

Village of Middlefield Council Minutes

July 10, 2025

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 Garlich, Mr. Scott Klein, Mr. Carl Hornung, Ms. Kaitlyn Arganti, Mr. Sam Morrow, Mr. Bill Blue, and Mr. Chris Michalakes.

Also present: Ms. Leslie McCoy- Village Administrator, Chief Tucholski, Lt. Graley, Mr. Nick Giardina- Fiscal Officer, Mr. Luke McConville- Village Solicitor, Mr. Alex Duncan, Ms. Kim Breyley, Mr. John Boksansky- Zoning Inspector, Ms. Ann Wishart- Maple Leaf, Lt. Tony Yeropoli- Fire Department Representative, Mr. Andy Ohman- Briar Hill, Mr. Kyle Kaplan, and Ms. Sabine Weizer.

1. Opening Ceremony: Pledge of Allegiance was recited.

2. Agenda: No additions/deletions.

3. Approval of Minutes: June 12, 2025. *Mr. Hornung made a motion to approve June 12, 2025 minutes, motion seconded by Mr. Blue. Roll Call. All in favor: Yeas (5).*

4. Payment of Bills: *Ms. Arganti moved to authorize payments totaling \$434,063.69, motion seconded by Mr. Hornung. Roll Call. All in favor: Yeas (6).*

5. FISCAL OFFICER'S REPORT: Income Tax and Financials – The report is included in the packet. Mr. Giardina stated water, sewer, and income tax categories are down .91%. Mr. Giardina stated total receipts are up and expenses are down compared to previous year. Mr. Giardina stated individual deposits are up this year compared to the last year. Mr. Giardina stated business deposits are still strong which shows that employment in the Village is strong. Income tax is down about 8% but is still strong.

6. AMBULANCE REPORT – Report is included in the packet.

7. FIRE DEPARTMENT REPORT – Report is included in the packet. Lt. Yeropoli stated for the month of June there were 70 runs. Lt. Yeropoli stated June is a busy training month. There is training with EMS and live fire training. Lt. Yeropoli stated the fire dept. does basic fire extinguisher training. The fire dept. has been working with HC Companies to get the new building up to code on all fire codes.

8. ECONOMIC DEVELOPMENT: Ms. McCoy has included a report in the packet. Ms. McCoy stated she is working on loan applications for the water and sewer projects that are coming up.

9. ZONING REPORT: Report is included in packet. Mr. Boksansky stated for the month of June he was able to issue 22 zoning permits that were applied for.

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10. STREETS, SIDEWALKS & UTILITIES REPORT – Report is included in the packet. Chief Tucholski stated there has been a lot of street sweeping, park maintenance, pump station repairs, brush pickup, and Eagle Park maintenance.

11. POLICE REPORT – Report is included in the packet. Chief Tucholski stated for the month of June there were 478 calls of service. Chief Tucholski stated Safety Town starts next week.

12. PARKS & RECREATION REPORT – Report is included in the packet. Fall Sports Registration is officially open for Soccer, Football, Cheerleading, and Volleyball. Ms. McCoy stated the early registration incentive ends tomorrow and actual registration ends on 7/25. Ms. McCoy stated Spring sports are coming to an end. The school hired Maddie Bean as the recreation supervisor.

PUBLIC PARTICIPATION:

1) 2026 TAX BUDGET HEARING JULY 10, 2025 AT 7:30PM

Mayor Garlich opened the public hearing at 7:30PM.

Ms. Giardina stated she will go to the County next month for approval. Ms.

Giardina stated there are not really any changes from 2025 to 2026. Ms.

Giardina stated they will not be waiving the ambulance fund for the 2026

budget.

Mayor Garlich closed the tax budget hearing at 7:32PM.

2) OHMAN FAMILY LIVING - PROJECT OVERVIEW: Mr. Ohman stated they have a lot of plans for the old Cardinal building. Mr. Ohman would like to possibly add some apartments to the building and turn it into a community center for the 50 and up community with lots of things to do in the facility.

3) SPORTS TEAM RECOGNITION

a. 10U SOFTBALL

b. Coach Pitch- Peewee BASEBALL

Mayor Garlich recognized both teams with certificates for a great undefeated regular season.

4) RECOGNITION OF DYLAN CONANT: Mayor Garlich recognized Officer Conant for entering a strong man contest and placing 3rd out of 50 other contestants.

5) Mayor Garlich stated he visited Geauga County airport where they did a 1 week aviation class of 18 students for engine building and a flight simulator. Mayor Garlich stated he was very impressed with the way the class was run and the amount of effort and detail given to students by the instructor.

