

**MINUTES OF THE REGULAR MEETING  
OF THE AVON LAKE MUNICIPAL COUNCIL  
AUGUST 25, 2025**

The regular meeting of the Avon Lake City Council was called to order on August 25, 2025, at 7:30 p.m. in the Council Chamber with Council President Fenderbosch presiding.

Mr. Kos led Council, staff, and the public in the Pledge of Allegiance.

Present: Councilmembers Zach Arnold, Jennifer Fenderbosch, David Kos, Rob Shahmir, and Geoff Smith; Mayor Mark Spaetzel; Law Director Gary Ebert; Finance Director Beth Krosse; Public Works Director Jon Liskovec; and Clerk of Council Valerie Rosmarin.

Absent: Councilmembers Amy Gentry and K. C. Zuber.

Council President Fenderbosch addressed the amendments to Codified Ordinance Chapter 220 and explained their purpose. She stated that Council will conduct City business efficiently, in a manner that is open, transparent, and respectful, upholding the public's trust while balancing the public's First Amendment right to free speech with the need to maintain order.

**APPROVAL OF MINUTES**

The minutes of the regular Council Meetings held on June 9, 2025, June 23, 2025, July 7, 2025, and July 14, 2025, were approved as prepared and published.

**CORRESPONDENCE**

The following correspondence or communications were received:

1. Mr. Shahmir reported on several emails from residents regarding ongoing excavation, replacement, and repair work by the Illuminating Company on Bayview Drive. These activities have continued for the past seven years, during which residents have experienced frequent power outages. He also received complaints about electric bikes traveling through Resatar Park and cutting across the park's narrow right-of-way, reportedly forcing pedestrians off the path. Additionally, residents have requested a forum with the City to discuss their petition for improvements to Lakeland Avenue, a paper street. The petition was denied,<sup>1</sup> prompting further interest in engaging with the City on the matter.

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<sup>1</sup> On February 10, 2020, Council denied petitioners' request to have the City install improvements on Lakeland Avenue by Council motion.

2. Clerk Rosmarin reported on emails from Lori Glenn in support of installing a gate on Handford Boulevard, and from Carrie Guluzian expressing opposition to the proposal.

## **MAYOR'S REPORT**

Mayor Spaetzel reported on the following:

1. TranSystems has finalized traffic counts and is reviewing the data internally, with completion expected by the first week of September. They are also finalizing traffic routing for the four "built condition" scenarios, with results anticipated in the coming weeks. Once the analysis is complete, an internal meeting will be scheduled to review the data, followed by a public meeting to share the results, tentatively planned for late September or early October.
2. The first round of playground equipment for Avon Lake Play Space (ALPS) has been received and will be installed this week. Site construction is ongoing, including the installation of a one-quarter-mile loop trail surrounding the playground area. The second round of equipment is expected to arrive soon. The contractor is currently ahead of schedule.
3. The Walker Road Rehabilitation Phase 5 Project is expected to take approximately 60 days. Stormwater work began today. Traffic is restricted to westbound only.
4. The City is in negotiations with Avon Lake City Schools to purchase Erieview Elementary. If successful, the building will remain standing and will not be demolished.
5. U.S. News and World Report published its annual school ranking. Avon Lake High School was ranked 1<sup>st</sup> in Lorain County, 8<sup>th</sup> in the Cleveland Metropolitan Area, and 25<sup>th</sup> in the State of Ohio.
6. The former Power Plant demolition continues, along with environmental assessment work conducted by Verdantas Environmental Consultants (the City's consultant) and the Deigan Group on behalf of the Avon Lake Environmental Redevelopment Group (ALERG). Debris removal is expected to continue for another month.
7. The 2025 Concrete Street Program is nearing completion. The contractor's punch list for Stoney Brook Drive and Brunswick Drive will be addressed in September.
8. Upcoming Events:
  - Big Splash Dog Swim - Saturday, September 6, 2025, 11 a.m. to 3 p.m.
  - Community Shred Day - Saturday, September 13, 2025, 9 a.m. to noon.

