

CITY OF MIDDLEBURG HEIGHTS, OHIO

REGULAR MEETING

MAY 12, 2026

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The Council of the City of Middleburg Heights, Ohio met in Council Chambers at City Hall on Tuesday, May 12, 2026 for the purpose of conducting a REGULAR MEETING. President of Council David Bortolotto called the meeting to order at 6:00 p.m.

PRESENT:	Matthew Castelli	Mayor
	David Bortolotto	President of Council
	Tim Ali	Councilman At Large
	Dan Sage	Councilman At Large
	Bill Meany	Councilman Ward 1
	Matthew McGregor	Councilman Ward 2
	Michael Ference	Councilman Ward 3
	John Zakel	Councilman Ward 4
	Mary Ann Meola	Clerk of Council

STAFF

ATTENDING:	Santo Incorvaia	Law Director
	Jason Stewart	Finance Director
	Jim Herron	Service Director
	Chuck Bichara	Economic Development Director
	Briant Galgas	Fire Chief
	Mark Elliott	Recreation Director

MINUTES

Motion by Mr. Ali to approve the minutes of the regular meeting of April 28, 2026. Seconded by Mr. Sage.

ROLL CALL: YEAS 6, NAYS 0, ABSTAIN 1, MCGREGOR, MINUTES

APPROVED

COMMUNICATIONS

None.

AUDIENCE PARTICIPATION

None.

APPOINTMENTS AND CONFIRMATIONS

None.

ORDINANCES, RESOLUTIONS AND MOTIONS

CITY PARKS, RECREATION & SERVICES COMMITTEE – MR. ALI,

CHAIRMAN

No legislation.

FINANCE, TAXATION & ASSESSMENTS COMMITTEE – MR. BORTOLOTTI, CHAIRMAN

No legislation.

LEGISLATION & RULES COMMITTEE – MR. ZAKEL, CHAIRMAN

No legislation.

PUBLIC HEALTH, SAFETY & RELIEF COMMITTEE – MR. MCGREGOR, CHAIRMAN

No legislation.

PUBLIC IMPROVEMENTS COMMITTEE – MR. SAGE, CHAIRMAN

No legislation.

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1 STREETS, UTILITIES & RAILROAD COMMITTEE – MR. MEANY,
2 CHAIRMAN
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4 No legislation.
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6 ZONING & BUILDING CODE COMMITTEE – MR. FERENCE, CHAIRMAN
7 Mr. Ference placed ORDINANCE NO. 2026-31, AN ORDINANCE
8 AMENDING VARIOUS SECTIONS OF THE MIDDLEBURG HEIGHTS
9 ZONING CODE ON SECOND READING.
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12 Mayor Castelli introduced RESOLUTION NO. 2026-34, A RESOLUTION
13 AUTHORIZING THE MAYOR TO FILE AN APPLICATION WITH THE
14 CUYAHOGA COUNTY DEPARTMENT OF HOUSING AND
15 COMMUNITY DEVELOPMENT FOR A GRANT THROUGH THE 2026
16 COMMUNITY DEVELOPMENT SUPPLEMENTAL GRANT PROGRAM
17 AND DECLARING AN EMERGENCY AND MOVED TO ADOPT. On
18 behalf of the mayor, Mr. Bortolotto MOVED TO ADOPT. Seconded by Mr.
19 McGregor.
20

21 Mayor Castelli said our Economic Development Director, along with our
22 Recreation Director worked on this grant and he asked Mr. Bichara to explain.
23 Mr. Bichara said this is an authorizing grant, which authorizes the mayor and the
24 city to submit an application for phase 2 of new playground equipment at our city
25 hall park that will be ADA compliant. He said as you recall, the city this year was
26 awarded \$50,000 through the same program for phase 1 of this, which we will be
27 installing new ADA compliant playground equipment later this year. Mr. Bichara
28 said this is for phase 2 of that. He said interestingly enough, the equipment that we
29 will be replacing both this year and under what we proposed for this grant
30 application, was provided exactly 20 years ago from Regency Hospital when they
31 took over the former UAW Ford Family Center. Mr. Bichara said at that time, the
32 playground equipment there was hardly used if not new, and they donated it to the
33 city. He said that playground equipment is now 20 years old, and it will be replaced
34 with wheelchair accessible ADA compliant both equipment and surface so it can
35 be accessed. Mr. Bichara thanked council for their consideration.
36

