ORGANIZATIONAL MEETING
REGULAR COUNCIL MEETING
MONDAY, JANUARY 5, 2026 – 7:00 PM
EXECUTIVE SESSION IMMEDIATELY FOLLOWING

CALL TO ORDER – ORGANIZATIONAL MEETING

Clerk of Council Samantha Danielson called the Organizational Meeting to order at 7:00 PM. City Council convened for an organizational meeting and regular council meeting in Council Chambers – Courtroom #1. All Council members were present.

Mrs. Danielson explained the City Charter provides that in even years, City Council shall meet within three days after the third day of the year to organize. Before the organizational nominations, swearing-in of the re-elected Council-At-Large members to 4-year terms would be conducted.

Derrick Abney was sworn in as Council-At-Large, effective January 1, 2026 to December 31, 2029, by Law Director Jim Lyons, with Bishop Mirbel holding the Bible.

Lori DiNallo was sworn in as Council-At-Large, effective January 2, 2026 to December 31, 2029, by Law Director Jim Lyons, with her two granddaughters holding the Bible.

Jim Fodor was sworn in as Council-At-Large, effective January 3, 2026 to December 31, 2029, by Law Director Jim Lyons, with his grandson, holding the Bible.

Mrs. Danielson then called for the nominations for the Office of President of Council.

Mrs. Shoop nominated Mr. Fodor, seconded by Mr. Rodriguez.

Mrs. Danielson asked if there were any more nominations for President of Council. No other nomination was given.

Mrs. Danielson asked for a motion to close nominations.

Mrs. Shoop moved to close the nominations, seconded by Mr. Augustine. All Council Members were in favor by responding "Aye". Nominations were closed.

Roll call for their vote was performed.

Mr. Abney, Mr. Augustine, Mrs. DiNallo, Mr. Fodor, Mr. Hach, Mr. Rodriguez, and Mrs. Shoop voted for Mr. Fodor. Motion carried to elect Mr. Fodor by a 7-0 vote and was elected President of Council for a two-year term from January 5, 2026 to December 31, 2027.

Mrs. Danielson congratulated Mr. Fodor and turned the meeting over to the Council President for the Vice-President nominations.

Mr. Fodor then called for the nominations for the Office of Vice-President of Council.

Mrs. Shoop nominated Mr. Augustine, seconded by Mr. Hach.

Mr. Fodor asked if there were any more nominations for Vice-President of Council. No other nomination was given.

Mr. Fodor asked for a motion to close nominations.

Mrs. Shoop moved to close nominations, seconded by Mr. Rodriguez. All Council Members were in favor by responding "Aye". Nominations were closed.

Roll call for their vote was performed.

Mr. Abney, Mr. Augustine, Mrs. DiNallo, Mr. Fodor, Mr. Hach, Mr. Rodriguez, and Mrs. Shoop voted for Mr. Augustine. Motion carried to elect Mr. Augustine by a 7-0 vote and was elected Vice-President of Council for a two-year term from January 5, 2026 to December 31, 2027.

President Fodor congratulated Mr. Augustine and stated that concluded Council's organizational meeting and Council will move directly into the regular council meeting.

CALL TO ORDER – REGULAR MEETING

President Jim Fodor called the Regular Council Meeting to order at 7:13 PM. City Council convened for a regular meeting in Council Chambers – Courtroom #1.

ROLL CALL FOR ATTENDANCE

Councilpersons Derrick Abney, Nick Augustine, Lori DiNallo, Jim Fodor, Paul Hach, Mario Rodriguez, and Christine Shoop were present.

Other City Staff in attendance: City Manager Doug Lewis, Police Chief Dan Waterman, and Clerk of Council Samantha Danielson.

APPROVE AGENDA AS SUBMITTED

Mr. Fodor asked for a motion to approve the agenda.

Mrs. DiNallo moved to approve the agenda, seconded by Mrs. Shoop. All Council members were in favor by answering "Aye". Motion carried. Agenda approved.

INVOCATION was given by Councilperson Lori DiNallo.

PLEDGE OF ALLEGIANCE was recited.

MINUTES: Regular Meeting 12.15.25

Mr. Fodor asked for a motion to approve the minutes from the Regular Meeting on December 15, 2025.

Mr. Augustine moved to approve the minutes from the Regular Meeting on December 15, 2025, seconded by Mrs. Shoop. All Council members were in favor by answering "Aye". Motion carried. Minutes approved.

