

CITY OF NORTH CANTON, OHIO

IN RE:)
)
 NORTH CANTON)
 SPECIAL CITY COUNCIL)
 MEETING)
) TRANSCRIPT OF PROCEEDINGS
)

Transcript of Proceedings held before North Canton City Council, taken by the undersigned, Shannon L. Newhall, a Registered Professional Reporter and Notary Public in and for the State of Ohio, at the North Canton Civic Center, 845 West Maple Street, North Canton, Ohio, on Monday, the 18th day of April, 2022, at 8:03 p.m.

1 APPEARANCES:

2 Matthew Stroia, President

3 Daryl Revoldt, Member

4 David Metheney, Member

5 John Orr, Member

6 Stephanie Werren, Member

7 Christina Weyrick, Member

8 Jamie McCleaster, Member

9 Stephan B. Wilder, Mayor

10 Patrick DeOrio, Director of Administrator

11 Catherine Farina, Deputy Director of
12 Administration

13 Jina Alaback, Director of Finance

14 Wayne Boyer, Director of Law

15 Benjamin R. Young, Council Clerk

16 Kevin Coblentz, Assistant Clerk

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1 MR. STROIA: Okay. I now call to order
2 the Special Council meeting of Monday, April
3 18th, 2022. The time is 8:03 p.m. Opening
4 prayer. Jamie.

5 MR. MCCLEASTER: All right.

6 (Whereupon, Mr. McCleaster leads us in
7 prayer.)

8 (Whereupon, the Pledge of Allegiance is
9 recited.)

10 MR. STROIA: Ben, would you please call
11 the roll?

12 MR. YOUNG: Member McCleaster.

13 MR. MCCLEASTER: Here.

14 MR. YOUNG: Member Weyrick.

15 MS. WEYRICK: Here.

16 MR. YOUNG: Member Werren.

17 MS. WERREN: Here.

18 MR. YOUNG: Member Stroia.

19 MR. STROIA: Here.

20 MR. YOUNG: Member Revoldt.

21 MR. REVOLDT: Here.

22 MR. YOUNG: Member Metheney.

23 MR. METHENEY: Here.

24 MR. YOUNG: And Member Orr.

25 MR. ORR: Here.

1 MR. YOUNG: Seven present.

2 MR. STROIA: Okay. At this time, members
3 of the public wishing to address City Council
4 may do so. Each speaker will be granted five
5 minutes. As a reminder, the rules are posted
6 on the screen to the audience's right.

7 As this is a Special Council meeting,
8 tonight's topics of discussion will be
9 limited to the items appearing on the agenda.

10 Last call for public speaks.

11 MR. OSBORNE: Chuck Osborne, 307 Fairview
12 Street, Southeast, North Canton, Ohio. I
13 simply just want to come up and applaud the
14 administration for hanging tough there on the
15 hotel occupancy tax. I don't think we should
16 be poo-pooing any kind of revenue. This is
17 something that should have been in place
18 years ago, along with the rental
19 registration, which continues to kind of drag
20 out here.

21 And I think it ought to extend to the
22 B&Bs, whatever you want to call these,
23 particularly the one down there on South Main
24 Street. I was able to enter the property
25 several years ago, and there is a lot of

1 flexibility in there. You can probably have
2 four, five, six rentals going on at the same
3 time. And I really question whether that
4 motor home that is sitting outside isn't
5 available for an occupancy right then and
6 there.

7 So I think Catherine mentioned -- what
8 was it -- Canton taxes, as little as two? Is
9 that what you said, Catherine?

10 MS. FARINA: No. It's two rooms.

11 MR. OSBORNE: Two rooms.

12 MS. FARINA: Uh-huh.

13 MR. OSBORNE: So that would fit the bed
14 and breakfast down there on -- or the B&B,
15 whatever you want to call it down there on
16 South Main.

17 So -- and I like the idea of gathering
18 information. Mr. DeOrio mentions, along with
19 the possible revenue that the City could
20 generate, you are also generating knowledge
21 and information as to what's going on in your
22 community. So, Mrs. Werren, I would not
23 poo-poo --

24 MS. WERREN: I'd like the numbers
25 beforehand. And this isn't even on the

1 agenda, so --

2 MR. OSBORNE: This should be passed.

3 Thank you.

4 MR. MCCLEASTER: Thank you.

5 MR. STROIA: Anyone else?

6 (No response.)

7 MR. STROIA: Moving on to old business,
8 can I have a motion and a second to read by
9 title only Ordinance 38-2022?

10 MR. REVOLDT: Revoldt moves.

11 MR. MCCLEASTER: Second.

12 MR. STROIA: All in favor?

13 MR. REVOLDT: Aye.

14 MR. STROIA: Aye.

15 MR. ORR: Aye.

16 MR. METHENEY: Aye.

17 MS. WERREN: Aye.

18 MS. WEYRICK: Aye.

19 MR. MCCLEASTER: Aye.

20 MR. STROIA: Opposed?

21 (No response.)

