

MICHAEL ENGLEHART

michael.englehart@me.com | (803) 873-8507 | University Heights, Ohio

Experienced and knowledgeable housing professional with a strong commitment to equity and social justice pursuing a position on University Heights' Fair Housing Commission.

August 2019 - Present

Housing Director

Detroit Shoreway Community Development Organization & Cudell Improvement, Inc. Cleveland, OH

- Oversee the Housing Department; work to develop a strategic housing plan for the Detroit Shoreway, Cudell, and Edgewater neighborhoods
- Develop and implement policies and procedures while ensuring regulatory compliance
- Build and manage relationships with City Council, community-based organizations, and other non-profits to increase the supply of affordable and accessible housing
- Collaborate with internal departments to increase awareness of housing programs and resources
- Connect residents with home repair programs and financing products to improve housing conditions and residents' quality of life
- Supervise the City of Cleveland's Healthy Homes Initiative - Community Engagement Specialist
- Work in partnership with Community Engagement Specialist to develop an outreach strategy, including educational materials
- Assist in fund development, grant writing, and grant reporting; identify and apply for new sources of funding to expand and support housing programs
- Prepare and present program reports to internal and external audiences
- Provide technical assistance and consultation to community partners
- Represent organization at various advocacy group meetings, such as *Greater Cleveland Reinvestment Coalition* and *Ohio Fair Lending Association*
- Oversee real estate market data collection and analysis to inform strategic planning
- Completed ThirdSpace Action Lab's *Racial Equity & Inclusion Phase 1 Training*
- Established and organize the "*First Friday Brown Bag*," a reading group for staff that centers racial equity and inclusion in our work

October 2018 – August 2019

Eligibility & Portability Specialist

Cuyahoga Metropolitan Housing Authority Cleveland, OH

- Selected by coworkers as the recipient of the 2018 Housing Choice Voucher Program's 2018 Rookie of the Year award
- Managed a caseload of approximately 75-100 voucher-holders
- Served as a frontline representative of the agency, determined the eligibility of clients, issued vouchers, conducted rent reasonable tests, ensured program compliance, coordinated with landlords and tenants, and reviewed contracts for program compliance
- Coordinated and conducted information sessions to assist voucher-holders through the moving process and navigating a large, complex bureaucracy
- Managed additional caseload of *Veterans Affairs Supportive Housing (VASH)* clients, which included coordinating with HUD-VASH caseworkers to ensure program eligibility
- Managed Portability Program; coordinated and conducted Portability Sessions to guide voucher-holders through porting process; collaborated with other Public Housing Authorities to ensure smooth transition of clients

August 2015 – May 2018

Graduate Teaching Associate

The Ohio State University

- Independently designed and taught courses in Social Stratification, Introduction to Sociology, and Sociological Theory
- Managed a research methods lab of 60 students in survey design and data analysis

Columbus, OH

- Tracked and evaluated student performance and provided constructive feedback to improve student success
- Consistently received “excellent” ratings in student evaluations that noted my ability to present complex information in a highly accessible manner and to connect with students

January 2013 – August 2014
Development & Planning Aide
Columbia Housing Authority
Columbia, SC

- Assisted in the writing and editing of over \$250,000 in awarded grants used for a variety of initiatives and included a highly competitive Choice Neighborhood Planning Grant
- Aided in the coordinating, planning, writing, and editing of two annual plans and one five-year plan for a large-scale government agency
- Designed and administered a survey examining social capital differences between public housing residents and voucher participants

2016 | MA, Sociology

The Ohio State University, Department of Sociology | Columbus, OH

Honors: *Distinguished University Fellow; Criminal Justice Research Center Fellow*

Thesis: *Beyond Family Structure: Examining the Association between Family Instability and Childhood Delinquency*

2014 | BA, Sociology & Political Science

University of South Carolina | Columbia, SC

Honors: *Magna Cum Laude; Ronald E. McNair Scholar*

Thesis: *Social Capital Differences Between Residents of Traditional Public Housing and Voucher Recipients*

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Emerald Development &
Economic Network (EDEN), Inc.
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Cuyahoga Metropolitan Housing
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Managing Director
Detroit Shoreway Community
Development Organization
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**additional references available upon request*

**CITY OF UNIVERSITY HEIGHTS
INTEROFFICE MEMORANDUM**

TO: CITY COUNCIL MEMBERS/MAYOR MICHAEL BRENNAN

FROM: DENNIS KENNEDY, FINANCE DIRECTOR

SUBJECT: TRANSFERS FROM GENERAL FUND

DATE: NOVEMBER 12, 2020

CC: KELLY THOMAS, CLERK OF COUNCIL

I am requesting approval of transfers from the General Fund to the special revenue funds detailed below:

From	100	General Fund	-\$24,400
To	201	Sewer Maintenance Fund	+\$10,200
To	202	Shade Tree Fund	+\$3,300
To	203	Street Lighting Fund	+\$3,800
To	220	Fire Pension Fund	+\$5,000
To	401	Sewer Capital Fund	+\$2,100

With the exception of the Fire Pension Fund, the other transfers represent an estimate of the 2% necessary to supplement the special assessment ordinances approved by Council in 2019 and collected in 2020. The Fire Pension Fund needs a supplement of cash to have a positive fund balance at year end.

There is sufficient appropriation budgeted in the original 2020 General Fund budget to support these transfers.

ORDINANCE NO. 2020-56

Introduced By: Mayor Michael Dylan Brennan

AN ORDINANCE AUTHORIZING THE TRANSFER OF FUNDS FROM THE GENERAL FUND (100) TO THE SEWER MAINTENANCE FUND (201), SHADE TREE FUND (202), STREET LIGHTING FUND (203), FIRE PENSION FUND (220) AND SEWER CAPITAL FUND (401) AND DECLARING AN EMERGENCY.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF UNIVERSITY HEIGHTS, OHIO, TO BE TRANSFERRED TO THE PAYROLL STABILIZATION FUND.

Section 1. The Director of Finance be, and is hereby authorized and directed to make the necessary transfer of funds as herein set forth and that such transfers be and the same are hereby ratified and confirmed, to wit:

<u>FROM FUND</u>	<u>TO FUND</u>	<u>AMOUNT</u>
General Fund (100)	Sewer Maintenance Fund (201)	\$10,200.00
	Shade Tree Fund (202)	\$3,300.00
	Street Lighting Fund (203)	\$3,800.00
	Fire Pension Fund (220)	\$5,000.00
	Sewer Capital Fund (401)	<u>\$2,100.00</u>
	Total:	\$24,400.00

Section 2. The Director of Finance is hereby directed to submit a certified copy of this Ordinance to the Budget Commission of Cuyahoga County, Ohio.

Section 3. It is hereby found and determined that all formal actions of this Council concerning and relating to the passage 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.

Section 4. This Ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the health, safety and welfare and shall therefore be in full force and effect immediately upon passage by the affirmative vote of not less than five (5) members elected to Council and approval by the Mayor or otherwise at the earliest time allowed by law.

CITY OF UNIVERSITY HEIGHTS, OHIO

MICHAEL DYLAN BRENNAN, MAYOR

PASSED:

ATTEST:

KELLY M. THOMAS, CLERK OF COUNCIL

APPROVED AS TO FORM:

LUKE F. MCCONVILLE, LAW DIRECTOR

INTRODUCED BY: MAYOR MICHAEL DYLAN BRENNAN

**AN ORDINANCE AMENDING CODIFIED ORDINANCE SECTION
1422.05 ENTITLED "FEES" TO UPDATE THE CITY'S
CONTRACTOR REGISTRATION FEES**

WHEREAS, the City wishes to update its contractor registration fees to cover costs in connection with the administration and issuance of such registrations;

WHEREAS, the City's existing contractor registration fee was last modified in 2009, is out-of-date, and does not reflect the City's actual costs in the administration and issuance of such registrations;

**NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF
UNIVERSITY HEIGHTS, OHIO THAT:**

Section 1. Council hereby amends Codified Ordinance Chapter 1422.05 entitled "Fees" in its entirety to read as follows:

**CONTRACTOR REGISTRATION
1422.05 FEES.**

The initial registration fee shall be ~~\$100.00~~ **\$150.00** and an additional fee of ~~\$100.00~~ **\$150.00** shall be assessed if work shall commence without being registered. The annual renewal fee shall be ~~\$100.00~~ **\$150.00**.