PUBLIC COMMENTS:

An email from Gary McCausland submitted on December 31, 2025: *The snow parking ban needs informed. Hartshorn Dr. has a constant problem.*

An email from Charles "Cap" Perts submitted on January 5, 2026: *Please extend my sincere thanks to those responsible for keeping our sidewalks cleared. It's been very much appreciated these past couple of weeks!*

COMMITTEE REPORT: JEDD, BZA, Senior Board

JEDD

City Manager Doug Lewis gave a report for this meeting which was held on December 12, 2025. The following items were discussed: Seisman Cancer Center is continuing to move forward and is on schedule. This will be located in the administration building, off of the hospital site in Concord; A decision will be determined soon for UH joining the JEDD; Mr. Lewis provided an overview of various projects within the City, and there was some discussion about various projects throughout the City; The minutes from the Painesville Council Meeting were received to reappoint Christine Shoop, and they had the nominations and approval for the different board positions; Mr. Lewis provided an update of the revenues and expenses through December 1, 2025. The JEDD has received $2,014,717.97 in income tax receipts compared to $1,417,043.29 total receipts at this time last year. 42% increase over this time last year. JEDD is averaging $167,893 per month. He listed the breakdown of revenue by entities to date; Investments are also doing well in the JEDD year to date, they've received $9,865.28 compared to $8,932.48 the same time last year. Total receipts in the Star Ohio account are $238,650.67. There was a discussion about transferring some additional money, since the JEDD was doing so well, into the Star Ohio because the interest rate received are very good and is generating additional funds; There were a couple budget adjustments approvals, one to the legal line item and one to the dues line item for various Chamber of Commerce dues; The 2026 budget was discussed and approved; There was a suggestion on how to market the JEDD but decided to wait until they finish their comprehensive plan to determine how to move forward and what incentives to provide interested parties to move into the JEDD; The 2023-2024 audit was completed, and all the members were given a copy of the audit for to review; They have been working with a number of companies that are interested in relocating or looking at locating within the JEDD. They didn't mention specifically who those companies were, since they're working with them to negotiate a deal on possible acquisition of property, and then they had three companies that were looking to be part of the JEDD. This will increase revenues. There is interest to join the JEDD or relocate to Concord, because the market's has caught up with the Concord real estate, and the property is more desirable; ICSC was attended and provided a number of leads that will be followed up; ICSC in Cleveland was attended, and there was a presentation on a grocery outlet and Pinecrest; A vote to renew the liability insurance passed; A vote to approve the administrator's contract with no changes from last year was approved; A cyber security policy resolution was passed; ICSC Las Vegas event will be attended by two members; and dates were set for the meetings in 2026. The meeting adjourned.

BZA

City Manager Doug Lewis gave a report for this meeting which was held on December 18, 2025. The following items were discussed: REFUSAL #2572: The City of Painesville has received an application from Jeff Monreal requesting a variance to allow a wall sign on the front

façade of his building in addition to the existing freestanding sign. Section 1127.10 only permits either a freestanding sign or a wall sign for non-residential uses in residential zoning districts. The variance request would be tabled to the next BZA Meeting in January 2026 due to Mr. Monreal not being present due to a lack of a full Board present; and REFUSAL #2578: The City of Painesville has received an application from Abel Ornelas, requesting a variance to allow construction of a third accessory structure on their residential lot on 803 Oak Street. The proposed accessory structure is a 20'x20' shed to be used for personal use. The Unified Development Code only permits two accessory structures per lot in residential districts. By a vote of 0-4, the variance request was denied to allow construction of a third accessory structure on their residential lot. The meeting adjourned.

Senior Board

Mrs. Shoop gave a report for the Fairport Senior Center Board Meeting which was held on December 5, 2025. The following items were discussed: A Treasurer's report for November and December's will be given at January's meeting; Old business: All preparations for the Noon Years Eve celebration are completed; New Business: The wall repairs and the painting of the Center building are in process. It is an ongoing project with no final completion as yet; 2026 Board Election results: Dusty Stroud, Lois Orosz, and Roger Burbrink were elected. The term of service for Marty O'Gara ended; The DBA name for the Senior Center beginns in 2026: Riverview Senior Center; Director's report: The $25,000 award from Painesville will be used to maintain free exercise class with a professional instructor. The remainder will be held back for any unexpected funding needs. This is because the County Commissioners decreased all the Senior Levy funding for all the Lake County Senior Centers. The Fairport Senior Center's award decreased by $50,000. Last year was $185,000 to this year $135,000. Painesville Township Trustees maintained their award at $4,000; Grants: the availability of Painesville City helping to locate Senior grant funding is still in process; and there was a discussion of how to maintain the safety of the parking lot and walkways in the icy winter weather. Fairport Public Works Department maintains the parking lot and any initial salting of the areas. The meeting adjourned.