- Boo by the Woods Ticket Sales - Wednesday, September 17, 2025.
  - Big Trucks - Saturday, September 20, 2025, 10 a.m. to 2 p.m.
  - Homecoming Parade - Saturday, September 27, 2025, beginning at 10:30 a.m.
9. Trick-or-Treat is tentatively scheduled for Friday, October 31, 2025. The date may be rescheduled if the Avon Lake Shoremen Football Team advances to the playoffs.
  10. The Public Works Department repainted the historic Baggage Car 38 parked at Beachpark Station using paint donated by Tom Patton.
  11. A letter was received from Camp Imagine, a summer program serving kids with special needs, thanking the City for its continued support.
  12. Mike Mannino, affectionately known as “Avon Lake’s Mr. Baseball,” will throw out the first pitch at the Guardians baseball game on Tuesday, August 26, 2025.

### **COUNCIL PRESIDENT’S REPORT**

Council President Fenderbosch reported on the following:

1. The 2026 Budget Meetings will be held from 8 a.m. to noon on Saturdays, October 11, November 8, and November 15, 2025, in the Council Chamber.
2. The 2026 Budget will be presented for readings on Monday, November 24, 2025, December 8, 2025, and December 15, 2025.
3. The rescheduled Collective Committee Meeting is Tuesday, September 2, 2025, at 7 p.m. in the Council Chamber.
4. The next regular Council Meeting is Monday, September 8, 2025, at 7 p.m. in the Council Chamber.

### **LAW DIRECTOR’S REPORT**

In response to Mr. Smith, Law Director Ebert reported that draft legislation regarding short-term rentals had been distributed to Council for their review.

Mr. Arnold, Chair of the Short-Term Rentals Ad Hoc Committee, stated that the Committee did not meet during Council’s recess and will meet in the next couple of weeks.

### **FINANCE DIRECTOR’S REPORT**

Finance Director Krosse reported on the following:

1. The 2024 audit is progressing with an anticipated completion date in September.

2. The 2026 Budget is underway.

## **PUBLIC WORKS DIRECTOR'S REPORT**

Public Works Director Liskovec reported on the following:

1. Roof replacement for the Folger Home will begin shortly.
2. Moorewood Avenue/Midship Drive/Walker Road, Rapid Rectangular Flashing Beacon (RRFB), concrete work was completed. The contractor is awaiting the arrival of the RRFB equipment.
3. The Crack Seal Project will begin with crack seals on sections of Walker Road and the entire length of Jaycox Road.

Mr. Shahmir inquired whether the contractor would conduct a video inspection of the storm sewer on Brunswick Drive before completing the project, noting that he observed flooding in the mid-section of the road following the most recent rainfall.

Public Works Director Liskovec explained that video inspection was not included in the contract. However, inlet protection is in place, and the fabric's pores are designed to slow water infiltration. The system was serviced, and if further servicing is needed, it will be addressed.

Mr. Shahmir responded that he noticed several inlets either lacked protection entirely or had it only partially in place, particularly near the section closest to Lake Road. He expressed concern about the flow and what materials might be entering the system.

## **BUILDING AND UTILITIES COMMITTEE REPORT**

Mr. Shahmir reported on the Building and Utilities Committee as follows:

1. The next meeting of the Committee is Wednesday, September 17, 2025, at 6 p.m. in the Council Chamber.

## **COMMUNICATIONS, ENVIRONMENTAL, AND RECREATIONAL PROGRAMMING COMMITTEE REPORT**

Mr. Shahmir reported on the Communications, Environmental, and Recreational Programming Committee as follows:

1. Since 2011, the City has culled approximately 750 deer through the Deer Management Program.
2. The Committee discussed adding a quarterly inspection of City parks to ensure a safe environment and to monitor for the formation of runnels in stormwater

drainage areas. This suggestion followed the recent discovery of holes in Walker Road Park, which were addressed by Public Works Director Liskovec.

Mayor Spaetzel shared that he recently toured several City parks with Public Works Director Liskovec and Recreation Director Liskovec and identified trees that need removal. He agreed that regular inspections are necessary to help the City proactively eliminate potential hazards.

### **ECONOMIC COMMITTEE REPORT**

Mr. Shahmir requested an update on the Economic Recovery & Resiliency (ER&R) Plan, specifically regarding the completion of the report and the responsibility matrix.

Mayor Spaetzel responded that the matrix has been completed. The Administration is currently working with Kleinfelder to integrate the Comprehensive Land Use Plan and the ER&R Plan into a unified economic development policy. If any budgetary requirements are identified during this process, they will be considered.