Section 2. City Codified Ordinance Section 1422.05 as in existence immediately prior to the passage of this ordinance is hereby repealed.

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

CITY OF UNIVERSITY HEIGHTS, OHIO

MICHAEL DYLAN BRENNAN, MAYOR

PASSED:

ATTEST:

KELLY M. THOMAS, CLERK OF COUNCIL

APPROVED AS TO FORM:

LUKE F. MCCONVILLE, LAW DIRECTOR

INTRODUCED BY: MAYOR MICHAEL DYLAN BRENNAN

**AN ORDINANCE AMENDING CODIFIED ORDINANCE
CHAPTER 1424 ENTITLED “PERMITS AND FEES” TO UPDATE
THE CITY’S SCHEDULE OF BUILDING PERMIT FEES**

WHEREAS, the City wishes to update its schedule of building permit fees to cover costs in connection with the administration and issuance of such permits;

WHEREAS, the City’s existing building permit fee schedule was last modified in 2001, is out-of-date, and does not reflect the City’s actual costs in the administration and issuance of such permits;

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF UNIVERSITY HEIGHTS, OHIO THAT:

Section 1. Council hereby amends Codified Ordinance Chapter 1424 entitled “Permits and Fees” in its entirety as set forth in Exhibit A, which is incorporated herein by reference as if fully rewritten.

Section 2. City Codified Ordinance Chapter 1424 as in existence immediately prior to the passage of this ordinance is hereby repealed.

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

CITY OF UNIVERSITY HEIGHTS, OHIO

**_____
MICHAEL DYLAN BRENNAN, MAYOR**

FIRST READING: _____

PASSED:

ATTEST:

**_____
KELLY M. THOMAS, CLERK OF COUNCIL**

APPROVED AS TO FORM:

**_____
LUKE F. MCCONVILLE, LAW DIRECTOR**

CHAPTER 1424 Permits And Fees

- 1424.01 Payment of permit fee required.
- 1424.02 Building permit fees.
- 1424.03 Fees for heating and air conditioning permits.
- 1424.04 Fees for plumbing permits.
- 1424.05 Electrical permit fees.
- 1424.06 Sign permit fees.
- 1424.07 Paving and curb cutting fees.
- 1424.08 Reinspection fee.
- 1424.09 Inspection fee.
- 1424.10 Work started without a permit.
- 1424.99 Penalty.

CROSS REFERENCES

Certificate of occupancy fee - see P. & Z. 1424.04

Filing fees - see B. & H. 1420.02

1424.01 PAYMENT OF PERMIT FEE REQUIRED.

Before proceeding with the construction, enlargement, alteration, repair or replacement of any building or other structure or part thereof in the City, a permit therefor shall be obtained by the owner or his or her duly authorized agent from the Division of Building Engineering and Inspection. However, no permit for any construction, enlargement, alteration, repair or replacement of any building or other structure or part thereof may be issued by the Division unless accompanied by a permit fee as set forth in Section 1424.02.

(1982 Code, § 1323.01) (Ord. 01-03. Passed 1-16-2001.)

1424.02 BUILDING PERMIT FEES.

The Commissioner of Buildings shall require a construction deposit of one thousand dollars (\$1,000) for one-family or two-family houses, ~~three thousand dollars (\$3,000)~~ **five thousand dollars (\$5,000)** for commercial, ~~one thousand dollars (\$1,000)~~ **one thousand five hundred dollars (\$1,500)** for commercial landscaping and in addition shall issue the permit required and collect the fee therefor in connection with the following schedule:

- (a) One-family or two-family houses
 - Minimum \$350.00
 - ~~Per square foot over 2,500 square foot .15~~ **Plus \$0.50 per square foot up to 2,500 square feet plus \$0.25 per square foot over 2,500 square feet**

- (b) All new buildings, and/or new building shell, other than one-family or two-family
 - per square foot of gross building area ~~.20~~ **\$0.50**
 - Minimum ~~\$1,000.00~~ **\$1,000.00**

- (c) Commercial parking structures
 - per square foot of gross building area ~~.15~~ **\$0.50**
 - Minimum ~~\$1,000.00~~ **\$1,000.00**

- (d)** Additions to any one-family or two-family buildings ~~\$ 100.00~~ **\$10.00 per \$1,000 valuation**

- Additions to any commercial building or tenant space, ~~per square foot of gross building area .30~~
 - Minimum ~~1,000.00~~ **\$15.00 Per \$1000 valuation**

- (e)** (1) ~~Remolding~~ **Remodeling**, renovation or alterations to any **residential** building according to cost as estimated by the Building Commissioner-per \$1,000 valuation: ~~5.00~~ **\$10.00 per \$1,000 valuation**
 - Minimum ~~50.00~~ **\$100.00**

(2) Commercial remodeling according to cost as estimated by the Building Commissioner: \$15.00 per \$1,000.00 valuation. Minimum \$100.00

(2) Fire protection for hoods of commercial cooking equipment (wiring for hood equipment ~~50.00~~ \$100.00 Section 1424.05(a)(8) electrical permits)

(f) Accessory buildings (garages, sheds)
Residential ~~60.00~~ \$100
Commercial appurtenant & accessory buildings, per square foot gross building area ~~20~~ \$0.50
Minimum of ~~400.00~~ \$250.00

(g) Demolition of all buildings

(1) Residential ~~30.00~~ \$100.00
Garages, decks and sheds: \$50.00

(2) Commercial - up to 5,000 square feet/Minimum ~~500.00~~ \$1,000.00
Thereafter, per square foot gross building area ~~.05~~ \$0.50

(h) Vinyl and/or aluminum siding ~~50.00~~ \$100.00

(i) Fences ~~35.00~~ \$75.00

(j) Tents ~~30.00~~ \$50.00

(k) Swimming pools ~~50.00~~ Above-ground Residential \$100.00
In-ground Residential \$150.00
Commercial \$500.00

(l) Retaining walls ~~30.00~~ \$50.00

(m) Decks ~~50.00~~ \$100.00

(n) Replacement windows and/or doors ~~35.00~~ One window: \$30.00,
2 windows: \$60.00; 3 or more: \$90.00

(o) Roofing and/or re-roofing ~~50.00~~ Minimum \$100.00; over \$10,000; \$10.00 per \$1,000.00 valuation (Residential) \$15.00 per \$1,000 valuation (Commercial)

Note: Gross floor area shall be calculated from planned dimensions using outside measurements.

(1982 Code, § 1323.02) (Ord. 01-03. Passed 1-16-2001; Ord. 2002-44. Passed 6-17-2002; Ord. 2010-71. Passed 12-20-2010.)