22 MR. STROIA: Motion carries.

23 MR. YOUNG: An ordinance authorizing the
24 Mayor of the City of North Canton to enter
25 into a performance agreement with the

1 McKinley-Applegrove, Limited -- sorry -- with
2 McKinley-Applegrove, Limited for the
3 construction of streets, storm water
4 management facilities, drainage improvements
5 and sewer improvements for the Sanctuary
6 Phase 5 development.

7 MR. STROIA: We have discussed this
8 previously. There is no new information that
9 I'm aware of. Any comments, questions?

10 MS. WERREN: Move to adopt.

11 MR. REVOLDT: Revoldt seconds.

12 MR. STROIA: All in favor?

13 MR. REVOLDT: Aye.

14 MR. STROIA: Aye.

15 MR. ORR: Aye.

16 MR. METHENEY: Aye.

17 MS. WERREN: Aye.

18 MS. WEYRICK: Aye.

19 MR. MCCLEASTER: Aye.

20 MR. STROIA: Opposed?

21 (No response.)

22 MR. STROIA: Motion carries.

23 Moving on to 7 -- or 6B. Can I have a
24 motion and a second to read by title only
25 Ordinance 39-2022?

1 MR. REVOLDT: Revoldt moves.

2 MR. MCCLEASTER: Second.

3 MR. STROIA: All in favor?

4 MR. REVOLDT: Aye.

5 MR. STROIA: Aye.

6 MR. ORR: Aye.

7 MR. METHENEY: Aye.

8 MS. WERREN: Aye.

9 MS. WEYRICK: Aye.

10 MR. MCCLEASTER: Aye.

11 MR. STROIA: Opposed?

12 (No response.)

13 MR. STROIA: Motion carries.

14 Ben.

15 MR. YOUNG: An ordinance authorizing the
16 Mayor of the City of North Canton to accept a
17 sidewalk performance bond in the amount of
18 \$54,225 between the City and
19 McKinley-Applegrove, Limited and accept the
20 accompanying mortgage deed for City Lot
21 Number 6952, thereby securing the bond for
22 all necessary work required to complete
23 sidewalks in the Sanctuary Phase 5
24 construction project.

25 MR. STROIA: Okay. Again, no new

1 information that I'm aware of. And as
2 previously discussed, I move to move this
3 item to the agenda.

4 MR. REVOLDT: Revoldt seconds.

5 MR. STROIA: All in favor?

6 MR. REVOLDT: Aye.

7 MR. STROIA: Aye.

8 MR. ORR: Aye.

9 MR. METHENEY: Aye.

10 MS. WERREN: Aye.

11 MS. WEYRICK: Aye.

12 MR. MCCLEASTER: Aye.

13 MR. STROIA: Opposed?

14 (No response.)

15 MR. STROIA: Motion carries.

16 Moving on to 7A, can I have a motion and
17 a second to read by title only Ordinance
18 20-2022?

19 MR. REVOLDT: Revoldt moves.

20 MS. WEYRICK: Second.

21 MR. STROIA: All in favor?

22 MR. REVOLDT: Aye.

23 MR. STROIA: Aye.

24 MR. ORR: Aye.

25 MR. METHENEY: Aye.

1 MS. WERREN: Aye.

2 MS. WEYRICK: Aye.

3 MR. MCCLEASTER: Aye.

4 MR. STROIA: Opposed?

5 (No response.)

6 MR. STROIA: Motion carries.

7 Ben.

8 MR. YOUNG: An ordinance amending the
9 zoning map of the City of North Canton to
10 reclassify the property known as Out Lot 417
11 in the City of North Canton, Stark County
12 Parcel Number 10010198, from office building
13 to general business-B.

14 MR. STROIA: Daryl.

15 MR. REVOLDT: As everyone knows, this is
16 the proposal from A. Altman Company to rezone
17 approximately 10 acres or so on Market
18 Avenue, immediately as part of the Washington
19 Square project. The property has been
20 dormant for well over 20 years. Altman has a
21 plan. It has met with the neighbors, the
22 neighborhoods, the neighborhood association,
23 residents.

24 This request cleared the Planning
25 Commission, and it is now before us for our

1 first reading. In conversations with
2 Mr. DeOrio, all outstanding issues at the
3 time of the application had been successfully
4 addressed. So I will move --

5 MR. METHENEY: Before you say that, I
6 would like, for those that weren't here,
7 myself, but I did watch the public hearing
8 side of this, and I think the A. Altman Group
9 did an excellent job of addressing the
10 residents' concern and told them, according
11 to Mr. DeOrio, that -- this is on record
12 now -- they will follow up with the fencing
13 that they required --

14 MR. REVOLDT: Yes.

15 MR. METHENEY: -- and I think that shows
16 their ability and willingness to accommodate
17 the neighborhood, which makes that a good fit
18 for this area.