LEGISLATION: None

UNFINISHED BUSINESS: None

NEW BUSINESS: None

DEPARTMENTAL PRESENTATIONS: None

ADMINISTRATIVE REPORTS: Law Director and City Manager

Law Director Jim Lyons had no report at this time. He wished everyone a Happy New Year.

City Manager Doug Lewis reported on the following items: He wished everyone a Happy New Year. He commended the public works department on the job that they did, with all the snow, working tirelessly for two to three days to remove the snow from city streets; There was a fire at the Water Pollution Control Sludge building. The City is currently working with the insurance company to address that and clean up the building to put it back in use. There was significant damage caused; The Administration reviewed the service organization entryway signs. The application and the policy are available through the City Manager's Office; The amphitheater is progressing, slower than anticipated. They are expected to move forward and begin framing the building within the next two weeks. Completion is still scheduled for June; Economic Development attended the Hermitage Ohio Board meeting. They are looking to move forward and working to secure additional board members that will assist in revitalizing the organization; A proposed development agreement for Encore Business Park is being worked on and will be brought to council soon; The City is looking to expand the existing opportunity zones, which will provide benefits to investors in the downtown area; Town Place Suites is delayed due to the elevator within the building for about a month, and the City will work with them to have a ribbon cutting; At the next Planning Commission meeting on the 8th, the Vermillion Development, which is the Senior Assisted Living Facility, will be requesting a rezoning. If that is approved at the Planning Commission, it will be brought to the City Council at the next meeting; Shamrock, North Commercial, LLC is also presenting a plan to develop the property along Shamrock Boulevard. They will be coming to the Planning Commission to talk about what they would like to do with the remaining property that Vermilion Development would not be located on. Vermilion Development will be taking 5 of the 40 acres along Shamrock Boulevard. The remainder must be presented to the Planning Commission with a plan to be approved for the

development of that property; and the City did receive delivery of all the solar panels and are moving forward with the solar project.

CORRESPONDENCE: Clerk of Council

The next regular Council meeting will be held on Tuesday, January 20th at 7:00 PM; and City offices are closed on Monday, January 19th for Martin Luther King Jr. Day.

CLOSING COMMENTS: Members of Council

Mr. Abney thanked the Members of Council that were sworn in and the guests, family and friends that attended tonight's meeting.

Mr. Rodriguez congratulated the At-Large Council Members. He thanked the departments regarding the snow and power outage. He thanked everyone who attended and watched tonight's meeting.

Mr. Hach wished everyone a Happy New Year.

Mr. Augustine congratulated the At-Large Council Members. He congratulated Mr. Fodor for being voting for President again. He looks forward to working with everyone over the next two years. He wished everyone a Happy New Year.

Mrs. DiNallo thanked the community members for their confidence in Council. All three members of Council were unopposed, and congratulations to Mr. Abney and Mr. Fodor for their reelection. She wished everybody a peaceful 2026 that's filled with joy.

Mrs. Shoop wished everyone a Happy New Year. She thanked the electric department and road department for doing a great job. She congratulated Mr. Fodor. Mrs. DiNallo, and Mr. Abney for their reelection and for being sworn in, and for Mr. Fodor, president and Mr. Augustine vice president.

Mr. Fodor thanked the residents for giving him an opportunity as well as Mrs. DiNallo and Mr. Abney. He stated, "as the opportunity, so the responsibility, and I know that we've been given an opportunity to represent the residents of Painesville, and it's our responsibility to make sure we do it thoroughly and presently." He reminded residents to stop them and let them know how things are going.

EXECUTIVE SESSION

Mr. Augustine made a motion to move into an Executive Session being held in accordance with Article II, Section 6(1) To consider the appointment, employment, dismissal, discipline, promotion, demotion or compensation of an employee or official of the City, seconded by Mrs. Shoop.

All Council Members were in favor by answering "Aye". Motion carried to move into the Executive Session at 7:42 PM.

Mr. Fodor asked for a motion to adjourn the Executive Session.

Mr. Hach moved to adjourn the Executive Session, seconded by Mr. Rodriguez. All Council Members were in favor by answering "Aye". Motion carried to adjourn the Executive Session at 8:34 PM.

ADJOURNMENT

Mr. Fodor asked for a motion to adjourn the Regular Meeting.

Mr. Hach moved to adjourn the Regular Meeting, seconded by Mr. Rodriguez. All Council Members were in favor by answering "Aye". Motion carried to adjourn the Regular Meeting at 8:35 PM.

Meeting adjourned at 8:35 PM

Samantha Danielson
Clerk of Council

Jim Fodor
President of Council