

CUYAHOGA FALLS CITY COUNCIL

Minutes of the Council Meeting

December 22, 2025

Call to Order: Mr. Balthis at 6:30 p.m.

Roll Call: Mr. Ashton, present; Mr. Balthis, present; Mr. Brillhart, present; Mr. DeRemer, present; Mr. James, present; Ms. Loza, present; Ms. Nichols-Rhodes, present; Mrs. Penta, present; Mr. Siegferth, present; Mrs. Spinner, present; Mr. Stams, present.

Invocation: Mrs. Spinner

Pledge of Allegiance: Boy Scout Troop #169, Stow First Christian Church

Approval of Minutes: The minutes of the December 8, 2025 Council meeting and December 15, 2025 Special Council meeting were approved as written.

Reports and Communications: A Notice from the Ohio Department of Commerce, Division of Liquor Control, regarding New Permit Number 10008970-1 to Le Candela Kitchen, 2886 W. 25th Street, Cleveland, Ohio, 44113.

A letter received from Mayor Walters on December 16, 2025 regarding his appointment of Mary Spaugy to the position of Community Development Director to begin February 1, 2026.

A letter received from Mayor Walters on December 16, 2025 regarding his appointment of Janet Ciotola to the position of Law Director to commence January 1, 2026.

New Legislation

(First Reading)

Temp. Ord. B-122 (Public Improvements)

An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, for the Highpoint Road Sanitary Sewer Extension, and declaring an emergency.

Temp. Ord. B-123 (Public Affairs)

An ordinance amending the Traffic Control File, and declaring an emergency.

Mr. James moved to recess Council to conduct a meeting of the Committee-of-the-Whole, second by Mr. Brillhart. Motion passed, voice vote (11-0). Council recessed at 6:33 p.m. and reconvened at 6:37 p.m.

Reports of Special Committees

Mr. James moved to confirm Mayor Walter's appointment of Ms. Mary Spaugy to the position of Community Development Director and Ms. Janet Ciotola to the position of Law Director, second by Mrs. Penta. Motion passed, voice vote (11-0).

Reports of Council's Standing Committees

(Third Reading)

Planning & Zoning:

No Report.

Finance & Appropriations:

Temp. Ord. B-113

An ordinance adopting a cybersecurity program as required by law, and declaring an emergency.

Ms. Nichols-Rhodes moved to adopt Temp. Ord. B-113, second by Mrs. Penta. Motion passed, voice vote (11-0).

Temp. Ord. B-114

An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, for the purchase of annual requirements of certain materials and supplies for use by the Sanitation Division during 2026, and declaring an emergency.

Ms. Nichols-Rhodes moved to adopt Temp. Ord. B-114, second by Mrs. Penta. Motion passed, voice vote (11-0).

Temp. Ord. B-115

An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, for the purchase of annual requirements of certain materials and supplies for use by the Street Division during 2026, and declaring an emergency.

Ms. Nichols-Rhodes moved to adopt Temp. Ord. B-115, second by Mrs. Penta. Motion passed, voice vote (11-0).

Temp. Ord. B-116

An ordinance authorizing the Mayor, as Director of Public Safety, to enter into a contract or contracts for the purchase of annual requirements for certain services, materials, supplies, and equipment for use by the Fire Department during 2026, and declaring an emergency.

Ms. Nichols-Rhodes moved to adopt Temp. Ord. B-116, second by Mrs. Penta. Motion passed, voice vote (11-0).

Temp. Ord. B-117

An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, for the purchase of annual requirements of certain services, materials, and supplies for use by the Garage Division during 2026, and declaring an emergency.

Ms. Nichols-Rhodes moved to adopt Temp. Ord. B-117, second by Mrs. Penta. Motion passed, voice vote (11-0).

Temp. Ord. B-118

An ordinance authorizing the Mayor, as Director of Public Safety, or the Director of Public Service to enter into a contract or contracts, according to law, for the purchase or lease of various vehicles and related equipment for use by the City, and declaring an emergency.

Ms. Nichols-Rhodes moved to adopt Temp. Ord. B-118, second by Mrs. Penta. Motion passed, voice vote (11-0).

Temp. Res. B-119

A resolution requesting the Summit County Fiscal Officer to make advance distribution of tax receipts payable to the City of Cuyahoga Falls, and declaring an emergency.

Ms. Nichols-Rhodes moved to adopt Temp. Res. B-119, second by Mrs. Penta. Motion passed, voice vote (11-0).

Temp. Ord. B-120

An ordinance providing for supplemental and/or amended appropriations of money for current operating expenses and capital expenditures of the City of Cuyahoga Falls, and authorizing the transfer and advances of appropriations within and for the various funds hereinafter set forth, and declaring an emergency.

Ms. Nichols-Rhodes moved to adopt Temp. Ord. B-120, second by Mrs. Penta. Motion passed, voice vote (11-0).

Temp. Ord. B-121

An ordinance authorizing the Mayor to enter into a contract or contracts with Cholestone LLC for the sale of vacant real property located on South Main Street and not needed for any municipal purpose, and declaring an emergency.

Ms. Nichols-Rhodes moved to adopt Temp. Ord. B-121, second by Mrs. Penta. Motion passed, voice vote (10-0). Ashton abstained.

Public Improvements:

No Report.

Public Affairs:

No Report.

Community Development:

Temp. Ord. B-99

An ordinance declaring the improvement to certain parcels on an approximate 7.4 acre site between Bath Road and Graham Road in the City 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.

Mr. Seigferth moved to adopt Temp. Ord. B-99, second by Mr. Ashton. Motion passed, voice vote (11-0).

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Schedule of Committee Meetings

Planning & Zoning:	Subject to Call.
Finance:	Subject to Call.
Public Improvements:	January 5, 2026, at 6:30 p.m.
Public Affairs:	January 5, 2026, at 6:35 p.m.
Community Development:	Subject to Call.

Miscellaneous Business

Ms. Diana Colavecchio, expressed her gratitude to Council, the Administration and members of the Community Development and Planning Department for their support during her tenure as Community Development Director.

Mr. Jerry James and Mrs. Meika Penta expressed their gratitude to Council, the Administration and fellow Council members for their support during their tenure as Councilpersons for Ward 7 and Ward 3.

Mayor Walters, Mr. Balthis, Ms. Ciotola and Mr. Tom Sullivan addressed Council citing their appreciation for the commitment and service of Ms. Colavecchio, as Community Service Director, and Mr. James and Mrs. Penta during their tenure as Council Members.

Mr. James moved to adjourn, second by Mrs. Penta. Motion passed, voice vote (11-0).

Meeting adjourned at 7:03 p.m.

Russ Balthis, Council President

Dana M. Capriulo, Clerk of Council