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CITY OF NORTH CANTON, OHIO

IN RE:)	
)	
NORTH CANTON)	
COMMITTEE OF THE WHOLE)	
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, 875 West Maple Street, North Canton, Ohio, on Monday, the 26th day of June, 2023, at 7:35 p.m.

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APPEARANCES:

- Matthew Stroia, President
- Daryl Revoldt, Member
- John Orr, Member
- Stephanie Werren, Member
- Christine Weyrick, Member
- Jamie McCleaster, Member
- David Metheney, Member
- Stephan B. Wilder, Mayor
- Patrick DeOrio, Director of Administration
- Catherine Farina, Deputy Director of Administration
- Benjamin R. Young, Council Clerk
- Ginny Grier, Assistant Clerk

- - - - -

1 MR. STROIA: Okay. I now call to order
2 the Committee of the Whole on June 26th,
3 2023. The time is 7:35 p.m.

4 Ben, would you please call the roll?

5 MR. YOUNG: Member Orr.

6 MR. ORR: Here.

7 MR. YOUNG: Member Revoldt.

8 MR. REVOLDT: Here.

9 MR. YOUNG: Member Stroia.

10 MR. STROIA: Here.

11 MR. YOUNG: Member Werren.

12 MS. WERREN: Here.

13 MR. YOUNG: Member McCleaster.

14 MR. MCCLEASTER: Here.

15 MR. YOUNG: Member Weyrick.

16 MS. WEYRICK: Here.

17 MR. YOUNG: And Member Metheney.

18 MR. METHENEY: Here.

19 MR. YOUNG: Seven present.

20 MR. STROIA: All right. Let's start off
21 with community and economic development.

22 Daryl.

23 MR. REVOLDT: I'm going to pass. No.

24 MS. WERREN: He's like, no, I'm not.

25 MR. REVOLDT: All right. Ben, do you

1 have -- do you have the map? Okay. Here we
2 go. The subject property is the one that is
3 in yellow, proposed RMF-A. You may recall we
4 went through an exercise where we removed
5 properties from the -- redesignated
6 properties that were office building and gave
7 them a like or a similar rezone.

8 This was one that had been zoned G -- or
9 office, and it was rezoned, and the property
10 owner has come back to us and expressed a
11 desire to have it RMF-A. We had zoned it
12 residential single-family, R50.

13 A lot -- I talked to Patrick. I talked
14 to the Councilmen. I talked to our policy
15 analyst. This is -- this is an orphan
16 parcel. It's pretty small. We want to be
17 mindful that whatever we do, we do not harm
18 the residential property that's immediately
19 to the north that would sit above the RMF-A.

20 So if we wish to honor the applicant's
21 request, we can kick it back to the Planning
22 Commission and let them chew on it a little
23 bit. I discussed at length whether it might
24 be to the property owner's interest to have
25 it zoned GBA, general business A. The parcel

1 is really too small. You have got an
2 existing RMF-A to the north. So we're not --
3 it's not inconsistent.

4 You know, so the question before us
5 tonight is do we want to kick this over to
6 the Planning Commission. I don't have a
7 problem with moving it from R50 to RMF-A, if
8 that's what the property owner wants.

9 We should note for the record that he is
10 current on his -- these are rental units, and
11 he is duly registered and he is current on
12 his tax. So he is in compliance and is in
13 good standing before us.

14 So in the interest of time, if anybody
15 has anything to add, we'll send it to the
16 Planning Commission with an RMF-A
17 recommendation.

18 MR. MCCLEASTER: I think it makes sense.

19 MR. REVOLDT: I'll make that motion.

20 MR. MCCLEASTER: Second.

21 MR. STROIA: All in favor?

22 MR. REVOLDT: Aye.

23 MR. STROIA: Aye.

24 MR. ORR: Aye.

25 MS. WERREN: Aye.

1 MR. MCCLEASTER: Aye.

2 MS. WEYRICK: Aye.

3 MR. METHENEY: Aye.

4 MR. STROIA: Opposed?

5 (No response.)

