the sale of used motor vehicles. New and/or used~~ **automobile, motorcycle, recreational vehicle, trailer or boat vehicle sales are not permitted.**

(2) Establishments for the sale of nursery stock, garden supplies and equipment and monuments;

(c) Restaurants, bars, taverns and eating establishments which provide dancing or entertainment;

(d) Hotels and motels;

(e) Funeral homes;

(f) Indoor recreational establishments such as bowling alleys and movie theaters;

(g) Accessory uses; and

(h) Similar uses as provided in Section [762.09](#).

#### **741.02 LIMITED MANUFACTURING (M-1) DISTRICTS.**

The operation of the following uses can conform to high performance standards and can conform to the purposes of this Title. All uses permitted in an M-1 Limited Manufacturing District, including all processing, fabricating and manufacturing, shall be located completely within enclosed buildings, except accessory off-street parking and loading facilities and except open storage of materials and/or equipment used or produced on the premises, which shall be permitted if suitably screened by a fence or dense landscaping so that no stored material is visible from an abutting street or an abutting residential zoning district. Outdoor overnight parking of cargo carriers shall be permitted.

(a) Commercial Service Uses.

(1) Animal hospitals

(2) Automobile, motorcycle, **recreational vehicle**, trailer or boat sales and repair

(3) Car washes, provided that the zoning lot contains a reservoir of space for at least ten automobiles for each washing lane, plus one space for each employee

(4) Banks

(5) Building material sales

(6) Carpet cleaning

(7) Dry cleaning

(8) Eating places, provided that they are not of the drive-in type

(9) Electrical, glazing, heating, painting, plumbing, roofing, ventilating and similar contractors' establishments

(10) Greenhouses

(11) Gasoline service stations **with or without automobile repair garages** and public garages

(12) Household or office machinery repair shops

(13) Laundries

(14) Line, towel and diaper cleaning and supply

(15) Machinery rental or sales establishments

(16) Photographic developing and printing

(17) Sign painting shops

(18) Soldering or welding shops

(19) Trade or business schools for adults and research institutions

(b) Public Utilities and Vehicle Storage Uses.

(1) Commercial or public utility vehicle storage

(2) Commercial garages and parking structures

(3) Public utility facilities and installations such as pump stations, telephone exchange centers, radio and television antennas and cellular telephone towers

(4) Transit garages

(c) Storage or Wholesale Uses.

(1) Moving and storage company offices and warehouses

(2) Warehouses

(3) Wholesale operations

(d) Research or Design Uses. Scientific laboratories devoted to research, design, experimental production and testing operations.

(e) Light Manufacturing Uses.

- (1) Apparel or other textile products from already-produced textile goods
- (2) Automobiles, trucks or trailers and parts and accessories thereof
- (3) Beverages, nonalcoholic
- (4) Boats and related products and accessories
- (5) Bottling works
- (6) Brushes and brooms
- (7) Cameras and photographic equipment, except film
- (8) Carpentry, woodworking and cabinets
- (9) Carpets
- (10) Canvas or canvas products
- (11) Ceramic products such as pottery, small glazed tile and similar products
- (12) Chemical compounding and packaging
- (13) Cosmetics or toiletries
- (14) Electrical appliances and equipment
- (15) Electrical supplies, including wire or cable, switches, insulation, batteries and similar products
- (16) Electrical machinery
- (17) Food products and processing, except slaughtering of meat or preparation of fish for packaging
- (18) Fur goods, not including hide tanning
- (19) Glass products, not including glass manufacturing
- (20) Hair, felt or feather products, except washing, dyeing and curling
- (21) Hosiery
- (22) Household or office equipment machinery
- (23) Ice, dry or natural
- (24) Ink or inked ribbon
- (25) Rope, sacking or cordage products
- (26) Leather products, not including hide tanning or dyeing
- (27) Luggage
- (28) Light machinery such as lawn mowers
- (29) Machine tools such as drills and saws
- (30) Mattresses and bedding
- (31) Metal finishing and plating
- (32) Metal stamping or extrusion
- (33) Medical supplies
- (34) Mirror silvering and glass cutting
- (35) Musical instruments
- (36) Novelty products
- (37) Optical equipment, clocks and similar precision instruments
- (38) Orthopedic or medical appliances
- (39) Paper products and paper board products, not including paper rolling or manufacturing
- (40) Perfumes, compounding only
- (41) Plastic products
- (42) Printing or publishing
- (43) Rubber products, not including manufacture of natural or synthetic rubber
- (44) Silverware and silver products
- (45) Silverplating
- (46) Soap and detergent, packaging only
- (47) Soldering and welding operations
- (45) Sporting goods and athletic equipment
- (46) Stationary
- (47) Steel products, miscellaneous manufacturing and assembly
- (48) Tobacco products

