

MAUMEE CITY COUNCIL
MINUTES
Monday, March 3, 2025 at 6:15 pm

The Council of the City of Maumee, Ohio met on the above date in Council Chambers with the following members present: Philip Leinbach, Scott Noonan, Margo Puffenberger, Gabriel Barrow, Jon Fiscus, Josh Harris, and Ted Kurt (7). James MacDonald presiding.

Roll Call: Philip Leinbach, Scott Noonan, Margo Puffenberger, Gabriel Barrow, Jon Fiscus, Josh Harris, and Ted Kurt.

COMMITTEE OF THE WHOLE

CITIZEN COMMENTS

Mr. Fiscus moved to adopt the agenda as presented.

Mr. Barrow seconded the motion.

Roll call: 7 voting yea, the Chair declared the motion carried.

Mr. Harris moved to approve the minutes of the regular meeting of February 17, 2025.

Mr. Leinbach seconded the motion.

Roll call: 7 voting yea, the Chair declared the motion carried.

PETITIONS AND COMMUNICATIONS

None

CONSENT CALENDAR:

A. Recommendation from Law Director:

Authorizing Mayor and/or Administrator to enter into Electric Service Agreement with DYNEGY ENERGY SERVICES EAST, LLC; BP ENERGY RETAIL COMPANY LLC; and CPV RETAIL ENERGY LP for electrical service in Maumee as recommended by Palmer Energy.

B. Recommendation from Law Director:

Authorize City Administrator to enter into a compost/green waste disposal agreement with Bauer Lawn Maintenance Inc/Ohio Compost LLC with an annual fee of \$6800, for 5 years.

C. Recommendation from Finance Director:

Authorize City Administrator to enter into agreement with OpenGov for software and professional services.

Mr. Kurt moved to approve the Consent Calendar.

Mrs. Puffenberger seconded the motion.

Roll call: 7 voted yea, the Chair declared the motion carried.

NEW BUSINESS

Mr. Noonan moved to approve Resolution 006-2025, a resolution imposing a temporary moratorium on the establishment, expansion, conversion of other structures or buildings into a substance abuse or mental health treatment facility, and a moratorium on the establishment, expansion, conversion, development and/or construction of any building, structure, use or change of use that would allow additional transitional housing for six or more unrelated individuals for a period not to exceed eighteen (18) months from the effective date of this resolution in order to allow the city administration and city council time to review applicable Ohio statutes, codes and regulations along with the city's codified ordinances relative to such activity, and declaring an emergency.

Mr. Harris seconded the motion. Roll call: 7 voting yea, the Chair declared the motion carried.

Mr. Barrow moved to approve Ordinance 004-2025, an ordinance amending Maumee codified Ordinance 78-2010 and Section 1101.02 of the Maumee codified ordinances to update the definitions of the Maumee zoning code..

Mr. Kurt seconded the motion. Roll call: 6 voting yea, 1 voting nay; the Chair declared the motion carried.

Mrs. Puffenberger moved to approve Ordinance 005-2025, an ordinance amending Maumee codified Ordinance 113-2020 and section 1130.07(a) of the Maumee codified ordinances as to vacant, abandoned, or discontinued use for residential structures.

Mr. Fiscus seconded the motion. Roll call: 7 voting yea, the Chair declared the motion carried.

Mr. Leinbach moved to approve Ordinance 006-2025, an ordinance reflecting repeal of a portion of Maumee codified ordinance 024-2024 and section 1130.08 of the Maumee codified ordinances as to nonconforming signs.
Mr. Kurt seconded the motion. Roll call: 7 voting yea, the Chair declared the motion carried.

COUNCIL COMMENTS

Legislation was considered at this time.

RESOLUTION NO. 006-2025	A RESOLUTION IMPOSING A TEMPORARY MORATORIUM ON THE ESTABLISHMENT, EXPANSION, CONVERSION OF OTHER STRUCTURES OR BUILDINGS INTO A SUBSTANCE ABUSE OR MENTAL HEALTH TREATMENT FACILITY, AND A MORATORIUM ON THE ESTABLISHMENT, EXPANSION, CONVERSION, DEVELOPMENT AND/OR CONSTRUCTION OF ANY BUILDING, STRUCTURE, USE OR CHANGE OF USE THAT WOULD ALLOW ADDITIONAL TRANSITIONAL HOUSING FOR SIX OR MORE UNRELATED INDIVIDUALS FOR A PERIOD NOT TO EXCEED EIGHTEEN (18) MONTHS FROM THE EFFECTIVE DATE OF THIS RESOLUTION IN ORDER TO ALLOW THE CITY ADMINISTRATION AND CITY COUNCIL TIME TO REVIEW APPLICABLE OHIO STATUTES, CODES AND REGULATIONS ALONG WITH THE CITY'S CODIFIED ORDINANCES RELATIVE TO SUCH ACTIVITY, AND DECLARING AN EMERGENCY.
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The Resolution was read by title only.