6 MR. STROIA: Motion carries.

7 And can I have a motion and a second to
8 postpone further consideration of item 3A,
9 until conditions set by Codified Ordinance
10 1181.06(A) are met.

11 MS. WERREN: So moved.

12 MR. MCCLEASTER: Second.

13 MR. STROIA: All in favor?

14 MR. REVOLDT: Aye.

15 MR. STROIA: Aye.

16 MR. ORR: Aye.

17 MS. WERREN: Aye.

18 MR. MCCLEASTER: Aye.

19 MS. WEYRICK: Aye.

20 MR. METHENEY: Aye.

21 MR. STROIA: Opposed?

22 (No response.)

23 MR. STROIA: Motion carries.

24 Okay. Moving on to -- John -- ordinance
25 and rules.

1 MR. ORR: Okay. This is updating some
2 poor language and stuff. Right now, our
3 legal department handles a lot of the calls,
4 and -- you know, with this -- with this.

5 So what he usually does or what we want
6 him to do is pass them on to his secretary to
7 handle it, if he's already involved in that
8 in such a manner. And then I believe the
9 Mayor and Pat -- or the Clerk of Courts --

10 MR. YOUNG: At the moment, I am their
11 Clerk for the property maintenance review
12 board.

13 MR. ORR: Right. So they go to you, but
14 we want them to maybe hand it off to the
15 secretary. Or what do we want them to do on
16 this?

17 MR. YOUNG: So currently the Director of
18 Law is listed as a member of the property
19 maintenance review board. However, he is
20 also highly involved in issuing the citations
21 that people might be appealing to the
22 property maintenance review board. So this
23 would take him off the property maintenance
24 review board so that it eliminates that
25 potential conflict of interest.

1 MR. REVOLDT: It was a conflict.

2 MR. ORR: Conflict of interest.

3 MR. MCCLEASTER: Uh-huh.

4 MR. YOUNG: So just like the -- the
5 charter established quasi-judicial boards,
6 ZBOA, Planning Commission, Civil Service, the
7 board itself would no longer have legal
8 counsel. They would just hear the arguments
9 from both sides, legal counsel, and then make
10 a choice.

11 MR. ORR: I'd like to --

12 THE REPORTER: I can't hear you, John.

13 MR. ORR: I'd like to make a motion to
14 bring that to Council on an emergency basis
15 also.

16 MS. WERREN: Second.

17 MR. STROIA: All in favor?

18 MR. REVOLDT: Aye.

19 MR. STROIA: Aye.

20 MR. ORR: Aye.

21 MS. WERREN: Aye.

22 MR. MCCLEASTER: Aye.

23 MS. WEYRICK: Aye.

24 MR. METHENEY: Aye.

25 MR. STROIA: Opposed?

1 (No response.)

2 MR. STROIA: Motion carries.

3 MR. ORR: 4B is with the fire -- fire
4 department. It hasn't been updated. When
5 they go to see a copy of the charter, it's
6 2011. It needs to be brought up to date. So
7 when someone comes up to them, they can show
8 the current one and go from there.

9 And, again, I'd like to -- any questions
10 on that? It's just a wording type of thing
11 on that. But we haven't updated this since
12 2011. So -- and this will have to go on
13 emergency, too. I want to bring that. So I
14 make a motion that we bring this to City
15 Council on an emergency basis.

16 MR. STROIA: To Council agenda.

17 MR. ORR: Council agenda.

18 MS. WERREN: Second.

19 MR. STROIA: All in favor?

20 MR. REVOLDT: Aye.

21 MR. STROIA: Aye.

22 MR. ORR: Aye.

23 MS. WERREN: Aye.

24 MR. MCCLEASTER: Aye.

25 MS. WEYRICK: Aye.

1 MR. METHENEY: Aye.

2 MR. STROIA: Opposed?

3 (No response.)