37 Mr. Ali asked Mr. Bichara in his humble opinion, what were the chances of getting
38 this kind of money for that grant.
39

40 Mr. Bichara said we have been very successful. He said we were successful this
41 year, and said we will be putting together a good grant application to be submitted.
42 Mayor Castelli said we will continue to go after this grant every year, and as we are
43 successful we will continue to phase the transition of more ADA accessible
44 playground equipment and removal of equipment that is aging or isn't accessible.
45 He said our hope is that we can continue to do this for the next three to five years
46 and have all new equipment through the grants.
47

48 Mr. Bichara thanked Recreation Director Elliott for all of his help in assembling
49 the information that we will be using for this grant application.
50

51 ROLL CALL: YEAS 7, NAYS 0, RESOLUTION NO. 2026-34 ADOPTED
52

53 COUNCIL COMMITTEE REPORTS

54 City Parks, Recreation & Services Committee – Mr. Ali, Chairman
55 No report.
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58 Finance, Taxation & Assessments Committee – Mr. Bortolotto, Chairman
59 No report.
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Legislation & Rules Committee – Mr. Zakel, Chairman

Mr. Zakel said he distributed a flyer to everyone here and said with the help of the recreation center, police and fire, we will be having the first Unity Classic Baseball Game hosted this summer. He said it will be at the Summer in the City on Saturday, June 13th at 12:00 p.m. Mr. Zakel said this game will feature our community all-stars. He said our police, fire and special Olympians will play in a fun game this summer. Mr. Zakel said he hoped the community comes out to join us for this fun day, watch fireworks that night and enjoy the rest of the Summer in the City. He thanked everybody for their support.

Mr. McGregor asked if this would be on all three fields or just one.

Mr. Zakel said this will be one game on field three that will be a mix between Special Olympics, police and fire into two teams.

Mayor Castelli said he thinks this is a great idea and knows there is a lot of excitement with our safety forces. He said we all look forward to this being sort of one of those feature events that we have annually at Summer in the City. Mayor Castelli was thankful for this being organized and put together.

Public Health, Safety & Relief Committee – Mr. McGregor, Chairman

No report.

Public Improvements Committee – Mr. Sage, Chairman

No report.

Streets, Utilities & Railroad Committee – Mr. Meany, Chairman

Mr. Meany said the streets committee met last night and minutes were distributed.

Zoning & Building Code Committee – Mr. Ference, Chairman

No report.

MAYOR'S REPORT

Mayor Castelli said several members of city council were at the ribbon cutting for the new engineering, robotics and automation programming addition at Polaris. He said obviously, these types of jobs are becoming more and more critical today and in the future. Mayor Castelli said we are extremely fortunate to have the asset of Polaris in Middleburg Heights. He said obviously it doesn't just impact our city, but truly has a positive impact on northeast Ohio. Mayor Castelli said that was a very successful event, and very successful programming is going to be added to Polaris. He said Lt. Governor Tressel was in attendance as well. Mayor Castelli said there was a large, \$11,000,000-\$12,000,000 grant that was provided by the state that ultimately led to this addition, building and programming at Polaris. Mayor Castelli said it was very nice that the Lt. Governor was able to come out and share in the ribbon cutting. He said in addition to that, he wanted to let city council know that as we have talked about in the past, he did have a meeting with Mayor Orcutt in Brook Park, and their engineering team to review some of the traffic analysis that has been done in the Bagley/Engle Road area. Mayor Castelli said as you know, the Browns agreed to pay for that study. He said right now, we are digesting a lot of the information. Mayor Castelli said there have been some suggestions on what potential infrastructure improvements could be in that area. He said as you know, the Browns and Brook Park have a very large ask, and it's going through a program called TRAC that goes through the state and said they are also asking for some federal funding as well of \$70 plus million dollars to do significant improvements on the Snow Road area and to help with the new stadium. Mayor Castelli said we have asked the Browns and Brook Park to continue to look beyond just the Snow Road area. He said he knows the engineering team for the Browns is looking at a variety of potentially impacted areas throughout the region,