1424.03 FEES FOR HEATING AND AIR CONDITIONING PERMITS.

(a) For all new residential heating systems, the following fees shall be collected:

Permit ~~\$50.00~~ \$100.00

Fees for the installation or replacement of other natural gas burning devices including but not limited to: gas unit heaters, wall heaters, space heaters, furnaces or similar devices ~~25.00~~ \$75.00

(b) Commercial fee, new and replacement

A base fee for each permit for new work, alterations, installations of any HVAC, cooling, heating appliance systems, or similar devices ~~40.00~~ \$150.00, to which is added:

(1) Warm Air Furnaces

for the first 250,000 BTU ~~\$40.00~~ \$100.00

Over 250,000 BTU input

at per each additional 1,000 BTU ~~4.00~~ \$2.00

(2) Electrical heating unit

for first 15 KW ~~30.00~~ \$50.00

Over 15 KW, per each additional KW ~~4.00~~ \$2.00

Heating boilers

Less than 1,000 square feet of radiation ~~20.00~~ \$100.00

1,000 to 5,000 square feet of radiation ~~30.00~~ \$150.00

Over 5,000 square feet of radiation ~~50.00~~ \$250.00

Power boilers

Up to 400 horsepower ~~50.00~~ \$100.00

Over 400 horsepower ~~75.00~~ \$150.00

Hot water boiler with steam ~~50.00~~ \$100.00

(c) Fees for air conditioning permit:

- (1) For all residential gas or electric air conditioning systems (added to this amount are any electrical, plumbing or heating fees that are applicable) ~~30.00~~ **\$75.00**
 - (2) Fees for commercial air-conditioning systems, as follows:
 - Heating & Air Conditioning (Combination) ~~125.00~~ **\$200.00**
 - Variable Air Volume (VAV) per unit ~~4.00~~ **\$10.00**
 - Variable Air Volume (VAV) unit w/heater ~~40.00~~ **\$20.00**
 - Central Air Conditioning (each compressor unit) ~~100.00~~ **\$125.00**
 - Cooling Tower 150.00
 - Diffusers (Supply & Return) ~~4.00~~ **\$10.00 each**
- (1982 Code, § 1323.03) (Ord. 01-03. Passed 1-16-2001.)

1424.04 FEES FOR PLUMBING PERMITS.

- (a) For each permit for new work, alterations or repairs, including replacements of water service or repiping and interior fire sprinkler systems
 - Residential, Base Fee \$ ~~35.00~~ **\$50.00**
 - Commercial, Base Fee ~~50.00~~ **\$100.00**
- (b) The following sums in addition to that provided by division (a) hereof for each closet, shower, bathtub, lavatory, sink, laundry tray, hot water heater and boiler, urinal, drinking fountain, dishwasher, **disposal**, instant hot or any other sanitary fixture trap:
 - (1) For the first twenty-five fixtures each \$ ~~5.00~~ **\$10.00**
 Over 25 fixtures, each ~~2.50~~ **\$5.00**
 - (2) New disposals required by Section 1454.04 10.00
 - (3) For replacement of dishwasher and disposal: **see Codified Ordinance Section 1424.04(b)**
 - (4) For each permit for replacing gas hot water tank in residential: **See Codified Ordinance Section 1424.04(b)**
 - (5) Sump pump, residential ~~40.00~~ **\$25.00**
 Sump pump, commercial ~~15.00~~ **\$40.00**
 - (6) Lawn sprinkler, residential ~~7.50~~ **\$20.00**
 Lawn sprinkler, commercial, per head ~~5.00~~ **\$10.00**
 - (7) Fire protection sprinkler system, per head ~~3.00~~ **\$20.00**
- (c) For each permit to make new sewer connection, including laying of sewers connected thereto ~~50.00~~ **\$100.00**
- (d) For each permit, to alter, repair, or re-lay sewer on premises ~~40.00~~ **\$50.00**
- (e) For each permit to clean sewer ~~20.00~~ **\$25.00**

(1982 Code, § 1323.04) (Ord. 01-03. Passed 1-16-2001; Ord. 2010-72. Passed 12-20-2010)

1424.05 ELECTRICAL PERMIT FEES.

- (a) For any electrical work, either new, replacement or temporary, a minimum base permit fee of
 - (residential) \$ ~~35.00~~ **\$50.00**
 - (commercial) ~~50.00~~ **\$100.00**
- Wiring of a new commercial building or tenant space, per 100 square feet of gross building area ~~5.00~~ **\$10.00**

Minimum ~~400.00~~ **\$250.00**

To which shall be added the following where applicable:

- (1) For each lighting outlet and each receptacle outlet, except as hereinafter specified ~~.50~~ **\$1.00**
- (2) For each lighting fixture, except as hereinafter specified ~~.50~~ **\$1.00**
- (3) High intensity lighting outlets of 1,000 watts or more, including motion picture projectors and arc lamps, each ~~\$-5.00~~ **\$20.00**
- (4) Outlets for ranges, clothes dryers on 220 volts, hot plates, electric furnaces, electric heating-treating or tempering equipment, permanent wave apparatus, hair dryers or similar devices over 1,000 watts capacity, humidifier, electronic filter, heat cable ~~5.00~~ **\$20.00**
- (5) For residential motors or generators ~~25.00~~ **\$50.00**
- (6) Commercial motors and/or generators:
 - Motors 1½ HP or less ~~5.00~~ **\$10.00**
 - Motors over 1½ HP to 10 HP ~~20.00~~ **\$25.00**
 - Motors over 10 HP ~~75.00~~ **\$100.00**
- (7) X-ray machines, each ~~50.00~~ **\$100.00**
- (8) For each permit requiring alterations to existing residential or commercial wiring systems, when replacing or installing, for the following units:
 - post light, electrical hot water tank, disposal, dishwasher, ~~garage door operator~~, compactor and instant hot ~~5.00~~ **\$10.00**
 - Commercial ~~15.00~~ **\$25.00**
- (9) Wiring for commercial cooking hood protection ~~50.00~~ **\$100.00**

(b) No base fee for the following:

(The minimum permit fee is waived.)

- (1) Wiring for air conditioning compressor, additional to air conditioning permit
 - (residential) ~~7.50~~ **\$20.00**
 - (commercial) ~~15.00~~ **\$50.00**
- (2) For electrical repairs to single-family and two-family dwellings ~~25.00~~ **\$40.00**
 - All other buildings ~~20.00~~ **\$50.00**
- (3) Burglar and fire alarms (local)
 - ~~Commercial and residential—40.00~~
 - Residential (hard-wired only, not thru Wi-Fi) \$50.00**
 - Commercial (hard-wired only, not thru Wi-Fi) \$100.00**

~~(4) Garage door operator where contractor is not doing electrical alteration—10.00~~

~~Commercial—20.00~~

(Ord. 01-03. Passed 1-16-2001; Ord. 2010-73. Passed 12-20-2010.)

(c) Commercial electrical for building shell and parking structures

A base fee for any electrical work, whether new, replacement or temporary, a minimum of ~~400.00~~ **\$150.00**

The following sum, in addition to the base fee provided in division (a) hereof, where applicable (per unit fees):

- (1) A/C compressor (each) additional to the unit HVAC permit ~~\$-15.00~~ **\$40.00**
- (2) CO detector system ~~150.00~~ **\$200.00**
- (3) Co-generation systems and associated equipment ~~200.00~~ **200.00**
- (4) Communication system - including fiber optic cable systems and data processing systems ~~50.00~~ **\$60.00 plus 1.00 per linear foot**
- (5) Electric furnace - additional to unit heating permit ~~15.00~~ **\$50.00**
- (6) Emergency lighting battery pack, per lamp ~~2.00~~ **\$5.00**
- (7) Exit lighting ~~4.00~~ **\$10.00 each unit**
- (8) Fans ~~15.00~~ **\$25.00**

- (9) Fire alarm system - state certification required 400.00 **\$150.00**
 - (10) Generator 0 - 400 kw ~~50.00~~ **\$100.00**
 - (11) Generator 401 kw and up **\$200.00**
 - (12) Heat cables - roof snow removal **\$20.00**
 - (13) Hi-intensity lights 1000 watts or more **\$20.00**
 - (14) Hot water heater ~~20.00~~ **\$25.00**
 - (15) Humidifiers **\$10.00**
 - (16) Lighting fixtures ~~4.00~~ **\$2.50 each**
 - (17) Motors 1½ H.P. or less ~~5.00~~ **\$10.00**
 - (18) Motors over 1½ H.P. to 10 H.P. **\$20.00**
 - (19) Motors over 10 H.P. **\$75.00**
 - (20) Panel board - electrical panel ~~30.00~~ **\$100.00**
 - (21) Parking lot lighting standards **\$30.00**
 - (22) Pre-engineered systems **\$100.00**
 - (23) Post lights and pathway lighting fixtures ~~15.00~~ **\$20.00 each**
 - (24) Receptacles 240 volt ~~15.00~~ **\$20.00**
 - (25) Receptacles under 240 volt ~~1.00~~ **\$2.00 each**
 - (26) Security system **\$150.00**
 - (27) Smoke detector system ~~50.00~~ **\$100.00**
 - (28) Snow melting system - below grade **\$100.00**
 - (29) Switches ~~4.00~~ **\$1.50 each**
 - (30) Temporary electrical service ~~30.00~~ **\$50.00**
 - (31) Track lighting (each section) ~~5.00~~ **\$10.00**
 - (32) Transformers ~~25.00~~ **\$100.00**
 - (33) Underground wiring ~~35.00~~ **\$50.00**
- (Ord. 2002-44. Passed 8-12-2002.)