Mr. NOONAN moved to suspend the rules and declare an emergency. Roll call: Leinbach, Noonan, Puffenberger, Barrow, Fiscus, Harris, Kurt (7) voting yea; nays, none.

Mr. NOONAN moved the resolution be placed on its final passage and passed. Roll call: Leinbach, Noonan, Puffenberger, Barrow, Fiscus, Harris, Kurt (7) voting yea; nays, none.

So the Resolution was passed.

ORDINANCE NO. 004-2025	AN ORDINANCE AMENDING MAUMEE CODIFIED ORDINANCE 78-2010 AND SECTION 1101.02 OF THE MAUMEE CODIFIED ORDINANCES TO UPDATE THE DEFINITIONS OF THE MAUMEE ZONING CODE
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The Ordinance was read by title only.

Mr. BARROW moved to waive the three readings of the ordinance. Roll call: Noonan, Puffenberger, Barrow, Fiscus, Harris, Kurt (6) voting yea; Leinbach voting nay.

Mr. BARROW moved the resolution be placed on its final passage and passed. Roll call: Noonan, Puffenberger, Barrow, Fiscus, Harris, Kurt (6) voting yea; Leinbach voting nay.

So the Ordinance was passed.

ORDINANCE NO. 005-2025	AN ORDINANCE AMENDING MAUMEE CODIFIED ORDINANCE 113-2020 AND SECTION 1130.07(a) OF THE MAUMEE CODIFIED ORDINANCES AS TO VACANT, ABANDONED, OR DISCONTINUED USE FOR RESIDENTIAL STRUCTURES
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The Ordinance was read by title only.

Mrs. PUFFENBERGER moved to waive the three readings of the ordinance. Roll call: Leinbach, Noonan, Puffenberger, Barrow, Fiscus, Harris, Kurt (7) voting yea; nays, none.

Mrs. PUFFENBERGER moved the resolution be placed on its final passage and passed. Roll call: Leinbach, Noonan, Puffenberger, Barrow, Fiscus, Harris, Kurt (7) voting yea; nays, none.

So the Ordinance was passed.

ORDINANCE NO. 006-2025 AN ORDINANCE REFLECTING REPEAL OF A PORTION OF MAUMEE CODIFIED
ORDINANCE 113-2020 AND SECTION 1130.08 OF THE MAUMEE CODIFIED
ORDINANCES AS TO NONCONFORMING SIGNS

The Ordinance was read by title only.

Mr. LEINBACH moved to waive the three readings of the ordinance. Roll call: Leinbach, Noonan, Puffenberger, Barrow, Fiscus, Harris, Kurt (7) voting yea; nays, none.

Mr. LEINBACH moved the resolution be placed on its final passage and passed. Roll call: Leinbach, Noonan, Puffenberger, Barrow, Fiscus, Harris, Kurt (7) voting yea; nays, none.

So the Ordinance was passed.

Mrs. Puffenberger moved to enter Executive Session to discuss pending litigation at 7:08 p.m. Mr. Kurt seconded the motion. Roll call: 7 voting yea, the Chair declared the motion carried.

Mrs. Puffenberger moved to exit Executive Session at 7:50 p.m. Mr. Kurt seconded the motion. Roll call: 7 voting yea, the Chair declared the motion carried.

Mr. Harris moved to correct the scrivener's error in the title of Ordinance 006-2025.

Mr. Kurt seconded the motion. Roll call: 7 voting yea, the Chair declared the motion carried.

Mr. Leinbach moved to adjourn at 7:52 p.m. until the next scheduled meeting March 17, 2025, at 6:15 p.m.

Mr. Barrow seconded the motion.

Roll call: 7 voting yea, the Chair declared the motion carried.