

**Record of Proceedings**  
**Regular Village of Peninsula Council Meeting**  
**Held: Tuesday, March 12, 2024**

**CALL TO ORDER:** The meeting was called to order by Mayor Schneider at 7:00 p.m.

**ROLL CALL:**

|                             |         |                |         |
|-----------------------------|---------|----------------|---------|
| Mayor Daniel Schneider, Jr. | Present | Steve Schultz  | Present |
| Richard Slocum              | Present | George Haramis | Present |
| Daniel Schneider            | Present | John Najeway   | Absent  |
| Douglas Steidl              | Present |                |         |

**OTHERS PRESENT:** Solicitor Brad Bryan, Fiscal Officer Katie Iaconis, Chief Nagy, and Tom Cochran (Great Lakes Telecom & Electric, LLC)

**PRESENTATION OF AGENDA AND AMENDMENT OF THE AGENDA**

Mr. Slocum requested that a standing short-term rentals topic be added to Council Meeting agendas going forward. Mr. Bryan confirmed short-term rentals will be the primary topic at this month's Planning Commission Meeting. Mr. Bryan stated if it is Council's collective desire to do so, a short-term rental heading can be added to Council Meeting Agendas going forward starting with the April Meeting. Council indicated it was ok with doing so.

**SPECIAL PRESENTATIONS:** None.

**PRESENTATION AND CONSIDERATION OF RECORD OF PROCEEDINGS**

February 13, 2024 Regular Council Meeting Minutes

Mr. Slocum made a motion that was seconded by Councilperson Schneider to approve the Minutes. Mr. Steidl commented that the purpose of the minutes is to record the actions of Council not everything that is said at the meeting. If people want that information, they can listen to the tape. Mr. Slocum stated, per the Ohio Revised Code, the Minutes need to provide information as to deliberations and the stated rationale for Council actions. Roll call vote: Councilperson Schneider, yes; Mr. Steidl, yes; Mr. Slocum, yes; Mr. Schultz, yes; Mr. Haramis, yes. The Minutes were approved.

**CITIZEN PARTICIPATION**

Mo Riggins asked when the short-term rental ordinance was last amended. Mr. Bryan stated that occurred in July of 2023. Mr. Bryan stated the primary changes involved treating owner-occupied short-term rentals differently and not counting those permits toward the number of allowable permits. The 600-foot separation requirement in the R-1 District was also removed.

Daniel D'Angelo shared his opinion that he is in favor of having some additional detail in the Minutes since he does not regularly have time to listen to recordings of meetings.

**REPORTS**

**Mayor, Daniel Schneider, Jr.:** The Mayor reported the Village's new Service Department truck has arrived after nearly a year wait. It is presently parked outside of Village Hall if anyone wants to look at it.

**Fiscal Officer, Ms. Iaconis:** Ms. Iaconis reviewed the Budget exhibit and the Village's financial status. Mr. Steidl remarked that the planned Village Hall project is expected to cost

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\$150,000 to \$200,000 rather than \$100,000 amount in the Budget. Ms. Iaconis stated the Budget can be amended once the bids for the project are received. Mr. Slocum asked if the photo traffic enforcement proceeds could be used for that project. Ms. Iaconis stated since a large part of the project relates to the Police Station, some of those funds could be used for the project.

**Street Commissioner, Mr. Anderson:** The Mayor indicated Mr. Anderson had nothing to report.

**Finance Liaison, Mr. Schultz**

**Acknowledgement of Receipt of Financial Reports**

Mr. Schultz made a motion that was seconded by Councilperson Schneider to acknowledge receipt of the financial reports. Roll call vote: Councilperson Schneider, yes; Mr. Steidl, yes; Mr. Slocum, yes; Mr. Schultz, yes; Mr. Haramis, yes. The motion was approved.

**Ratification of Submitted Bills List**

Mr. Schultz made a motion that was seconded by Councilperson Schneider to ratify the submitted bills list. Roll call vote: Councilperson Schneider, yes; Mr. Steidl, yes; Mr. Slocum, yes; Mr. Schultz, yes; Mr. Haramis, yes. The motion was approved.

**Police Department Liaison, Councilperson Schneider**

Councilperson Schneider made a motion that was seconded by Mr. Slocum to authorize the Mayor to accept the quote of Midwest Public Safety Group in the amount of \$16,419.20 for additional dash cam and body cam units, associated equipment, and a data storage system. Roll call vote: Councilperson Schneider, yes; Mr. Steidl, yes; Mr. Slocum, yes; Mr. Schultz, yes; Mr. Haramis, yes. The motion was approved.

