



NEWTON FALLS CITY COUNCIL
REGULAR MEETING
 Wednesday, September 16th, 2026; 6:00 PM
 COUNCIL CHAMBERS
 612 WEST BROAD STREET

CITY COUNCIL MEMBERS	
Ward 1	Brian Kropp
Ward 2	Brian Axiotis
Ward 3	Robert Burke
Ward 4	Kevin Rufener
At - Large	Julie Stimpert
Mayor	David Hanson

CITY ADMINISTRATION	
City Manager	Jeremy Shaffer
Law Director	Gary L. VanBrocklin
Finance Director	Pamela Hileman
Clerk of Council	Corey Snow
Police Chief	John Barco

I. Call to Order

II. Pledge of Allegiance / Silent Prayer

III. Roll Call

IV. Changes To Tonight's Agenda

V. Special Presentations by Staff Members or Invited Consultants

VI. Public Comments (Agenda Items Only)

VII. Reports

Mayor
 Council Members
 Law Director
 City Manager

VIII. Approval of Previous Minutes

September 2nd, 2026, Regular Meeting Minutes

IX. Public Hearings

ORDINANCE 2026-41

An ordinance creating chapter 115: "Public Records", in the codified ordinances of the City of Newton Falls, Ohio.

ORDINANCE 2026-42

An ordinance establishing and enacting section 115.01 of the codified ordinances of the City of Newton Falls, Ohio.

ORDINANCE 2026-43

An ordinance establishing and enacting section 115.02: "Definitions" of the codified ordinances of the City of Newton Falls, Ohio.

ORDINANCE 2026-44

An ordinance establishing and enacting section 115.03: "Records Custodian" of the codified ordinances of the City of Newton Falls, Ohio.

ORDINANCE 2026-45

An ordinance establishing and enacting section 115.04: "Records Requests" of the codified ordinances of the City of Newton Falls, Ohio.

ORDINANCE 2026-46

An ordinance establishing and enacting section 115.05 "Email" of the codified ordinances of the City of Newton Falls, Ohio.

ORDINANCE 2026-47

An ordinance creating chapter 113 entitled "Contracts" of the codified ordinances of the City of Newton Falls, Ohio.

ORDINANCE 2026-48

An ordinance establishing and enacting new section 113.01 of the codified ordinances of the city of newton falls, invalidating certain provisions in contracts for goods, services, and construction with the City of Newton Falls, Ohio.

ORDINANCE 2026-49

An ordinance establishing and enacting new section 113.02 of the newton falls codified ordinances, authorizing single-source procurements for supplies, services, or construction contracts by the City of Newton Falls, Ohio.

ORDINANCE 2026-50

An ordinance repealing section 133.01 of the codified ordinances of the City of Newton Falls, Ohio.

ORDINANCE 2026-51

An ordinance repealing section 133.03 of the codified ordinances of City of Newton Falls, Ohio.

X. Unfinished Business

ORDINANCE 2026-41

Sponsors: Kropp, Axiotis

An ordinance creating chapter 115: "Public Records", in the codified ordinances of the City of Newton Falls, Ohio.

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ORDINANCE 2026-46

Sponsors: Kropp, Rufener

An ordinance establishing and enacting section 115.05 "Email" of the codified ordinances of the City of Newton Falls, Ohio.

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An ordinance creating chapter 113 entitled "Contracts" of the codified ordinances of the City of Newton Falls, Ohio.

ORDINANCE 2026-48

Sponsors: Kropp, Rufener

An ordinance establishing and enacting new section 113.01 of the codified ordinances of the city of newton falls, invalidating certain provisions in contracts for goods, services, and construction with the City of Newton Falls, Ohio.

ORDINANCE 2026-49

Sponsors: Kropp, Rufener

An ordinance establishing and enacting new section 113.02 of the newton falls codified ordinances, authorizing single-source procurements for supplies, services, or construction contracts by the City of Newton Falls, Ohio.

ORDINANCE 2026-50

Sponsors: Kropp, Rufener

An ordinance repealing section 133.01 of the codified ordinances of the City of Newton Falls, Ohio.

ORDINANCE 2026-51

Sponsors: Kropp, Rufener

An ordinance repealing section 133.03 of the codified ordinances of City of Newton Falls, Ohio.

RESOLUTION 25-2026

Sponsors: Kropp, Axiotis

A resolution establishing the annual date and time for the City of Newton Falls community trick-or-treat.

XI. New Business

1. **ORDINANCE 2026-55**

Sponsors: Kropp, Rufener

An ordinance repealing ordinance no.: 2026-34 and declaring an emergency.

2. **ORDINANCE 2026-56**

Sponsors: Stimpert, Rufener

An ordinance enacting and codifying nuisance regulations, amending and renumbering chapter 521 of the codified ordinances of newton falls and declaring an emergency.

3. **ORDINANCE 2026-57**

Sponsors: Stimpert, Kropp

An ordinance creating the Newton Sewer District Number One repair and replacement fund for purposes of preserving and collecting certain monies received for repair, replacement, and maintenance purposes.

4. **ORDINANCE 2026-58**

Sponsors: Stimpert, Burke

An ordinance declaring real property as a tax incremental financing (TIF) district in the territorial boundaries of the City of Newton Falls pursuant to O.R.C. sections 5709.40, 5709.41 , and 5709.43 with said district to include the listing of properties attached hereto as Exhibit "A" and incorporated by reference.

5. **ORDINANCE 2026-59**

Sponsors: Stimpert, Burke

An ordinance declaring real property as a tax incremental financing (TIF) district in the territorial boundaries of the City of Newton Falls pursuant to O.R.C. sections 5709.40, 5709.41 , and 5709.43 with said district to include the listing of properties attached hereto as Exhibit "A" and incorporated by reference.

6. **RESOLUTION 26-2026**

Sponsors: Stimpert, Kropp

A resolution supporting and authorizing the city manager or city manager's designee to prepare and submit an application to participate in the Ohio Public Works Commission (OPWC) state capital improvement and / or local transportation improvement program(s) and to execute contracts as required.

7. **RESOLUTION 27-2026**

Sponsors:, Axiotis, Rufener

A resolution accepting the amount and rates as determined by the budget commission and authorizing the necessary tax levies and certifying them to the county auditor.

8. DISCUSSION OF:

- 2019 Police Cruiser Purchas from the City of Cortland in the Amount of \$23,500.00
- Tree Removal and Brush Removal for West Branch Falls by Dee's Tree Service, LLC, in the amount of \$15,000.00
- Ongoing Maintenance to transformers performed by SD Myers, LLC, in the amount of \$31,725.00

9. MOTION TO APPROVE FINANCE DIRECTORS MONTHLY REPORT

XII. Public Comments

XIII. Closing Remarks

XIV. Motion to Enter into Executive Session (If Necessary)

Motion to enter executive session pursuant to Ohio Revised Code Sections 121.22 (G)(3) to confer with the Law Director regarding pending or imminent litigation and confidential legal matters subject to attorney-client privilege and whereas upon completion of Executive Session, Council will return to open session. Action may or may not be taken by Council.

XV. Adjournment

Finance Director's Report



To: Members of Council
Jeremy Shaffer, City Manager
David Hanson, Mayor
Gary VanBrocklin, Law Director

From: Pamela Hileman, Finance Director
Date: September 14, 2026
Subject: Finance Department

August Monthly Update:

General Fund closed with a total unexpended balance of \$1,480,640.16
General Fund Reserve closed with a total unexpended balance of \$193,144.87
Total Taxes collected as of the closing of August are \$101,385.59 (YTD)
Total Revenue collected as of the closing of August is \$15,042,833.03 (YTD)
Total Expenditures disbursed as of the closing of August are \$11,070,013.65 (YTD)

VIP Projects update:

The VIP project is still under a delay. Go Live date has not been determined at this time.

Finance Department Update:

Meetings with department heads for the 2027 Budget have been completed. Finance Department is currently working on getting the Budget books put together for the Council work session that will be held in October. The date has yet to be determined.



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Ward 1	Brian Kropp
Ward 2	Brian Axiotis
Ward 3	Robert Burke
Ward 4	Kevin Rufener
At - Large	Julie Stimpert
Mayor	David Hanson

CITY ADMINISTRATION	
City Manager	Jeremy Shaffer
Law Director	Gary L. VanBrocklin
Finance Director	Pamela Hileman
Clerk of Council	Kathleen M King
Police Chief	John Barco

I. Call to Order

II. Pledge of Allegiance / Silent Prayer

III. Roll Call

Councilperson Stimpert asked Ms. King to call the roll.

Council Present: Councilpersons Axiotis, Kropp, Stimpert, Rufener.

Council Absent: Councilperson Burked, Mayor Hanson

Staff Present: City Manager Jeremy Shaffer, Law Director Gary VanBrocklin, City Clerk, Kathleen King, Chief Barco.

IV. Changes To Tonight's Agenda - NONE

V. Special Presentations by Staff Members or Invited Consultants - NONE

VI. Public Comments (Agenda Items Only) - NONE

VII. Reports

Mayor - Absent

Council Members

Axiotis:

- Attended the Treasury Investment Board meeting last week and our investments are good, discussion was held on the current economy.

- Also attended the Planning and Zoning meeting this week, no action was taken, but several issues were discussed and are being reviewed.

Law Director:

- Lot of legislation on this agenda that has been presented.
- Working with the court two days a week.
- Also, working on the nuisance legislation recently passed to correct a mistake made. The corrected legislation should be on the next meeting agenda.

City Manager:

- Council received a full recap from the Departments for last month.
- RCAP is doing a no cost rate study for the water and sewer departments.
- Have a scheduled meeting with all department superintendents and the Police Chief.
- Sent in the pre-application for the OPWC project on LeMae and Circle Drive. A public meeting with the residents is being coordinated for some time in October.
- Received a report from the State of Ohio on the CSX Bridges. Currently the bridges in town have a rating of 3. The bridges are the responsibility of CSX and we have been in touch with a representative from Congressman Joyce's office, who has reached out to the Federal Rail Commission to help us get the bridges fixed. Briefly discussed our options on getting the bridges fixed.
- Scott Street project is moving forward, and the properties are getting connected. The County has extra money, and they are covering the fees for the current work. It appears they may have money for the next round of tie ins also. However, they are not reimbursing the property owners that have already paid in the tie-in fees. Unfortunately, this is between the County and the property owners, not the City of Newton Falls.
- Met with the County Building Department with Zoning Administrator Mark Stimpert. We are working on our relationship with the County and different ways we can partner with them.
- Met with the Superintendent of Schools and a representative from Venture Plastics.
- Also met with Ms. Ryan who specializes in Zoning. I am waiting for a proposal from her to update our Zoning code.
- Circle K is moving forward. They will be going to the Planning & Zoning Commission for a variance on their signs.
- Have a tentative meeting with Representative Santucci
- Met with Chief Barco and looked at a used cruiser from Cortland. We are looking at strategic purchases for the Department and

believe with the budget for next year we can add one more full-time officer.

- Reviewing Tax Increment Financing (TIF) with the Law Director. More information will be brought to Council.

Police Chief:

- Discussed the used police cruiser that they would like to purchase.
- Working with the Ohio Collaborative to become an accredited police department. We hope to be certified in October.
- Received a \$6,000 check since we switched to Lexipol. Lexipol brings together policy, training, wellness, reporting, and grant support in one trusted system.
- Also received reimbursement from the body armor grant. We ordered 5 this year and will apply for another 5 next year.
- We put a new design on the cruisers.
- Meeting with the City Manager to review department issues.
- Plan on having a tent set up at the Autumn in the Falls event, “Coffee with the Chief”. We hope to continue to have this monthly. Council is invited to attend and participate.
- Our call volume is rising. Axiotis asked about the police blotter and why we do not have one anymore. Chief stated that Jason Minor was off for a few weeks, but he would be starting one back up.
- Also would like to work on a cadet program with the school.

VIII. Approval of Previous Minutes

August 5, 2026, Regular Meeting Minutes

Kropp made a motion seconded by Rufener to approve the minutes.

No Discussion

Roll Call Vote: Ms. Stimpert-yes, Mr. Rufener-yes, Mr. Kropp-yes, Mr. Axiotis-yes.

Motion passed 4-0.

August 13, 2026, Special Meeting Minutes

Rufener made a motion seconded by Stimpert to approve the minutes.

No Discussion

Roll Call Vote: Mr. Rufener-yes, Mr. Kropp-yes, Mr. Axiotis-yes, Ms. Stimpert -yes.

Motion passed 4-0.

No minutes need approved, the meeting was adjourned by the Mayor for lack of quorum.

IX. Public Hearings

Ms. Stimpert opened the public hearing on the following:

ORDINANCE 2026-38

An ordinance authorizing the City Manager to enter into a contract for street repairs and water main repairs.