- (49) Tool and die shops, pattern making and similar operations
- (50) Toys
- (51) Upholstering
- (52) Venetian blinds, window shades and similar products
- (53) Wax products
- (54) Wood products
- (f) Accessory Uses.
  - (1) Off-street parking and loading facilities as permitted and regulated in [Chapter 772](#)
  - (2) Signs as permitted and regulated in [Chapter 770](#)
  - (3) Employee lunch rooms
  - (4) Child day care facility serving the children or dependents of employees working on the premises
  - (5) Health care, exercise rooms, gymnastics or body-building center serving employees working on the premises
  - (6) A restaurant in an office building used for the serving of food and dispensing of beverages
- (g) Other Uses. All uses permitted in a General Commercial (C-2) District.
- (h) Similar Uses. Similar uses as provided in Section [762.09](#).
- (i) **Conditional Uses.**
  - (1) New or new and used automobile, motorcycle, recreational vehicle, trailer or boat sales as defined in Chapter 1107.**

**~~741.04 SALE OF GASOLINE AND/OR MOTOR VEHICLE FUEL FROM PREMISES AT WHICH ALCOHOLIC BEVERAGES ARE SOLD OR OFFERED FOR SALE; PENALTY.~~**

- ~~—(a) No building or lot shall be used for the sale of, or for offering the sale of, gasoline and/or motor vehicle fuel if beer and/or wine and/or intoxicating liquor is sold or offered for sale at retail at or upon such building or lot.~~
- ~~—(b) Any person, including, without limitation, the president, the chief executive officer, a responsible officer or other employee of a firm or organization, who is convicted of a violation of this section, shall be guilty of a misdemeanor of the first degree and shall be fined not more than one thousand dollars (\$1,000) or imprisoned not more than six months, or both, for each offense.~~
- ~~—(c) For the purpose of this section, a separate offense shall be deemed committed each day during or on which a violation of this section occurs or continues.~~
- ~~—(d) The imposition of any penalty shall not preclude the Director of Law from instituting an appropriate action or proceeding, in a court of proper jurisdiction, to restrain, correct or abate a violation, to prevent the occupancy of a building, structure or premises or to require compliance with the provisions of this section or the orders or determinations of the Zoning Administrator, the Mayor or the Zoning and Building Standards Board of Appeals as such orders or determinations relate to this section.~~

Section 2: That it is hereby 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 on or after November 25, 1975, that resulted in such formal action were in meetings open to the public in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

Section 3: That this Ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, property, health, safety and welfare in the City and this Ordinance shall take effect and be in force immediately upon its adoption by the Council and approval by the Mayor, or otherwise shall take effect and be in force after the earliest period allowed by law.

Passed this \_\_\_\_\_ day of \_\_\_\_\_, 2022.

\_\_\_\_\_  
Ruth I. Gray, President of Council

Attest:

Approved:

\_\_\_\_\_  
Keith A. Benjamin, Clerk of Council

\_\_\_\_\_  
Georgine Welo, Mayor

Approved as to form:

\_\_\_\_\_  
Michael P. Lograsso, Director of Law

Changes Made per 4/8/21 Meeting:

1. New and Used Automobile Sales removed as a permitted use in C2. This also removes this as a permitted use from the C3 District.
2. New and Used Automobile Sales changed to being a Conditional Use in the M1 District. This provision also then automatically applies to the M2 District.

