

**Village of Middlefield Council Minutes**  
**June 13, 2024**

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Council met in regular session Mayor Garlich called the meeting to order by **roll call** at 7:00 p.m. with the following members present: Mayor Ben Garlich, Mr. Carl Hornung, Mr. Scott Klein, Ms. Kaitlyn Arganti, Mr. Sam Morrow, and Mr. Bill Blue. Mr. Rick Seyer is excused.

**Also present:** Ms. Cindy Detweiler- Administrative Assistant, Chief Tucholski, Lt. Graley, Mr. Nick Giardina- Fiscal Officer, Mr. Luke McConville- Solicitor, Mr. Alex Duncan, Ms. Melissa Channel, Ms. Kim Breyley, Mr. John Boksansky- Zoning Inspector, Ms. Ann Wishart- Maple Leaf, Ms. Sabine Weizer, Mr. John Kochy, and Mr. Kyle Kaplan. Ms. Leslie McCoy- Village Administrator is excused.

1. **Opening Ceremony:** Pledge of Allegiance was recited.

2. **Agenda:** No additions/ deletions.

3. **Approval of Minutes:** May 9, 2024 ***Mr. Seyer made a motion to table the May 9, 2024 minutes until the next meeting for corrections, motion seconded by Ms. Arganti. All in favor: Yeas (5).*** Mr. McConville stated going forward for any resolutions or ordinances that a Council member votes no, those minutes need to clarify details on who votes yes and who votes no. Mr. Seyer has requested the minutes to be adjusted and brought back to Council at the next meeting.

4. **Payment of Bills:** ***Mr. Seyer moved to authorize payments totaling \$1,147,259.05, motion seconded by Mr. Morrow. Roll call: Yeas (5).***

5. **FISCAL OFFICER'S REPORT: Income Tax and Financials** – The report is included in the packet. Mr. Giardina stated water and sewer are up compared to the prior year and income tax is slightly down compared to the prior year. Mr. Giardina stated business deposits are down and stated this could be a reflection of estimates not being paid. Mr. Giardina stated finances as a whole are still doing very well. Receipts are up but expenses are also up due to big projects happening in the Village. Mr. Giardina stated the Village has been spending money wisely. Mayor Garlich stated the infrastructure in the Village is very strong.

6. **AMBULANCE REPORT** – Report is included in the packet, no one present at meeting.

7. **FIRE DEPARTMENT REPORT** – Report is included in the packet.

8. **ECONOMIC DEVELOPMENT:** Report is included in the packet. Hartville project is moving forward and the Briar Hill project is under construction. Ms. McCoy has been assisting property owners with vacant spaces and meeting with property owners on potential projects.

9. **ZONING REPORT:** Report is included in packet. Mr. Boksansky stated for the month of May he was able to issue 16 zoning permits.

10. **STREETS, SIDEWALKS & UTILITIES REPORT** – Report is included in the packet. Chief Tucholski stated a lot of work is being done in the cemetery, parks, and the senior center.

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**11. POLICE REPORT** – Report is included in the packet. Chief Tucholski stated for May there was 493 calls for service. Chief Tucholski stated training and personnel are going well.

**12. PARKS & RECREATION REPORT** – Report is included in the packet. Registration is now open and will be open until 07/28. Mayor Garlich stated Jennifer Miller is doing a great job with the huskies locker.

**PUBLIC PARTICIPATION:**

- 1) **Public Hearing: 7:30pm for Ordinance 24-129:**  
Mayor Garlich opened the public hearing at 7:30 PM.  
No public participation.  
Mayor Garlich closed the public hearing at 7:31 PM.
  
- 2) **John Kochy:** Mr. Kochy is present and expressed his frustration with Council on the smell of marijuana from Greenleaf. Mr. Kochy stated it is still ongoing and does not think they are resolving anything. Mr. McConnville stated Greenleaf has invested a lot of money into resolving the smell issue as well as installed equipment and produced data to back up their proof that the smell of marijuana is being controlled. Mr. McConnville stated Mr. Kochy has the right to allege a suit against Greenleaf in a civil matter. Mr. Klein stated the Village has gone above and beyond to reduce the amount of smell coming from Greenleaf. Mayor Garlich stated the facility has made tremendous improvements that have created accurate data showing the smell is being maintained very well.

