

Village of Middlefield Finance
MAY 14, 2026
6:00 PM

The Finance & Ordinance meeting was called to order by roll call at 6:00 pm with the following members present: Ms. Kaitlyn Arganti, Mr. Sam Morrow, and Mr. Scott Klein.

Also present: Mayor Garlich, Ms. Leslie McCoy- Village Administrator, Mr. Nick Giardina- Fiscal Officer, Ms. Sabine Weizer, and Chief Tucholski.

Agenda: No additions/deletions.

Approval of Minutes: April 9, 2026 meeting minutes were presented for approval. *Mr. Morrow made a motion to approve the minutes as presented, motion seconded by Mr. Klein. All in favor: Yeas (3).*

OLD BUSINESS

1. **Village Finances – Discussion:** Mr. Giardina included a report in the packet. Mr. Giardina stated the main categories of water, sewer, and income tax are up compared to the previous year. Mr. Giardina stated the reason there was a large difference between water and sewer was due to a high user that didn't have usage reported accurately and has since been rectified and they have gotten a new meter. Mr. Giardina stated withholdings and individual deposits are strong.

NEW BUSINESS

1. **RESOLUTION 26-04 A RESOLUTION AUTHORIZING THE PURCHASE OF SPECIFIED INSURANCE FROM LOVE INSURANCE AGENCY, AND DECLARING AN EMERGENCY.** Ms. Arganti introduced Resolution 26-04 by title only. Ms. McCoy stated this is for the liability and cyber insurance. **Mr. Klein made a motion to recommend Resolution 26-04 to Council, motion seconded by Mr. Morrow. All in favor: Roll Call. Yeas (3).**
2. **ORDINANCE 26-125 AN ORDINANCE EMPLOYING GAVIN BUNKER, AS A PART TIME STREETS LABORER, AT THE RATE OF \$18.00 PER HOUR, RETROACTIVELY EFFECTIVE APRIL 15, 2026, AND DECLARING AN EMERGENCY.** Ms. Arganti introduced Ordinance 26-125 by title only. Chief Tucholski stated Gavin is young and is helping out in the parks. **Ms. Arganti made a motion to recommend Ordinance 26-125 to Council, motion seconded by Mr. Klein. All in favor: Roll Call. Yeas (3).**
3. **ORDINANCE 26-126 AN ORDINANCE EMPLOYING GAVIN RUSSELL, AS A PART Timestreets LABORER, AT THE RATE OF \$19.91 PER HOUR, RETROACTIVELY EFFECTIVE APRIL 20, 2026, AND DECLARING AN EMERGENCY.** Ms. Arganti introduced Ordinance 26-126 by title only. Chief Tucholski stated he is working on getting a schedule from Gavin to see what days he will be working. **Mr. Klein made a motion to recommend Ordinance 26-126 to Council, motion seconded by Ms. Arganti. All in favor: Roll Call. Yeas (3).**
4. **ORDINANCE 26-127 AN ORDINANCE ACCEPTING THE BID OF A.P. O'HORO COMPANY FOR THE WWTP TERTIARY FILTER IMPROVEMENTS PROJECT IN AN AMOUNT NOT TO EXCEED \$2,768,000.00 AS THE LOWEST AND MOST**

RESPONSIVE BID, AND DECLARING AN EMERGENCY. Ms. Arganti introduced Ordinance 26-127 by title only. Mr. Morrow made a motion to recommend Ordinance 26-127 to Council, motion seconded by Mr. Klein. All in favor: Roll Call. Yeas (3).

5. ORDINANCE 26-128 AN ORDINANCE AUTHORIZING VARIOUS ACTIVITIES RELATED TO MIDDLEFIELD SWISS CHEESE FESTIVAL, WAIVING THE PROHIBITION OF THE CODIFIED ORDINANCES REGARDING SAME, AND DECLARING AN EMERGENCY. Ms. Arganti introduced Ordinance 26-128 by title only. Mr. Klein made a motion to recommend Ordinance 26-128 to Council, motion seconded by Ms. Arganti. All in favor: Roll Call. Yeas (3).