CITY OF SOUTH EUCLID, OHIO

RESOLUTION NO.: 05-22  
INTRODUCED BY: Gray  
REQUESTED BY: Continenza, Elston, Frank, Gray, Hardy, Tisdale

January 24, 2022

A RESOLUTION

REQUESTING THE OHIO STATE LEGISLATURE INTRODUCE AND PASS LEGISLATION TO MERGE THE SOUTH EUCLID MUNICIPAL COURT WITH A NEIGHBORING MUNICIPAL COURT AND REQUESTING THE OHIO SUPREME COURT TO ASSIST WITH SAID MERGER.

WHEREAS, the Council of the City of South Euclid is responsible for managing the financial resources of the City in the manner that best serves the residents of South Euclid while providing a fair and efficient system to adjudicate the enforcement of local laws and legal disputes; and

WHEREAS, between 1970 and 2020, the population of the City of South Euclid has decreased by over 8,000 residents, with a 2020 Census population of 21,572; and

WHEREAS, regional courts promote efficient sharing of costs and services by individual communities while administering justice in a timely manner to those utilizing the court; and

WHEREAS, the South Euclid Municipal Court serves one community with a population of 21,572; and

WHEREAS, the Shaker Heights Regional Municipal Court serves five neighboring communities with a total population of approximately 59,107; and

WHEREAS, the Lyndhurst Regional Municipal Court serves six neighboring communities with a total population of approximately 57,185; and

WHEREAS, the Bedford Municipal Court serves 14 communities with a total population of approximately 78,437; and

WHEREAS, the bordering single-community Municipal Courts serve communities with more than double the population of South Euclid including Cleveland Heights (44,159) and Euclid (47,572); and

WHEREAS, while nearby East Cleveland has a population of only 17,200 and their own municipal court, the City is a Federal HUD CDBG Entitlement Community and receives an annual direct financial allocation, which can help offset General Fund related expenses, while the City of South Euclid does not receive an annual HUD CDBG allocation; and

WHEREAS, the Council of the City of South Euclid is responsible for managing the financial resources of the City in the manner that best serves the residents of South Euclid while providing a fair and efficient system to adjudicate the enforcement of local laws and legal disputes; and

WHEREAS, the Council of the City of South Euclid recognizes the benefits of regionalization and the sharing of limited public resources; and

WHEREAS, in the last decade, the national economic recession, housing and foreclosure crisis and state cuts to local governments have created a "new normal" for our communities and our residents who provide their hard-earned tax dollars and expect efficient city services, even if they don't use them, which is often the case with municipal courts; and

WHEREAS, it is sensible and reasonable for the City to continue to look at ways to regionalize public services to maximize resources, reduce duplicative costs, and at the same time continue to provide our residents with excellent, efficient and critical government services; and

WHEREAS, the City of South Euclid has long been a proponent of and participant in the regionalization of services, including leading efforts to merge our South Euclid Emergency Dispatch Center, effectively consolidating personnel and services with several other cities; and

WHEREAS, in 2012 the City of South Euclid authored a successful grant application to look at the regional consolidation of our emergency dispatch center with neighboring communities. In 2016 the Hieghts Hillcrest Regional Dispatch Center commenced operations and in 2022 successfully merged with the Chagrin Valley Dispatch Center; and

WHEREAS, in addition to the Regional Dispatch merger, the City has promoted regionalization through South Euclid-Lyndhurst Recreation (SELREC), Northeast Ohio Risk Management Association (NORMA,) Eastside Departments Group Enforcement SWAT team (EDGE,) Northeast Ohio Public Energy Council (NOPEC) and many other partnerships; and

WHEREAS, these collaborations have proven to be both financially and operationally advantageous to the City and its residents and stakeholders; and

WHEREAS, due to continued and ongoing budgetary concerns, it would be fiscally and operationally prudent to consider merging with a neighboring municipal court, in order to reduce duplicative costs, maximize fiscal and personnel resources and benefit the citizens of South Euclid who have cases to be heard in civil, traffic, and criminal matters.

