



Village of Cuyahoga Heights

Caucus

Meeting minutes

March 11, 2026, 6:00 PM

Council President Contipelli Calls Meeting to Order

Council President Contipelli called the Caucus meeting for March 11, 2026 to order at 5:19 pm and requested a roll call. All members responded as present: Bloam, Centa, Contipelli, Schoeffler, Unger, and Volek. A quorum was confirmed.

Review of Council Meeting Agenda for Questions

Fireworks Ordinance

Mayor Bacci reviewed fireworks legislation limiting use to July 4th only, within the 3.2 square miles of Cuyahoga Heights, allowing only ground-type fireworks. Initially proposed hours were 9:00 AM to 11:00 PM, but after discussion, they were amended to 11:00 AM to 11:00 PM (1100–2300 hours). The amended ordinance will be introduced and distributed in the Council Meeting. Council Member Schoeffler emphasized informing residents proactively, to which Mayor Bacci agreed, ensuring communication through social media, newsletters, direct letters, and law enforcement carrying copies. The ordinance takes effect ten days post-passage.

Recreation Facility Fee Schedule and Usage Policies

Mayor Bacci outlined the development of the fee schedule and usage policies for Klima Gardens, emphasizing significant effort dedicated to the process. The tiered fee structure includes a base fee with a refundable deposit, higher rates for employees and businesses, and the highest tier for non-residents. Venue rentals will align with local pricing. Rental scheduling allows residents to book from September of the previous year, followed by windows for employees, businesses, and then non-residents. Initial bookings will be managed via Town Hall, not GovPilot, to offer a personal touch for the first year. To prevent monopolization, companies serving as venues will face booking limits. Residents, employees, and non-residents will have a set number of annual bookings, with the fewest for non-residents. An attendant will oversee events, handle facility needs, and contact law enforcement if necessary. The refundable deposit ensures accountability; significant issues at an event will forfeit the deposit, with repeated breaches leading to a potential one-year ban. Efforts will also be made to link violations to specific households to prevent bypassing rules with family members.

Regarding Toscana, Mayor Bacci clarified that the Toscana facility would not be available for general rental. He distinguished this from private commercial rentals, noting that groups such as the Toscana club could use the space for their own meetings on a coordinated basis. However, should an organized event wish to be held at Toscana, and upon receiving the necessary approvals, it may take place. However, the facility will remain accessible to the general public during that period.

Change Orders and Project Budget Update

Council Member Volek requested a project budget update showing original budgets versus current standing for the two ongoing renovation projects, to be provided at a future meeting.

Village Engineer Todd Sciano responded, noting that the majority of change orders on the Toscana project were related to life safety issues, including asbestos abatement, electrical panel upgrades, code compliance corrections, and structural retrofitting. He explained that while concrete offers flexibility for modification, steel elements such as columns embedded in walls cannot be easily changed, necessitating adjustments during

construction. Additional change orders included the installation of conduits for IT infrastructure and security cameras, work that was incorporated into the active project to avoid future disruption. Mayor Bacci acknowledged that some items, such as the installation of a pole for street-facing security cameras, were additions to the original scope that he had not previously noted for council.

Mr. Sciano acknowledged the challenge of renovating older structures, noting the building was constructed in the early 1970s, and referenced discoveries such as asbestos-containing mastic in the floor tile and the office area addition. He praised the quality of the remediation work.

Project Updates by Various Members of Administration

AARP Fitness Grant

Mayor Bacci reported that the village was not awarded the previous grant for outdoor fitness equipment at the park. An application has since been submitted for an AARP fitness grant, with award notifications expected in May.

Klima Gardens Playground Replacement

Mayor Bacci informed council that the village was also unsuccessful in obtaining a grant for the playground update at Klima Gardens. The estimated cost for playground replacement, based on past projects, is approximately \$120,000. Mayor Bacci sought council's direction on whether to proceed with scheduling the replacement as part of the current project work, or to wait until the active renovation projects are complete. General consensus among council members was to move forward and obtain quotes, with the rationale that it is more practical to address site work while disruption is already occurring.