Mr. Slocum made a motion that was seconded by Mr. Steidl to authorize the Mayor to accept the quote of Sundance Systems, Inc. in the amount of \$3,200 for CJIS complaint software licensing, software maintenance and support, and server setup and configuration. Roll call vote: Councilperson Schneider, yes; Mr. Steidl, yes; Mr. Slocum, yes; Mr. Schultz, yes; Mr. Haramis, yes. The motion was approved.

Councilperson Schneider made a motion that was seconded by Mr. Haramis to authorize the Mayor to accept the proposal of FirstNet in the up-front amount of \$2,371.97, and \$98.97 per month, for equipment, installation, and service for additional in-car technology. Roll call vote: Councilperson Schneider, yes; Mr. Steidl, yes; Mr. Slocum, yes; Mr. Schultz, yes; Mr. Haramis, yes. The motion was approved.

**Roads and Public Works Liaison, Mr. Haramis**

Mr. Haramis stated he is happy about finally receiving the new truck. The Village should get 30 years of great use out of the vehicle. It is well suited for the Village's needs. Plowing will be performed much more efficiently due to this truck.

**Planning Commission Representative, Mr. Steidl**

Mr. Steidl shared that the short-term rental ordinance will be reviewed at this month's Planning Commission Meeting. At the February Meeting, the Commission approved a lot consolidation request for a property off of Rt. 303 and a deck and ramp for the Purple Brown

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Store. A request from the Cuyahoga Valley Scenic Railroad to approve a gravel parking lot next to its office was not approved because the application was not professionally submitted and not comprehensive enough.

**Zoning Officer, Mr. Hemming:** The Mayor reported 2 property maintenance code violation letters were sent out and a couple of small permit requests have been filed.

**Board of Zoning Appeals, Mayor Schneider:** The Mayor indicated there are no items relating to the BZA.

**Buildings and Grounds Liaison, Mr. Steidl**

Mr. Steidl made a motion that was seconded by Mr. Slocum to authorize the Mayor to enter into a new three year lease agreement for the 1639 W. Mill Street property, for the term of May 1, 2024 through April 30, 2027, at a rental rate amount of \$2,450 per month, with Terry Lumber & Supply Co. for use as the Village Service Department Headquarters and Garage. It was noted that the Village can terminate the lease with 6 months' notice. Roll call vote: Councilperson Schneider, yes; Mr. Steidl, yes; Mr. Slocum, yes; Mr. Schultz, yes; Mr. Haramis, yes. The motion was approved.

Mr. Steidl made a motion that was seconded by Mr. Slocum to authorize the Mayor to purchase materials from Menard's of Cuyahoga Falls, Ohio in the amount of \$1,146.89 that are necessary to erect a fence between the former Village Service Department building property and the neighboring residential property. Roll call vote: Councilperson Schneider, yes; Mr. Steidl, yes; Mr. Slocum, yes; Mr. Schultz, yes; Mr. Haramis, yes. The motion was approved.

Mr. Steidl made a motion that was seconded by Mr. Slocum to authorize the Mayor to accept the quote of Great Lakes Telecom & Electric, LLC in the amount of \$6,737.32 for labor and materials for a surveillance and remote viewing camera system for the Village Service Department headquarters property. Mr. Cochran presented details regarding the camera system and the ability for the Village to monitor it remotely and answered questions. Roll call vote: Councilperson Schneider, yes; Mr. Steidl, yes; Mr. Slocum, yes; Mr. Schultz, yes; Mr. Haramis, yes. The motion was approved.

Mr. Slocum asked about the proposed Players Barn property land swap for the Fire Station property with the CVNP and whether the Village would be better off trying to sell the Barn property. The Mayor and Mr. Haramis discussed the history and obstacles with respect to trying to sell the Barn property and the inability to put a cost-effective septic system on it that would support any type of meaningful structure. Mr. Steidl noted the past study concluding the Barn property was a liability to the Village. Mr. Steidl reported the current discussions with the CVNP involve the Village receiving more land than the footprint of the current Fire Department leasehold due to the access drive being treated as easement rather than as part of the leased property. Mr. Slocum said I think a number of people in the Village would like to see the Barn property sold instead of traded to the Park. He also indicated that his reading of the ORC and discussions at a recent elected officials training class seemed to require an open bidding process when a Village disposes of land. Solicitor Bryan indicated that process is not required for land transactions with the Federal Government. Mr. Schultz asked if there is a reason this swap has to happen now before water and sewers come to the Village, potentially increasing the value of the

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property. Mayor Schneider noted the length of time in years involved with any land negotiations and transaction with the Park and that no decisions have been made at this point.

