



THE VILLAGE of SHEFFIELD
Bob Markovich, Mayor

Members Of Council:

Council Pro Tempore: Robert Yarber Jr.

Matthew Bliss, Mitchell Carr, Cynthia Conrad, John D. Hunter, Scott Pederson

WE KINDLY ASK THAT ALL CELL PHONES BE SILENCED WHILE THIS MEETING IS IN SESSION

A G E N D A

Sheffield Village Council Meeting

Monday, April 13, 2026 at 7PM

COUNCIL

Mitchell Carr, Cynthia Conrad, John D. Hunter
Scott Pederson, Robert Yarber, Matthew Bliss,

OPEN AT 7PM

ROLL CALL

MOMENT OF SILENCE / PRAYER

PLEDGE TO THE FLAG

MINUTES

Council 03.23.26

ADMINISTRATIVE

CORRESPONDENCE

REPORT OF STANDING COMMITTEES:

Buildings & Land	John D. Hunter
Finance & Insurance	Robert Yarber Jr.
Parks & Recreation	Scott Pederson
Safety	Matthew Bliss
Utilities, Streets & Drains	Cynthia Conrad

LEGISLATION

ORDINANCE NO. 2990: AN ORDINANCE AMENDING TABLE 1107-3 AND ESTABLISHING SECTION 1107.06(w) OF THE CODIFIED ORDINANCES OF THE VILLAGE OF SHEFFIELD REGARDING DATA WAREHOUSES

1st Reading 09.22.25

2nd Reading 10.27.25

Tabled 11.10.25

Tabled 03.09.26

3rd Reading 04.13.26

ORDINANCE NO. 3013: AN ORDINANCE DECLARING A MORATORIUM ON THE REZONING OF ANY LANDS WITHIN THE CORPORATE BOUNDARIES OF SHEFFIELD VILLAGE TO AN M-1 MULTI-FAMILY ZONING DISTRICT AND DECLARING AN EMERGENCY

1st Reading 03.23.26

2nd Reading 04.13.26

3rd Reading _____

ORDINANCE NO. 3014: AN ORDINANCE AMENDING SECTION 119.01 OF THE CODIFIED ORDINANCES OF THE VILLAGE OF SHEFFIELD REGARDING RULES OF COUNCIL AND DECLARING AN EMERGENCY

1st Reading 04.13.26

2nd Reading _____

3rd Reading _____

MISCELLANEOUS BUSINESS

Fiscal Officer's Report
Mayor's Report
Comments – limited to 3 minutes

EXECUTIVE SESSION

- IN ACCORDANCE WITH ORC SECTION 121.22(G)1: Personal matters involving the dismissal of a public official
- IN ACCORDANCE WITH ORC SECTION 121.22(G)4: Collective bargaining matters

ADJOURN

Upcoming:

Wed April 15 Planning CANCELED

Tue April 21 BZA CANCELED

Sat April 25 Drug Take Back Day 10am – 2pm drop off location is Sheffield Village Police Dept.

Mon April 27 Finance 6:30pm

Mon April 27 Council 7pm

Fri May 1 Apollo Siding 4995 East River Road Grand Opening Day noon – 6pm food trucks, games, prizes



MINUTES
Sheffield Village Council Meeting
Monday, March 23, 2026

Mayor called the meeting to order at 7:00 pm

ROLL CALL Matthew Bliss, Mitchell Carr, Cynthia Conrad, John D. Hunter, Scott Pederson, Robert Yarber

MOMENT OF SILENCE / PRAYER/PLEDGE TO THE FLAG

MINUTES Cynthia Conrad moved to accept the minutes from the 03.09.26 meeting

Robert Yarber seconded the motion

Motion carried 6-0

ADMINISTRATIVE

Presentation of proposed new meeting agenda by Robert Yarber

CORRESPONDENCE

REPORT OF STANDING COMMITTEES:

Buildings & Land John D. Hunter Keeping in contact with the VA. All of our buildings in good shape.

The season of grass cutting will begin so cemeteries will be getting a lot of work. The council chamber updates are still in progress. Only received one bid so far. We need video and audio updates and modifications to the room.

Service department doing outstanding job in the village. Will be working on service complex and will need to look at improvements for police and fire departments soon.

Finance & Insurance Robert Yarber Jr. Just had finance meeting tonight. Fiscal officer reported that the village fuel costs have gone up substantially. We are monitoring and may need additional appropriations. Stated after other reports were given that the amount for diesel fuel jumped by 53.35% and regular fuel by 41.78% since the first of the year.