Marcelline Homes Realtor Selection

Law Director Ben Chojnacki provided an update on the selection process for a realtor to handle a village property. He explained that a scoring rubric had been developed to evaluate interested parties, and that he would be meeting with Mayor Bacci to review the rankings before determining next steps. Mayor Bacci noted that he had gathered contacts from several sources, including a referral from a council member, and provided the information to the Law Director for a standardized comparison. Law Director Ben Chojnacki clarified that no individual candidate would be discussed publicly until after his meeting with the Mayor.

Caucus was adjourned at 5:56 pm.



Village of Cuyahoga Heights Council Meeting

Meeting minutes

March 11, 2026, 6:00 PM

Pledge of Allegiance/Turn Off Cell Phones

The meeting was opened with Pledge of Allegiance.

Mayor Bacci Calls the Meeting to Order

Mayor Bacci called the Council Meeting for March 11, 2026 to order at 6:01 pm.

Mayor Bacci Calls the Roll

Present: Council Member Contipelli, Council Member Schoeffler, Council Member Unger, Council Member Volek, Council Member Bloam, Council Member Centa. A quorum was established.

Chief Fiscal Officer Angel Meriwether and Administrative Assistant Schoeffler were not present at this meeting.

Minutes

Motion to accept the February 11, 2026 Finance Committee Minutes, the February 11, 2026 Caucus Minutes, and the February 11, 2026 Council Meeting Minutes as prepared and place them on file was made by Council Member Contipelli and seconded by Council Member Schoeffler. The motion carried unanimously.

Financial Reports

Motion to accept the Income Tax and Net Profit Revenue Reports for February 2026 and the Position of Cash for February 2026 as prepared was made by Council Member Schoeffler and seconded by Council Member Unger. The motion carried unanimously.

Legislation

Resolution No. 2026-22 February Payment of Certain Claims and Transfers

Resolution No. 2026-22, approving and directing the payment of certain claims and transfers for the month of February in the amount of \$1,716,084.55, was presented.

Motion to dispense with the three-reading requirement and place Resolution No. 2026-22 on third and final reading was made by Council Member Unger and seconded by Council Member Volek. The motion carried unanimously.

Ordinance No. 2026-23 Section 678.10 of the Codified Ordinance for Fireworks Legislation

Ordinance No. 2026-23, amending Section 678.10 of the Codified Ordinances to prohibit the use of certain fireworks in the Village except in limited circumstances on the Fourth of July of every calendar year, and declaring an emergency, was presented.

Motion to dispense with the three-reading requirement and place Ordinance No. 2026-23 on third and final reading was made by Council Member Volek and seconded by Council Member Bloam. The motion carried unanimously. On the question of adoption, the motion carried unanimously.

Resolution No. 2026-24 Klima Gardens Change Order

Resolution No. 2026-24, authorizing a change order to the Klima Gardens Pavilion project, was presented.

Motion to dispense with the three-reading requirement and place Resolution No. 2026-24 on third and final reading was made by Council Member Bloam and seconded by Council Member Centa. The motion carried unanimously. On the question of adoption, the motion carried unanimously.

Resolution No. 2026-25 Toscana Change Order

Resolution No. 2026-25, authorizing a change order to the Village's contract for the Toscana Hall Site Improvements Project and declaring an emergency, was presented.

Motion to dispense with the three-reading requirement and place Resolution No. 2026-25 on third and final reading was made by Council Member Centa and seconded by Council Member Contipelli. The motion carried unanimously.

Resolution No. 2026-26 Pest Management Contract

Resolution No. 2026-26, authorizing an agreement with Pest Management Incorporated for pest control services, was presented.

Motion to dispense with the three-reading requirement and place Resolution No. 2026-26 on third and final reading was made by Council Member Contipelli and seconded by Council Member Schoeffler. The motion carried unanimously. On the question of adoption, the motion carried unanimously.