No comments made

ORDINANCE 2026-39

An ordinance repealing ordinance no. 2024-27, which established a moratorium on the issuance of building permits and certificates of occupancy for buildings, structures, uses, or changes of use that would enable the cultivation, processing, or retail sale of recreational marijuana within the Village of Newton Falls.

No comments made

ORDINANCE 2026-40

An ordinance to amend ordinance no. 2026-26 by adding a position.

No comments made.

Ms. Stimpert closed the public hearings.

X. Unfinished Business

ORDINANCE 2026-38

An ordinance authorizing the city manager to enter into a contract for street repairs and water main repairs.

Kropp made a motion seconded by Rufener to adopt this Ordinance.

Roll Call Vote: Mr. Rufener-yes, Mr. Kropp-yes, Mr. Axiotis-yes, Ms. Stimpert - yes.

Motion passed 4-0.

ORDINANCE 2026-39

An ordinance repealing ordinance no. 2024-27, which established a moratorium on the issuance of building permits and certificates of occupancy for buildings,

structures, uses, or changes of use that would enable the cultivation, processing, or retail sale of recreational marijuana within the Village of Newton Falls.

Kropp made a motion seconded by Stimpert to adopt this Ordinance.

Roll Call Vote: Mr. Kropp-yes, Mr. Axiotis-yes, Ms. Stimpert – yes, Mr. Rufener – yes.

Motion passed 4-0.

ORDINANCE 2026-40

An ordinance to amend ordinance no. 2026-26 by adding a position.

Stimpert made a motion seconded by Kropp to adopt this Ordinance.

Stimpert made a motion seconded by Kropp to amend Ordinance 2026-40 as follows: Amend the pay from \$18.10 to a pay range of \$18.10 to \$20.10 and amend to declare this ordinance as an emergency.

Attorney VanBrocklin explained that he needed someone as soon as possible to work in both the Prosecutor’s office and the Law Director’s office. His office has been without administrative help since June 2026.

Roll call on motion to Amend: Mr. Axiotis-yes, Ms. Stimpert – yes, Mr. Rufener – yes, Mr. Kropp - yes.

Motion passed 4-0.

Roll call on motion to Adopt: Ms. Stimpert – yes, Mr. Rufener – yes, Mr. Kropp – yes, Mr. Axiotis - yes.

Motion passed 4-0.

XI. New Business

ORDINANCE 2026-41

An ordinance creating chapter 115: “public records”, in the codified ordinances of the City of Newton Falls, Ohio.

Kropp made a motion seconded by Rufener to adopt this Ordinance.

Rufener explained that several of tonight’s ordinances are on the same subject, but adding the legislation to our codified ordinances. Each section is being added separately.

Roll Call Vote: Mr. Rufener-yes, Mr. Kropp-yes, Mr. Axiotis-yes, Ms. Stimpert - yes.

Motion passed 4-0.

ORDINANCE 2026-42

An ordinance establishing and enacting section 115.01 of the codified ordinances of the City of Newton Falls, Ohio.

Kropp made a motion seconded by Rufener to adopt this Ordinance.

Roll Call Vote: Mr. Kropp-yes, Mr. Axiotis-yes, Ms. Stimpert – yes, Mr. Rufener – yes.

Motion passed 4-0.

ORDINANCE 2026-43

An ordinance establishing and enacting section 115.02: “definitions” of the codified ordinances of the City of Newton Falls, Ohio.

Rufener made a motion seconded by Axiotis to adopt this Ordinance.

Roll Call Vote: Mr. Axiotis-yes, Ms. Stimpert – yes, Mr. Rufener – yes, Mr. Kropp - yes.

Motion passed 4-0.

ORDINANCE 2026-44

An ordinance establishing and enacting section 115.03: “records custodian” of the codified ordinances of the City of Newton Falls, Ohio.

Rufener made a motion seconded by Stimpert to adopt this Ordinance.

Rufener explained that the next several ordinances were in reference to records and again adding this to our codified ordinances.

Roll Call Vote: Ms. Stimpert – yes, Mr. Rufener – yes, Mr. Kropp – yes, Mr. Axiotis-yes.

Motion passed 4-0.

ORDINANCE 2026-45

An ordinance establishing and enacting section 115.04: “records requests” of the codified ordinances of the City of Newton Falls, Ohio.

Stimpert made a motion seconded by Rufener to adopt this Ordinance.

Roll Call Vote: Mr. Rufener-yes, Mr. Kropp-yes, Mr. Axiotis-yes, Ms. Stimpert - yes.

Motion passed 4-0.

ORDINANCE 2026-46

An ordinance establishing and enacting section 115.05 “email” of the codified ordinances of the City of Newton Falls, Ohio.

Kropp made a motion seconded by Rufener to adopt this Ordinance.

Roll Call Vote: Mr. Kropp-yes, Mr. Axiotis-yes, Ms. Stimpert – yes, Mr. Rufener – yes.

Motion passed 4-0.

ORDINANCE 2026-47

An ordinance creating chapter 113 entitled “contracts” of the codified ordinances of the City of Newton Falls, Ohio.

Rufener made a motion seconded by Stimpert to adopt this Ordinance.

Roll Call Vote: Mr. Axiotis-yes, Ms. Stimpert – yes, Mr. Rufener – yes, Mr. Kropp - yes.

Motion passed 4-0.

ORDINANCE 2026-48

An ordinance establishing and enacting new section 113.01 of the codified ordinances of the city of newton falls, invalidating certain provisions in contracts for goods, services, and construction with the City of Newton Falls, Ohio.

Stimpert made a motion seconded by Kropp to adopt this Ordinance.

Roll Call Vote: Ms. Stimpert – yes, Mr. Rufener – yes, Mr. Kropp – yes, Mr. Axiotis-yes.

Motion passed 4-0.

ORDINANCE 2026-49

An ordinance establishing and enacting new section 113.02 of the newton falls codified ordinances, authorizing single-source procurements for supplies, services, or construction contracts by the City of Newton Falls, Ohio.

Stimpert made a motion seconded by Rufener to adopt this Ordinance.

Roll Call Vote: Mr. Rufener-yes, Mr. Kropp-yes, Mr. Axiotis-yes, Ms. Stimpert - yes.

Motion passed 4-0.

ORDINANCE 2026-50

An ordinance repealing section 133.01 of the codified ordinances of the City of Newton Falls, Ohio.

Rufener made a motion seconded by Kropp to adopt this Ordinance.

Roll Call Vote: Mr. Kropp-yes, Mr. Axiotis-yes, Ms. Stimpert – yes, Mr. Rufener – yes.

Motion passed 4-0.

ORDINANCE 2026-51

An ordinance repealing section 133.03 of the codified ordinances of the City of Newton Falls, Ohio.

Rufener made a motion seconded by Stimpert to adopt this Ordinance.

Axiotis expressed concern because of previous City Manager's spending issues. Many City Manager's spent money without Council knowledge and now we have a mess to clean up. He was concerned with removal of the limit for spending. Axiotis noted that he acknowledges we have a new City Manager, but we have gotten "bitten" to many times in the past.

Attorney Van Brocklin stated that state code provides proper procedures and spending limits for contracts. He stated that if Council could not trust the City Manager then he should not be here. The City Manager should be able to purchase as needed without it being onerous.

Rufener said he somewhat agreed, the Ohio Revised Code does set limits and criteria for purchases. He also acknowledged the problems we have had in the past.

Kropp agreed that we have had problems in the past, and if we had honest employees in the past we would not have had to put in the safeguards. We need to have proper checks and balances to pass our audits.

City Manager noted that nothing right now says he can't buy a bust of himself and then put it on the next meeting for Council. He agreed protection is important, the Finance Director must certify the funds for contracts, and \$10,000.00 does not meet the state code. Currently, we are unable to do daily projects because of the limit. As of today, the Superintendents are signing contract to circumvent the City Manager and the restrictions.

Axiotis understood but felt that removing the limit removes a layer of protection and keeps Council out of the loop.

Roll Call Vote: Mr. Axiotis-no, Ms. Stimpert – yes, Mr. Rufener – yes, Mr. Kropp - yes.

Motion passed 3-1.

ORDINANCE 2026-52

An emergency ordinance establishing a temporary twelve (12) month moratorium on the establishment, expansion, or development of data centers, high-density computing facilities, artificial intelligence computing facilities, high-performance computing facilities, server farms, cryptocurrency or digital-asset mining facilities, and substantially similar computing-intensive land uses; temporarily suspending certain municipal land-use, development, and discretionary utility-service approvals associated therewith; directing a comprehensive review of the City's zoning, utility, infrastructure, public-safety, and development standards; and declaring an emergency.

Kropp made a motion seconded by Axiotis to adopt this Ordinance.

Kropp stated that the purpose of this legislation was to help the City be prepared. He was not in opposition of data centers, however; the City needs to fix, change, assess, target the missing pieces and be prepared if someone wants to put one in our City.

Axiotis agreed. He said he is not aware of anyone approaching the City, however; this is moving us in the right direction. Currently we do not have the land to put in a data center, but we would if land was annexed into the City.

Roll Call Vote: Ms. Stimpert – yes, Mr. Rufener – yes, Mr. Kropp yes, Mr. Axiotis - yes.

Motion passed 4-0.

Rufener made a motion seconded by Kropp to adopt Ordinance 2026-52 for its second reading.

Roll Call Vote: Mr. Rufener – yes, Mr. Kropp yes, Mr. Axiotis – yes, Ms. Stimpert-yes.

Motion passed 4-0.

ORDINANCE 2026-53

Sponsors: Council as a Whole

An emergency ordinance appointing Corey A. Snow to the position of full-time City Clerk/Clerk of Council and declaring an emergency.

Stimpert made a motion seconded by Kropp to adopt this Ordinance.

Roll Call Vote: Mr. Kropp yes, Mr. Axiotis – yes, Ms. Stimpert-yes, Mr. Rufener - yes.

Motion passed 4-0.

Kropp made a motion seconded by Axiotis to adopt Ordinance 2026-53 for its second reading.

Roll Call Vote: Mr. Axiotis – yes, Ms. Stimpert-yes, Mr. Rufener – yes, Mr. Kropp - yes.

Motion passed 4-0.

ORDINANCE 2026-54

Sponsors: Burke, Rufener

An emergency ordinance authorizing the settlement of a pending lawsuit and declaring an emergency.

Rufener made a motion seconded by Kropp to adopt this Ordinance.

Axiotis stated that this is the last lawsuit and this was horribly spent tax payers dollars. He really hated to approve this ordinance, but understood it could be more if we went to court. He stated we have spent so much money paying people not to work.

Attorney VanBrocklin felt it was malpractice by the previous Law Director.

Kropp agreed that this was painful, but it was house cleaning and it has had a huge negative effect on the City. The Council that passed the contracts and the Council that fired the individuals have had not had to provide any restitution. He hoped this never happens again.

Roll Call Vote: Ms. Stimpert-yes, Mr. Rufener – yes, Mr. Kropp – yes, Mr. Axiotis - yes.

Motion passed 4-0.

Rufener made a motion seconded by Kropp to adopt Ordinance 2026-54 for its second reading.

Roll Call Vote: Mr. Rufener – yes, Mr. Kropp – yes, Mr. Axiotis – yes, Ms. Stimpert-yes.
Motion passed 4-0.

RESOLUTION 25-2026

Sponsors: Kropp, Axiotis

A resolution establishing the annual date and time for the City of Newton Falls community trick-or-treat.

Axiotis made a motion seconded by Kropp to adopt this Resolution.

Axiotis stated historically we follow the date set by the Kiwinas for the Cake Walk. He asked if anyone talked to the Kiwinas Club.

Kropp said he has not personally talked to the Kiwinas Club. He stated that he liked when Trick-or-Treat was in the evenings and the Cake Walk followed. This way it is a fixed date, and we don't have to wonder when it will be. If the Kiwinas want to do the Cake Walk on a different day that is up to them.

Stimpert noted that we do have control over the date, the Kiwinas have to get an approved permit to close the road. She felt this was a huge overstep to not collaborate with the Kiwinas.

Axiotis agreed that he would have liked for someone to approach the Kiwinas to get their side of the issue.

Kropp made a motion seconded by Axiotis to postpone this Resolution until the next meeting. Kropp stated he would reach out to the Kiwinas before the next meeting.

Roll Call Vote: Mr. Kropp – yes, Mr. Axiotis – yes, Ms. Stimpert-yes, Mr. Rufener - yes.
Motion passed 4-0.

XII. Public Comments NONE

XIII. Closing Remarks

Axiotis commented on Ordinance 2026-51 and that he was struggling with removing the limit because Council has had a problem with this before. His concern was not because he had no faith in the City Manager or Law Director, but because he has seen how quickly we forget to be kept in the loop.