Parks & Recreation Scott Pederson Met with Dru Sexton and the Park survey will remain open until the end of the month. There have been a substantial number of responses. Hopefully we can get some more and will be releasing results soon.

Safety Matthew Bliss Reported on the March 17, 2026 meteor that passed by the Village

Utilities, Streets & Drains Cynthia Conrad No Report

LEGISLATION

ORDINANCE NO. 2990: AN ORDINANCE AMENDING TABLE 1107-3 AND ESTABLISHING SECTION 1107.06(w) OF THE CODIFIED ORDINANCES OF THE VILLAGE OF SHEFFIELD REGARDING DATA WAREHOUSES

1st Reading 09.22.25

2nd Reading 10.27.25

Tabled 11.10.25

Tabled 03.09.26 to 4.13.26

ORDINANCE NO. 3007: AN ORDINANCE DECLARING THE IMPROVEMENT TO CERTAIN PARCELS IN THE VILLAGE TO BE A PUBLIC PURPOSE AND EXEMPT FROM TAXATION PURSUANT TO ORC 5709.40(B); PROVIDING FOR THE COLLECTION AND DEPOSIT OF SERVICE PAYMENTS AND SPECIFYING THE PURPOSES FOR WHICH THOSE SERVICE PAYMENTS MAY BE EXPENDED; AUTHORIZING SCHOOL COMPENSATION PAYMENTS AND DECLARING AN EMERGENCY

1st Reading 02.23.26

2nd Reading 03.09.26

3rd Reading 03.23.26

Mayor stated that if TIF were approved this would allow infrastructure improvements in the TIF zoning district and no dollars were going directly to the developer or property owner. Schools will be made whole.

Robert Yarber moved to approve

Scott Pederson seconded the motion

Motion carried 6-0

ORDINANCE NO. 3009: AN ORDINANCE EMPLOYING ATTORNEY DAVID M. GRAVES TO FILL THE POSITION OF SOLICITOR FOR THE VILLAGE OF SHEFFIELD FOR THE PERIOD APRIL 1, 2026 THROUGH MARCH 31, 2027 PRESCRIBING THE RATE OF COMPENSATION; PROVIDING THAT SUCH SERVICES SHALL BE RENDERED IN ACCORDANCE WITH THE LAWS OF THE STATE OF OHIO, VILLAGE OF SHEFFIELD, AND DECLARING AN EMERGENCY

1st Reading 02.23.26

2nd Reading 03.09.26

3rd Reading 03.23.26

Cynthia Conrad moved to approve

Matthew Bliss seconded the motion

Motion carried 6-0

ORDINANCE NO. 3010: AN ORDINANCE AUTHORIZING THE MAYOR TO APPOINT ATTORNEY WAYNE NICOL AS THE PROSECUTING ATTORNEY FOR THE VILLAGE OF SHEFFIELD, AND DECLARING AN EMERGENCY

1st Reading 02.23.26

2nd Reading 03.09.26

3rd Reading 03.23.26

Matthew Bliss moved to approve

John Hunter seconded the motion

Motion carried 6-0

ORDINANCE NO. 3011: AN ORDINANCE EMPLOYING ATTORNEY KREIG BRUSNAHAN AS MAGISTRATE OF THE SHEFFIELD VILLAGE MAYOR'S COURT, AND DECLARING AN EMERGENCY

1st Reading 02.23.26

2nd Reading 03.09.26

3rd Reading 03.23.26

Cynthia Conrad moved to approve

Mitchell Carr seconded the motion

Motion carried 6-0

ORDINANCE NO. 3012: AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO A WATER SERVICE AGREEMENT WITH THE CITY OF ELYRIA AND DECLARING AN EMERGENCY

1st Reading 02.23.26

2nd Reading 03.09.26

3rd Reading 03.23.26

David Graves stated that after the last council meeting in which the council asked to incorporate the items that City of Elyria would be paying for into the ordinance. David Graves said they are in there. The item relating to the repair of the third line was not included. Law Director and Village Administrator indicated the third line is not a necessity, but still investigating the possibility for the future.

John Hunter asked about the difference in calculation

Village Administrator stated the City of Elyria would be billing the village in those amounts.

John Hunter: When will we get the new rates so we can inform the residents?

Mayor: We do not have those yet.

John Hunter: We need calculations to get residents ready.

David Graves: \$1.79/100 cubic feet through 2031 and by 2056 only \$2.39/ 100 cubic feet. Still substantially less than the \$5.00 rate for Rural Lorain County Water.