**ANNOUNCEMENTS:**

- Grand Opening Geauga Credit Union 15561 W High St. 8am-Noon 6/15/25
- Grand Re-Opening E&H Ace Hardware Middlefield 15651 W High St 10a-2p 6/29/24

**NOTICE:**

- Public Hearing 7:30pm 2025 Tax Budget Next Council Meeting on July 11, 2024
- Public Hearing 7:45pm Ordinance 24-134 Next Council Meeting on July 11, 2024

**FIRST READING –**

1. **RESOLUTION 24-10 A RESOLUTION AUTHORIZING THE TRANSFER OF FUNDS AND DECLARING AN EMERGENCY** Mayor Garlich introduced Resolution 24-10 by title only. Mr. Giardina stated this is a normal transfer to make sure funds are able to be spent. **Mr. Klein made a motion to place Resolution 24-10 on first reading and declare an emergency, motion seconded by Mr. Hornung. All in favor: Yeas (5). Mr. Klein made a motion to PASS Resolution 24-10, motion seconded by Ms. Arganti. All in favor: Yeas (5).**

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2. **ORDINANCE 24-131 AN ORDINANCE AUTHORIZING THE CHANGE IN STREET NAME OF SOUTH SPRINGDALE AVENUE TO HARRINGTON WAY, IN ACCORDANCE WITH ORC SECTION 723.04.** Mayor Garlich introduced Ordinance 24-131 by title only. **Mr. Morrow made a motion to place Ordinance 24-131 on first reading, motion seconded by Mr. Hornung. All in favor: Yeas (5).**
3. **ORDINANCE 24-132 AN ORDINANCE EMPLOYING ALEXIS SMITH, AS A PART-TIME SEASONAL STREETS LABORER, AT THE RATE OF \$20.00 PER HOUR, RETROACTIVELY EFFECTIVE MAY 21, 2024, AND DECLARING AN EMERGENCY.** Mayor Garlich introduced Ordinance 24-132 by title only. **Mr. Morrow made a motion to waive the required reading and declare Ordinance 24-132 an emergency, motion seconded by Mr. Hornung. All in favor: Yeas (5). Mr. Morrow made a motion to PASS Ordinance 24-132, motion seconded by Mr. Hornung. All in favor: Yeas (5).**
4. **ORDINANCE 24-133 AN ORDINANCE APPROVING VISION AND DENTAL HEALTH CARE BENEFITS THROUGH DELTA DENTAL PLAN OF OHIO, INC., AND DECLARING AN EMERGENCY.** Mayor Garlich introduced Ordinance 24-133 by title only. Mr. Giardina stated this is a renewal with a slight increase. **Mr. Morrow made a motion waive the required reading and declare Ordinance 24-133 an emergency, motion seconded by Ms. Arganti. All in favor: Yeas (5). Mr. Hornung made a motion to PASS Ordinance 24-133, motion seconded by Mr. Morrow. All in favor: Yeas (5).**
5. **ORDINANCE 24-135 AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO A PARKING LICENSE AGREEMENT WITH THE OWNER OF PROPERTY AT 15163 BURTON WINDSOR ROAD, AND DECLARING AN EMERGENCY.** Mayor Garlich introduced Ordinance 24-135 by title only. This is a license for the property next to the bike path to be used as parking. The Village can revoke the license at any time and there is no liability if any damage done on the property. **Mr. Klein made a motion to waive the required reading and declare Ordinance 24-135 an emergency, motion seconded by Mr. Morrow. All in favor: Yeas (5). Mr. Morrow made a motion to PASS Ordinance 24-135, motion seconded by Mr. Hornung. All in favor: Yeas (5).**