19 MR. MCCLEASTER: Agreed.

20 MR. REVOLDT: Well, as I indicated to a
21 couple members of Council, these type of
22 zoning issues occur once in a blue moon. But
23 the example of A. Altman to address these
24 issues before they came to Council --

25 MR. STROIA: Proactively.

1 MR. REVOLDT: -- proactively I think
2 reflects great credit upon the company. And
3 I think this was -- as many of you go forward
4 in your Council careers, this was a terrific
5 model on how to handle these -- these types
6 of situations. So having said that, I think
7 I have made the motion.

8 MR. METHENEY: I will second the motion.

9 MR. REVOLDT: It has been seconded.

10 MR. STROIA: All in favor?

11 MR. REVOLDT: Aye.

12 MR. STROIA: Aye.

13 MR. ORR: Aye.

14 MR. METHENEY: Aye.

15 MS. WERREN: Aye.

16 MS. WEYRICK: Aye.

17 MR. MCCLEASTER: Aye.

18 MR. STROIA: Opposed?

19 (No response.)

20 MR. STROIA: Motion carries.

21 MR. REVOLDT: That's it.

22 MS. WERREN: That's it.

23 MR. STROIA: All right. Any other
24 comments, since there are no reports?

25 MR. DEORIO: Does that mean I can say a

1 comment on --

2 MR. STROIA: Yes.

3 MR. DEORIO: -- something not related or
4 does it have to be --

5 MR. STROIA: Sure.

6 MR. YOUNG: It would need to be related
7 to something on the agenda.

8 MR. DEORIO: Never mind.

9 MR. STROIA: Go ahead.

10 MR. DEORIO: It had to do with the gas
11 aggregation. That's all. I didn't know if
12 you wanted me to address that or not.

13 MR. STROIA: Yeah, absolutely. Let's
14 hear it.

15 MR. REVOLDT: You are not requesting any
16 action.

17 MR. ORR: No.

18 MR. DEORIO: No. No.

19 MR. REVOLDT: It's a public announcement.

20 MR. STROIA: Yep.

21 MR. DEORIO: I just wanted to let you
22 know that, again, the provider that we had,
23 Volunteer Energy, two weeks ago filed for
24 bankruptcy. The courts took over from there
25 and exercised their option to return those on

1 the natural gas aggregation plan in the City
2 to Dominion Energy's default service
3 contract.

4 I have spoken with Dominion, and that --
5 letters have gone out from Dominion to
6 everybody that is on the City's gas
7 aggregation. We were not the only community
8 in Ohio affected. And Stark County gas
9 aggregation program was also affected. They
10 had chosen Volunteer Energy as well.

11 So what is the administration doing?
12 We've already moved in preparing an RFP in
13 anticipation that the contracts would be
14 returned to Dominion. So we have moved
15 forward with that. We are -- issued RFPs to
16 the eligible suppliers. We are going to
17 conduct another auction to get the -- what we
18 hope will be the best rates. In the
19 meantime, the Dominion rate for people that
20 return to the default program is 5.5 per MCF,
21 \$5.50.

22 At some point then, we will have our
23 auction. We will pick a vendor, and we will
24 be able to move forward with new aggregation
25 program. And pursuant to Ohio Revised Code,

1 or some type of code -- we'll let the lawyers
2 figure out what code it is -- they need to
3 remain with Dominion for two meter reading
4 cycles before they can be moved out.

5 So we are looking that as we get
6 everything prepared, we think that by the end
7 of August, through that August billing cycle
8 we'll be able to move people -- or give
9 people that option to go with a different
10 supplier, and hopefully it will be a better
11 rate.

12 The silver lining in the cloud is that --
13 if there is one, is that this happened during
14 what will be hopefully a warm period of time,
15 where people are using the least amount of
16 natural gas, and therefore the rates that we
17 are able to get should be -- even though
18 there are shortages around the world, we
19 should still be able to get a very good
20 price, because there are just not that many
21 using it.

22 So I wanted you all to hear that, because
23 you probably all will be getting phone calls
24 on the subject. We took about 100 calls over
25 the weekend and today. Thank you.

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MR. MCCLEASTER: Thank you.

MR. STROIA: All right. Motion to
adjourn.

MS. WEYRICK: So moved.

MR. REVOLDT: Revoldt seconds.

MR. STROIA: All in favor?

MR. REVOLDT: Aye.

MR. STROIA: Aye.

MR. ORR: Aye.

MR. METHENEY: Aye.

MS. WERREN: Aye.

MS. WEYRICK: Aye.

MR. MCCLEASTER: Aye.

MR. STROIA: Opposed?

(No response.)

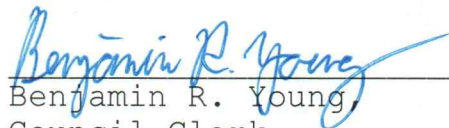
MR. STROIA: Adjourned.

(This proceeding adjourned at 8:15 p.m.)

ATTEST:



Matthew Stroia,
Council President



Benjamin R. Young
Council Clerk