Mr. Steidl also shared that he and the Mayor recently toured the General Diecasters facility. The company is wrapping up operations at the site in anticipation of the sale of the property. The environmental issues on the property are currently being assessed.

**Chamber of Commerce & Economic Development Liaison, Mr. Slocum**

Mr. Slocum shared what local businesses and emergency services will be doing in connection with the upcoming solar eclipse. He reported Boston Mills is charging for parking spots and providing glasses. Akron hospital plans on increasing trauma staffing. Mr. Canda provided information regarding a joint project between the Chamber of Commerce and Peninsula Foundation to commission 5- to 6-foot-high cast molded and painted Herons that would be available for sponsorship and be auctioned off after being displayed throughout the area for a period of time.

**Community Events Liaison, Mr. Najeway:** In Mr. Najeway's absence, the Mayor reported the Peninsula Live group has been meeting and preparing for this summer's events.

**Policies & Procedures Liaison, Mr. Slocum**

Mr. Slocum asked whether the meeting minutes could be distributed sooner than the time the Council Meeting packets are received. Mr. Bryan stated once a Council Meeting ends, among their other duties, he and Faith move on to preparing for the Planning Commission Meeting and getting those items done. That affects the timing of getting the Council Meeting Minutes finalized and out. Mr. Slocum reported on the new Councilmember training class he recently attended in Columbus and stated another session is scheduled for March 23 in Independence. He encouraged Councilmembers to attend. Mr. Slocum also reported he received a quote from Todd Clark in the amount of \$600 to \$700 for 5 to 8 hours of work toward designing a new Village Hall Sign that would be capable of posting community information and events. That price is 25% off his normal rate. Mr. Haramis stated he is against moving forward with such a project. He stated people can get that information from the Village website or by visiting the designated posting places around town. Mr. Schultz noted the Village website is difficult to use and asked who decides what information goes onto the website. Mr. Slocum agreed the website is hard to navigate. The Mayor reported the Village is working on making the website easier to use. Mr. Canda stated he has been assisting with this effort, and the main challenge to improving usability is how the files are presently named.

**Fire Board, Councilperson Schneider**

**Appointment of Joint Village and Township Appointee to Valley Fire Board**

Councilperson Schneider reported he and the Township are not presently in agreement as to who should be appointed to the vacant Board position. He stated he was frustrated by the Township telling him it had a candidate, but the identity of the candidate was a secret. The Village was not informed that Mr. Hach was being proposed by the Township until after the Township Board approved him. Councilperson Schneider advised Mr. Hach, who was in attendance at the meeting, his problem was not a personal one with Mr. Hach, but rather how the

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Township handled the process. The Village and Township need to agree on a candidate for the appointment to be made. No action was taken on this matter by Council.

**Cemetery Board, Councilperson Schneider:** Councilperson Schneider advised he had nothing to report.

**JEDD Board, Councilperson Schneider:** Ms. Iaconis reported the JEDD revenues are back on track with last year. Mr. Slocum indicated a significant employer within the JEDD was not withholding JEDD taxes from its employees and asked what was being done to fix the situation. Ms. Iaconis stated that matter involves individual taxpayer information and is confidential and discussions with RITA to resolve the issue are ongoing.

**Wastewater/Stormwater/Water Liaison, Mr. Najeway:** The Mayor reported there is no new news on the above projects.

**Area Master Plan, Mr. Schultz and Mr. Slocum**

Mr. Slocum explained OHM is waiting for more responses from the Steering Committee Members before releasing the results of those submissions. A community tour, another Steering Committee Meeting, and a Public Meeting will be scheduled soon. The CVNP and Conservancy's preliminary plans for the golf course property and the need for those plans to be coordinated with the Village Area Master Plan were discussed. It was determined it would be helpful if the CVNP/Conservancy could make a presentation to the Village on its existing plans.

**Solicitor, Mr. Bryan:** Mr. Bryan stated he had nothing additional to report at this time.

**LEGISLATION**

**Third Reading:** None.

**Second Reading:**

**Resolution No. 02-2024**

Requested by Mayor Schneider

**A Resolution Providing Consent to the Ohio Department of Transportation to Perform Bridge Deck Sealing Work on the St. Rt. 303 Peninsula Cuyahoga River Bridge**

The legislation was read by title by Mr. Bryan. It was determined this legislation would advance to a third reading at next month's meeting.