Axiotis also expressed concern that Councilman Burke has not been to the last five or six meetings and we should consider how to proceed with the removal

process. Attorney VanBrocklin said he would look into the Charter and see what the procedure was.

Rufener noted that we had a stack of Ordinances tonight and felt it was an unheard-of amount of work done tonight. He felt this was a proactive approach instead of a reactive approach.

He also agreed it was painful to pass the Ordinance on the lawsuit; but it could have cost the City more if we kept going.

XIV. Motion to Enter into Executive Session (If Necessary)

XV. Adjournment

Axiotis made a motion seconded by Kropp to adjourn at 7:26 p.m.

Roll Call Vote: Mr. Axiotis – yes, Ms. Stimpert-yes, Mr. Rufener – yes, Mr. Kropp - yes.

Motion passed 4-0.

Mayor, David N. Hanson

ATTEST: _____
Corey A. Snow

CITY OF NEWTON FALLS, OHIO
ORDINANCE NO.: 2026-41
SPONSORS: Kropp, Axiotis

**AN ORDINANCE CREATING CHAPTER 115 ENTITLED “PUBLIC RECORDS”
OF THE CODIFIED ORDINANCES OF THE CITY OF NEWTON FALLS, OHIO.**

THE COUNCIL OF THE CITY OF NEWTON FALLS, STATE OF OHIO, HEREBY
ORDAINS:

SECTION 1. New Chapter 115, entitled Public Records, is created in the Codified
Ordinances of the City of Newton Falls.

SECTION 2.

That all formal actions of this Council concerning and relating to this Ordinance
were taken in an open meeting of this Council, and all deliberations of this Council and
any of its committees that resulted in such formal actions were taken in meetings open to
the public and/or in compliance with all legal requirements including Section 121.22 of the
Ohio Revised Code and the Charter of the Village of Newton Falls, Ohio.

Passed in Council on September 16th, 2026.

This ordinance shall take effect on the earliest date allowed by law.

David Hanson, Mayor

Attest:

Corey Snow, Clerk of Council

Approved as to Legal Form

Gary L. VanBrocklin, Law Director

VILLAGE OF NEWTON FALLS, OHIO
ORDINANCE NO.: 2026-42
SPONSORS: Kropp, Axiotis

**AN ORDINANCE ESTABLISHING AND ENACTING SECTION 115.01 OF THE
CODIFIED ORDINANCES OF THE VILLAGE OF NEWTON FALLS, OHIO**

BE IT ORDAINED BY THE COUNCIL OF THE VILLAGE OF NEWTON FALLS,
OHIO THAT:

SECTION 1. Section 115.01 entitled "Public Records" is enacted as follows:

"It is the policy of the Village of Newton Falls, Ohio, that openness leads to a better-informed citizenry, which leads to better government and better public policy. It is the policy of the Village of Newton Falls, Ohio, to strictly adhere to the State's Public Records Act and to the Charter of the Village of Newton Falls."

SECTION 2. That all formal actions of this Council concerning and relating to this Ordinance were taken in an open meeting of this Council, and all deliberations of this Council and any of its committees that resulted in such formal actions were taken in meetings open to the public and/or in compliance with all legal requirements including Section 121.22 of the Ohio Revised and the Charter of the Village of Newton Falls, Ohio.

Passed in Council on September 16th, 2026.

This ordinance shall take effect on the earliest date allowed by law.

David Hanson, Mayor

Attest:

Corey Snow, Clerk of Council

Approved as to Legal Form

Gary L. VanBrocklin, Law Director

CITY OF NEWTON FALLS, OHIO
ORDINANCE NO.: 2026-43
SPONSORS: Kropp, Axiotis

**AN ORDINANCE ESTABLISHING AND ENACTING SECTION 115.02
"DEFINITIONS" OF THE CODIFIED ORDINANCES OF THE CITY OF
NEWTON FALLS, OHIO.**

THE COUNCIL OF THE CITY OF NEWTON FALLS, STATE OF OHIO, HEREBY
ORDAINS:

SECTION 1. Section 115.02 entitled "Definitions" is enacted as follows:

The City of Newton Falls, in accordance with the Ohio Revised Code, defines records as including the following:

Any document, paper, electronic (including but not limited to, email), or other format that is created or received by or comes under the jurisdiction of a public office that documents the organization, functions, policies, decisions, procedures, operations, or other activities of the office.

All records are public unless they are specifically exempt from disclosure under the Ohio Revised Code. It is the policy of the City of Newton Falls that, as required by Ohio law, records will be organized and maintained so that they are readily available for inspection and copying.

SECTION 2. That all formal actions of this Council concerning and relating to this Ordinance were taken in an open meeting of this Council, and all deliberations of this Council and any of its committees that resulted in such formal actions were taken in meetings open to the public and/or in compliance with all legal requirements including Section 121.22 of the Ohio Revised Code and the Charter of the City of Newton Falls, Ohio.

Passed in Council on September 16th, 2026.

This ordinance shall take effect on the earliest date allowed by law.

David Hanson, Mayor

Attest:

Corey Snow, Clerk of Council

Approved as to Legal Form

Gary L. VanBrocklin, Law Director

EXHIBIT A
Ordinance 2026-43

SECTION 115.02 DEFINITIONS

The City of Newton Falls, in accordance with the Ohio Revised Code, defines records as including the following:

- Any document, paper, electronic (including but not limited to email or other format) that is created or received by or comes under the jurisdiction of the public office that documents the organization, functions, policies, decisions, procedures, operations, or other activities of the office.

All records are public unless they are specifically exempt from disclosure under the Ohio Revised Code. It is the policy of the City of Newton Falls that, as required by Ohio law, records will be organized and maintained so that they are readily available for inspection and copy (See Section 115.05 for email record policy)

CITY OF NEWTON FALLS, OHIO
ORDINANCE NO.: 2026-44
SPONSORS: Kropp, Axiotis

**AN ORDINANCE ESTABLISHING AND ENACTING SECTION 115.03
“RECORDS CUSTODIAN” OF THE CODIFIED ORDINANCES OF THE CITY OF
NEWTON FALLS, OHIO.**

THE COUNCIL OF THE CITY OF NEWTON FALLS, STATE OF OHIO, HEREBY
ORDAINS:

SECTION 1. Section 115.03 of the Codified Ordinances of Newton Falls is enacted as follows: “The City Clerk/Clerk of Council is designated as the records custodian for the City of Newton Falls, Ohio. All records requests received by any employee of the City of Newton Falls should be immediately forwarded to the City Clerk/Clerk of Council, the City Manager, and the Law Director.

SECTION 2. That all formal actions of this Council concerning and relating to this Ordinance were taken in an open meeting of this Council, and all deliberations of this Council and any of its committees that resulted in such formal actions were taken in meetings open to the public and/or in compliance with all legal requirements including Section 121.22 of the Ohio Revised Code and the Charter of the City of Newton Falls, Ohio.

Passed in Council on September 16th, 2026.

This ordinance shall take effect on the earliest date allowed by law.

David Hanson, Mayor

Attest:

Corey Snow, Clerk of Council

Approved as to Legal Form

Gary L. VanBrocklin, Law Director

CITY OF NEWTON FALLS, OHIO
ORDINANCE NO.: 2026-45
SPONSORS: Kropp, Axiotis

**AN ORDINANCE ESTABLISHING AND ENACTING SECTION 115.04:
“RECORDS REQUESTS” OF THE CODIFIED ORDINANCES OF THE CITY OF
NEWTON FALLS, OHIO.**

THE COUNCIL OF THE CITY OF NEWTON FALLS, STATE OF OHIO, HEREBY
ORDAINS:

SECTION 1. Section 115.04 entitled "Records Requests" is adopted as set forth as "Exhibit A" attached hereto as if fully rewritten herein.

SECTION 2. That all formal actions of this Council concerning and relating to this Ordinance were taken in an open meeting of this Council, and all deliberations of this Council and any of its committees that resulted in such formal actions were taken in meetings open to the public and/or in compliance with all legal requirements including Section 121.22 of the Ohio Revised Code and the Charter of the City of Newton Falls, Ohio.

Passed in Council on September 16th, 2026.

This ordinance shall take effect on the earliest date allowed by law.

David Hanson, Mayor

Attest:

Corey Snow, Clerk of Council

Approved as to Legal Form

Gary L. VanBrocklin, Law Director

EXHIBIT A
Ordinance 2026-45

115.04 RECORDS REQUESTS

Each request for public record should be evaluated for a response using the following guidelines:

- (A) Although no specific language is required to make a request, the requester must at least identify the records requested with sufficient clarity to allow the City to identify, retrieve, and review the records. If it is not clear what records are being sought, the records custodian must contact the requester for clarification and should assist the requester in revising their request by informing the requester of the manner in which the City office involved keeps its records.
- (B) Public records are to be available for inspection during regular business hours, with the exception of published holidays. Public records must be made available for inspection promptly. Copies of public records must be made available within a reasonable period of time, "prompt" and "reasonable" take into account: the volume of records requested; the proximity of the location where the records are stored; the necessity for any legal review of the records requested.
- (C) (1) Each request should be evaluated for estimated length of time required to gather the records. Routine requests for records should be satisfied immediately if feasible to do so. Routine requests include, but are not limited to, meeting minutes (both in draft and final form) budgets, salary information, forms and applications, personnel rosters, etc. If fewer than 20 pages of copies are requested or if the records are readily available in an electronic format that can be emailed or downloaded easily, these should be made as quickly as the equipment allows.
- (2) All requests for public records must either be satisfied or be acknowledged in writing by the City within two business days following the City's receipt of the request. If a request is deemed significantly beyond routine, such as seeking a voluminous number of copies or requiring extensive research, the acknowledgement must include the following:
 - (a) An estimated number of business days it will take to satisfy a request.
 - (b) An estimated cost if copies are requested.

(c) Any items within the request that may be exempt from disclosure.

(D) any denial of requested public records must include an explanation, including legal authority. If portions of a record are public and portions are exempt, the exempt portions are to be redacted and the rest released. If there are redactions, each redaction must be accompanied by a supporting explanation, including legal authority.

CITY OF NEWTON FALLS, OHIO
ORDINANCE NO.: 2026-46
SPONSORS: Kropp, Axiotis

**AN ORDINANCE ESTABLISHING AND ENACTING SECTION 115.05 "E-MAIL"
OF THE CODIFIED ORDINANCES OF THE CITY OF NEWTON FALLS, OHIO.**

THE COUNCIL OF THE CITY OF NEWTON FALLS, STATE OF OHIO, HEREBY
ORDAINS:

SECTION 1. Section 115.05, entitled "E-mail," is enacted by the Council of the City of Newton Falls as set forth in Exhibit A, attached hereto and adopted by reference.

SECTION 2. That all formal actions of this Council concerning and relating to this Ordinance were taken in an open meeting of this Council, and all deliberations of this Council and any of its committees that resulted in such formal actions were taken in meetings open to the public and/or in compliance with all legal requirements including Section 121.22 of the Ohio Revised Code and the Charter of the City of Newton Falls, Ohio.

Passed in Council on September 16th, 2026.

This ordinance shall take effect on the earliest date allowed by law.

David Hanson, Mayor

Attest:

Corey Snow, Clerk of Council

Approved as to Legal Form

Gary L. VanBrocklin, Law Director

EXHIBIT A
Ordinance 2026-46

Section 115.05: E-mail

Documents in electronic mail format are records as defined by the Ohio Revised Code when their content relates to the business of the office. E-mail is to be treated in the same fashion as records in other formats and should follow the same retention schedules.

- (a) Records and private e-mail accounts used to conduct public business are subject to disclosure and all employees or representatives of the City of Newton Falls are instructed to retain their emails that relate to public business contained in private e-mail accounts (see section 115.02) and to copy them to their business e-mail accounts and/or to the City's records custodian.
- (b) The records custodian is to treat the emails from private accounts as records of the public office, filing them in the appropriate way, retaining them per established schedules, and making them available for inspection and copying in accordance with the Public Records Act.

CITY OF NEWTON FALLS, OHIO
ORDINANCE NO.: 2026-47
SPONSORS: Kropp, Rufener

**AN ORDINANCE CREATNG CHAPTER 113 ENTITLED “CONTRACTS” OF
THE CODIFIED ORDINANCES OF THE CITY OF NEWTON FALLS, OHIO.**

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NEWTON FALLS,
OHIO THAT:

SECTION 1. Chapter 113, entitled “Contracts” is established in the
Administrative Code of the Codified Ordinances of the City of Newton Falls.

SECTION 2. That all formal actions of this Council concerning and relating to
this Ordinance were taken in an open meeting of this Council, and all deliberations of this
Council and any of its committees that resulted in such formal actions were taken in
meetings open to the public and/or in compliance with all legal requirements including
Section 121.22 of the Ohio Revised Code and the Charter of the City of Newton Falls,
Ohio.