ORDINANCE NO. 3013: AN ORDINANCE DECLARING A MORATORIUM ON THE REZONING OF ANY LANDS WITHIN THE CORPORATE BOUNDARIES OF SHEFFIELD VILLAGE TO AN M-1 MULTI-FAMILY ZONING DISTRICT AND DECLARING AN EMERGENCY

1st Reading 03.23.26

2nd Reading _____

3rd Reading _____

MISCELLANEOUS BUSINESS

Fiscal Officer's Report

No Report

Mayor's Report

March 2026 Employee of the month is Jessica Radawicz. Mayor read her certificate. New Employer in the village – KMU moving operations from Avon within the next month or two. They will hold open house March 27, 2026 at 3:00 pm
Four Mayors meeting tomorrow. Last year, we started the Sheffield Village Forward where we had economic movement speakers. This year the event will be held on May 27, 2026 at the Shipyards, Lorain Brewing Company. The Retreat at French Creek is moving along with lots of activity and many construction vehicles on site now. This will bring additional tax revenues to the village as well as permit fees. Sheffield Deli is opening two doors down from Sugarcreek. Apollo supply is having ribbon cutting on May 1, 2026 and will have food trucks, prizes, and events for kids. The challenge coin for Lt. Bober is available at the police department at a cost of \$15.00. This Sunday, the Fire department will hold their Easter pancake breakfast and egg hunt at James Day park. Breakfast starts at 8:00 am and egg hunt noon. Candy donations for the egg hunt are still being accepted at the fire department until March 25th.

Village Administrator: Grant for Parkhurst did not get approved last year. The project did not score well enough to get the funds.

Robert Yarber: Why didn't it score high enough?

VA: They do not provide reasons. Also, I have the quotes for the new sign. It should be here in about three weeks.

Fire Chief: Lucas Roberts has successfully completed his probationary period. Now an official member of the Fire department.

Police Captain: No report

Economic Development: No report

Magistrate: Problems with speeding continues on I-90 in the construction zone. Let people know that court takes dim view of speeding in construction zones. Also, pulling over for safety vehicles and passing of school buses.

David Graves asked the VA how long the I-90 project would take.

VA: about two and half more years.

Lisa Drew: Last week, the court collected over \$10,000 in fines and costs.

Audience Comments – limited to 3 minutes

Ed Zovack: After the Council of the Whole meeting reviewed Ordinance 2990. There should be a definition of Data warehouses. Usually they are referred to as data centers. What is the difference? Section 1 – data centers with standards. What are the standards? They should be enumerated and included in the ordinance.

David Graves: The standard is limited to industrial parks.

EZ: Industrial districts or parks? Sheffield Village does not have any industrial parks. Will need to amend ordinances/zoning maps. The maps before October 23, 2023 in Table 1107.22 show the differences. The

construction at Camp Wahoo has trucks driving in a different entrance than regular one. During the presentation of the project the developer indicated they may ask the City of Avon for permission to use Recreation Drive as an alternative exit. Will that be done to be a dedicated street?

Mayor: Not at this time.

Matthew Bliss moved to adjourn the meeting

Mitchell Carr seconded the motion

Motion carried 6-0

Meeting was adjourned at 7:54 pm

Approved

Karen Shawver, Fiscal Officer

Robert Markovich, Mayor

ORDINANCE NO. 2990

AN ORDINANCE AMENDING TABLE 1107-3 AND ESTABLISHING SECTION 1107.06(w) OF THE CODIFIED ORDINANCES OF THE VILLAGE OF SHEFFIELD REGARDING DATA WAREHOUSES

WHEREAS, Table 1107-3 contained within Section 1107.05 of the Codified Ordinances of the Village of Sheffield sets forth permitted uses within the various zoning districts of the Village; and

WHEREAS, Table 1107-3 does not address Data Warehouses; and

WHEREAS, it is in the best interest of the Village to amend Table 1107-3 and to establish section 1107.06(w) so that Data Warehouses are permitted with standards in an Industrial District.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE VILLAGE OF SHEFFIELD, COUNTY OF LORAIN, AND STATE OF OHIO, THAT:

Section 1: Table 1107-3 contained within Section 1107.05 of the Codified Ordinances of the Village of Sheffield is hereby amended to reflect that Data Warehouses shall be permitted with standards (PS) in an Industrial District.

Section 2: Section 1107.06(w) is hereby established as follows:

(w) Data Warehouse.

A Data Warehouse shall only be permitted in an established Industrial Park.