4 MR. STROIA: Motion carries.

5 Okay. Moving on to utilities, rubbish.
6 Jamie.

7 MR. MCCLEASTER: All right. Well, you
8 guys have the distinct privilege of listening
9 to me for the rest of the meeting on a number
10 of items here, so I -- I apologize.

11 MR. REVOLDT: Take your time, Jamie.

12 MR. MCCLEASTER: Yeah, so -- so the first
13 item, actually, this is kind of an exciting
14 portion, because we are hoping to receive
15 some grants here. So this item 5A, it would
16 be an ordinance that would be authorizing the
17 Mayor to prepare and submit an application to
18 the Ohio Public Works Commission for a grant
19 for the Woodrow and Lois waterline
20 replacement.

21 And it's worth noting that we are asking
22 for an emergency on this, because we have a
23 deadline of September 15th. We want to have
24 everything submitted prior to that.

25 So, Patrick, anything else you care to

1 add?

2 MR. DEORIO: No. As you go through 5A,
3 B, C, D, my comments will be all the same, is
4 that this is simply, you know, an application
5 process. We apply all kinds -- for all kinds
6 of things. We are not always successful in
7 getting grants. It is -- it is a calculated
8 process of, you know, what percent we are
9 willing to kick in, not kick in. Rob does
10 his best, makes his calculation.

11 So, you know, other than, you know, by
12 title what the project is, this one,
13 Woodrow-Lois waterline replacement, rather
14 than get into all the details of that
15 project -- we may not even do that project if
16 we don't get the grant.

17 So at the time -- such time that the
18 Mayor applies for any of these and we get
19 awarded something, at that time, the Engineer
20 will present to the Council what the project
21 is, what the match is, and then Council will
22 have to decide if they want to move forward
23 with the project.

24 MR. MCCLEASTER: Okay. Perfect. Thank
25 you. So with that, I would move that we send

1 item 5A to the Council agenda.

2 MS. WEYRICK: Second.

3 MR. STROIA: All in favor?

4 MR. REVOLDT: Aye.

5 MR. STROIA: Aye.

6 MR. ORR: Aye.

7 MS. WERREN: Aye.

8 MR. MCCLEASTER: Aye.

9 MS. WEYRICK: Aye.

10 MR. METHENEY: Aye.

11 MR. STROIA: Opposed?

12 (No response.)

13 MR. STROIA: Motion carries.

14 MR. MCCLEASTER: All right. Item 5B,
15 much like the one that we just discussed,
16 again, it is an Ohio Public Works Commission
17 grant, or an ordinance to have the Mayor seek
18 a -- or submit an application for an OPWC
19 grant.

20 This one is for the Arrowhead water well
21 project. I think we've discussed that in the
22 past. Again, seeking an emergency, as there
23 is a deadline of September 15th. So any
24 questions, comments?

25 MR. STROIA: Exciting.

1 MR. MCCLEASTER: Yes, sir. All right.
2 With that, I move that we move item 5B to the
3 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 MS. WERREN: Aye.

10 MR. MCCLEASTER: Aye.

11 MS. WEYRICK: Aye.

12 MR. METHENEY: Aye.

13 MR. STROIA: Opposed?

14 (No response.)

15 MR. STROIA: Motion carries.

16 MR. MCCLEASTER: All right. Item 5C,
17 this one is an ordinance authorizing the
18 Mayor to enter into an agreement with the
19 Stark County Commissioners for the placement
20 of waterlines as part of the
21 Everhard-Dressler Road project.

22 Again, we are seeking emergency on this.
23 This agreement -- in the agreement, the
24 county will pay 49 percent of the project up
25 to \$200,000. And the county themselves is

1 actually the one who's applying for the OPWC
2 grant on this.

3 So any other comments? Any questions?

4 (No response.)

5 MR. MCCLEASTER: All right. I would move
6 that we move item 5C to the agenda.

7 MR. REVOLDT: Revoldt seconds.

8 MR. STROIA: All in favor?

9 MR. REVOLDT: Aye.

10 MR. STROIA: Aye.

11 MR. ORR: Aye.

12 MS. WERREN: Aye.

13 MR. MCCLEASTER: Aye.

14 MS. WEYRICK: Aye.

15 MR. METHENEY: Aye.

16 MR. STROIA: Opposed?

17 (No response.)