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FIRST READING –

1. **RESOLUTION 25-10 A RESOLUTION APPROVING A LOT SPLIT AND CONSOLIDATION PLAT FOR THE EXCHANGE OF PROPERTY WITH MERVIN AND CHRISTINA MILLER, AND DECLARING AN EMERGENCY**
Mayor Garlich introduced Resolution 25-10 by title only. Mr. Boksansky stated this is essentially a land swap so the owner is able to sell his property without the easement causing any issues or questions. **Mr. Hornung made a motion to place Resolution 25-10 on first reading as an emergency and waive the required readings, motion seconded by Ms. Arganti. Roll Call. All in favor: Yeas (6). Mr. Hornung made a motion to PASS Resolution 25-10, motion seconded by Mr. Klein. Roll Call. All in favor: Yeas (6).**

2. **RESOLUTION 25-11 A RESOLUTION DESIGNATING PUBLIC DEPOSITORIES FOR CERTAIN SPECIFIED VILLAGE ACCOUNTS, FOR THE PERIOD AUGUST 2025 THROUGH JULY 2030, AND DECLARING AN EMERGENCY.** Mayor Garlich introduced Resolution 25-11 by title only. Mr. Giardina stated this is done every 5 years for a bid to have RFP Banking with the Village of Middlefield. Mr. Giardina stated they have decided to stay with Middlefield Bank. **Mr. Morrow made a motion to place Resolution 25-11 on first reading as an emergency and waive the required readings, motion seconded by Mr. Klein. Roll Call. All in favor: Yeas (6). Mr. Hornung made a motion to PASS Resolution 25-11, motion seconded by Ms. Arganti. Roll Call. All in favor: Yeas (6).**

3. **RESOLUTION 25-12 A RESOLUTION ADOPTING A TAX BUDGET FOR THE 2026 FISCAL YEAR AND DECLARING AN EMERGENCY** Mayor Garlich introduced Resolution 25-12 by title only. Mr. Giardina stated this is a public hearing for the tax budget on what budget and expenditures might be for next year. **Mr. Hornung made a motion to place Resolution 25-12 on first reading as an emergency and waive the required readings, motion seconded by Mr. Klein. Roll Call. All in favor: Yeas (6). Mr. Hornung made a motion to PASS Resolution 25-12, motion seconded by Mr. Morrow. Roll Call. All in favor: Yeas (6).**

4. **RESOLUTION 25-13 A RESOLUTION AMENDING VILLAGE RESOLUTION 25-08 FOR THE PURPOSE OF DESIGNATING THE VILLAGE WATER AND SEWER FUND AS THE REPAYMENT SOURCE FOR THE WATER SUPPLY REVOLVING LOAN WITH THE OHIO ENVIRONMENTAL PROTECTION AGENCY AND OHIO WATER DEVELOPMENT AUTHORITY, AND DECLARING AN EMERGENCY** Mayor Garlich introduced Resolution 25-13 by title only. Ms. McCoy stated this is from the OWDA for payment to come out of the water and sewer account for the well #5 loan. **Mr. Hornung made a motion to place Resolution 25-13 on first reading as an emergency and waive the required readings, motion seconded by Mr. Morrow. Roll Call. All in favor:**

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Yeas (6). Mr. Blue made a motion to **PASS** Resolution 25-13, motion seconded by Mr. Hornung. Roll Call. All in favor: Yeas (6).

5. **ORDINANCE 25-128 AN ORDINANCE ACCEPTING THE BID OF RONYAK PAVING COMPANY FOR 2025 ROAD PROJECT IN AN AMOUNT NOT TO EXCEED \$894,322.50 AS THE LOWEST AND MOST RESPONSIVE BID, AND DECLARING AN EMERGENCY.** Mayor Garlich introduced Ordinance 25-128 by title only. Ms. McCoy stated this will have a 50% reimbursement attached to it. Hillcrest will be paid for 100% by the Village. **Ms. Arganti made a motion to place Ordinance 25-128 on first reading as an emergency and waive the required readings, motion seconded by Mr. Hornung. Roll Call. All in favor: Yeas (6). Mr. Hornung made a motion to **PASS** Ordinance 25-128, motion seconded by Ms. Arganti. Roll Call. All in favor: Yeas (6).**
6. **ORDINANCE 25-129 AN ORDINANCE HIRING LUKE FRIEND AS A FULL TIME POLICE OFFICER, CONTINGENT UPON HIS COMPLETING THE REQUIREMENTS OF SECTION 139.01 OF THE CODIFIED ORDINANCES, AT THE PAY RATE OF \$25.24 PER HOUR, RETROACTIVELY EFFECTIVE JUNE 26, 2025, AND DECLARING AN EMERGENCY** Mayor Garlich introduced Ordinance 25-129 by title only. Officer Friend will be taking the Full Time police officer position. **Mr. Hornung made a motion to place Ordinance 25-129 on first reading as an emergency and waive the required readings, motion seconded by Ms. Arganti. Roll Call. All in favor: Yeas (6). Mr. Hornung made a motion to **PASS** Ordinance 25-129, motion seconded by Mr. Michalakes. Roll Call. All in favor: Yeas (6).**