Passed in Council on September 16th, 2026

This ordinance shall take effect on the earliest date allowed by law.

David Hanson, Mayor

Attest:

Corey Snow, Clerk of Council

Approved as to Legal Form

Gary L. VanBrocklin, Law Director

CITY OF NEWTON FALLS, OHIO
ORDINANCE NO.: 2026-48
SPONSORS: Kropp, Rufener

AN ORDINANCE ESTABLISHING AND ENACTING NEW SECTION 113.01 OF THE CODIFIED ORDINANCES OF THE CITY OF NEWTON FALLS, INVALIDATING CERTAIN PROVISIONS IN CONTRACTS FOR GOODS, SERVICES, AND CONSTRUCTION WITH THE CITY OF NEWTON FALLS, OHIO.

THE COUNCIL OF THE CITY OF NEWTON FALLS, STATE OF OHIO, HEREBY ORDAINS:

SECTION 1. That new section 113.01 is enacted as set forth on “Exhibit A” attached hereto as if fully rewritten herein.

SECTION 2. That all formal actions of this Council concerning and relating to this Ordinance were taken in an open meeting of this Council, and all deliberations of this Council and any of its committees that resulted in such formal actions were taken in meetings open to the public and/or in compliance with all legal requirements including Section 121.22 of the Ohio Revised Code and the Charter of the City of Newton Falls, Ohio.

Passed in Council on September 16th, 2026.

This ordinance shall take effect on the earliest date allowed by law.

David Hanson, Mayor

Attest:

Corey Snow, Clerk of Council

Approved as to Legal Form

Gary L. VanBrocklin, Law Director

Exhibit A
ORDINANCE 2026-48

113.01 Invalid Terms and Conditions

(a) Except as otherwise required or permitted by state or federal law, a contract by the City for the procurement of supplies, services, or for construction projects shall not include any of the following:

(1) A provision requiring the City to indemnify or hold harmless another person;

(2) A provision that requires the City to agree to limit the liability for any direct loss to the City for bodily injury, death, or damage to property of the City caused by the negligence, intentional or willful misconduct, fraudulent act, recklessness, or other tortious conduct of a person or a person's employees or agents, or a provision that would otherwise impose an indemnification obligation on the City;

(3) A provision that requires the City to be bound by a term or condition that is unknown to the City at the time of signing the contract or that may be unilaterally changed by the other party;

(4) A provision that authorizes a person other than the City Law Director to serve as legal counsel for the City without approval of the Law Director;

(5) A provision empowering any person to act as an attorney in fact for the City;

(6) A provision that is inconsistent with the City's public records obligations under sections 149.351 or 149.43 of the Ohio Revised Code;

(7) A provision for automatic renewal such that the City's funds are or would be obligated in subsequent fiscal years without prior appropriation by the City Council and certification by the Finance Director;

(8) A provision that would require the payment of interest or a penalty upon delay or default;

(9) A provision containing a waiver of right to a jury trial;

(10) A provision requiring mandatory or binding arbitration;

(11) A provision designating a forum for litigation other than in a state or federal court having jurisdiction in Trumbull County, Ohio;

(12) A provision incorporating the laws of any other state other than Ohio for the purposes of interpretation or application of law;

(b) If a contract contains a term or condition described in (a) of this section, the term or condition is void ab initio, and the contract containing that term or condition otherwise shall be enforceable as if it did not contain such term or condition.

(c) A contract that contains a term or condition described in (a) of this section shall be governed by and construed in accordance with Ohio law, notwithstanding any term or condition to the contrary in the contract.

(d) This section does not apply to a contract in effect before the effective date of this section or to the renewal or extension of a contract in effect before the effective date of this section.

CITY OF NEWTON FALLS, OHIO
ORDINANCE NO.: 2026-49
SPONSORS: Kropp, Rufener

AN ORDINANCE ESTABLISHING AND ENACTING NEW SECTION 113.02 OF THE NEWTON FALLS CODIFIED ORDINANCES, AUTHORIZING SINGLE-SOURCE PROCUREMENTS FOR SUPPLIES, SERVICES, OR CONSTRUCTION CONTRACTS BY THE CITY OF NEWTON FALLS

THE COUNCIL OF THE CITY OF NEWTON FALLS, STATE OF OHIO, HEREBY ORDAINS:

SECTION 1. The new Section 113.02 of the Codified Ordinances of this City of Newton Falls shall be and is hereby enacted as set forth on “Exhibit A” attached hereto as if fully rewritten herein.

SECTION 2. That all formal actions of this Council concerning and relating to this Ordinance were taken in an open meeting of this Council, and all deliberations of this Council and any of its committees that resulted in such formal actions were taken in meetings open to the public and/or in compliance with all legal requirements including Section 121.22 of the Ohio Revised Code and the Charter of the City of Newton Falls, Ohio.

Passed in Council on September 16th, 2026.

This ordinance shall take effect on the earliest date allowed by law.

David Hanson, Mayor

Attest:

Corey Snow, Clerk of Council

Approved as to Legal Form

Gary L. VanBrocklin, Law Director

EXHIBIT A
ORDINANCE 2026-49

113.02 SINGLE-SOURCE PROCUREMENTS

(a) When authorized by ordinance of the City of Newton Falls Council, the City Manager may procure services, supplies, architectural project, or construction without competitive bidding upon a determination that there is only one source for the required supply, service, or construction project.

(b) When authorized by ordinance of the City of Newton Falls Council, the City Manager may award a contract for supplies, services, or construction without competitive bidding where there is more than one source for a particular supply, service, or architectural project. If, in the judgment of the City Manager, it is in the best interest of the City to award a contract to a specific vendor, supplier, or contractor, based on the particular vendor, supplier, or contractor's ability to provide the supplies, service, or construction (given the vendor, supplier, or contractor's ownership or control of data, patent rights, copyrights, exclusive distribution agreements, or at least common trade secrets or other similar interests applicable to the required supplies, services, or construction).

(c) The City Manager may determine that single-source procurement is justified for specific makes and models of equipment, parts, or supplies if all of the following requirements are met:

(i) That the specific equipment, parts, or supplies are being produced for standardization purposes, and that the standardization of the equipment, parts, or supplies, is in the judgment of the City Manager in the best interests of the city.

(ii) That equipment, parts, or supplies will be used to meet a requirement for replacement parts or additional units that are compatible with existing city equipment.

(iii) That the existing equipment for which the parts or additional units are being procured was obtained through the use of a competitive procurement procedure, or was obtained through a separately justified and approved waiver of competitive procurement.

(iv) No identical or compatible equipment, parts, or supplies are available from a source that will reasonably be able to supply the required parts or supplies within the necessary time and from a reasonable geographic distance from the City.

(d) The City Manager may determine whether procurement through a specific vendor service, or parts provider, for replacement parts or additional units is justified to maintain warranty coverage or to obtain software or services compatible with or related to proprietary software utilized by the City.

(e) The City Manager shall maintain a record of single-source procurements, including:

- the identity of the vendor or contractor.
- the amount and type of each contract.
- a listing of supplies, services, or construction procured under each contract.

CITY OF NEWTON FALLS, OHIO
ORDINANCE NO.: 2026-50
SPONSORS: Kropp, Rufener

AN ORDINANCE REPEALING SECTION 133.01 OF THE CODIFIED ORDINANCES OF THE CITY OF NEWTON FALLS, OHIO.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NEWTON FALLS, OHIO THAT:

SECTION 1. Section 133.01 of the Codified Ordinances of the City of Newton Falls is repealed. A copy of Section 133.01 is attached as "Exhibit A" as if fully rewritten herein.

SECTION 2. That all formal actions of this Council concerning and relating to this Ordinance were taken in an open meeting of this Council, and all deliberations of this Council and any of its committees that resulted in such formal actions were taken in meetings open to the public and/or in compliance with all legal requirements including Section 121.22 of the Ohio Revised Code and the Charter of the City of Newton Falls, Ohio.

Passed in Council on September 16th, 2026.

This ordinance shall take effect on the earliest date allowed by law.

David Hanson, Mayor

Attest:

Corey Snow, Clerk of Council

Approved as to Legal Form

Gary L. VanBrocklin, Law Director

EXHIBIT A
ORDINANCE 2026-50

133.01 BID PROCEDURE FOR CONSTRUCTION PROJECTS.

(a) The City Manager shall seek bids either as an aggregate bid from a prime contractor or separate bids from individual contractors for any City project for the erection of repair, alterations, or rebuilding of a public building, institution, bridge, culvert or improvement.

(b) The City Manager shall review the bid process with each City Department or engineer to determine what is the best bid process for each project.

(c) Upon determining the best process for bidding for a particular project, the City Manager shall notify the department advertising for bids how the project should be bid. However, if the project has already been submitted for bid the City Manager shall review that project to determine if the bidding procedure used was in the best interest of the City before awarding the final bid.

(Ord. 2006-11. Passed 3-20-06.)

CITY OF NEWTON FALLS, OHIO
ORDINANCE NO.: 2026-51
SPONSORS: Kropp, Rufener

AN ORDINANCE REPEALING SECTION 133.03 OF THE CODIFIED ORDINANCES OF THE CITY OF NEWTON FALLS, OHIO.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NEWTON FALLS, OHIO THAT:

SECTION 1. Section 133.03 of the Codified Ordinances of the City of Newton Falls is repealed. A copy of Section 133.03 is attached as "Exhibit A" as if fully rewritten herein and adopted by reference.

SECTION 2. That all formal actions of this Council concerning and relating to this Ordinance were taken in an open meeting of this Council, and all deliberations of this Council and any of its committees that resulted in such formal actions were taken in meetings open to the public and/or in compliance with all legal requirements including Section 121.22 of the Ohio Revised Code and the Charter of the City of Newton Falls, Ohio.

Passed in Council on September 16th, 2026.

This ordinance shall take effect on the earliest date allowed by law.

David Hanson, Mayor

Attest:

Corey Snow, Clerk of Council

Approved as to Legal Form

Gary L. VanBrocklin, Law Director

EXHIBIT A
2026-51

133.03 CONTRACT AUTHORITY.

The City Manager may enter into a contract to purchase goods or services without the necessity of public bids, on behalf of the City, if the amount of the contract is less than that prescribed in Ohio R.C. 731.14, and as it is amended from time to time, provided that prior approval of Council is obtained for expenditures in excess of ten thousand dollars (\$10,000). No one project can be paid or contracted for in such manner that a bid is divided so as to avoid the ten thousand dollar (\$10,000) limit. In the event of an emergency in the City's utility departments, (i.e., Electric, Water Distribution, Water Treatment, and Wastewater Departments) the ten thousand dollar (\$10,000) spending threshold can be waived up to a maximum of thirty-five thousand dollars (\$35,000) for the purchase of equipment and other expenses related to only the emergency repairs if both the affected utility department superintendent and the City Manager authorize the purchase. In any instance where the ten thousand dollar (\$10,000) spending threshold is exceeded, the City Manager shall, within twelve (12) hours of the purchase, provide all members of Council with the details of the emergency, including what was purchased and the amount spent, and the City Manager shall direct the Clerk to add the issue to the next regular meeting agenda for discussion.
(Ord. 2024-02. Passed 2-7-24.)

**A RESOLUTION ESTABLISHING THE ANNUAL DATE AND TIME FOR
THE CITY OF NEWTON FALLS COMMUNITY TRICK-OR-TREAT**

WHEREAS, the City of Newton Falls has historically designated an annual date and time for community Trick-or-Treat activities; and

WHEREAS, Council desires to establish a consistent date and time each year so that residents, families, businesses, City departments, and community organizations may plan accordingly.

WHEREAS, Council recognizes that Friday evenings during the fall traditionally include significant community activities and desires to avoid unnecessary scheduling conflicts when October 31 falls on a Friday;

**THE COUNCIL OF THE CITY OF NEWTON FALLS, STATE OF OHIO
HEREBY RESOLVES:**

SECTION 1. The official City of Newton Falls community Trick-or-Treat shall be held annually on October 31, regardless of the day of the week on which October 31 falls, except when October 31 falls on a Friday. In such years, the official City community Trick-or-Treat shall instead be held on Thursday, October 30.

SECTION 2. The official hours for City-wide Trick-or-Treat shall be 5:00 p.m. until 7:00 p.m., whether held on October 31 or, pursuant to Section 1 of this Resolution, on October 30.

SECTION 3. This Resolution shall remain in effect for each succeeding year unless amended or repealed by Council.

SECTION 4. This Resolution shall take effect immediately upon its adoption.

PASSED IN COUNCIL THIS 16th DAY OF SEPTEMBER, 2026.