NOW, THEREFORE, BE IT RESOLVED that the Council of the City of South Euclid requests that the Ohio State Legislature introduce legislation to merge the South Euclid Municipal court with a neighboring municipal court and requesting the Supreme Court of the State of Ohio assist in this process, and that the merging of the South Euclid Municipal Court with a neighboring municipal court commence at the end of the South Euclid Municipal Court Judge's current term in office.

Section 1: That upon the introduction of legislation to merge the South Euclid Municipal Court by the Ohio State Legislature, the City of South Euclid will appropriate the necessary funds for the study of the feasibility of such a merger, and for the process of carrying out such procedures as are necessary to complete said merger.

Section 2: That the Council of the City of South Euclid hereby requests that the Clerk of Council forward a certified copy of this Resolution to the Speaker of the Ohio House of Representatives, the Ohio Senate President, State Senator Kenny Yuko, State Representative Kent Smith and Ohio Supreme Court Chief Justice Maureen O'Connor.

Section 3: That it is hereby 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 on or after November 25, 1975, that resulted in such formal action were in meetings open to the public in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

Section 4: Wherefore, this Resolution shall take effect and be in force from and after the earliest period allowed by law and upon signature of the Mayor.

Passed this \_\_\_\_\_ day of \_\_\_\_\_, 2022

\_\_\_\_\_  
Ruth I. Gray, President of Council

Attest:

Approved:

\_\_\_\_\_  
Keith A. Benjamin, Clerk of Council

\_\_\_\_\_  
Georgine Welo, Mayor

Approved as to form:

\_\_\_\_\_  
Michael P. Lograsso, Director of Law

CITY OF SOUTH EUCLID, OHIO

RESOLUTION NO.: 06-22  
INTRODUCED BY: Gray  
REQUESTED BY: Mayor

January 24, 2022

A RESOLUTION

IN APPRECIATION TO AND RECOGNITION OF CHIEF DOUGLAS STEFKO FOR HIS OUTSTANDING SERVICE TO THE SOUTH EUCLID FIRE DEPARTMENT AND THE RESIDENTS OF THE CITY OF SOUTH EUCLID.

WHEREAS, Douglas Stefko was sworn into the South Euclid Fire Department on October 30, 1989, as a Firefighter/Paramedic, and has served with integrity, honor, compassion, and a commitment to excellence for 32 years; and

WHEREAS, in 1994 he was promoted to Lieutenant and in 2006 he was promoted to Captain; and

WHEREAS, in 2013 as acting Chief, he played a significant role in the passage of the first South Euclid Safety Forces Levy to help maintain and increase the staffing levels for the Fire and Police; and

WHEREAS, on November 25, 2013, acting Chief Stefko was promoted as Fire Chief; and

WHEREAS, in 2013 he helped to institute an EMS Chase Car to provide an efficient EMS delivery system and to enhance the response capability of the SEFD; and

WHEREAS, in 2016 he initiated and received passage of legislation from City Council to collect unpaid/delinquent EMS bills and through partnership with the Attorney General's Office, the City was able to recover \$245,218 for the General Fund between 2017 – 2021; and

WHEREAS, in 2017 Chief Stefko was a part of two major regionalization efforts: Heights Area Special Rescue Team where the combined fourteen (14) cities provide special rescue to mitigate out of the ordinary emergencies for 22 communities and the other is the Heights/Hillcrest Communication Center in which South Euclid merged with four (4) other cities in a state-of-the-art communications center that enhance rescue services to its residents; and

WHEREAS, during his tenure, he secured five (5) Federal grants totaling \$852,000:

- 2015 the Staffing for Adequate Fire and Emergency Response (SAFER) grant allowed for the fire department to be at full staff with thirty-three (33) personnel.
- 2017 the Assistance to Firefighters Grant (AFG) provided complete replacement of the department's Self-Contained Breathing Apparatus (SCBA) and outfit each Firefighter with an integrated Thermal Imaging Camera in their Scott mask.
- 2018 the AFG allowed replacement of the SCBA Fill Station with a new state of the art system capable of filling high pressure SCBA bottles.
- 2019 AFG provided funds for replacement of the department's communication equipment including twenty-eight (28) portable radios and thirteen (13) mobile radios.
- 2020 the AFG allowed for replacement of supplies and equipment needed to combat the Coronavirus Pandemic; and

WHEREAS, Chief Stefko is being honored by South Euclid Fire Department, South Euclid City Council, the Mayor of South Euclid, friends, and co-workers, all of whom are appreciative of his contributions to the city; and

WHEREAS, he has unselfishly given to the community to help make it a better place to live and work.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of South Euclid, Ohio:

Section 1: that the Mayor and Members of Council for themselves and on behalf of the people of the City of South Euclid, expresses its sincere appreciation and thanks to Chief Douglas Stefko for his contributions to the community, and highly commends him for the manner in which he has carried out his responsibilities and duties as a member of the South Euclid Fire Department.

Section 2: That it is hereby 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 on or after November 25, 1975, that resulted in such formal action were in meetings open to the public in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

Section 3: That this Resolution is deemed to be an emergency measure necessary for the immediate preservation for the public peace, health, and safety and for further reason that a vital function of the municipal government is effected hereby. Wherefore, this Resolution shall take effect and be in force from and after the earliest period allowed by law and upon signature of the Mayor.

Passed this \_\_\_\_\_ day of \_\_\_\_\_, 2022.

\_\_\_\_\_  
Ruth I. Gray, President of Council

Attest:

Approved:

\_\_\_\_\_  
Keith A. Benjamin, Clerk of Council

\_\_\_\_\_  
Georgine Welo, Mayor

Approved as to form:

\_\_\_\_\_  
Michael P. Lograsso, Director of Law

CITY OF SOUTH EUCLID, OHIO

RESOLUTION NO.: 07-22  
INTRODUCED BY: Gray  
REQUESTED BY: Mayor

January 24, 2022

A RESOLUTION

AUTHORIZING THE MAYOR TO PREPARE THE NECESSARY SPECIFICATIONS, ADVERTISE FOR BIDS, AND ENTER INTO SUBSEQUENT CONTRACTS FOR THE 2022-2023 NUISANCE ABATEMENT LANDSCAPING PROGRAM IN THE CITY OF SOUTH EUCLID, OHIO.

WHEREAS, the Mayor has determined the most efficient and effective method for the abatement of landscape related nuisances is through the use of outside contractors; and

WHEREAS, a competitive bidding process is being utilized to select contractors to perform the work; and

WHEREAS, selected contractors will be authorized to perform the work for a two-year period beginning in the spring of 2022 through the end of the 2024 growing season.

NOW THEREFORE BE IT RESOLVED by the Council of the City of South Euclid, Ohio:

Section 1: That the Mayor is hereby authorized to prepare the specifications, advertise for bids, and enter into subsequent agreements with outside contractors for the provision of services required of the 2022-2024 Nuisance Abatement Landscaping Program within the City of South Euclid, Ohio.

Section 2: That the city shall consider South Euclid based landscaping businesses for such services and prioritize the awarding of contracts to South Euclid landscaping businesses when they meet all required qualifications.

Section 3: That it is hereby 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 on or after November 28, 1975, that resulted in such formal action were in meetings open to the public in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

Section 4: This Resolution shall take effect and be in force from and after the earliest period permitted by law and upon signature of the Mayor.

Passed this \_\_\_\_\_ day of \_\_\_\_\_, 2022.

\_\_\_\_\_  
Ruth I. Gray, President of Council

Approved:

\_\_\_\_\_  
Georgine Welo, Mayor

Attest:

\_\_\_\_\_  
Keith A. Benjamin, Clerk of Council

Approved as to form:

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Michael P. Lograsso, Director of Law