SECOND READING

THIRD READING

1. **ORDINANCE 25-119 AN ORDINANCE AUTHORIZING VARIOUS ACTIVITIES RELATED TO THE SANCTUARY IN MIDDLEFIELD & MARY YODER'S AMISH KITCHEN 5K RACE, WAIVING THE PROHIBITION OF THE CODIFIED ORDINANCES REGARDING SAME** Mayor Garlich introduced Ordinance 25-119 by title only. **Mr. Klein made a motion to **PASS** Ordinance 25-119, motion seconded by Ms. Arganti. Roll Call. All in favor: Yeas (6).**

NEW BUSINESS

1. **Web Site Report** – Kim Breyley: Included in the packet.
2. **Utility Report:** Mike Cipolla has included a report in the packet. Chief Tucholski goes over the monthly report and discusses the drinking water well production, monthly averages, and well usage.

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3. **Heritage Pointe- Motion to adopt Planning Commission's recommendation for the approval of the Heritage Pointe site plan. Mr. Blue made a motion to approve the Heritage Pointe site plan, motion seconded by Mr. Hornung. Roll Call. All in favor: Yeas (6).**

COMMITTEE REPORTS and COMMUNICATIONS

Planning & Zoning (Mayor Garlich/Mr. Klein/Mr. Linberg/Mr. Dietrich/Ms. Shaffer) – June meeting minutes included in the packet. Mr. Klein gave a quick recap of the Planning and Zoning meeting from Tuesday.

Streets, Sidewalks, & Utilities (Mr. Klein/ Mr. Hornung / Ben Garlich) – June meeting minutes included in the packet.

Economic Development Committee (Ms. McCoy, Mr. Klein, Ms. Arganti, Mr. Michalakes, Mr. Dietrich, Ms. Breyley, Ms. Martin) – No meeting in June.

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

Finance & Ordinance (Mr. Morrow/ Ms. Arganti/Mr. Michalakes) – June meeting minutes included in the packet.

Public Safety (Mr. Blue/ Mr. Hornung/Mr. Michalakes) – June meeting minutes included in the packet.

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

JULY-(Subject to change)

July 8, 2025 5:15PM STREETS, SIDEWALKS, & UTILITIES

July 8, 2025 6:00PM PLANNING COMMISSION

July 10, 2025 5:30PM RECREATION COMMITTEE

July 10, 2025 6:00PM FINANCE & ORDINANCE COMMITTEE

July 10, 2025 6:30PM SAFETY COMMITTEE

July 10, 2025 7:00PM COUNCIL

AUGUST-(Subject to change)

August 12, 2025 5:15PM STREETS, SIDEWALKS, & UTILITIES

August 12, 2025 6:00PM PLANNING COMMISSION

August 14, 2025 Senior Trash Day–Geauga Dept. on Aging Pre-Registration Required

August 14, 2025 5:00PM ECONOMIC DEVELOPMENT

August 14, 2025 5:30PM RECREATION COMMITTEE

August 14, 2025 6:00PM FINANCE & ORDINANCE COMMITTEE

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August 14, 2025 6:30PM SAFETY COMMITTEE
August 14, 2025 7:00PM COUNCIL

General Discussion: None

EXECUTIVE SESSION: Mr. Klein made a motion to adjourn into executive session at 8:23PM for property acquisition, motion seconded by Mr. Hornung. Roll Call. All in favor: Yeas (6).

Mr. Hornung made a motion to adjourn out of executive session at 8:34PM for property acquisition, motion seconded by Mr. Blue. Roll Call. All in favor: Yeas (6).

ADJOURNMENT

Mr. Hornung motioned to adjourn the Council meeting at 8:34 PM, motion seconded by Ms. Arganti. Roll Call. All in favor: Yeas. (6)

PENDING

Tabled: Resolution 21-08

These Council Meeting Minutes are to be supplemented by any audio recording of the Meeting, to the extent any such audio recording exists and is kept by the Village.

Approved: _____
MAYOR

Attest: _____
FISCAL OFFICER