David Hanson, Mayor

Attest:

Corey Snow, Clerk of Council

Approved as to Legal Form

Gary L. VanBrocklin, Law Director

CITY OF NEWTON FALLS, OHIO
ORDINANCE NO.: 2026-55
SPONSORS: Kropp, Rufener

**AN ORDINANCE REPEALING ORDINANCE NO.: 2026-34 AND DECLARING AN
EMERGENCY.**

WHEREAS, it was the intention of Council, and the Law Department to add the nuisance regulations to the codified ordinances of Newton Falls.

WHEREAS, the Ordinance was not drafted in codified form but was the draft which was prepared to add the code sections.

**THE COUNCIL OF THE CITY OF NEWTON FALLS, STATE OF OHIO, HEREBY
ORDAINS;**

SECTION I:

Ordinance No.: 2026-34 is repealed. A copy of this ordinance is attached to this ordinance as Exhibit A and incorporated by reference.

SECTION II:

That all formal actions of this Council concerning and relating to this Ordinance were taken in an open meeting of this Council, and all deliberations of this Council and any of its committees that resulted in such formal actions were taken in meetings open to the public and/or in compliance with all legal requirements including Section 121.22 of the Ohio Revised and the Charter of the City of Newton Falls, Ohio.

SECTION III:

This ordinance is declared to be an emergency to promote the health safety, and general welfare of the citizens of Newton Falls, Ohio. Specifically, this ordinance was intended to allow the enforcement of new nuisance regulations, which have been seriously delayed by this error.

Passed in Council on _____, 2026.

This ordinance shall take effect on the earliest date allowed by law.

David Hanson, Mayor

Attest:

Corey Snow, Clerk of Council

Approved as to Legal Form

Gary L. VanBrocklin, Law Director

EXHIBIT A
(ORDINANCE 2026-55)

VILLAGE OF NEWTON FALLS, OHIO

ORDINANCE NO.: 2026-34

SPONSORS: Councilpersons Kropp, Rufener

**AN ORDINANCE ADOPTING PUBLIC NUISANCE REGULATION FOR THE
VILLAGE OF NEWTON FALLS, OHIO**

WHEREAS, The Village of Newton Falls needs to better define public nuisances and how to abate such nuisances in the Village: and

NOW, THEREFORE, BE IT ORDAINED BY COUNCIL OF THE VILLAGE OF
NEWTON FALLS, STATE OF OHIO:

SECTION I. Newton Falls Codified Ordinances shall be amended to include the following:

DEFINITIONS.

(a) "Public Nuisance" means any fence, wall, shed, shack, deck, house, garage, building, structure or any part of any of the aforesaid; or any tree, pole, smokestack; or any excavation, hole, pit, basement, cellar, sidewalk subspace; or any lot, land or yard, premises or location which in its entirety, or in any part thereof; by reason of the condition in which the same is found or permitted to be or remain, shall or may endanger the health, safety, life, limb or property, or cause any hurt, harm, inconvenience, discomfort, damage or injury to any one or more individuals in the Village, in any one or more of the following particulars by reason of:

(I) Being a menace, threat and/or a hazard to the general health of the community.

A. The following are examples of threat and /or a hazard to the general health of the community, but are not intended to set forth all such possible conditions:

1. Keeping garbage other than in an approved receptacle on the premises;
2. Keeping brush piles on the premises that can be considered breeding grounds for rats or other vermin including feral animals:
3. Junk furniture;
4. Junk cars i.e. unregistered cars, cars that are not movable,

5. Fallen trees,

6. Weeds and tall grass,

7. Storing anything on an open front porch except outdoor furniture, barbeque grills or other outdoor equipment.

B. Any condition set forth in a separate ordinance defining it as a public nuisance,

(1) Being a fire hazard.

(2) Being unsafe for occupancy, or use on, in, upon, about or around the aforesaid premises.

(3) Lack of sufficient or adequate maintenance of the structure, location and/or premises, or being vacant, any of which depreciates the enjoyment and use of property in the immediate vicinity to such an extent that it is harmful to the community in which such structure, location or premises is situated or such condition exists.

(4) Improperly or without written authorization from a governmental entity, releasing, dumping or storing in the environment (i.e., air, soil, land or water) any hazardous, infectious, or other type of waste or chemical product.

(5) Being in or maintaining a premise, where lewd behavior, gambling, drug activity or prostitution is conducted or done.

(c) "Owner" means any of the following:

(1) Any person, corporation, limited liability company, partnership, limited partnership, limited liability partnership, or any shareholder, officer, trust, trustee, partner, agent, or employee of any of the above who has care, custody, control or charge of a premises or part thereof, has legal title to the premises, or has done any act to maintain or operate the premises.

A. Maintaining or operating the "premises" shall include without limitation, entering into a public contract, obtaining a building or demolition permit, or obtaining any other permit or license relating to the premises.

(2) Any Operator of a premises.

B. "Operator" means:

(1) Any person who has charge, care of or control of a premises or a part thereof whether with or without the knowledge of the owner.

(2) Any person who alone or jointly or severally with others shall have legal or equitable title to any premises with or without accompanying actual possession therefrom or shall have charge,

care or control of premises as owner or agent of the owner, or as executor, administrator, trustee, receiver, or guardian of the estate or as a mortgagee in possession.

(3) Any person who as a lessee subletting or reassigning any part or all or any premises shall be deemed to be a co-owner with the lessor and shall have join responsibility over the portion of the premises sublet or assigned.

(4) The vendor or vendee under a land installment contract who has care, custody, control or the right to enter on the premises or real property.

(d) "Premises" means a lot, plot or land parcel, including the building or structures thereon.

(e) "Manager" means the City Manager.

(d) "Zoning Inspector" means the Newton Falls Zoning Inspector.

RIGHT OF ENTRY.

The Manager, Fire Chief, or Police Officer are authorized to enter a structure or premises at reasonable times to inspect or to perform the duties imposed by this code provided that credentials are presented to the occupant and that entry is requested and obtained. Where permission to enter has not been obtained, is denied, or the Manager, Fire Chief, or Police Officer has probable cause to believe that there exists in a structure or upon a premises a condition which is a serious hazard, Manager, Fire Chief or Police Officer have recourse to the remedies provided by law to gain and secure entry.

SUMMARY ABATEMENT IN IMMEDIATE DANGERS; NOTICE.

(a) Whenever the Manager, Zoning Inspector, Fire Chief or Village Law Department determines that a public nuisance exists, as defined in Section 1319.01(a), and requires to be summarily abated because the public health, safety, or welfare may be in immediate danger, the owner, as defined in Section 1319.01(b), of the property where the public nuisance exists or is found shall be provided written notice of the public nuisance and an order to abate the nuisance within Seventy-two hours from the date of the notice.

(1) The written notice shall be given to the owner:

A. In person to the owner; or

B. By U.S. mail to the owner's last known address; or

C. By posting notice on the premises which has been determined to be a public nuisance.

(2) The notices of the violation shall state the nature of the violation and the time period for correction and may state corrective steps necessary and the nature of subsequent penalties and enforcement actions should the situation not be corrected.

(3) The owner shall comply with the order within the time period designated on the notice-order.

(4) The public nuisance notice-order issued by the Manager or his designated representative, is against the property and runs with the property notwithstanding any change(s) in the titled ownership.

(5) The Manager or the Zoning Inspector, is authorized to enter any property to inspect for a public nuisance as set forth in Section 1319.02

ABATEMENT IN OTHER CASES; NOTICE.

(a) Whenever the Zoning Inspector determines that a property is a public nuisance as defined in Section 1319.01(a), but the nature of the nuisance does not require summary abatement, then regular abatement procedures shall be implemented.

(b) In regular abatement, the owner of the property where a public nuisance exists or is found shall be provided a written notice of the public nuisance and an order to abate the nuisance within thirty days from the date of the notice.

(1) The written notice shall be given to the owner:

A. In person;

B. By U.S. Mail to the owner's last known address:

C. By posting a notice on the premises which has been determined to be a public nuisance.

(2) The notices of violation shall state the nature of the violation and the time period for correction and may state corrective steps necessary and the nature of subsequent penalties and enforcement actions should the situation not be corrected.

(3) The owner shall comply the order within the specified time.

(4) The public nuisance notice-order, once issued by the Manager or his designee, is against the property and runs with the property notwithstanding any change(s) in the titled ownership of the property.

(c) The Manager or his designee, is authorized to enter on any property to inspect for public nuisance, in accordance with rights of entry as defined in Section 1319.02 of this code, and to abate the public nuisance upon expiration of the time period allotted the owner as provided in the notice-order. (Ord. 22-2020. Passed 5-11-20.)

NUISANCE APPEAL BOARD.

There is created a "Board of Nuisance Appeal" in the Village Newton Falls. The Board shall consist of: City Manager, two members appointed by the City Manager; one member from the

Planning Commission, one member from the Village Council and one member being a citizen of the Village of Newton Falls. The Nuisance Appeal Board shall have the power to adopt rules for the body. The Manager or his designee shall preside over the hearing. Three members of the Board shall constitute a quorum. All decisions are to be decided by a majority of those present.

APPEAL PROCEDURE; HEARING.

(a) An owner of a property location or structure declared a public nuisance by the Zoning Inspector, ordered to abate the nuisance within seventy-two hours may appeal the notice-order in writing, and request a hearing before the Nuisance Appeal Board (Appeal Board) within three business days from the date on notice order or no later than twenty-four hours from the date of receipt (excluding weekends or holidays) of notice-order. The written request shall be made to the Manager. The appeal request must be accompanied by a filing fee of seventy-five dollars (\$75.00). The appeal request does not stay the order to abate the nuisance.

(1) A Summary abatement hearing shall be held within 5 days of receipt of the written notice of appeal.

(b) An owner of a property, location or structure declared to abate the nuisance within thirty days, may appeal the notice-order by requesting a hearing in writing by requesting a hearing before the Nuisance Appeal Board within ten calendar days from the date on the notice-order or no later than twenty-four hours from the date of receipt (excluding weekends or holidays). The written request shall be made to the Zoning Inspector. The appeal request must be accompanied by a filing fee of seventy-five (\$75.00) dollars. The appeal request does not stay the order to abate the nuisance.

(1) A summary abatement hearing shall be held in five days of the filing of the appeal. A regular abatement appeal hearing shall be held within thirty days of the request.

(2) If an order extending the time for hearing beyond the time set forth in this ordinance the order for abatement shall be stayed until the order of the Nuisance Appeal Board is issued in writing.

(c) The hearing shall be conducted by the Nuisance Appeal Board.

(1) The Appeal Board, after hearing the matter, may amend, modify, revoke or uphold the notice-order, and may extend the time for compliance with the order by the owner by such date as the majority may determine.

(2) The Appeal Board, at the conclusion of the hearing and after deliberations, may render a decision immediately or take the matter under advisement. The Appeal Board shall render a written decision on the matter within seven business days after the hearing.

(3) The ruling of the Appeal Board is a final appealable order, which shall be governed by Chapters 2505 and 2506 of the Ohio Revised Code.

ABATEMENT OF NUISANCE; RIGHT OF ENTRY; COSTS.

- (a) Any public nuisance not abated within the time specified in the notice-order provided by the Zoning Inspector, or within any additional time provided by the Nuisance Appeal Board, may be abated by the Village pursuant to the notice-order issued by the Manager or his designated representative.
- (b) The Manager or the Zoning Inspector is authorized to enter a structure or premises at reasonable times to inspect or perform the duties imposed by the code provided that credentials are presented to the owner, or occupant, and the entry is required and permitted by the owner or occupant. If permission to enter is withheld or no one is present, entry is denied, or the Manager or Zoning Inspector have probable cause to believe that there exists in a structure or upon a premises a condition which is a serious hazard, the Manager or Zoning Inspector shall have recourse to the remedies provided by law to secure entry.
- (c) Lien holders, as documented in the Trumbull County Auditor's or Recorder's office, shall be notified in writing of the public nuisance status of the subject property prior to the abatement of the nuisance unless immediate abatement of the nuisance is needed because the structure presents an immediate hazard or danger to the health, safety, or welfare of an individual or the community.
- (d) The owner where a public nuisance is found shall pay any and all costs incurred by the Village in abating the public nuisance including all costs incurred by the Village in identifying and investigating the nuisance and all legal fees for the recovery of the nuisance abatement costs. If the owner of the property fails or refuses to pay the abatement costs the costs may be assed as a lien against the property and/or recouped via any other feasible method by the Village provided by the Revised Code.
- (e) The Manager or Zoning Inspector, is authorized to salvage any items, materials or property seized or derived from abatement of the nuisance and sell such at private or public sale at the best price obtainable and apply the proceeds to any costs incurred from abating the nuisance at the subject property, or may recycle the material in such a manner as to reduce the cost of the abatement to the property owner including the cost of fees for legal disposal.
- (f) It shall not be a defense to the determination that a public nuisance, as defined in Section 1319.01(a) exists, that the building, premises or location is boarded up or otherwise enclosed.

SCOPE.