Section 3: It is hereby found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were adopted in an open meeting of this Council, and that all deliberations of this Council and of any of its committees that resulted in such formal action, were in meetings open to the public, in compliance with all legal requirements including Section 121.22 of the Ohio Revised Code.

PASSED _____

Karen A. Shawver, Fiscal Officer

Robert C. Markovich, Mayor

1st Reading 09.22.25
2nd Reading 10.27.25
Tabled 11.10.25
Tabled 03.09.26
3rd Reading **04.13.26**

ORDINANCE NO. 3013

AN ORDINANCE DECLARING A MORATORIUM ON THE REZONING OF ANY LANDS WITHIN THE CORPORATE BOUNDARIES OF SHEFFIELD VILLAGE TO AN M-1 MULTI-FAMILY ZONING DISTRICT AND DECLARING AN EMERGENCY

WHEREAS, Chapter 1107 of the Sheffield Village Planning and Zoning Code provides for M-1 Multi-Family Zoning Districts in Sheffield Village, and

WHEREAS, Section 1107.04 of the Sheffield Village Planning and Zoning Code states that the purpose of M-1 Multi-Family Zoning Districts is to provide for limited areas for multiple-family dwellings with up to a maximum of 6 units per acre, and

WHEREAS, the Sheffield Village Council is of the opinion that the zoning regulations pertaining to M-1 zoning districts need to be revised, and

WHEREAS, it is in the best interest of Sheffield Village to place a moratorium on the rezoning of any lands within Sheffield Village which are not presently zoned M-1 to an M-1 Zoning District until such time as the regulations pertaining to an M-1 Zoning District are revised.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE VILLAGE OF SHEFFIELD, COUNTY OF LORAIN, AND STATE OF OHIO, THAT:

Section 1: There is hereby established a moratorium on the rezoning of any lands located within the corporate boundaries of Sheffield Village which are not presently zoned as an M-1 Multi-Family Zoning District, to an M-1 Zoning District.

Section 2: This moratorium shall be in effect for a period of one year from the effective date of this Ordinance, or until such time as Council passes legislation amending the regulations pertaining to M-1 Zoning Districts, whichever should occur first.

Section 3: That the Clerk of Council shall provide a copy of this Ordinance to the Sheffield Village Planning Commission with a request that the Planning Commission begin the process of reviewing the regulations pertaining to M-1 Multi-Family Zoning Districts.

Section 3: It is hereby found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were adopted in an open meeting of this Council, and that all deliberations of this Council and of any of its committees that resulted in such formal action, were in meetings open to the public, in compliance with all legal requirements including Section 121.22 of the Ohio Revised Code.

Section 4: This Ordinance is hereby declared to be an emergency measure necessary for the preservation of the public peace, health, safety and welfare of the citizens of the Village of Sheffield, the immediate emergency being the necessity of allowing the Village Planning Commission and Council to review the regulations pertaining to M-1 Multi-Family Zoning

Districts and to protect the property interests of the residents of the Village; therefore, this Ordinance shall be in full force and effect immediately upon its passage and approval by the Mayor.

PASSED _____

Karen A. Shawver, Fiscal Officer

Robert C. Markovich, Mayor

1 st Reading	<u>03.23.26</u>
2nd Reading	<u>04.13.26</u>
3 rd Reading	_____

ORDINANCE NO. 3014

AN ORDINANCE AMENDING SECTION 119.01 OF THE CODIFIED ORDINANCES OF THE VILLAGE OF SHEFFIELD REGARDING RULES OF COUNCIL AND DECLARING AN EMERGENCY

WHEREAS, Section 119.01 of the Codified Ordinances of the Village of Sheffield establishes the Rules of Council; and

WHEREAS, the Council has determined that it is in the best interest of the Village of Sheffield to amend Rule 11 regarding Standing Committees, Rule 17 regarding Order of Business, and Rule 31 regarding Audience Comments and Questions at Council Meetings.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE VILLAGE OF SHEFFIELD, COUNTY OF LORAIN, AND STATE OF OHIO:

Section 1: Section 119.01, Rules 11, 17, and 31 of the Codified Ordinances of the Village of Sheffield is hereby amended as follows:

Rule 11. Organization: Committees. During January of each even-numbered year, Council shall meet in the Council Chambers to organize, to appoint its officers, to appoint other officers or employees of Council and to review its rules.

All members of Council shall constitute a Committee or Committees which shall determine which committees shall be created and which shall choose the Chairperson and members of each committee. Each standing committee shall be composed of at least three members of Council and shall serve for a period of two years. The first person named shall chair the committee and the second named shall serve as Vice Chairperson. Council is empowered to act upon these matters at this meeting or as soon thereafter as possible.