Ordinance No. 2026-27 Klima Rental Agreement

Ordinance No. 2026-27, amending Chapter 1066 of the Codified Ordinances to regulate the use of Klima Gardens and declaring an emergency, was presented.

Motion to dispense with the three-reading requirement and place Ordinance No. 2026-27 on third and final reading was made by Council Member Schoeffler and seconded by Council Member Unger. The motion carried unanimously. On the question of adoption, the motion carried unanimously.

Resolution No. 2026-28 PIPE MOU Agreement Renewal

Resolution No. 2026-28, authorizing Mayor Bacci to execute a Memorandum of Understanding with the Northeast Ohio Regional Sewer District and the Cuyahoga Soil and Water Conservation District for the Public Involvement and Public Education ("PIPE") Program, was presented.

Motion to dispense with the three-reading requirement and place Resolution No. 2026-28 on third and final reading was made by Council Member Unger and seconded by Council Member Volek. The motion carried unanimously. On the question of adoption, the motion carried unanimously.

Ordinance No. 2026-29 Residential Rental Property

Ordinance No. 2026-29, amending certain sections of Chapter 1494 of the Codified Ordinances governing Certificates of Rental Property Occupancy and declaring an emergency, was presented.

Motion to dispense with the three-reading requirement and place Ordinance No. 2026-29 on third and final reading was made by Council Member Volek and seconded by Council Member Bloam. The motion carried unanimously.

Other Business

There was no other business to report.

Mayor Bacci's Report

Mayor Bacci provided several announcements. The PTO's annual VIP Day is scheduled for Friday, March 13, 2026, between 7:00 AM and 9:00 AM, and increased traffic in the area is expected. Mayor Bacci noted that Police Chief Sturgill and his officers would manage traffic flow for the event.

Mayor Bacci announced the Village's annual Easter Egg Hunt, to be held on Saturday, March 28, 2026, at 11:30 AM at Village Hall, relocated to the grassy area southeast of the building due to the ongoing Klima Gardens project. The event is open to Cuyahoga Heights residents' children and grandchildren ages 0-12. Residents wishing to donate a basket may drop it off at the Mayor's office no later than Friday morning, March 27.

Mayor Bacci extended birthday wishes to several Village employees with birthdays: Police Chief Sturgill on March 8, Joe Wallace on March 11, CFO Angel Meriwether on March 12, Jeremy Grabowski on March 15, Jeff Baciak on March 18, Frank Marcelli on March 19, and Barb Cash and Tracy Deal on March 25.

Mayor Bacci also announced that Village Hall and the Service Department will be closed on Good Friday, April 3, and Easter Monday, April 6, for the Easter holiday. Rubbish collection and special pickup will be delayed by one day in observance of the holiday.

Council Report

Mr. Contipelli

Council President Contipelli reminded the public that River Sweep is scheduled for Saturday, May 2, from 9:00 AM to 11:00 AM at Bacci Park. He expressed gratitude to Recreation Director Becca Wheaton for her assistance.

Mr. Schoeffler

Council Member Schoeffler had nothing to report.

Mr. Unger

Council Member Unger had nothing to report.

Mr. Volek

Council Member Volek had nothing to report.

Mr. Bloam

Council Member Bloam had nothing to report.

Mr. Centa

Council Member Centa extended St. Patrick's Day wishes and, on behalf of the Senior Club, expressed gratitude to the Council and Village staff for their continued funding and support of the Senior Club.

Department Report

Police Chief Sturgill

Police Chief Sturgill had nothing to report.

Parks & Recreation Director Wheaton

Parks & Recreation Director Wheaton had nothing to report.

Service Director Sammons

Service Director Sammons had nothing to report.

Fire Chief Suhy

Fire Chief Suhy had nothing to report.

Law Director Chojnacki

Law Director Chojnacki had nothing to report.

Assistant Building Commissioner LaBella

Assistant Building Commissioner LaBella had nothing to report.

Engineer Sciano

Engineer Sciano provided an update on the Southern Glaziers project, reporting that approximately 30,000 yards of waste had been moved from one portion of the harbor landfill to another, clearing the path for the project to move forward. Engineer Sciano noted that the Village is also working to accommodate a private property owner's expansion by incorporating their waste material into the same area, and acknowledged it as a collaborative team effort conducted in coordination with the EPA.