This chapter shall not be deemed to be a limitation or restriction on the authority of any department, division, official or employee of the Village, but shall be deemed as an enlargement of any authority existing by virtue of the statutes of the State or any ordinance heretofore enacted by Council.

NUISANCE.

(a) No person shall cause or permit any nuisance as defined in Section 1319.01 of the Codified Ordinances of the Village of Sebring, or defined as a nuisance by any ordinance of the Village, to be or remain in or upon any building, premises or other place, of which such person is the owner, lessee, tenant or occupant; or between the same and the center of the street, lane, or alley adjoining.

(b) Whoever violates this section for a first offense, is guilty of a fourth degree misdemeanor. Whoever is guilty of a subsequent offense is guilty of a misdemeanor of the third degree. Each day the nuisance remains on the property is a separate offense.

FIRE DAMAGED STRUCTURES; REPAIR OR REMOVAL FUND.

(a) No insurance company doing business in the State of Ohio shall pay a claim of a named insured for fire damage for a structure located within the Village where the amount recoverable for the fire loss to the structure under all insurance policies exceeds five thousand dollars and is greater than or equal to sixty percent (60%) of all fire insurance policy monetary limitations unless there is compliance with the following procedures:

(1) When the loss agreed to between the named insured or insureds and the insurance company or companies equals or exceeds sixty percent (60%) of the aggregate limits of liability of all fire policies covering the building or structure, the insurance company or the companies in accordance with Ohio Revised Code 715.26(F) and 3929.86(C) and (D) shall

transfer from the insurance proceeds to the Director of Finance in the aggregate amount of two thousand dollars (\$2,000.00) for each fifteen thousand dollars (\$15,000.00), and each fraction of that amount, of a claim, or if at the time of a proof of loss agreed to between the named insured or insureds have submitted a contractor's signed estimate of the costs of removing, repairing, or securing the building the building or other structure, shall transfer from the insurance proceeds the amount specified in the estimate.

Such transfer of the estimate shall be on a pro-rata basis by all companies insuring the building or structure. Policy proceeds remaining after the transfer to the Village may be disbursed in accord with the terms of the policy.

The named insured or insureds may submit a contractor's signed estimate of the costs of removing, repairing, or securing the building or other structure after the transfer, and the Finance Director, after notifying the Manager, shall return the amount of the fund in excess of the estimate to the named insured or insureds, provided that the Village has not commenced to remove, repair or secure the building or other structure.

(2) Upon receipt of the proceeds by the Village as authorized by this section, the Finance Director shall place the proceeds in a separate fund to be used solely as security against the total

cost of removing, repairing, or securing incurred by the Village, pursuant to Ohio Revised Code 715.261.

When transferring the fund as required in subsection (a)(1) hereof, an insurance company shall provide the names and addresses of the named insured or insureds, whereupon the Village shall contact the named insured or insureds, certify the proceeds have been received by the Village and notify them the following procedures will be followed:

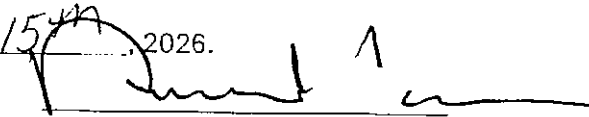
The fund shall be returned by the Finance Director to the named insured or insureds when repairs or removal, or securing of the building or other structure have been completed and the required proof is received by the Manager, provided that the Village has not incurred any costs for the repairs, removal, or securing of the building or other structure. If the Village has incurred any costs for the repairs, removal or securing the building or other structure such costs shall be paid from the funds remaining, the Village of Sebring shall transfer the remaining funds to the named insured or insureds after repair, rebuilding or removal has been completed.

Nothing in this section shall be construed to limit the ability of the Village to recover any deficiency under Ohio Revised Code. Nothing in Ohio Revised Code 3929.86(C) and (D) adopted hereby shall be construed to prohibit the Village and the named insured or insureds from entering into an agreement that permits the transfer of funds to the named insured or insureds if some other reasonable disposition of the damaged property can be negotiated.

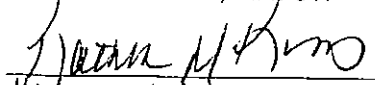
(b) The Finance Director is designated as the officer authorized to carry out the duties of this section, provided that no funds so held under this section shall be released without notice to the Manager

SECTION 6. That all formal actions of Council relating to the adoption of this ordinance and all deliberations of Council and any of its committees leading to such action, were in meetings open to the public as required by law.

PASSED IN COUNCIL ON JULY 15th, 2026.


DAVID HANSON, MAYOR

ATTEST:


MATTHEW M. KING, CLERK OF COUNCIL

APPROVED AS TO FORM:


GARY L. VAN BROCKLIN
ASSISTANT LAW DIRECTOR

EXHIBIT A

985.03 PLANTING PROHIBITED ON CITY EASEMENTS.

- (a) The planting of trees and bushes on City easements is hereby prohibited.
- (b) Trees and bushes planted on City easements shall be removed by the City, all costs thereof shall be billed directly to the property owner(s) and/or assessed against the property owner(s) and collected as other taxes are collected.

(Ord. 2013-04. Passed 3-18-13.)

CITY OF NEWTON FALLS, OHIO
ORDINANCE NO.: 2026-56
SPONSORS: Stimpert, Rufener

**AN ORDINANCE ENACTING AND CODIFYING NUISANCE REGULATIONS,
AMENDING AND RENUMBERING CHAPTER 521 OF THE CODIFIED
ORDINANCES OF NEWTON FALLS AND DECLARING AN EMERGENCY.**

WHEREAS, Council desires to enact a codified version of Nuisance Regulations.

**THE COUNCIL OF THE CITY OF NEWTON FALLS, STATE OF OHIO, HEREBY
ORDAINS;**

SECTION I:

Chapter 521, Health, Safety and Sanitation is amended to enact nuisance regulations and renumbered as set forth in in “Exhibit A” and adopted by reference as if fully rewritten.

SECTION II:

That all formal actions of this Council concerning and relating to this Ordinance were taken in an open meeting of this Council, and all deliberations of this Council and any of its committees that resulted in such formal actions were taken in meetings open to the public and/or in compliance with all legal requirements including Section 121.22 of the Ohio Revised and the Charter of the Village of Newton Falls, Ohio.

SECTION III:

This ordinance is declared to be an emergency for the promotion of the health, welfare, and public welfare of the citizens of the City of Newton Falls. Specifically, the Law Department forwarded the incorrect draft of this legislation which has seriously impaired the enforcement of nuisance abatement in the City. The Zoning Administrator must rely on this ordinance to abate nuisances.

Passed in Council on _____, 2026.

This ordinance shall take effect on the earliest date allowed by law.

David Hanson, Mayor

Attest:

Corey Snow, Clerk of Council

Approved as to Legal Form

Gary L. VanBrocklin, Law Director

EXHIBIT A
(Ordinance 2026-56)

CHAPTER 521
Health, Safety And Sanitation

521.01 DEFINITIONS

(1) "Public Nuisance" means any fence, wall, shed, deck, house, garage building, structure or any part of any of the aforesaid; or any tree pole, smokestack; or any excavation, hole, pit, basement cellar, sidewalk subspace or any lot, land or yard, premises or location which in its entirety, or in any part thereof, by reason of the condition in which the same is found or permitted to be or remain, shall or may endanger the health, safety, life or limb or property, or cause any hurt, harm, inconvenience, discomfort, damage or injury to any one or more individuals in the City, in any in any one or more of the following particulars by reason of:

(A) Being a menace, threat, and/or a hazard to the general health of the community.

(1) Keeping Garbage other than in an approved receptacle on the premises;

(2) Keeping brush piles on the premises that can be considered breeding grounds for rats or other vermin including feral animals;

(3) Junk Furniture;

(4) Junk cars i.e. unregistered cars, cars that are not movable ;

(5) Fallen trees;

(6) Weeds and tall grass;

(7) Storing anything on an open front, porch except outdoor furniture, barbecue grills, or other outdoor equipment;

(B) Any condition set forth in a separate ordinance defining it as a public nuisance.

(1) Being fire hazard.

(2) Being unsafe for occupancy, or use on, in, upon or about or around the premises.

(3) Lack of Sufficient or adequate maintenance of the structure, location and/or premises, or being vacant, any of which depreciates the enjoyment and use of property in the immediate vicinity to such an extent that it is harmful to the community in which such a structure, location or premises is situated or such condition exists.

(4) Improperly or without written authorization from a governmental entity, releasing, dumping, or storing in the environment (i.e., air, soil, land, or water) any hazardous, infectious, or other type of waste or chemical product.

(5) Being in or maintaining a premise, where lewd behavior, gambling or drug activity or prostitution is conducted or done.

(2) "Owner" means any of the following:

(a) Any person, corporation, limited liability company, partnership, limited partnership or any shareholder, officer, trust, trustee, partner, agent, lessee or employee of any of

the above who has care custody, control or charge of a premises or part thereof, has a legal title to the premises, or has done any act to maintain or operate the premises.

(b) Maintaining or operating the "premises" shall include without limitation, entering into a public contract, obtaining a building or demolition permit, or obtaining any other permit or license relating to the premises.

(3) Any operator of the premises.

(a) Operator means:

(1) Any person who has charge, care or control of a premises or any part thereof with or without the permission of the owner

(2) Any person who alone or jointly or severally with others shall have legal or equitable title to any premises with or without accompanying actual possession therefrom or shall have charge, care or control of the premises as owner or agent of the owner, or as executor, administrator, trustee, receiver, or guardian of the estate or as a mortgagee in possession.

(3) Any person who as a lessee subletting or reassigning any all or any part of any premises shall be deemed to be a co-owner with the lessor and shall have joint responsibility over the portion of the premises sublet or assigned.

(4) The vendor or vendee under a land installment contract, who has care, custody or control or the right to enter on the premises or real property.

(3)" Premises" means, a lot, plot, or a land parcel, including the building or structures thereon.

(4) "Manager" means the City Manager.

(5) "Zoning Inspector" means the Newton Falls Zoning Inspector.

521.02 RIGHT OF ENTRY

The Manager, Fire Chief of the Joint Fire District, Police Officer, or Zoning Inspector are authorized to enter a structure or premises at reasonable times to inspect or to perform the duties imposed by this code provided that credentials are presented to the occupant and that entry is requested and obtained. Where permission has not been obtained, or is denied, and the Manager, Fire Chief, Police Officer or Zoning Inspector has probable cause to believe that there exist in a structure or upon the premises a condition which is a serious hazard, the Manager, Fire Chief, Police Officer or Zoning Inspector have recourse to the remedies provided by law to gain and secure entry.

521.03 SUMMARY ABATEMENT

1. Whenever the Manager, Zoning Inspector, Fire Chief of the Joint Fire District or City Law Department determines that a public nuisance exists, as defined in Section 521.01 of the Codified Ordinances of Newton Falls, and requires to be summarily abated because public health, safety or welfare may be in immediate danger, the owner, as defined in Section 521.01 of the Codified Ordinances of Newton Falls, of the property where the public nuisance exists or is found

shall be provided written notice of the public nuisance and an order to abate the nuisance within seventy-two hours.

2. The written notice shall be given to the owner:

(a) In person to the owner; or

(b) By U.S. Mail to the owner's last known address; or

(c) By posting a notice on the premises which has been determined to be a public nuisance.

3. The notices of violation shall state the nature of the violation and the time period for the correction and may state the nature of the violation and the time period for the correction and may state the corrective steps necessary and the nature of subsequent penalties and enforcement actions should the nuisance not be abated.

(4) The public nuisance notice/abatement order issued by the Zoning Inspector is against the property and runs with the property notwithstanding any change(s) in the titled ownership.

(5) The Manager, Fire Chief, Police Officer or Zoning Inspector, is authorized to make entry as set forth in Section 521.02 of the Codified Ordinances of Newton Falls.

521.04 ABATEMENT IN OTHER CASES-NOTICE

1. Whenever the Zoning Inspector determines that a property is a public nuisance as defined in Section 521.01 of the Codified Ordinances of Newton Falls, but that the nuisance does not require summary abatement, then the regular abatement procedures are to be used.

2. In regular abatement, the owner of the property where a public nuisance exists or is found shall be provided a written notice of the public nuisance:

3. The written notice shall be given to the owner:

(a) In person to the owner; or

(b) By U.S. Mail to the owner's last known address; or

(c) By posting a notice on the premises which has been determined to be a public nuisance.

4. The notices of violation shall state the nature of the violation and the time period for the correction and may state the nature of the violation and the time period for the correction and may state the corrective steps necessary and the nature of subsequent penalties and enforcement actions should the nuisance not be abated.

5. The public nuisance notice/abatement order issued by the Zoning Inspector is against the property and runs with the property notwithstanding any change(s) in the titled ownership.