### **FINANCE COMMITTEE REPORT**

Council President Fenderbosch reported on the Finance Committee as follows:

1. Opioid Settlement (Ordinance No. 25-138): Suspension of the rule requiring three readings and emergency passage will be requested to finalize the ordinance promptly. This will allow the City to join other entities in securing reimbursement funds.
2. Budget Adjustments (Ordinance No. 25-142): Budget adjustments are made throughout the year to keep the budget current. Suspension of the rule requiring three readings and emergency passage will be requested to ensure timely payment of bills.

### **HUMAN RESOURCES COMMITTEE REPORT**

Mr. Smith reported on the Human Resources Committee as follows:

1. The Civil Service Commission submitted an amendment to Civil Service Rule 14 regarding the lateral hiring process in the Police Department, which will be presented for first reading later tonight.
2. The next Committee meeting is Monday, September 8, 2025, at 6 p.m. in the Council Chamber.

### **PUBLIC SAFETY AND HEALTH COMMITTEE REPORT**

Mr. Kos reported on the Public Safety and Health Committee as follows:

1. The next Committee meeting is Tuesday, September 16, 2025, at 5:30 p.m. in the Council Chamber.

### **PUBLIC SERVICE COMMITTEE REPORT**

Council President Fenderbosch reported on the Public Service Committee as follows:

1. The next Committee meeting is Wednesday, September 3, 2025, at 5:30 p.m. in the Council Chamber.
2. Ohio Department Natural Resources (ODNR) Forestry Grant implementation (Ordinance No. 25-144): Suspension of the rule requiring three readings and emergency passage will be requested to support the City's grant application.

### **PLANNING COMMISSION REPORT**

Mr. Smith reported on Planning Commission as follows:

1. The next Commission meeting is Wednesday, September 3, 2025, at 7 p.m. in the Council Chamber.

### **ZONING BOARD OF APPEALS REPORT**

Mayor Spaetzel reported on the Zoning Board of Appeals as follows:

1. The next Board meeting is Wednesday, August 27, 2025, at 7 p.m. in the Council Chamber.

### **TREE COMMISSION REPORT**

Council President Fenderbosch reported on the Tree Commission as follows:

1. The next Commission meeting is Wednesday, September 10, 2025, at 6 p.m. at the Old Firehouse and Community Center.
2. This past Wednesday, two representatives from the Ohio Division of Forestry visited Avon Lake to conduct a tree index alongside four members of the Tree Commission. The group surveyed Cherry Lane, Yoder Drive, Parsons Drive, Division Road, and Sunset Road. They probed soil to assess compaction, measured tree lawns, evaluated tree biodiversity, and began developing a plan that Tree Commission members are required to complete as part of their forestry coursework entering their junior year.

Upon graduation, this cohort will mark the first time the City has five Tree Commissioners who have successfully completed the Tree Commission Academy through the Ohio Division of Forestry.

## MOTION

Mr. Smith moved to approve the Preliminary Plat for Harbor Crest Townhomes, a 73-unit townhome subdivision located at the southeast corner of Walker Road and Avon Belden Road (SR 83), as recommended by Planning Commission on August 5, 2025, subject to the following condition: that the entrance on Avon Belden Road (SR 83) be aligned with Huntington Bank per Alternate 2, including the left-turn lane.

- Mr. Kos explained that he had previously voted against the rezoning of the project. As is his usual practice, when he opposes a case, but it passes, he works to ensure the project proceeds in a way that is acceptable and safe for the community. Since the rezoning was approved and the project has entered a second phase, he said his focus will be on improving safety and addressing concerns. He expressed appreciation for Planning Commission's due diligence and noted that the current proposal includes positive changes responding to issues raised during the rezoning phase. He therefore stated his support for the motion.

Council President Fenderbosch added that aligning the project with Planning Commission guidance has always been the preferred and safer approach.

Mr. Shahmir asked whether there are plans for a comprehensive traffic assessment of the area to determine what controls are needed to support safe development.

Mayor Spaetzel responded that traffic concerns have been discussed extensively. Many believe a third lane from Diamond Head Drive to Walker Road should be considered. The City is exploring Tax Increment Financing (TIF) to fund both a traffic study and potential infrastructure improvements at the SR 83 and Walker Road intersection. While Pulte Homes conducted a traffic study indicating that the subdivision would not negatively impact the intersection, broader traffic issues in the area still need to be addressed.