6. ORDINANCE 26-129 AN ORDINANCE APPROVING VISION AND DENTAL HEALTH CARE BENEFITS THROUGH DELTA DENTAL PLAN OF OHIO, INC., AND DECLARING AN EMERGENCY. Ms. Arganti introduced Ordinance 26-129 by title only. Ms. McCoy stated there is an increase on the vision and the dental. Ms. Arganti made a motion to recommend Ordinance 26-129 to Council, motion seconded by Mr. Morrow. All in favor: Roll Call. Yeas (3).

7. ORDINANCE 26-130 AN ORDINANCE ENACTING NEW SECTION 135.053 OF THE CODIFIED ORDINANCES TO CREATE AND CODIFY THE POSITION OF UTILITY SYSTEM SPECIALIST & OPERATOR, AND DECLARING AN EMERGENCY. Ms. Arganti introduced Ordinance 26-130 by title only. Chief Tucholski stated this is creating a position for Laura Maddox who will be taking over Mark Citriglia's position once he retires. Ms. Arganti made a motion to recommend Ordinance 26-130 to Council, motion seconded by Mr. Klein. All in favor: Roll Call. Yeas (3).

8. ORDINANCE 26-131 AN ORDINANCE AUTHORIZING THE HIRING OF LAURA MADDOX AS A FULL TIME UTILITY SYSTEM SPECIALIST & OPERATOR, AND DECLARING AN EMERGENCY. Ms. Arganti introduced Ordinance 26-131 by title only. Mr. Morrow made a motion to recommend Ordinance 26-131 to Council, motion seconded by Ms. Arganti. All in favor: Roll Call. Yeas (3).

9. ORDINANCE 26-132 AN ORDINANCE ADJUSTING THE COMPENSATION OF UTILITY DEPARTMENT EMPLOYEES, RETROACTIVELY EFFECTIVE MAY 11, 2026, WITH THE PAY DATE MAY 28, 2026, AND DECLARING AN EMERGENCY. Ms. Arganti introduced Ordinance 26-132 by title only. Chief Tucholski stated the pay rates were found to be low so this is an adjustment on their pay rates. Mr. Klein made a motion to recommend Ordinance 26-132 to Council, motion seconded by Mr. Morrow. All in favor: Roll Call. Yeas (3).

10. ORDINANCE 26-133 AN ORDINANCE AUTHORIZING VARIOUS ACTIVITIES RELATED TO BLOOM & BROWSE, WAIVING THE PROHIBITION OF THE CODIFIED ORDINANCES REGARDING SAME, AND DECLARING AN EMERGENCY. Ms. Arganti introduced Ordinance 26-133 by title only. Mr. Klein made a motion to recommend Ordinance 26-133 to Council, motion seconded by Mr. Morrow. All in favor: Roll Call. Yeas (3).