The committees, and the subject matters to be referred to them, are as follows:

(a) The Building ~~and~~ Lands **and Economic Development** Committee, to which may be referred all ordinances, resolutions and other matters relating to the construction, maintenance or acquisition of any building or land owned by the Village or proposed to be acquired by it, the lease or sale of buildings not needed for Municipal use, the Cemetery and improvements in the community, zoning, platting of subdivisions and building standards;

(b) The Committee of Finance, Claims and Federal Programs, to which may be referred all ordinances, resolutions and other matters relating to finances, indebtedness, appropriations, budgets, the issuance of notes and bonds, payments of money not provided for by previous legislation, taxation, wages and salaries of Village officers and employees, matters relating to Federally funded projects, block grants, comprehensive employment training, urban renewal and all other matters involving programs of the Federal government, as well as the establishment and maintenance of systems of purchasing, the investment of funds and any matters pertaining to insurance;

(c) The Committee on Parks and Recreation, to which may be referred all ordinances, resolutions and other matters pertaining to public parks, recreation,

playgrounds and all other matters relating thereto;

(d) The Committee on Safety, to which may be referred all ordinances, resolutions and other matters pertaining to the Police and Fire Departments, traffic regulations, nuisances, fire control measures and other matters pertaining to the inspection of existing buildings;

(e) The Committee on Utilities, Streets and Drains, to which may be referred all ordinances, resolutions and other matters pertaining to cable television, telephones, gas, electricity, transportation, water, sanitary sewers, sewage disposal, storm sewers, ditches, watercourses, creeks and the repair, maintenance and improvement thereof, air, water and noise pollution, the construction, repair, maintenance and inspection of streets, alleys and sidewalks, street cleaning, street improvements, grades, assessments and vacation of streets and alleys;

(f) The Committee of the Whole, to which may be referred any and all matters and legislation pertaining to the business of Sheffield Village (see Rule 15).

Rule 17. Order of Business. The business of all regular meetings of Council shall be transacted according to the following order:

(a) *Call to Order*

~~(a)~~(b) Roll Call;

(c) *Moment of Silence and Prayer*

~~(b)~~(d) Pledge of Allegiance to the Flag;

~~(c)~~(e) Approval Adoption of the previous Council meeting minutes (regular and special);

(f) *Adoption of Current Agenda*

~~(d)~~(g) Reports and communications of the mayor that require Council action;
(Administrative)

~~(e)~~(h) Reports and communications of the mayor for informational purposes;
(Correspondence)

~~(f)~~(i) Reports of standing committees;

~~(g)~~(j) Reports of special committees;

(k) *Audience Comments and Questions*

~~(h)~~(l) Legislation:

(1) Ordinances (May be listed by reading or by numerical order); and

(2) Resolutions (May be listed by reading or by numerical order);

~~(i)~~—Miscellaneous business (Council reports and comments);

~~(j)~~(m) Reports and comments from department heads;

~~(k)~~—Audience comments and questions; and

(n) *New Business*

(o) *Executive Session*

~~(l)~~(p) Adjournment by motion.

Rule 31. Audience Comments and Questions at Council Meetings. Any person in the audience wishing to speak, after being recognized by the Chair, shall go to a designated area unless prevented from doing so due to a disability; the person requesting to speak will be able to speak for ~~three (3)~~ five (5) minutes unless Council, by a two-thirds vote of its membership, extends the time. The person requesting to speak shall address the Chair. All remarks shall be addressed to Council as a body and not to any member of Council. No person, other than a member of Council and the person having the floor, shall be permitted to enter any discussion, either directly or through a member of Council,

without the permission of the Chair. No question shall be asked of a member of Council except through the Chair.

Section 2: It is hereby found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were adopted in an open meeting of this Council, and that all deliberations of this Council and of any of its committees that resulted in such formal action, were in meetings open to the public, in compliance with all legal requirements including Section 121.22 of the Ohio Revised Code.

Section 3: This Ordinance is hereby declared to be an emergency measure, necessary for the preservation of the public peace, health, safety and welfare of the citizens of the Village of Sheffield, the immediate emergency being the immediate necessity to revise the Council meeting agenda. Wherefore, this Ordinance shall be in full force and effect from and immediately after its passage and approval.

PASSED _____

Karen A. Shawver, Fiscal Officer

Robert C. Markovich, Mayor

1st Reading	<u>04.13.26</u>
2 nd Reading	_____
3 rd Reading	_____