Mr. Shahmir reiterated that he, along with Mr. Kos, voted against the rezoning. However, he believes that having a clearly laid out and documented development strategy would help prevent future misunderstandings. He supports the motion but emphasized the need for continued planning and strategic clarity moving forward.

Mayor Spaetzel confirmed that Council will be presented with a strategy outlining the TIF and its impact on future studies and necessary changes.

Yes: Kos, Shahmir, Smith, Arnold, Fenderbosch

No: None

Absent: Zuber, Gentry

Motion passed.

## LEGISLATION

### Second Readings:

**Ordinance No. 25-134**, AN ORDINANCE AMENDING CHAPTER 1018: MUNICIPAL TREE ORDINANCE, AND CODIFIED ORDINANCE SECTION 1065.99, ENFORCEMENT AND PENALTY, was read by title only.

This legislation will amend Chapter 1018: Municipal Tree Ordinance and Codified Ordinance Section 1065.99, Enforcement and Penalty. The proposed updates to the City's tree ordinances are in accordance with the Arbor Foundation guidelines, and the revisions have been reviewed by the Law Director to reflect current standards and terminology.

**Ordinance No. 25-136**, AN ORDINANCE APPROVING A VACATION FOR A PORTION OF THE SHIELDS AVENUE AND ELECTRIC BOULEVARD RIGHTS-OF-WAY AND DECLARING AN EMERGENCY, was read by title only.

This legislation will vacate a portion of the Shields Avenue and Electric Boulevard rights-of-way properties owned by the City that will be used by Avon Lake Regional Water for operational purposes.

### First Readings:

**Resolution No. 25-138**, A RESOLUTION AUTHORIZING THE PARTICIPATION IN THE PURDUE DIRECT SETTLEMENT AGREEMENT AND PURSUANT TO THE ONEOHIO MEMORANDUM OF UNDERSTANDING AND DECLARING AN EMERGENCY, was read by title only.

Council President Fenderbosch moved for suspension of the rule requiring three readings.

Yes: Kos, Shahmir, Smith, Arnold, Fenderbosch

No: None

Absent: Zuber, Gentry

Motion passed.

Council President Fenderbosch moved for passage of Resolution No. 25-138. This legislation will authorize the Purdue Direct Settlement Agreement pursuant to the OneOhio Memorandum of Understanding on or before September 30, 2025. The amount of the settlement the City will receive is unknown.

Yes: Kos, Shahmir, Smith, Arnold, Fenderbosch

No: None

Absent: Zuber, Gentry

Motion passed.

**Resolution No. 25-138 adopted.**



**Ordinance No. 25-139, AN ORDINANCE AMENDING THE RULES OF THE CIVIL SERVICE COMMISSION AND DECLARING AN EMERGENCY**, was read by title only.

This legislation will propose an amendment to Civil Service Commission Rule 14 concerning positions within the Police Department. Specifically, it addresses the vetting process for Lateral Entry Police Officer candidates. Under the amendment, candidates will be required to disclose any separation from a current or prior law enforcement position that was due to a disciplinary issue or made to avoid disciplinary action.

**Ordinance No. 25-140, AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO A MEDICAL DIRECTION SERVICES AGREEMENT FOR THE TACTICAL EMERGENCY MEDICAL SERVICES (TEMS) AND RELATED TRAINING TO THE EASTERN LORAIN COUNTY EMERGENCY RESPONSE TEAM (ELCERT) COMPRISED OF THE CITY OF AVON, THE CITY OF AVON LAKE, AND THE CITY OF NORTH RIDGEVILLE AND UNIVERSITY HOSPITAL AND DECLARING AN EMERGENCY**, was read by title only.

This legislation will authorize the Mayor to enter into a Medical Direction Services Agreement with University Hospital for TEMS and ELCERT. The cities of Avon, Avon Lake, and North Ridgeville previously entered into a multi-jurisdictional agreement to form ELCERT in 2022 and, in 2024, executed a Memorandum of Understanding with MetroHealth for emergency medical services training. The three communities now intend to transition that partnership to University Hospital to continue enhancing regional emergency medical response capabilities.

**Resolution No. 25-141, A RESOLUTION IN SUPPORT OF THE OHIO DEPARTMENT OF NATURAL RESOURCES (ODNR), DIVISION OF FORESTRY, OHIO'S URBAN FORESTRY GRANT APPLICATION AND ITS IMPLEMENTATION AND DECLARING AN EMERGENCY**, was read by title only.