1424.06 SIGN PERMIT FEES.

- (a) All new signs, electrical or others each per face ~~\$30.00~~ **\$50.00**
 - (b) Signs, relocated or altered in size
or advertising copy, each per face ~~\$30.00~~ **\$50.00**
 - (c) Signs, restored or repaired with no change in
size, location or advertising copy no charge
 - (d) Temporary signs allowed by Section
1266. 01(b) ~~15.00~~ **\$25.00**
- (1982 Code, § 1323.06) (Ord. 01-03. Passed 1-16-2001.)

1424.07 CONCRETE, PAVING AND CURB CUTTING FEES.

New Construction

- (a) Curb cutting, per foot ~~\$ 3.00~~ **\$5.00**
 - (b) Minimum ~~30.00~~ **\$50.00**
 - (c) New, replacement or widening of apron
(plus curb cutting fee) ~~25.00~~ **\$50.00**
 - (d) Widening of private driveways ~~15.00~~ **\$40.00**
 - (e) Driveway or garage floor replacement ~~35.00~~ **\$100.00**
 - (f) Partial drive replacement (50% **25%** or less)
~~20.00~~ **\$50.00**
and all service walks \$50.00 up to 20', thereafter \$1.00 per linear foot
 - (g) Resurface residential driveways ~~20.00~~ **\$50.00**
 - (h) ~~Repaying~~ **Repaving**, resurfacing or replacement of
commercial parking lots:
Up to 1,000 square feet ~~20.00~~ **\$100.00**
Thereafter, per 1,000 square feet or part thereof ~~2.00~~ **\$20.00**
 - (i) Parking lot construction or additions,
Up to 150 spaces **\$200.00**
Each additional space ~~4.00~~ **\$2.00**
- (1982 Code, § 1323.07) (Ord. 01-03. Passed 1-16-2001.)

1424.08 REINSPECTION FEE.

After two failed inspections made necessary by faulty or incomplete work, no final release from permit requirements, point of sale or rental inspections shall be made until such fees are paid) **\$100.00**
(1982 Code, § 1323.08) (Ord. 01-03. Passed 1-16-2001; Ord. 2009-24. Passed 5-18-2009.)

1424.09 INSPECTION FEE.

(a) (1) There shall be a fee for all inspections requested by or on the authority of the property owner, including point of sale inspections, which is hereby set at ~~\$150~~ **\$250.00** for a single-family home and ~~\$200~~ **\$300.00** for a two-family home.

(2) There shall be no charge for any reinspection requested by the same owner within one year of the issuance of the Certificate of Inspection.

(b) Whenever the Division of Building Engineering and Inspection of the City is required to make an inspection for purposes other than where plan examination is or will be required and such request is made by a profit-making commercial organization or by another governmental agency, there shall be levied for such inspection a charge of \$50.00.

(c) Such inspection shall be requested in writing of the Division and the fee shall be paid by the requestor prior to the inspection.

(d) The fee for an initial inspection and for a renewal fee for periodic inspections resulting from applications for ~~roomer~~ **Rental** permits and renewals thereof shall be \$300.00 for a single-family home, \$400.00 for a two-family home, and \$100.00 for a rental third floor unit.

(Ord. 2002-25. Passed 6-17-2002; Ord. 2004-08. Passed 3-1-2004; Ord. 2009-25. Passed 5-18-2009; Ord. 2012-75. Passed 11-19-2012.)

1424.10 WORK STARTED WITHOUT A PERMIT.

Where work, for which a permit is first required by this Part Fourteen-Building and Housing Code, is started prior to obtaining such permit, the fees required by such permit shall be doubled but the payment of such double fee shall not relieve any person from fully complying with the requirements of this Building and Housing Code or any law of the State or ordinance of this Municipality.

(1982 Code, § 1323.10) (Ord. 01-03. Passed 1-16-2001.)

1424.99 PENALTY.

Whoever violates or fails to comply with any of the provisions of this chapter is guilty of a misdemeanor of the first degree and shall be subject to the penalty provided in Section 1420.99(b).

CUYAHOGA COUNTY

BOARD OF HEALTH

YOUR TRUSTED SOURCE FOR PUBLIC HEALTH INFORMATION

September 30, 2020

Dear Mayor Brennan,

Chapter 3709 of the Ohio Revised Code stipulates that each city in the State of Ohio "*...must provide health services either through a city health district or by a valid contract or union with the county health district or an adjacent city health district.*"

The Director of the Ohio Department of Health annually certifies this provision of health services. To remain certified, contracts need to be approved by city councils and returned to the Cuyahoga County Board of Health by December 31.

The per capita contract rate for public health services we provide to your community for the 2021 calendar year will be \$5.45. This is the same rate as the 2020 contract. The new contract will be sent to you by the end of this month along with a list of the public health programs and services that we make available to the residents of our communities.

The unprecedented scope and magnitude of the COVID-19 pandemic had deeply impacted our entire community, the state and the nation. Our agency has played a central role in the local emergency response to the COVID-19 virus since the pandemic began in March. Here is a list of our major response activities and accomplishments to date:

CASE MANAGEMENT

- Investigation, isolation and quarantine of over 23,000 COVID-19 cases and close contacts to date to reduce community transmission

COLLABORATION

- Delivered trainings for a variety of school personnel in cooperation with the Educational Service Center of Northeast Ohio
- Provided staffing to the Cuyahoga County Emergency Operations Center and Joint Information Center
- Staffing the Cuyahoga County Personal Protective Equipment Distribution Center
- Weekly calls with community hospitals partners about testing, treatment community response and surge assessment

DAILY DUTIES

- Weekday staffing of a Call Center that educates and advises businesses, governmental agencies, faith-based communities, childcare environments, schools and the general public - average of 150 calls per day
- Enforcing state orders and reviewing and approving prevention and compliance plans for businesses, schools, universities, non-profits and governmental agencies

- Maintaining a 7 day per week response operation for case investigation and contract tracing
- Recognition, evaluation and control of COVID-19 clusters to suppress community spread

LONG-TERM CARE

- Consultative support for long term care facilities about clinical and environmental hygiene, person protective equipment and disease prevention
- Weekly reporting of cases and fatalities among long term care facilities to the state

MEDIA

- Weekly press updates to share case trends and related epidemiological data
- Providing education and guidance through www.ccbh.net and our social media outlets

SAFETY FORCES

- Regular consultation about prevention, state guidance, and trends
- Weekly calls with EMS providers for situational awareness and prevention

SCHOOLS

- Ongoing assistance with compliance, logistics, planning and training
- Weekly calls with the 32 public school districts and various private schools within our jurisdiction
- Weekly reporting of cases in schools to the state department of health

TESTING

- Coordination of community testing sites that have reached over 10,000 people to date
- Consultative support and targeted testing in homeless shelters, adult care homes for the developmentally disabled, low-income senior housing and other settings at high risk for COVID-19 transmission

Looking ahead, we will be working with our community partners to reduce the risk of co-infection from influenza and COVID-19 during the current flu season, which runs from September 2020 through April 2021. We continue to plan for the implementation of a COVID-19 vaccination campaign that will be instituted in coordination with state and federal partners. We also remain committed to providing as broad a range of public health services as possible during this ongoing public health crisis.