18 MR. STROIA: Motion carries.

19 MR. MCCLEASTER: We are almost done.

20 Item 5D, and this is another ordinance for --
21 have the Mayor to seek a -- or, excuse me,
22 enter into an agreement with the Stark County
23 Commissioners, and this would be for the
24 CDBG, which is the block grants for the
25 Peachtree neighborhood waterline replacement

1 project.

2 Again, this is an emergency. This
3 agreement accepts a \$499,950 grant. I have
4 that correct, right, Patrick?

5 MR. DEORIO: Uh-huh.

6 MR. MCCLEASTER: Okay. Any other
7 comments?

8 (No response.)

9 MR. MCCLEASTER: All right. I move that
10 we move item 5D to the agenda.

11 MR. REVOLDT: Revoldt seconds.

12 MR. STROIA: All in favor?

13 MR. REVOLDT: Aye.

14 MR. STROIA: Aye.

15 MR. ORR: Aye.

16 MS. WERREN: Aye.

17 MR. MCCLEASTER: Aye.

18 MS. WEYRICK: Aye.

19 MR. METHENEY: Aye.

20 MR. STROIA: Opposed?

21 (No response.)

22 MR. STROIA: Motion carries.

23 MR. MCCLEASTER: Lastly, item 5E, and
24 this is an ordinance authorizing the Mayor,
25 upon Board of Control to approve -- I can't

1 talk -- upon Board of Control approval -- say
2 that five times fast -- to enter into a
3 contract for the cleaning of the sludge
4 lagoons at the water treatment plant.

5 Anything to add, Patrick?

6 MR. DEORIO: I would just note on this
7 one, some of you -- most of you here are new
8 on this matter, when it used -- when it was
9 problematic. So I just want to give you a
10 little history.

11 So there was a time when the Council and
12 the administration didn't really look at this
13 issue in its full importance. So the sludge
14 is a by-product of the water that we produce.
15 We have four -- we'll call them lagoons. Not
16 like on Gilligan's Island. You wouldn't want
17 to be in these.

18 And the sludge gets stored in these
19 lagoons, and they fill up. They fill up one,
20 they move to two; fill up two, you go to
21 three. You get the idea. And then we are
22 supposed to come in and get a contract with a
23 group of people that will come in and take
24 this sludge and repurpose it for some other
25 application.

1 And there was a time when Council and the
2 administration were only funding for maybe
3 removal of one of the sludge lagoons or two
4 of the sludge lagoons. And that became
5 problematic, because eventually, in some
6 instances, the company that's supposed to
7 come in and do it is behind schedule or
8 whatever the issue is they can't get to it.

9 You understand that when the four sludge
10 lagoons fill up, the water has to stop being
11 made. And that should be something that, you
12 know, should gobsmack you. Because
13 apparently there were times when people were
14 willing to run that risk, and there were
15 times when we came --

16 MAYOR WILDER: That close.

17 MR. DEORIO: -- that close. Too close.
18 So what we propose, since I have been here
19 now, is that we are proposing a contract that
20 takes care of all of that. Not just one or
21 two, it takes care of cleaning them all out.

22 MR. MCCLEASTER: Just makes sense.

23 MR. METHENEY: Is this an annual contract
24 with them?

25 MR. DEORIO: Yeah, it's a -- not annual,

1 but it would be like a -- the one we have is
2 like a two-year contract. And then we had an
3 option to renew. But they didn't want to
4 renew it. That's what we are finding with
5 all of our contracts. They want to come
6 up -- the pricing is much higher, as we saw
7 in the water treatment plant chemical bids,
8 and I suspect it will be the same here.