- 11. ORDINANCE 26-134 AN ORDINANCE ESTABLISHING A CREDIT OR PARTIAL WAIVER OF THE VILLAGE OF MIDDLEFIELD'S IMPACT FEE; A WAIVER OF THE VILLAGE OF MIDDLEFIELD'S SEWER CONNECTION CHARGES; AND A WAIVER OF THE VILLAGE OF MIDDLEFIELD'S WATER CONNECTION CHARGES WITH RESPECT TO THE HERITAGE POINTE PROJECT; AND APPROVING RELATED MATTERS AND DECLARING AN EMERGENCY.** Ms. Arganti introduced Ordinance 26-134 by title only. Mr. Klein made a motion to recommend Ordinance 26-134 to Council, motion seconded by Mr. Morrow. All in favor: Roll Call. Yeas (3).
- 12. ORDINANCE 26-135 AN ORDINANCE ACCEPTING THE BID OF GRADE LINE INC. FOR NORTH STATE AVE. (S.R. 608) WATER CONNECTION RELOCATION PROJECT IN AN AMOUNT NOT TO EXCEED \$240,695.00 AS THE LOWEST AND MOST RESPONSIVE BID, AND DECLARING AN EMERGENCY.** Ms. Arganti introduced Ordinance 26-135 by title only. Chief Tucholski stated this is replacing a water line that continuously keeps breaking from Pierce St to the middle of town. Chief Tucholski stated they will try to work on this during the night. Mr. Morrow made a motion to recommend Ordinance 26-135 to Council, motion seconded by Mr. Klein. All in favor: Roll Call. Yeas (3).
- 13. ORDINANCE 26-136 AN ORDINANCE IMPOSING A TWELVE-MONTH MORATORIUM ON THE ACCEPTANCE OF ANY ZONING APPLICATION FOR DATA CENTERS WITHIN THE VILLAGE, AND DECLARING AN EMERGENCY.** Ms. Arganti introduced Ordinance 26-136 by title only. Ms. McCoy stated this will have a public hearing at the July Council meeting putting a pause on data centers. Mr. Klein made a motion to recommend Ordinance 26-136 to Council, motion seconded by Mr. Morrow. All in favor: Roll Call. Yeas (3).
- 14. AMENDED ORDINANCE 26-137 AN ORDINANCE AMENDING ORDINANCE 26-118 ENTITLED "AN ORDINANCE HIRING KHALED ABU-GHANNAM AS A FULL TIME POLICE OFFICER, CONTINGENT UPON HIS COMPLETING THE REQUIREMENTS OF THE CODIFIED ORDINANCES, AT THE PAY RATE OF 35.93 PER HOUR", AND DECLARING AN EMERGENCY."** Ms. Arganti introduced Ordinance 26-137 by title only. Chief Tucholski stated there was a mistake with his sick time so this is correcting the number of sick hours he got. Mr. Morrow made a motion to recommend Ordinance 26-137 to Council, motion seconded by Mr. Klein. All in favor: Roll Call. Yeas (3).
- 15. ORDINANCE 26-138 AN ORDINANCE AMENDING CODIFIED ORDINANCE SECTION 911.13 ENTITLED 'BILLING AND PAYMENT FOR WATER CHARGES' BY PERMITTING ESTIMATED BILLING, AND DECLARING AN EMERGENCY."** Ms. Arganti introduced Ordinance 26-138 by title only. Ms. McCoy stated this gives the ability to bill for estimated water usage if there is ability to estimate what they were averaging. Mr. Klein made a motion to recommend Ordinance 26-138 to Council, motion seconded by Mr. Morrow. All in favor: Roll Call. Yeas (3).
- 16. ORDINANCE 26-139 AN ORDINANCE AMENDING CODIFIED ORDINANCE SECTION 907.06 ENTITLED 'MEASURING USE OF SYSTEM' BY PERMITTING ESTIMATED SEWER BILLING, AND DECLARING AN EMERGENCY."** Ms. Arganti

introduced Ordinance 26-139 by title only. Ms. McCoy stated this gives the ability to bill for estimated sewer usage if there is ability to estimate what they were averaging. **Ms. Arganti made a motion to recommend Ordinance 26-139 to Council, motion seconded by Mr. Morrow. All in favor: Roll Call. Yeas (3).**

17. ORDINANCE 26-140 AN ORDINANCE REZONING GEAUGA COUNTY PERMANENT PARCEL NO. 19-702900 ON PIERCE STREET FROM "GC, GENERAL COMMERCIAL" TO "R-PUD 1153.09 (3) SENIOR HOUSING" Ms.

Arganti introduced Ordinance 26-140 by title only. **Mr. Morrow made a motion to recommend Ordinance 26-140 to Council, motion seconded by Mr. Klein. All in favor: Roll Call. Yeas (3).**

18. ORDINANCE 26-141 AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO A COMPENSATION AGREEMENT WITH THE COUNTY COMMISSIONERS OF GEAUGA COUNTY FOR DISTRIBUTION OF TAX INCREMENT FINANCING REVENUES, AND DECLARING AN EMERGENCY. Ms.

Arganti introduced Ordinance 26-141 by title only. **Mr. Klein made a motion to recommend Ordinance 26-141 to Council, motion seconded by Mr. Morrow. All in favor: Roll Call. Yeas (3).**

General Discussion:

ADJOURNMENT: Ms. Arganti made a motion to adjourn at 6:37pm, motion seconded by Mr. Klein. All in favor: Yeas (3).

These Finance 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.