Please contact me at 216.201.2011 if you have questions regarding your contract for public health services.

Sincerely,



Terry Allan, MPH, RS
Health Commissioner

ORDINANCE NO. 2020-55

INTRODUCED BY: MAYOR MICHAEL DYLAN BRENNAN

**AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO CONTRACT FOR PUBLIC HEALTH SERVICES WITH THE CUYAHOGA COUNTY BOARD OF HEALTH AND DECLARING AN EMERGENCY.
(City with a General Health District - Authority--Sec.3709.08 O.R.C.)**

NOW, THEREFORE BE IT ORDAINED BY THE COUNCIL OF THE CITY OF UNIVERSITY HEIGHTS, OHIO THAT:

WHEREAS, the District Advisory Council of the Cuyahoga County General Health District, created by ORC 3709.03, after giving due notice by publication as required by law, held a public meeting on March 9, 2020, at which by a majority vote of members representing the townships and villages of said county, did vote affirmatively on the question of providing public health services to the cities in Cuyahoga County, and did authorize the Chairman of the District Advisory Council to enter into an Agreement with the Mayor of the City for providing public health services therein; and

WHEREAS, the Council of the **City of University Heights**, at a Council meeting held on November 2, 2020, by majority vote of all members did vote affirmatively on the question of contracting with the District Advisory Council of the Cuyahoga County General Health District for providing public health services to the **City of University Heights** and did authorize the Mayor to enter into a contract with the Chairman of the District Advisory Council of the Cuyahoga County General Health District to provide public health services.

NOW, THEREFORE, pursuant to such authority, Mayor David Smith on behalf of the District Advisory Council of the Cuyahoga County General Health District and Michael Dylan Brennan on behalf of the **City of University Heights** do agree as follows:

Section 1: The General Health District of Cuyahoga County, Ohio, hereby agrees to provide health services for the **City of University Heights** for the calendar year 2021: **January 1, 2021 through December 31, 2021**. Per Public Health Services Agreement, Exhibit A – Scope of Work will include all necessary medical, nursing, sanitary, laboratory and such other health services as are required by the Statutes of the State of Ohio. Air pollution enforcement services, as described in Chapter 3704 of the Ohio Revised Code (“ORC”), will be conducted through the designated agent, the Cleveland Division of Air Pollution Control, not by the Board. This authorization is contingent upon renewal of the Agreement between the Ohio EPA and the City of Cleveland and satisfactory performance of the Agreement terms and conditions regarding air pollution control in Cuyahoga County. The Board of Health reserves the right to alter, modify or amend this Agreement provision with notice to the City.

Section 2: In consideration for the health services described in Exhibit A, which will be provided by the Board to and within the City, the City shall pay to the Board the total **annual sum of Seventy-Three Thousand Seven Hundred Eighty-Eight Dollars (\$73,788.00) for calendar year 2021**. The City hereby directs the Fiscal Officer of Cuyahoga County to place to the credit of the Board and the Fiscal Office of Cuyahoga County is hereby authorized and directed to deduct the sum stated above in equal, **semi-annual installments of Thirty-Six Thousand Eight Hundred Ninety-Four Dollars (\$36,894.00)** from the regular property tax settlement to be made for said City for calendar year 2021.

Section 3: It is hereby found and determined that all formal actions of this Council concerning and relating to the passage 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 of all legal requirements.

Section 4. This Ordinance constitutes an emergency measure for the immediate preservation of public peace, health and safety of the citizens of the City of University Heights, and provided it receives the affirmative vote of not less than five (5) members of Council, it shall take effect immediately upon its passage and approval of the Mayor, otherwise, it shall become effective at the earliest time allowed by law.

CITY OF UNIVERSITY HEIGHTS, OHIO

MICHAEL DYLAN BRENNAN, MAYOR

PASSED: _____

ATTEST:

KELLY M. THOMAS, CLERK OF COUNCIL

APPROVED AS TO FORM:

LUKE F. MCCONVILLE, LAW DIRECTOR

ORDINANCE 2020-57

INTRODUCED BY: MAYOR MICHAEL DYLAN BRENNAN

AN ORDINANCE AUTHORIZING THE CITY TO CONTINUE TO ENGAGE JEREMY IOSUE, ESQ. OF STERFANIK IOSUE & ASSOCIATES TO CONDUCT LABOR NEGOTIATIONS AND RELATED SERVICES, AND DECLARING AN EMERGENCY.

WHEREAS, the City of University Heights has engaged Jeremy Iosue, Esq. of Stefanik Iosue & Associates to conduct labor negotiations and related services in an attempt to reach collective bargaining agreements with its union employees' respective bargaining units, and wishes to continue to retain Mr. Iosue's services to complete said agreement;

NOW THEREFORE, BE IT ORDAINED BY THE CITY OF UNIVERSITY HEIGHTS, CUYAHOGA COUNTY, OHIO, THAT:

Section 1: City Council hereby authorizes the continuing engagement of Jeremy Iosue, Esq. of Stefanik Iosue & Associates, to conduct labor negotiations and related services in an attempt to reach collective bargaining agreements with its union employees' respective bargaining units, on the terms and conditions and at the rates set forth in an engagement letter, which is attached hereto as Exhibit A and incorporated herein by reference as if fully rewritten.

Section 2: The Council hereby finds and determines that all formal actions relative to the passage of this Ordinance were taken in an open meeting of this Council, that all deliberations of this Council and of its committees, if any, which results in formal action were taken in meetings open to the public, in full compliance with the applicable legal requirements, including Section 121.22 of the ORC.

Section 3: This ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, health and safety of the City, so that the City can continue to engage Mr. Iosue and provide prompt payment for legal services hereunder; wherefore, this ordinance shall be in full force and effect from and immediately after its adoption and approval by the Mayor.

CITY OF UNIVERSITY HEIGHTS, OHIO

MICHAEL DYLAN BRENNAN, MAYOR

PASSED: _____

ATTEST:

KELLY M. THOMAS, CLERK OF COUNCIL

APPROVED AS TO FORM:

LUKE F. MCCONVILLE, LAW DIRECTOR

EXHIBIT A

[Attach copy of engagement letter]

STEFANIK IOSUE & ASSOCIATES, LLC FEE AGREEMENT

THIS AGREEMENT is entered into by and between the CITY OF UNIVERSITY HEIGHTS, Cuyahoga County, Ohio hereinafter referred to as the "City," and STEFANIK IOSUE & ASSOCIATES an Ohio firm having its place of business in Cleveland, Ohio, hereinafter referred to as the "Firm." The parties hereby agree to the following terms and conditions through July 31, 2021.

THE FIRM agrees to provide to the City, labor relations, human resources and/or other management counseling services as may be requested by the City throughout the duration of this Agreement.

THE CITY agrees to pay the Firm for all actual hours spent in providing the aforementioned services to the City at a rate of one-hundred seventy-five (\$175) per hour. Invoices setting forth all charges shall be submitted as accrued on a monthly basis and are payable upon receipt. Total charges under this Agreement shall not exceed seventy thousand dollars (\$70,000.00).

STEFANIK IOSUE & ASSOCIATES hereby certifies that neither it, nor any of its owners, employees or their immediate family members, individually or in the aggregate, has made political contributions in excess of the limits established in HB 694 and HB 119 to elected or appointed Officials of the CITY.

IN WITNESS WHEREOF, the parties hereunto set forth their hand in the City of University Heights,
County of Cuyahoga, State of Ohio this ____ day of _____, 2020.