6. The Manager, Fire Chief, Police Officer or Zoning Inspector, is authorized to make entry as set forth in Section 521.02 of the Codified Ordinances of Newton Falls.

521.05 NUISANCE APPEAL BOARD.

1. The Nuisance Appeal Board shall consist of the City Manager, the Law Director, and a member of City Council, designated by the City Manager.

521.06 APPEAL PROCEDURE

1. An owner of a property location or structure subject to summary abatement, may appeal the notice-order in writing, to the Nuisance Appeal Board, and request a hearing within three business days from the date on the notice-order or no later than twenty-four hours from receipt of the notice-order, whichever is later, (excluding weekends or holidays). The appeal must be filed in the office of the Zoning Inspector accompanied by a fee of \$150.00. The appeal request does not stay the order to abate the nuisance.

2. A summary abatement hearing shall be held in five business days of the request. A regular abatement hearing shall be held within thirty days of the service of the notice of abatement. No further enforcement action shall be taken until a final decision is rendered by the Nuisance Appeal Board.

3. The Nuisance Appeal Board, after hearing the matter may amend, modify, revoke, or uphold the nuisance abatement order, and may extend the time for compliance with the order by the owner by such date as the majority may determine.

4. The Board, at the conclusion of the hearing and after deliberations, may render a decision immediately or take the matter under advisement. The Board shall make a written decision on the matter within seven business days after the hearing.

5. The ruling of the Board is final.

521.07 CRIMINAL VIOLATION NUISANCE

1. No person shall cause or permit any nuisance as defined in Section 521.01 of the Codified ordinances of Newton Falls or as defined by any other ordinance as a nuisance to be or remain in or upon any building, premises or other place of which person is the owner, lessee, tenant, or occupant; or between the same and the center of the street, lane, or alley adjoining.

2. Whoever violates this section for the first offense is guilty of a misdemeanor of the fourth degree. Whoever is guilty of a subsequent offense is guilty of a misdemeanor of the third degree. Each day the nuisance remains on the property is a separate offense.

521.08 FIRE DAMAGED STRUCTURES; REPAIR OR REMOVAL FUND.

A. No insurance company doing business in the State of Ohio shall pay a claim of a named insured for fire damage for a structure located within the City of Newton Falls where the amount recoverable for the fire loss to the structure under all insurance policies exceeds five thousand dollars and is greater than or equal to sixty percent (60%) of all fire insurance policy monetary limitations unless there is compliance with the following procedures:

B. When the loss agreed to between the named insured or insureds and the company or companies equals or exceeds sixty per cent of the aggregate limits of liability on all fire policies covering the building or structure, the insurance company or companies, in accordance with division (F) of [section 715.26](#) or division (G) of [section 505.86 of the Revised Code](#), shall transfer from the insurance proceeds to the designated officer of the municipal corporation in the aggregate two thousand dollars for each fifteen thousand dollars, and each fraction of that amount, of a claim, or, if, at the time of a proof of loss agreed to between the named insured or insureds and the insurance company or companies, the named insured or insureds have submitted a contractor's signed estimate of the costs of removing, repairing, or securing the building or other structure, shall transfer from the insurance proceeds the amount specified in the estimate.

C. The transfer of proceeds shall be on a pro rata basis by all companies insuring the building or other structure. Policy proceeds remaining after the transfer to the municipal corporation shall be disbursed in accordance with the policy terms.

D. The named insured or insureds may submit a contractor's signed estimate of the costs of removing, repairing, or securing the building or other structure after the transfer, and the designated officer shall return the amount of the fund in excess of the estimate to the named insured or insureds, provided that the municipal corporation has not commenced to remove, repair, or secure the building or other structure.

E. Upon receipt of proceeds by the municipal corporation as authorized by this section, the designated officer shall place the proceeds in a separate fund to be used solely as security against the total cost of removing, repairing, or securing incurred by the municipal corporation pursuant to [section 715.261](#) or [505.86 of the Revised Code](#).

F. When transferring the funds as required by this ordinance, an insurance company shall provide the municipal corporation with the name and address of the named insured or insureds, whereupon the municipal corporation shall contact the named insured or insureds, certify that the proceeds have been received by the municipal corporation and notify them that the following procedures will be followed:

G. The fund shall be returned to the named insured or insureds when repairs, removal, or securing of the building or other structure have been completed and the required proof has been received by the designated officer, if the municipal corporation has not incurred any costs for the repairs, removal, or securing. However, the fund shall be returned to the named insured or insureds no later than sixty days after the designated officer receives the required proof. If the municipal corporation has incurred any costs for repairs, removal, or securing of the building or other structure, the costs shall be paid from the fund, and if excess funds remain, the municipal corporation shall transfer, no later than sixty days after all such costs have been paid, the remaining funds to the named insured or insureds. Nothing in this section shall be construed to limit the ability of a municipal corporation to recover any deficiency under [section 715.261](#) or [505.86 of the Revised Code](#).

H. Nothing in this division shall be construed to prohibit the municipal corporation and the named insured or insureds from entering into an agreement that permits the transfer of funds to the named insured or insureds if some other reasonable disposition of the damaged property has been negotiated.

I. Proof of payment by the company or companies of proceeds under a policy of insurance in accordance with this ordinance is conclusive evidence of the discharge of its obligation to the insured under the policy to the extent of the payment and of compliance by the company or companies with division (C) of this section.

(F) Nothing in this section shall be construed to make an insurance company liable for any amount in excess of proceeds payable under its insurance policy or for any other act performed pursuant to this section, or to make a municipal corporation, or public official an insured under a policy of insurance, or to create an obligation to pay delinquent property taxes or unpaid removal liens or expenses other than as provided in this section.

(G) An insurance company making payment of policy proceeds under this section for delinquent taxes or structure removal liens or removal expenses incurred by a municipal corporation shall have the full benefit of such payment including all rights of subrogation and of assignment.

(H) As used in this ordinance and [section 3929.87](#) of the Revised Code, “insurance company” or “insurer” includes the Ohio fair plan underwriting association as established in section [3929.43](#) of the Revised Code.

(I) This section shall be liberally construed to accomplish its purpose to deter the commission of arson and related crimes, to discourage the abandonment of property, and to prevent urban blight and deterioration.

The following sections of Chapter 521 of the Codified Ordinances of Newton Falls are numbered as set forth below and shall be renumbered:

521.01 ABANDONED REFRIGERATORS AND AIRTIGHT CONTAINERS.

(a) No person shall abandon, discard, or knowingly permit to remain on premises under his control, in a place accessible to children, any abandoned or discarded icebox, refrigerator or other airtight or semi airtight container which has a capacity of one and one-half cubic feet or more and an opening of fifty square inches or more and which has a door or lid equipped with hinge, latch or other fastening device capable of securing such door or lid, without rendering such equipment harmless to human life by removing such hinges, latches or other hardware which may cause a person to be confined therein. This section shall not apply to an icebox, refrigerator or other airtight or semi airtight container located in that part of a building occupied by a dealer, warehouseman or repairman. (ORC 3767.29)

(b) Whoever violates this section is guilty of a misdemeanor of the fourth degree.

521.02 VENTING OF HEATERS AND BURNERS.

(a) A brazier, salamander, space heater, room heater, furnace, water heater or other burner or heater using wood, coal, coke, fuel oil, kerosene, gasoline, natural gas, liquid petroleum gas or similar fuel, and tending to give off carbon monoxide or other harmful gas:

(1) When used in living quarters, or in any enclosed building or space in which persons are usually present, shall be used with a flue or vent so designed, installed and maintained as to vent the products of combustion outdoors; except in storage, factory or industrial buildings which are provided with sufficient ventilation to avoid the danger of carbon monoxide poisoning;

(2) When used as a portable or temporary burner or heater at a construction site, or in a warehouse, shed or structure in which persons are temporarily present, shall be vented as provided in subsection (a) hereof, or used with sufficient ventilation to avoid the danger of carbon monoxide poisoning.

(b) This section does not apply to domestic ranges, laundry stoves, gas logs installed in a fireplace with an adequate flue, or hot plates, unless the same are used as space or room heaters.

(c) No person shall negligently use, or, being the owner, person in charge, or occupant of premises, negligently permit the use of a burner or heater in violation of the standards for venting and ventilation provided in this section.

(d) Subsection (a) hereof does not apply to any kerosene-fired space or room heater that is equipped with an automatic extinguishing tip-over device, or to any natural gas-fired or liquid petroleum gas-fired space or room heater that is equipped with an oxygen depletion safety shutoff system, and that has its fuel piped from a source outside of the building in which it is located, that are approved by an authoritative source recognized by the State Fire Marshal in the State Fire Code adopted by him under Ohio R.C. 3737.82.

(e) The State Fire Marshal may make rules to ensure the safe use of unvented kerosene, natural gas or liquid petroleum gas heaters exempted from subsection (a) hereof when used in assembly buildings, business buildings, high hazard buildings, institutional buildings, mercantile buildings and type R-1 and R-2 residential buildings, as these groups of buildings are defined in rules adopted by the Board of Building Standards under Ohio R.C. 3781.10. No person shall negligently use, or, being the owner, person in charge or occupant of premises, negligently permit the use of a heater in violation of any rules adopted under this subsection.

(f) The State Fire Marshal may make rules prescribing standards for written instructions containing ventilation requirements and warning of any potential fire hazards that may occur in using a kerosene, natural gas, or liquid petroleum gas heater. No person shall sell or offer for sale any kerosene, natural gas, or liquid petroleum gas heater unless the manufacturer provides with the heater written instructions that comply with any rules adopted under this subsection.

(g) No product labeled as a fuel additive for kerosene heaters and having a flash point below one hundred degrees Fahrenheit or thirty-seven and eight-tenths degrees centigrade shall be sold, offered for sale, or used in any kerosene space heater.

(h) No device that prohibits any safety feature on a kerosene, natural gas or liquid petroleum gas space heater from operating shall be sold, offered for sale, or used in connection with any kerosene, natural gas, or liquid petroleum gas space heater.

(i) No person shall sell or offer for sale any kerosene-fired, natural gas or liquid petroleum gas-fired heater that is not exempt from subsection (a) hereof unless it is marked conspicuously by the manufacturer on the container with the phrase "Not Approved For Home Use."

(j) No person shall use a cabinet-type, liquid petroleum gas-fired heater having a fuel source within the heater, inside any building, except as permitted by the State Fire Marshal in the State Fire Code adopted by him under Ohio R.C. 3737.82. (ORC 3701.82)

(k) Whoever violates this section is guilty of a misdemeanor of the first degree.

(ORC 3701.99(C))

521.03 BARRICADES AND WARNING LIGHTS; ABANDONED EXCAVATIONS.

(a) No person shall abandon or knowingly permit to remain on public or private property, any excavation, well, cesspool or structure which is in the process of construction, reconstruction, repair or alteration unless the same is adequately protected by suitable barricades and guarded by warning devices or lights at night so that the condition will not reasonably prove dangerous to life or limb.

(b) No person shall destroy, remove, damage, or extinguish any barricade or warning light that is placed for the protection of the public so as to prevent injury to life or limb.

(c) Any owner or agent in control of a premises upon which a basement, cellar, well or cistern has been abandoned due to demolition, failure to build or any other reason shall cause the same to be filled to the ground surface with rock, gravel, earth, or other suitable material.

(d) Whoever violates this section is guilty of a minor misdemeanor.

521.04 SIDEWALK OBSTRUCTIONS; DAMAGE OR INJURY.

(a) No person shall place or knowingly drop upon any part of a sidewalk, playground, or other public place any tacks, bottles, wire, glass, nails, or other articles which may damage property of another or injure any person or animal traveling along or upon such sidewalk or playground.

(b) No person shall walk on, or allow any animal upon, or injure or deface in any way, any soft or newly laid sidewalk pavement.

(c) No person shall place, deposit, or maintain any merchandise, goods, material, or equipment upon any sidewalk so as to obstruct pedestrian traffic thereon except for such reasonable time as may be actually necessary for the delivery or pickup of such articles. In no such case shall the obstruction remain on such sidewalk for more than one hour.

No person shall unload upon, or transport any heavy merchandise, goods, material, or equipment over or across any sidewalk or curb without first placing some sufficient protection over the pavement to protect against damage or injury. The affected area shall be rendered safe and free from danger.

(e) No person shall allow any cellar or trap door, coal chute or elevator or lift opening in any sidewalk to remain open without providing suitable safeguards to protect and warn pedestrian traffic of the dangerous condition.

(f) Whoever violates this section is guilty of a minor misdemeanor.

521.05 NOTICE TO FILL LOTS, REMOVE PUTRID SUBSTANCES.

(a) No person shall fail to comply with the following requirements within the lawful time after service or publication of the notice or resolution is made as required by law:

To fill or drain any lot or land or remove all putrid substances therefrom, or remove all obstructions from culverts, covered drains or natural watercourses as provided in Ohio R.C. 715.47.