**Ordinance No. 03-2024**

Requested by Mayor Schneider

**An Ordinance Amending Section 133.03 of the Village Administrative Code Related to the Spending Authority of the Mayor**

The legislation was read by title by Mr. Bryan. It was determined this legislation would advance to a third reading at next month's meeting.

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***First Reading:***

**Resolution No. 05-2024**

Requested by Mayor Schneider and Fiscal Officer Iaconis

**A Resolution Establishing the Annual Operating Budget and Setting Forth the Appropriations for 2024**

Mr. Bryan read the legislation by title. He stated this Resolution needs to be passed by the end of March and a Special Meeting would need to be scheduled if Council is not ready to vote on the Resolution at this Meeting. Mr. Schultz stated he would like additional time to get his questions on the Budget answered.

**Resolution No. 06-2024**

Requested by Mayor Schneider and Councilperson Steidl

**A Resolution Authorizing All Actions Necessary to Accept Northeast Ohio Public Energy Council 2024 Energized Community Grant Funds**

Mr. Bryan read the legislation by title. Mr. Slocum made a motion that was seconded by Mr. Haramis to suspend the three-reading rule. Roll call vote: Councilperson Schneider, yes; Mr. Steidl, yes; Mr. Slocum, yes; Mr. Schultz, yes; Mr. Haramis, yes. The motion was approved. Mr. Steidl made a motion that was seconded by Mr. Haramis to adopt the Resolution. Roll call vote: Councilperson Schneider, yes; Mr. Steidl, yes; Mr. Slocum, yes; Mr. Schultz, yes; Mr. Haramis, yes. The legislation was adopted.

**Ordinance No. 07-2024**

Requested by Mayor Schneider, Chief Nagy, and Solicitor Bryan

**An Emergency Ordinance Amending Codified Ordinance Chapter 319 Entitled Officer-Operated Traffic Law Enforcement Devices**

Mr. Bryan read the legislation by title and stated the Ordinance was being amended to make it conform to procedural changes being instituted by the Stow Municipal Court. Mr. Bryan stated the Court requested additional changes, and the Ordinance does not need to be passed this evening. The Court is still a few weeks away from being ready to allow the Village to resume the program. He stated the new version could be adopted at the Special Meeting that would be needed to be scheduled for the Budget Ordinance. A discussion about which evening would work best for Council took place. Mr. Steidl made a motion that was seconded by Mr. Haramis to schedule a Special Council Meeting for Thursday, March 21 at 6:00 p.m. The purposes of the Meeting are to consider and take action on Resolution No. 05-2024 and Ordinance No. 07-2024 and make the Fire Board appointment, if possible. Roll call vote: Councilperson Schneider, yes; Mr. Steidl, yes; Mr. Slocum, yes; Mr. Schultz, yes; Mr. Haramis, yes. The motion was approved.

**UNFINISHED BUSINESS/NEW BUSINESS**

**Hearing on Request of Carol Haramis, Trustee, for Village Council Approval of Continuation of Current Agricultural Use Property Tax Designation for 6050 Riverview Road Property**

Mr. Haramis recused himself from the proceedings on this issue and left the dais. Carol Haramis indicated the property already has this designation, which needs to be renewed every 5 years. The statutory requirements to maintain the designation pertaining to the size of the property and required agricultural income are met. Mr. Slocum made a motion that was seconded

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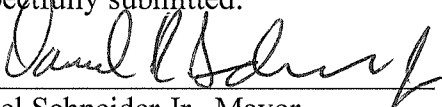
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by Councilperson Schneider to approve the request. Roll call vote: Councilperson Schneider, yes; Mr. Steidl, yes; Mr. Slocum, yes; Mr. Schultz, yes. The motion was approved.

**EXECUTIVE SESSION (IF NECESSARY):** None.

**ADJOURNMENT:** Mr. Haramis returned to the Meeting. Councilperson Schneider made a motion that was seconded by Mr. Steidl to adjourn the Meeting. Roll call vote: Councilperson Schneider, yes; Mr. Steidl, yes; Mr. Slocum, yes; Mr. Schultz, yes; Mr. Haramis, yes. The motion was approved. The meeting was adjourned at 8:56 p.m.

Respectfully submitted:

  
\_\_\_\_\_  
Daniel Schneider, Jr., Mayor

  
\_\_\_\_\_  
Katie Iaconis, Fiscal Officer

4-09-2024  
Date

4/9/2024  
Date