FOR STEFANIK IOSUE & ASSOCIATES, LLC:

/s/ Jeremy D Iosue

Jeremy D. Iosue, Partner

ACCEPTED FOR THE CITY OF UNIVERSITY HEIGHTS:

Michael Dylan Brennan, Mayor

ORDINANCE NO. 2020-58

INTRODUCED BY: COUNCILWOMAN BARBARA BLANKFELD

AN ORDINANCE ENACTING CODIFIED ORDINANCE SECTION 1424.11 ENTITLED “UNCERTIFIED ASSESSMENT SEARCH FEE” AND DECLARING AN EMERGENCY.

WHEREAS, the City receives several requests per week (5 to 15, on average) to conduct searches of uncertified special assessments, typically in connection with a pending sale of residential real property and improvements;

WHEREAS, the request to conduct a search of uncertified special assessments are time sensitive, since they relate to pending real estate transactions;

WHEREAS, the City incurs significant costs and expenses, in the form of allocation of its employee resources in the City’s Finance Department, to conduct the uncertified special assessment searches;

WHEREAS, the performance of the uncertified special assessment searches is a valuable service that the City intends to continue to provide;

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF UNIVERSITY HEIGHTS, OHIO THAT:

Section 1. Council hereby enacts Codified Ordinance Section 1424.11 entitled “Uncertified Assessment Search Fee” to read in its entirety as follows:

1424.11 UNCERTIFIED ASSESSMENT SEARCH FEE

Upon request, the City shall conduct a search for any uncertified special assessments levied, charged against or attached to any parcel of real property in the City, for a fee of \$15.00 per parcel.

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

Section 3. This Ordinance is declared to be an emergency measure necessary for the preservation of the public peace, safety, health and welfare of the citizens of the City of University Heights, the emergency being the need to conduct uncertified assessment searches in a manner that is budget neutral, to the immediate benefit of the University Heights taxpayers. It shall therefore become effective upon its passage by the affirmative vote of not less than five (5) members of Council and approval of the Mayor; otherwise, it shall become effective at the earliest time allowed by law.

CITY OF UNIVERSITY HEIGHTS, OHIO

MICHAEL DYLAN BRENNAN, MAYOR

PASSED:

ATTEST:

KELLY M. THOMAS, CLERK OF COUNCIL

APPROVED AS TO FORM:

LUKE F. MCCONVILLE, LAW DIRECTOR

RESOLUTION 2020-61

**INTRODUCED BY: MAYOR MICHAEL DYLAN BRENNAN
AND COUNCIL AS A WHOLE**

A RESOLUTION AUTHORIZING THE MAYOR TO SEEK FINANCIAL ASSISTANCE FROM THE OHIO PUBLIC WORKS COMMISSION (OPWC) STATE PUBLIC WORKS PROGRAM TO FUND WARRENSVILLE CENTER ROAD RESURFACING – FAIRMOUNT TO CEDAR

WHEREAS, pursuant to Article VIII, Section 2K of the Ohio Constitution, the State of Ohio is authorized to issue bonds and other obligations of the State for the purpose of financing public infrastructure capital improvements of political subdivisions as designated by law;

WHEREAS, pursuant to Section 164.05 of the Ohio Revised Code, the Ohio Public Works Commission (OPWC) has been created to accept and approve applications for state financing of capital infrastructure improvement projects of political subdivisions in Cuyahoga County;

WHEREAS, pursuant to Section 164.06 of the Ohio Revised Code, the District One Public Works Integrating Committee (DOPWIC) has been created to accept, evaluate and recommend applications to the OPWC for the state financing of capital infrastructure improvement projects of political subdivisions in Cuyahoga County; and

WHEREAS, the City has conducted a capital inventory and needs assessment and has determined that it is necessary to submit applications for financial assistance for capital infrastructure improvement projects;

NOW THEREFORE, BE IT ORDAINED BY THE CITY OF UNIVERSITY HEIGHTS, CUYAHOGA COUNTY, OHIO, THAT:

Section 1: The Mayor is hereby authorized to apply to the DOPWIC and the OPWC for financial assistance for the following capital infrastructure improvement project:

Warrensville Center Road Resurfacing – Fairmount to Cedar

Section 2: The Mayor is further authorized to enter into any agreements as may be necessary and appropriate for obtaining this financial assistance in conjunction with the recommendation of the City Engineer, and approved as to form by the City Law Director, in accordance with all authority granted to and limitations placed thereon by the City Director of Finance.

Section 3: The Council hereby finds and determines that all formal actions relative to the passage of this Ordinance were taken in an open meeting of this Council, that all deliberations of this Council and of its committees, if any, which results in formal action were taken in meetings open to the public, in full compliance with the applicable legal requirements, including Section 121.22 of the ORC.

CITY OF UNIVERSITY HEIGHTS, OHIO

MICHAEL DYLAN BRENNAN, MAYOR

PASSED: _____

ATTEST:

KELLY M. THOMAS, CLERK OF COUNCIL

APPROVED AS TO FORM:

LUKE F. MCCONVILLE, LAW DIRECTOR



Cuyahoga County
Together We Thrive

Armond Budish
Cuyahoga County Executive

October 27, 2020

The Honorable Mayor Brennan
City of University Heights
2300 Warrensville Center Road
University Heights, Ohio 44118

RE: County Road 50/50 Funding Program – Selection Results

Dear Mayor Brennan:

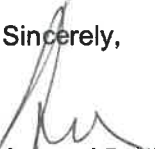
Michael

The County has several infrastructure programs that focus on being proactive in addressing the needs of the regional transportation system while partnering with municipalities and other funding partners to maximize the use of our resources. One of these programs is the County's 50-50 Program.

We have received your request for funding for the resurfacing of Warrensville Center Road from Fairmount Boulevard to Cedar Road as a municipally sponsored project. We are excited to partner with the City of University Heights on this project as part of the County's 2019 50-50 Program. The County is willing to contribute 50%, up to a maximum of \$250,000, toward this project, subject to County Council approval.

The County will process one reimbursement payment for the project once the project is completed, and the reimbursement requesting including invoice is submitted, reviewed and approved by the Department of Public Works. The Department of Public Works will coordinate with your engineer on further details and requirements of the program and necessary legislation.

Sincerely,


Armond Budish
County Executive

Glad we can help!

AB/jlg

cc: CCDPW: M. Dever, D. Marquard, N. English, C. George, A. Stoll;
City of University Heights: Ciuni, Pokorny

ORDINANCE NO. 2020-59

INTRODUCED BY: MAYOR MICHAEL DYLAN BRENNAN

AN ORDINANCE APPROPRIATING MATCHING FUNDS IN THE AMOUNT OF \$250,000.00 FOR THE COUNTY ROAD 50/50 FUNDING PROGRAM FOR THE RESURFACING OF A PORTION OF WARRENSVILLE CENTER ROAD, AND DECLARING AN EMERGENCY.

WHEREAS, Cuyahoga County, in conjunction with the Ohio Public Works Commission (“OPWC”), operates a County Road 50/50 Funding Program to address the needs of the regional transportation system by partnering with local municipalities to maximize the use of resources;

WHEREAS, Cuyahoga County has approved the City’s grant request for OPWC matching funds for the resurfacing of Warrensville Center Road from Fairmount Boulevard to Cedar Road, and Cuyahoga County will contribute 50% of the costs of the project, up to \$250,000.00; and

WHEREAS, the City must appropriate matching funds to receive the grant award;

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF UNIVERSITY HEIGHTS, OHIO THAT:

Section 1. Council hereby appropriates \$250,000.00 as matching funds for the resurfacing of Warrensville Center Road from Fairmount Boulevard to Cedar Road, in connection with the grant award from Cuyahoga County’s County Road 50/50 Funding Program.