Council President Fenderbosch moved for suspension of the rule requiring three readings.

Yes: Kos, Shahmir, Smith, Arnold, Fenderbosch

No: None

Absent: Zuber, Gentry

Motion passed.

Council President Fenderbosch moved for passage of Resolution No. 25-141. This legislation will support Resolution No. 25-65, adopted on March 24, 2025, authorizing the Mayor to apply for a \$100,000 grant. Council recognizes the importance of maintaining a healthy and resilient urban forest and supports efforts to strengthen Avon Lake's long-term strategy for preserving and enhancing the tree canopy. The grant would enable the City to implement improved management practices to achieve these goals.

Yes: Kos, Shahmir, Smith, Arnold, Fenderbosch

No: None

Absent: Zuber, Gentry

Motion passed.

**Resolution No. 25-141 adopted.**

**Ordinance No. 25-142, AN ORDINANCE AMENDING ORDINANCE NO. 25-19R2, APPROPRIATIONS FOR FISCAL YEAR 2025, AND DECLARING EMERGENCY,** was read by title only.

Council President Fenderbosch moved for suspension of the rule requiring three readings.

Yes: Kos, Shahmir, Smith, Arnold, Fenderbosch

No: None

Absent: Zuber, Gentry

Motion passed.

Council President Fenderbosch moved for passage of Ordinance No. 25-142. This legislation will amend Ordinance No. 25-19R2 and authorize budget adjustments in the amount of \$717,152.78.

Yes: Kos, Shahmir, Smith, Arnold, Fenderbosch

No: None

Absent: Zuber, Gentry

Motion passed.

**Ordinance No. 25-142 adopted.**

**Resolution No. 25-143, A RESOLUTION AUTHORIZING THE USE OF AN UNNEEDED AND OBSOLETE VEHICLE FOR TRAINING PURPOSES AND SUBSEQUENT SALE OF SUCH VEHICLE FOR SCRAP,** was read by title only.

This legislation will authorize the use of a 2014 Ford Escape, which has been deemed unneeded and obsolete, for training purposes. The vehicle has reached the end of its useful life and was scheduled for replacement. In recent months, it experienced a series of costly mechanical failures, and repair was determined to be economically unfeasible. Based on recommendations from the Administration and the Fire Department, the vehicle will be repurposed for invaluable training activities.

#### **MISCELLANEOUS BUSINESS AND ANNOUNCEMENTS**

- Mr. Shahmir announced that the next Ward I Meeting is Tuesday, August 26, 2025, at 5:30 p.m. at the Avon Lake Public Library.
- Council President Fenderbosch reported on the Keep Lorain County Beautiful Board. The next Lorain County Beautiful Day is scheduled for Saturday, May 16, 2026. The Board is currently seeking business partners interested in collaborating with Lorain County or the City of Avon Lake to support this

countywide cleanup initiative.

The Annual Scrap Tire Collection Day is Thursday, September 25, 2025.

The DIVERT (Dispose, Innovate, Value, Engage, Recycle, Teach) Ohio Conference will be held September 16-18, 2025. This statewide event focuses on recycling and litter prevention initiatives and provides educational and networking opportunities for communities committed to environmental sustainability.

## EXECUTIVE SESSION

Mr. Kos moved to adjourn to Executive Session in compliance with Ohio Revised Code Section 121.22(G)(2) to consider the purchase or sale of property for public purposes.

Yes: Kos, Shahmir, Smith, Arnold, Fenderbosch

No: None

Absent: Zuber, Gentry

Motion passed.

Adjournment: 8:27 p.m.

## RECONVENING OF REGULAR MEETING OF COUNCIL

The regular meeting of Council reconvened at 9:32 p.m.

Present: Councilmembers Zach Arnold, Jennifer Fenderbosch, David Kos, Rob Shahmir, and Geoff Smith.

Absent: Councilmembers Amy Gentry and K. C. Zuber.

Mr. Kos moved for adjournment.

Yes: Kos, Shahmir, Smith, Arnold, Fenderbosch

No: None

Absent: Zuber, Gentry

Motion passed.

Adjournment: 9:34 p.m.

Approved: /s/ Jennifer G. Fenderbosch  
Council President

Attest: /s/ Valerie E. Rosmarin  
Clerk of Council