9 MR. METHENEY: Any need to move down that
10 path of a sludge press?

11 MR. DEORIO: Well, you are -- you are
12 just a youngin here.

13 MR. METHENEY: Yes.

14 MR. REVOLDT: We have been there.

15 MR. DEORIO: We have been down this road
16 before. I -- I started it, I guess, with
17 exploring the possibility of creating a
18 sludge press operation. And, you know, the
19 entity that was in business to do that at the
20 time was Johnson Controls.

21 And so we -- we started down a path of
22 allowing them to put some ideas together and
23 what it would cost, what the return, if any,
24 on investment would be, how that would look.
25 And as we were going down that road, I

1 just -- let's just say I gained an
2 uncomfortable feeling with the project, and
3 so I terminated it.

4 But I would think, you know, if that was
5 something viable down the road, if there is
6 another company that is in that kind of work,
7 that's something that we could look at, yeah.

8 And part of what happened -- I should
9 clarify, too, make this clear. Part of the
10 reason that it started to get uncomfortable
11 is that Congress changed the incentive
12 package mid-term while we are doing this
13 project.

14 So it was that there was an incentive
15 package to produce these caked pellets, if
16 you will, that could be used agriculturally.
17 They could be more easily used and spread by
18 a multitude of farmers, as opposed to the wet
19 product.

20 And Congress took away those incentives,
21 and that completely changed it overnight.
22 And it became much more economical just to
23 allow the -- the sludge to go out.

24 And I should say, just -- so you have a
25 historical perspective, because you all will

1 be here a lot longer than I have, but this
2 predates my return here. But there was a
3 time when there was a sludge operator who was
4 hauling sludge out, and they weren't draining
5 it first. And they get paid by the ton.

6 So we caught that. And you have to be
7 careful. So just making sure that
8 everything -- there are all kinds of
9 pitfalls, of course, in anything you do. But
10 that's just for your edification down the
11 road.

12 MR. MCCLEASTER: Good info. Okay. Any
13 other questions or comments on item 5E?

14 (No response.)

15 MR. MCCLEASTER: All right. With that, I
16 move that we move item 5E to the Council
17 agenda.

18 MR. REVOLDT: Revoldt seconds.

19 MR. STROIA: All in favor?

20 MR. REVOLDT: Aye.

21 MR. STROIA: Aye.

22 MR. ORR: Aye.

23 MS. WERREN: Aye.

24 MR. MCCLEASTER: Aye.

25 MS. WEYRICK: Aye.

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MR. METHENEY: Aye.

MR. STROIA: Opposed?

(No response.)

MR. STROIA: Motion carries.

I'll take a motion to adjourn.

MR. REVOLDT: Revoldt moves adjournment.

MS. WEYRICK: Second.

MR. STROIA: All in favor?

MR. REVOLDT: Aye.

MR. STROIA: Aye.

MR. ORR: Aye.

MS. WERREN: Aye.

MR. MCCLEASTER: Aye.

MS. WEYRICK: Aye.

MR. METHENEY: Aye.

MR. STROIA: Adjourned. We'll take a
couple-minute break.

(This proceeding adjourned at 7:53 p.m.)

ATTEST:



Matthew Stroia,
Council President



Benjamin R. Young,
Council Clerk

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STATE OF OHIO,)
)
STARK COUNTY.)

I, Shannon L. Newhall, a Registered Professional Reporter and Notary Public in and for the State of Ohio, duly commissioned and qualified, do hereby certify that the within testimony so given was by me reduced to Stenotype, afterwards prepared and produced by means of Computer-Aided Transcription, and that the foregoing is a true and correct transcription of the testimony so given.

I further certify that this proceeding was taken at the time and place in the foregoing caption specified.

I further certify that I am not a relative of, employee of or attorney for any party or counsel, or otherwise financially interested in this action.

I do further certify that I am not, nor is the court reporting firm with which I am affiliated, under a contract as defined in Civil Rule 28(D).

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal of office at Canton, Ohio, this 5th day of July, 2023.

Shannon Newhall
Shannon L. Newhall, Notary Public
My commission expires February 2, 2028.