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

Section 3. This Ordinance is declared to be an emergency measure necessary for the preservation of the public peace, safety, health and welfare of the citizens of the City of University Heights, the emergency being the need to expedite the receipt of grant approval and begin engineering for the project. It shall therefore become effective upon its passage by the affirmative vote of not less than five (5) members of Council and approval of the Mayor; otherwise, it shall become effective at the earliest time allowed by law.

CITY OF UNIVERSITY HEIGHTS, OHIO

MICHAEL DYLAN BRENNAN, MAYOR

PASSED:

ATTEST:

KELLY M. THOMAS, CLERK OF COUNCIL

APPROVED AS TO FORM:

LUKE F. MCCONVILLE, LAW DIRECTOR

ORDINANCE NO. 2020-60

INTRODUCED BY: COUNCILPERSON BLANKFELD

AN ORDINANCE AMENDING CODIFIED ORDINANCE SECTION 1280.10 ENTITLED “RENTAL OF ONE-AND-TWO-FAMILY DWELLING UNITS IN U-1 AND U-2 DISTRICTS.”

WHEREAS, the City wishes to avoid overcrowding in U-1 and U-2 zoning districts and wishes to promote the health, safety and tranquility of said districts;

WHEREAS, an evaluation of the City’s Rental Registration Program, dated February 14, 2020, was conducted and prepared by the Housing and Community Development Department, and concluded that the rental registration fee structure set forth herein is both rationally related to the City’s costs and expenses of administering rental registration permits, and adequate to support the City’s rental registration program;

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF UNIVERSITY HEIGHTS, OHIO THAT:

Section 1. Council hereby amends Codified Ordinance Section 1280.10 entitled “Rental of One-and-Two-Family Dwelling Units in U-1 and U-2 Districts,” to read in its entirety as follows:

1280.10 RENTAL OF ONE-AND-TWO-FAMILY DWELLING UNITS IN U-1 AND U-2 DISTRICTS

(a) Findings Purpose and Intent. By adopting this section, the City of University Heights acknowledges the overall general increase of rental properties and states that the U-1 and U-2 Districts have special features, characteristics, needs, issues, concerns and problems that are not prevalent in other zoning districts. The concerns include the safety and the tranquility of the residential neighborhood, both of which may be impaired by, among other things, the significant increase in parking of vehicles at one-and two-family dwellings. It is with these concerns in mind that the City now adopts this section in an effort to help ensure safe living conditions and adequate parking areas, as well as to avoid overcrowding in the U-1 and U-2 zoning districts.

(b) Permit Required.

(1) No owner, renter, tenant or regular occupant of any single-family or two-family dwelling in the U-1 and U-2 zoning districts shall rent, lease or regularly occupy any dwelling unit without first obtaining a rental permit from the City Building Department or its designee, except in the following circumstances:

[LM1]

A. Both of the following criteria are met:

(i). The dwelling unit is occupied by one family as defined in Section 1240.10 or one “functional family equivalent,” as such term is defined in Section 1280.10(e)(2) hereof, and the family or functional family equivalent is related by blood, marriage, domestic partnership[LM2] or adoption to the owner of the dwelling unit; and

(ii). No monetary or in-kind consideration is exchanged between the owner and the subject family or functional family equivalent. For purposes of this section, in-kind consideration does not include child care, elder care, other caregiving among family members, housekeeping, landscaping, repairs or maintenance, household chores or services, and such other customary deeds or services among family members.

B. For purposes of this ordinance, the term “domestic partnership” shall refer to a relationship[LM3] between Domestic Partners.

C. For purposes of this ordinance, the term “Domestic Partners” shall mean individuals^[LM4] who meet the following criteria:

- (i) They have a single dedicated relationship of at least 12 months;
- (ii) They share the same permanent residence and the common necessities of life for at least 12 months;
- (iii) They are not related by blood to a degree of closeness that would prohibit legal marriage in the State of Ohio;
- (iv) They are at least eighteen (18) years of age;
- (v) They are mentally competent to consent to the domestic partnership;
- (vi) Neither is currently married to another person under either statutory or common law, in another domestic partnership, civil union, or legally separated from someone else; and
- (vii) They are financially interdependent on each other. In order to be considered financially interdependent on each other, at least three of the following interdependencies must be provable by supporting documentation: joint ownership of real estate property or joint tenancy on a residential lease; joint ownership of an automobile; joint bank account or credit account; a Will, designating the domestic partner as the primary beneficiary; Retirement plan or life insurance policy designating the domestic partner as the primary beneficiary; and/or durable power of attorney, signed to the effect that powers are granted to one another.

(2) A dwelling unit may be occupied by one family as defined in Section 1240.10 and/or 1472.14 (or related by blood, marriage, domestic partnership^[LM5] or adoption), or one functional family equivalent as defined in Section 1280.10(e)(2), or can be occupied by not more than three unrelated persons. “Regular occupancy” means the physical presence of a person in the dwelling unit overnight for at least 15 nights in a consecutive 30-day period.

(3) Any one- or two-family dwelling including those with a rentable third floor shall be required to obtain a rental permit.

A. One-family dwelling. Each third floor unit shall be limited to one tenant and have its own private bath complete with shower and/or tub, toilet, and sink. No culinary or cooking equipment shall be permitted within this area. (See Section 147.30 for definition of “culinary facilities”).

B. Two-family dwelling. Each third floor unit must meet all the requirements of a one-family third floor unit. In addition, the unit must have direct access to the outside without traversing through any other unit.

(c) Rental Permit Application.

(1) The application for a rental permit shall contain the following information and any additional information the Building Commissioner finds necessary:

A. The name and signature of the owner of the property, including the mailing address and the telephone number;

B. The name and phone numbers of the primary contact tenant;

C. The name of each tenant and, if under the age of 21, his or her permanent address.

D. Affirmation that the property is not delinquent on property taxes or is enrolled in a payment plan for delinquent property taxes.

E. The name and identity of a Local Authorized Representative. For purposes of this section, the term “Local Authorized Representative” shall mean a person or entity designated by the owner of property to manage the real property and rental units. The Local Authorized Representative may be an owner or a third-party. The Local Authorized Representative must maintain a home or business address in Cuyahoga County or a neighboring county. The Local Authorized Representative shall be authorized to conduct all business related to rental property

or rental units and shall be authorized to accept service of all notices regarding any action or proceeding.

F. If the property owner is a limited liability company, corporation, partnership, trust, or other entity or organization, the following information: (i) statutory agent; and (ii) a current Certificate of Good Standing with the State of Ohio or evidence of a current, valid registration with the Ohio Secretary of State to conduct business in Ohio.

G. Any application shall be accompanied with the fee provided for in division (f) of this section.

(2) Upon filing an application for a rental permit, the Building Department shall inspect the dwelling unit to determine the following, subject to the consent of the owner and/or occupant(s) of the dwelling unit and their respective rights set forth in Section 1280.10(c)(2)(G), and subject further to the limitations set forth on Section 1280.10(c)(2)(H):

A. That the dwelling unit is of adequate size and has an adequate number of sleeping rooms to accommodate the proposed number of tenants, renters or regular occupants, including the requirements under this Zoning Code and the Building Code that are applicable.

B. That one off-street parking space per tenant shall be provided.

C. That the dwelling unit shall not contain culinary facilities outside of the kitchen. (See Section 1472.30 for the definition of “culinary facilities”.)

D. That each unrelated tenant shall be provided with his or her own bedroom which shall be approved by the Building Commissioner. Bedrooms must have a bathroom directly attached or abut a hallway leading to a bathroom and shall be a minimum of 120 square feet in area with no dimension being less than eight feet. Bedrooms in basements or otherwise below grade are prohibited.

E. That the dwelling unit satisfies the provisions of Part Fourteen – Building and Housing Code and Part Sixteen – Fire Prevention Code of the Codified Ordinances of the City.

F. That the owner/landlord acknowledges responsibility for all maintenance, both exterior and interior, adhering to all the adopted State and all local Codified Ordinances within the City and within the U-1 and U-2 Districts of the City.