Mayor Bacci added that a thorough and detailed update would be provided to residents regarding the Courts project, including information on ingress and egress during construction from both the street and residential driveways. Mayor Bacci emphasized that while the project will be a significant undertaking, the Village would do everything possible to ensure resident safety, with coordinated plans from Police Chief Sturgill, Fire Chief Suhy, and Service Director Sammons.

Engineer Sciano indicated that while bond legislation is expected to pass in April and appraisals and temporary easements are underway, construction is not anticipated to begin until late fall, with the street itself unlikely to be disturbed until that time.

Comments from the Audience

A local business owner, Mr. Urbanek, addressed the Council to thank members for their patience with his ongoing construction project. He noted his eagerness to complete the second phase of development and requested consideration for the disposal of construction waste on the same area being utilized for the larger harbor project. He also expressed his intention to continue contributing to the beautification of the area and indicated plans for a potential third phase that would involve demolishing older structures to the north of his property, including a recently acquired building identified as a teardown. Mayor Bacci and Engineer Sciano confirmed that collaboration on the waste disposal matter had already been discussed and that a mutually beneficial solution was anticipated.

Motion for Adjournment

Motion to adjourn was made by Council Member Contipelli and seconded by Council Member Schoeffler. The motion carried unanimously. The meeting adjourned at approximately 6:16 PM.

Approved: _____



Mayor


Renata Contipelli (Apr 11 2026 07:45:43 EDT)

Council President

On: April 8, 2026



Chief Fiscal Officer

VILLAGE OF CUYAHOGA HEIGHTS
FINANCE COMMITTEE MEETING MINUTES

March 4, 2026 at 2:30 PM

1. Chief Fiscal Officer Meriwether calls the meeting to order at 2:35 pm.
2. Chief Fiscal Officer Meriwether calls the roll. Present were Robert Unger, Todd Bloam, and Rick Centa.
3. Finance Committee Approval Requests
4. Requisition 26-VH-229-A UTILITIES CONSTRUCTION CO. (UTILITIES CONSTRUCTION CO.); 02/28/2026 Bacci Park - Preparatory Master Planning Fiber Optic/Security Lines \$50,000.00
5. Requisition 26-Tech-28-A PALADIN PROTECTIVE SYSTEMS, INC. (PALADIN PROTECTIVE SYSTEMS, INC.); 02/28/2026 Toscana Hall Video Projector \$28,434.89
6. Requisition 26-ENG-15-A Erie Restoration (Erie Environmental, LLC); 02/18/2026 TOSCANA HALL ASBESTOS ABATEMENT \$30,000.00
7. Requisition 26-ENG-21-A BLANKET (MULTIVENDOR); 02/28/2026 2026 Catch Basin, Sewer Repair, Video, Jetting & Light Cleaning \$50,000.00
8. Requisition 26-ENG-20-A BLANKET (MULTIVENDOR); 02/28/2026 2026 Sidewalk Improvements \$50,000.00
9. Requisition 26-ENG-19-A BLANKET (MULTIVENDOR); 02/28/2026 2026 Flexible & Rigid Pavement Repairs \$50,000.00

Chief Fiscal Officer Meriwether asked for a motion to approval all finance approvals

Motion to approve all three purchases made by Robert Unger, Seconded by Todd Bloam. All in Favor.

10. Surplus Disposal Request
 - a. No surplus disposal requests were presented at this meeting.
11. Motion for Adjournment:

Motion for adjournment made by Rick Centa, seconded by Robert Unger. Meeting Adjourned at 2:40 pm.

Finance Committee Approval:


Robert Unger (Apr 10, 2026 10:17:24 EDT)

Robert Unger


Todd Bloam (Apr 10, 2026 08:45:12 EDT)

Todd Bloam


Rick Centa (Apr 10, 2026 08:57:05 EDT)

Rick Centa