**SECOND READING**

1. **RESOLUTION 24-09 A RESOLUTION DECLARING THE NECESSITY FOR THE RENEWAL OF A POLICE SERVICES TAX LEVY AND DIRECTING THE FISCAL OFFICER TO TAKE STEPS TO PLACE A RENEWAL OF THE EXISTING 2.0 MILL LEVY FOR POLICE SERVICES ON THE NOVEMBER 5, 2024 GENERAL ELECTION BALLOT, AND DECLARING AN EMERGENCY.** Mayor Garlich introduced Resolution 24-09 by title only. **Mr. Morrow made a motion to place Resolution 24-09 on second reading, motion seconded by Mr. Hornung. All in favor: Yeas (5).**
2. **ORDINANCE 24-129 AN ORDINANCE ENACTING CODIFIED ORDINANCE SECTION 1171.23 ENTITLED "RAIN GARDENS" AND DECLARING AN**

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**EMERGENCY.** Mayor Garlich introduced Ordinance 24-129 by title only. **Mr. Hornung made a motion to place Ordinance 24-129 on second reading, motion seconded by Ms. Arganti. All in favor: Yeas (5).**

**THIRD READING**

**OLD BUSINESS**

**NEW BUSINESS**

1. **Web Site Report – Kim Breyley:** Included in the packet. Ms. Breyley stated the views and user activities are up due to a lot of events being posted in the Village.

**COMMITTEE REPORTS and COMMUNICATIONS**

**Planning & Zoning (Mayor Garlich/Mr. Klein/Mr. Linberg/Mr. Dietrich/Ms. Shaffer) –** May meeting minutes included in the packet.

**Streets, Sidewalks, & Utilities (Mr. Morrow/ Mr. Seyer / Ben Garlich) –** May meeting minutes included in the packet.

**Economic Development Committee (Mayor Garlich, Ms. Arganti, Mr. Klein, Mr. Michalakes, Mr. Dietrich, Ms. Breyley, Ms. Martin) –** No meeting in May.

**Parks & Recreation (Mr. Blue/ Ms. Arganti/ Mayor Garlich/ Ms. Naples/ Mr. Soltis) –** May meeting minutes included in the packet.

**Finance & Ordinance (Ms. Arganti/ Mr. Klein/Mr. Blue) –** May meeting minutes included in the packet.

**Public Safety (Mr. Morrow/ Mr. Hornung/Mr. Seyer) –** May meeting minutes included in the packet.

**VILLAGE CALENDAR:** (ALL MEETING DATES ARE SUBJECT TO CHANGE)

**JUNE-** (Subject to change)

June 11, 2024 5:30PM STREETS, SIDEWALKS & UTILITIES

June 11, 2024 6:00PM PLANNING COMMISSION

June 13, 2024 5:30PM RECREATION COMMITTEE

June 13, 2024 6:00PM FINANCE & ORDINANCE COMMITTEE

June 13, 2024 6:30PM SAFETY COMMITTEE

June 13, 2024 7:00PM COUNCIL

**JULY-** (Subject to change)

July 3, 2024 Fireworks – Yoder Field at Dusk

July 4, 2024 Independence Day – Village Offices Closed

July 5, 2024 Fireworks (Rain Date)

July 9, 2024 5:30PM STREETS, SIDEWALKS & UTILITIES

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July 9, 2024 6:00PM PLANNING COMMISSION  
July 11, 2024 5:30PM RECREATION COMMITTEE  
July 11, 2024 6:00PM FINANCE & ORDINANCE COMMITTEE  
July 11, 2024 6:30PM SAFETY COMMITTEE  
July 11, 2024 7:00PM COUNCIL

**EXECUTIVE SESSION-** Litigation

Mr. Hornung made a motion to go into executive session at 8:04 pm for litigation, motion seconded by Mr. Klein. All in favor: Yeas (5).

Mr. Morrow made a motion to come out of executive at 8:22 pm, motion seconded by Mr. Blue. All in favor: Yeas (5).

**ADJOURNMENT**

Mr. Hornung motioned to adjourn the Council meeting at 8:24 pm, motion seconded by Mr. Klein. All in favor: Yeas. (5)

**PENDING**

Tabled: Resolution 21-08

Approved: \_\_\_\_\_  
MAYOR

Attest: \_\_\_\_\_  
FISCAL OFFICER