G. The owner or occupant(s) of a dwelling unit may refuse inspection of said dwelling unit. In the event that the owner or occupant(s) denies consent to the performance of an inspection hereunder, then the Housing and Community Development Director shall either promptly issue a rental permit hereunder or shall promptly procure an administrative search warrant as provided by law to gain entry to the dwelling unit to conduct a rental permit inspection thereof. In the event that the City files for an administrative search warrant for an inspection of the dwelling unit, if the search warrant is granted, the City shall conduct its inspection within the time periods set forth in the search warrant, but not later than ten (10) Business Days following execution of the search warrant by a court of competent jurisdiction. In the event that the City’s application for a search warrant is denied, the City shall promptly issue its rental permit. For purposes of this section, the term “Business Days” shall mean any day on which the City is open for the conducting of business, excluding Saturdays, Sundays and legal holidays.

H. Inspection of a dwelling unit hereunder shall be required on a bi-annual basis.

(3) Upon filing an application for a rental permit, the Building Department also shall inspect Cuyahoga County property tax records to ensure the owner/landlord is not delinquent in payment of property taxes for the subject property. In order for the applicant to be eligible for a rental registration permit, the applicant must be current in the payment of Cuyahoga County property taxes for the subject property or be enrolled in a payment plan for delinquent taxes for the subject property.

(d) Rental Permit Duration. A rental permit shall be valid for the property, for up to the number of occupants authorized in the permit for a one year period from the date of inspection. Should the property ownership change, the rental permit is non-transferable and a new application must be applied for and all requirements must be met by the new owner(s). The owner or occupant is required to notify the City Building Department whenever there is any change in tenants, renters or regular occupants, however, such a change(s) will not invalidate the rental permit, so long as the number of tenants, renters, or regular occupants permitted on the leased premises does not exceed the maximum tenancy allowed for the property.

(e) Appeal and Special Application for a Functional Family Equivalent.

(1) An owner or tenant of a single-family or two-family dwelling may make a written application to the Board of Zoning Appeals to allow occupancy or more than three unrelated persons in a dwelling unit either as a functional family equivalent or otherwise . The applicant shall have the burden of proving a functional family equivalent by a preponderance of the evidence. In reviewing such an application, the Board of Zoning Appeals shall consider the criteria contained in subsection (e)(2) below. However, no provision of this section shall be applied in circumstances where the application of such provision would violate the fair housing rights of the disabled as defined by applicable Federal, State or local law.

(2) A “functional family equivalent” shall mean a group of unrelated individuals living together and functioning together as a traditional family. In determining whether or not a group of unrelated individuals constitutes a functional family equivalent for purposes of this ordinance, the Board of Zoning Appeals shall consider the following factors.

A. Whether the group shares the entire dwelling unit and lives and cooks together as a single housekeeping unit. A group of unrelated individuals that utilizes a dwelling unit as a day care center, fraternity house, sorority house, residential cooperative, commune, dormitory, rooming house (as defined in Codified Ordinance Section 1472.31), boarding house (as defined in Codified Ordinance Section 1472.32), halfway house, or a use equivalent to any of the foregoing, shall not qualify as a functional family equivalent.

B. Whether the group shares expenses for food, rent or ownership costs, utilities and other household expenses.

C. Whether the group is permanent and stable. Evidence of such permanence and stability may include the following: (i) the presence of minor dependent children regularly residing in the household who are enrolled in local schools; (ii) members of the household have the same address for purpose of voter registration, driver’s license, motor vehicle registration and filing of taxes; (iii) members of the household are employed in the area; (iv) the household has been living together as a unit for a year or more whether in the current dwelling unit or other dwelling units; (v) there is common ownership of furniture and appliances among the members of the household; and (vi) the group is not transient or temporary in nature.

D. Whether the group is a temporary living arrangement or a framework for transient living;

E. Whether the composition of the household changes from year to year or within a year;

F. Any other factors reasonably related to whether or not the group of persons is the functional family equivalent of a family.

(3) An applicant who has been denied a rental permit by a decision of the Board of Zoning Appeals may seek further administrative appeal to the Cuyahoga County Court of Common Pleas.

(f) Application Fee/Late Fee. An applicant for a rental permit shall pay an application fee in accordance with the following schedule of application fees.

Type of Dwelling

Application Fee



Starfish Computer
 Phone: 440-808-0468
 Fax: 440-808-0470
 24831 Lorain Road
 North Olmsted, OH 44070

Quote
 No.: **11402**
 Date: 10/30/2020

Prepared for:
 Michael D Brennan
 City of University Heights
 2300 Warrensville Center Road
 University Hts., Ohio 44118

Prepared by: Patrick Hanrahan
 Account No.: 12849
 Phone: (216) 932-7800

Quantity	Description	UOM	Sell	Total
University Heights Firewalls and Access Points				
City Hall Firewall				
1	WATCHGUARD FIREBOX SECURITY APPLIANCE - WITH 3 YEARS TOTAL SECURITY SUITE	EA	\$3,983.47	\$3,983.47
1	WatchGuard Firebox - High Availability - security appliance - with 3 years Standard Support - 8 ports - GigE - 1U - rack-mountable	EA	\$1,185.00	\$1,185.00
1	Ubiquiti UniFi Switch - 24 Ports - Manageable - 2 Layer Supported - 1U High - Rack-mountable - 1 Yr limited warranty	EA	\$399.00	\$399.00
6.00	Configuration, Installation and Implementation	HR	\$155.00	\$930.00
Annex Firewall				
1	WatchGuard Firewall Firebox with 3-yr Total Security Suite, Trade up	EA	\$1,909.25	\$1,909.25
6.00	Configuration, Installation and Implementation	HR	\$155.00	\$930.00
Wireless Access Points				
6	WATCHGUARD WIRELESS ACCESS POINT - WITH 3 YEARS SECURE WI-FI	EA	\$604.99	\$3,629.94
2.00	Configuration, Installation and Implementation	HR	\$155.00	\$310.00

Your Price: **\$13,276.66**

Total: **\$13,276.66**

Prices are firm until 11/20/2020

Terms:

Prepared by: Patrick Hanrahan, phanrahan@starfishcomputer.com

Date: 10/30/2020

Accepted by: _____

Date: _____

Disclaimer

Prices are subject to change, error and availability. Prices do not include shipping and handling, if any. Return Policy: Returned parts will be charged a 20% restocking fee. Returns must be made within in 30 days of our order date. Special order parts are non-returnable.

Please fax signed quote to 440-808-0470 or email to sales@starfishcomputer.com so that your order can be placed. Thank you for your business.

Single Family Dwelling	\$150
Two Family Dwelling (1 Unit Inspection)	\$150
Two Family Dwelling (2 Unit Inspection)	\$200
3 rd Floor Unit	\$ 50

A late fee of \$100/month per rental unit shall be assessed against the owner of any property for any month or portion thereof during which an owner fails to comply with the requirement of this ordinance that a rental permit be issued for the rental of any dwelling unit.

g) Nuisance. Failure or refusal to comply with the rental registration requirement of this ordinance shall be prima facie evidence of unsafe or nuisance conditions in violation of Codified Ordinance Section 1442.01^[LM6].

(h) Penalty. Whoever violates any provision of this section is guilty of a misdemeanor of the first degree and shall be fined not more than one thousand dollars (\$1,000.00) or imprisoned not more than six months, or both, for each offense. A separate offense shall be deemed committed each day during or on which a violation occurs or continues.

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

CITY OF UNIVERSITY HEIGHTS, OHIO

MICHAEL DYLAN BRENNAN, MAYOR

FIRST READING: _____

PASSED: _____

ATTEST:

KELLY M. THOMAS, CLERK OF COUNCIL

APPROVED AS TO FORM:

LUKE F. MCCONVILLE, LAW DIRECTOR