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1 Bagley and Engle being one of the primary areas, but said there some others in
2 Berea and Parma that they are looking at as well. Mayor Castelli said we are going
3 to continue to push to have presence through this whole discussion as this stadium
4 project moves forward. He thanked the Browns and Brook Park for allowing us to
5 be part of that discussion. Mayor Castelli said in addition to traffic management,
6 as he has said in the past, we are going to focus on three key areas which are
7 infrastructure improvements, traffic management and impact on our safety forces.
8 He said ultimately if we are impacted, which he believes we will, where are those
9 financial costs going to be picked up. Mayor Castelli said that should not be a
10 responsibility of Middleburg Heights. He said he doesn't have answers to that yet,
11 but can tell you that we are having robust discussions and this has been a very good
12 partnership so far.

13
14 Mr. Ali said it has always been a big benefit of having I-71 with two exits at Pearl
15 and Bagley, but thinks now with the stadium coming in to Brook Park that we are
16 going to get a boatload of traffic from Medina County and Strongsville too. He
17 said unfortunately with the two exits, they are probably going to hit Pearl Road and
18 Bagley Road.

19
20 Mayor Castelli said with the stadium downtown, two-thirds of the traffic came from
21 the south. He doesn't see any reason why that's going to change, so that means
22 two-thirds of stadium traffic is going to come from the south, which is fair to say
23 will impact us in some way. Mayor Castelli said as he has mentioned in the past,
24 not just Sunday Brown's games, since this will be a dome there will be events that
25 are going to happen in evenings where rush hour traffic is happening, an event at
26 the stadium is happening, something is going on at the fairgrounds and ambulances
27 are coming down Pearl Road and people are trying to go to restaurants or to get
28 home. He said he doesn't know that there will be a solution for no congestion, his
29 focus is how we mitigate that as much as possible. Mayor Castelli said are there
30 some opportunities for more shuttle transportation from our hotels. He said are
31 there ways instead of having 100 cars on the road that there are shuttles that take
32 100 people so we don't have all of the cars.

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34 Mr. Ali said realistically Engle Road/Bagley Road 71 region, is going to be the
35 place to push the most traffic, to handle the most traffic and most likely will need
36 an adjustment to the traffic signals.

37
38 Mayor Castelli said right now we have gotten some analysis back, but thinks there
39 will be a future step where we will have to do a deep dive into that analysis and
40 really look at what is truly feasible. He said he knows Service Director Herron has
41 been part of these discussions and the police chief and fire chief will be part of
42 future discussions.

LAW DIRECTOR

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44 No report.

FINANCE DIRECTOR

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46 No report.

RECREATION DIRECTOR

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48 Mr. Elliott said even though the weather isn't being as friendly to us, summer is
49 around the corner. He said the outdoor pool will open on Memorial Day weekend,
50 weather permitting. Mr. Elliott said little league starts two weeks from tonight. He
51 reminded everyone that the Memorial Day ceremony will be held on May 25th at
52 Memorial Hall at 10:30 a.m.

ECONOMIC DEVELOPMENT DIRECTOR

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54 No report.

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SERVICE DIRECTOR

No report.

FIRE CHIEF

No report.

There being no further business, Mr. Bortolotto made a motion to adjourn.
Seconded by Mr. Meany. Mr. Bortolotto adjourned the meeting at 6:18 p.m.



David Bortolotto
President of Council



Mary Ann Meola
Clerk of Council