- (b) Whoever violates this section is guilty of a minor misdemeanor.

521.06 DUTY TO KEEP SIDEWALKS IN REPAIR AND CLEAN.

- (a) No owner or occupant of abutting lands shall fail to keep the sidewalks, curbs, or gutters in repair and free from snow, ice, or any nuisance. (ORC 723.011)
- (b) No owner of any lot or land abutting upon any street shall refuse, fail or neglect to repair or keep in repair and free from nuisance and obstruction, the sidewalk in front of such lot or land after due notice thereof.
- (c) If the owner or person having charge of such land fails to comply with the notice in subsection (a) hereof, Council or the City Manager shall cause the sidewalks to be repaired, all expenses and labor costs incurred shall, when approved by Council or the City Manager, be paid out of City funds not otherwise appropriated. Council shall make a written return to the County Auditor of its action, with a statement of the charges for its services, the amount paid for labor, the fees of the officers serving the notices and a proper description of the premises. The amounts, when allowed, shall be entered upon the tax duplicate and be a lien upon the lands from and after the date of the entry and collected as other taxes and returns to the City with the General Fund.
- (d) Whoever violates this section or fails to comply with any notice thereof is guilty of a minor misdemeanor.

521.07 FENCES.

- (a) No person shall erect or maintain any fence charged with electrical current.
- (b) No person shall erect or maintain a barbed wire fence which abuts or is adjacent to any public street or sidewalk. This subsection (b) does not prevent the placement and use of not more than three strands of barbed wire on top of a fence other than a barbed wire fence, provided such strands are not less than seventy-two inches from the ground.
- (c) Whoever violates this section is guilty of a minor misdemeanor.

521.08 LITTERING.

- (a) As used in this section "Litter" means garbage, trash, waste, rubbish, ashes, cans, bottles, wire, paper, cartons, boxes, automobile parts, furniture, glass or any other item or substance of an unsightly, unsanitary, hazardous or potentially hazardous nature thrown, dropped, discarded, placed or deposited by any person along, near or on any public road, street, parkway, park drive, highway, ditch or any public property or on private property not owned, rented or otherwise

legally controlled by such person; or in, or on, any lake, pond, stream, river or other natural or man-made watercourse, impoundment area or device unless the person has:

(1) Been directed to do so by an authorized official of the City, State of Ohio, or United States government as part of an approved litter collection project or a regular scheduled collection program.

(2) Thrown, dropped, discarded, placed, or deposited for the prevention of the carrying away of such material or substance by natural elements such as the wind or stormwater runoff.

(3) Been issued a permit or license for the collection, recycling, deposit or disposal of the material or substance pursuant to City Ordinance, State or Federal law or regulation.

(b) No person, without privilege to do so, shall knowingly deposit litter, or cause it to be deposited, in a litter receptacle located on any public property or on any private property not owned by the person unless one of the following applies:

(1) The litter was generated or located on the property on which the litter receptacle is located;

(2) The person is directed to do so by a public official as part of a litter collection drive;

(3) The person is directed to do so by a person whom the person reasonably believes to have the privilege to use the litter receptacle;

(4) The litter consists of any of the following:

A. The contents of a litter bag or container of a type and size customarily carried and used in a motor vehicle;

B. The contents of an ash tray of a type customarily installed or carried and used in a motor vehicle;

C. Beverage containers and food sacks, wrappings, and containers of a type and in an amount that reasonably may be expected to be generated during routine commuting or business or recreational travel by a motor vehicle;

D. Beverage containers, food sacks, wrappings, containers, and other materials of a type and in an amount that reasonably may be expected to be generated during a routine day by a person and deposited in a litter receptacle by a casual passerby.

(c) (1) As used in subsection (b)(1) hereof, "public property" includes any private property open to the public for the conduct of business, the provision of a service, or upon the payment of a fee, but does not include any private property to which the public otherwise does not have a right of access.

(2) As used in subsection (b)(4) hereof, "casual passerby" means a person who does not have depositing litter in a litter receptacle as the person's primary reason for traveling to or by the property on which the litter receptacle is located.

(d) As used in this section:

(1) "Auxiliary container" means a bag, can, cup, food or beverage service item, container, keg, bottle, or other packaging to which all of the following apply:

A. It is designed to be either single use or reusable.

B. It is made of cloth, paper, plastic, foamed or expanded plastic, cardboard, corrugated material, aluminum, metal, glass, postconsumer recycled material, or similar materials or substances, including coated, laminated, or multilayered substrates.

C. It is designed for consuming, transporting, or protecting merchandise, food, or beverages from or at a food service operation, retail food establishment, grocery, or any other type of retail, manufacturing, or distribution establishment.

(2) "Deposit" means to throw, drop, discard, or place.

(3) "Litter" includes garbage, trash, waste, rubbish, ashes, cans, bottles, wire, paper, cartons, boxes, automobile parts, furniture, glass, auxiliary containers, or anything else of an unsightly or unsanitary nature.

(4) "Litter receptacle" means a dumpster, trash can, trash bin, garbage can, or similar container in which litter is deposited for removal.

(ORC 3767.32)

(e) No person shall cause or allow litter to be created or accumulated in any place to the damage or prejudice of others or of the public, or to otherwise obstruct, impede, divert, corrupt, or render unwholesome or impure any natural or man-made watercourse.

(f) The duly appointed Zoning Inspector, Nuisance Inspector, Building Inspector, and/or Litter Program Manager are empowered to enforce the requirements of this section as are all other law enforcement officers as defined in Section 501.01(k).

(Ord. 3904. Passed 6-24-85; Ord. 2011-31. Passed 5-21-11.)

(g) Whoever violates this section is guilty of a misdemeanor of the third degree, which carries a penalty of a maximum of imprisonment of sixty days and a maximum fine of five hundred dollars (\$500.00). (Ord. 88-3. Passed 5-2-88; Ord. 2011-31. Passed 5-21-11.)

521.09 NOXIOUS OR OFFENSIVE ODORS.

(a) No person shall erect, continue, use or maintain a dwelling, building, structure or place for a residence or for the exercise of a trade, employment or business, or for the keeping or feeding of an animal which, by occasioning noxious exhalations or noisome or offensive smells, becomes injurious to the health, comfort or property of individuals or of the public.

(ORC 3767.13)

(b) Whoever violates this section is guilty of a misdemeanor of the third degree.

521.10 NONSMOKING AREAS IN PLACES OF PUBLIC ASSEMBLY.

(a) As used in this section, "place of public assembly" means:

(1) Enclosed theaters, except the lobby; opera houses; auditoriums; classrooms; elevators; rooms in which persons are confined as a matter of health care, including but not limited to a hospital room and a room in a rest home serving as the residence of a person living in such rest home;

(2) All buildings and other enclosed structures owned by the State, its agencies or political subdivisions, including but not limited to hospitals and State institutions for persons with mental illness and persons with intellectual disabilities; university and college buildings, except rooms within those buildings used primarily as the residences of students or other persons affiliated with the university or college; office buildings; libraries; museums; and vehicles used in public transportation. That portion of a building or other enclosed structure that is owned by the State, a State agency, or a political subdivision and that is used primarily as a food service establishment is not a place of public assembly.

(3) Each portion of a building or enclosed structure that is not included in subsection (a)(1) or (2) hereof is a place of public assembly if it has a seating capacity of fifty or more persons and is available to the public. Restaurants, food service establishments, dining rooms, cafes, cafeterias, or other rooms used primarily for the service of food, as well as bowling alleys and places licensed by the Department of Liquor Control to sell intoxicating beverages for consumption on the premises, are not places of public assembly.

(b) For the purpose of separating persons who smoke from persons who do not smoke for the comfort and health of persons not smoking, in every place of public assembly there shall be an area where smoking is not permitted, which shall be designated a no smoking area. Provided that, no more than one-half of the rooms in any health care facility in which persons are confined as a matter of health care may be designated as smoking areas in their entirety. The designation shall be made before the place of public assembly is made available to the public. In places included in subsection (a)(1) hereof the local fire authority having jurisdiction shall designate no

smoking area. In places included in subsection (a)(2) hereof that are owned by the Municipality, Council shall designate an officer who shall designate the area. In places included in subsection (a)(3) hereof, the person having control of the operations of the place of public assembly shall designate the no smoking area. In places included in subsection (a)(2) hereof which are also included in subsection (a)(1) hereof, the officer who has authority to designate the area in places in subsection (a)(2) hereof shall designate the no smoking area. A no smoking area may include the entire place of public assembly. Designations shall be made by the placement of signs that are clearly visible and that state "NO SMOKING". No person shall remove signs from areas designated as no smoking areas.

(c) This section does not affect or modify the prohibition contained in Ohio R.C. 3313.751(B).

(d) No person shall smoke in any area designated as a no smoking area in accordance with subsection (b) hereof or Ohio R.C. 3791.031.

(e) Whoever violates this section is guilty of a minor misdemeanor.
(ORC 3791.031)

521.11 SMOKING PROHIBITED IN MUNICIPAL BUILDING.

(a) The City of Newton Falls Municipal Building will be a smoke free building. Smoking will be prohibited at all times in the Municipal Building located at 19 North Canal Street.

(Ord. 95-14. Passed 6-5-95.)

(b) Any person who violates this section is guilty of a minor misdemeanor. Each day is considered a separate and distinct offense and shall be punishable as such.

(Ord. 93-36. Passed 10-18-93.)

521.12 SPREADING CONTAGION.

No person, knowing or having reasonable cause to believe that the person has a dangerous, contagious disease, shall knowingly fail to take reasonable measures to prevent exposing self to other persons, except when seeking medical aid.

(b) No person, having charge or care of a person whom the person having charge or care knows or has reasonable cause to believe has a dangerous, contagious disease, shall recklessly

fail to take reasonable measures to protect others from exposure to the contagion, and to inform health authorities of the existence of the contagion.

(c) No person, having charge of a public conveyance or place of public accommodation, amusement, resort or trade, and knowing or having reasonable cause to believe that persons using such conveyance or place have been or are being exposed to a dangerous, contagious disease, shall negligently fail to take reasonable measures to protect the public from exposure to the contagion, and to inform health authorities of the existence of the contagion.

(d) Whoever violates this section is guilty of a misdemeanor of the second degree.

THE SECTIONS SET FORTH ABOVE ARE RENUMBERED AS FOLLOWS:

521.09 ABANDONED REFRIGERATORS AND AIRTIGHT CONTAINERS.

(a) No person shall abandon, discard, or knowingly permit to remain on premises under his control, in a place accessible to children, any abandoned or discarded icebox, refrigerator or other airtight or semi airtight container which has a capacity of one and one-half cubic feet or more and an opening of fifty square inches or more and which has a door or lid equipped with hinge, latch or other fastening device capable of securing such door or lid, without rendering such equipment harmless to human life by removing such hinges, latches or other hardware which may cause a person to be confined therein. This section shall not apply to an icebox, refrigerator or other airtight or semi airtight container located in that part of a building occupied by a dealer, warehouseman or repairman. (ORC 3767.29)

(b) Whoever violates this section is guilty of a misdemeanor of the fourth degree.

521.10 VENTING OF HEATERS AND BURNERS.

(a) A brazier, salamander, space heater, room heater, furnace, water heater or other burner or heater using wood, coal, coke, fuel oil, kerosene, gasoline, natural gas, liquid petroleum gas or similar fuel, and tending to give off carbon monoxide or other harmful gas:

(1) When used in living quarters, or in any enclosed building or space in which persons are usually present, shall be used with a flue or vent so designed, installed and maintained as to vent the products of combustion outdoors; except in storage, factory or industrial buildings which are provided with sufficient ventilation to avoid the danger of carbon monoxide poisoning;

(2) When used as a portable or temporary burner or heater at a construction site, or in a warehouse, shed or structure in which persons are temporarily present, shall be vented as provided in subsection (a) hereof, or used with sufficient ventilation to avoid the danger of carbon monoxide poisoning.

(b) This section does not apply to domestic ranges, laundry stoves, gas logs installed in a fireplace with an adequate flue, or hot plates, unless the same are used as space or room heaters.

(c) No person shall negligently use, or, being the owner, person in charge, or occupant of premises, negligently permit the use of a burner or heater in violation of the standards for venting and ventilation provided in this section.

(d) Subsection (a) hereof does not apply to any kerosene-fired space or room heater that is equipped with an automatic extinguishing tip-over device, or to any natural gas-fired or liquid petroleum gas-fired space or room heater that is equipped with an oxygen depletion safety

shutoff system, and that has its fuel piped from a source outside of the building in which it is located, that are approved by an authoritative source recognized by the State Fire Marshal in the State Fire Code adopted by him under Ohio R.C. 3737.82.

(e) The State Fire Marshal may make rules to ensure the safe use of unvented kerosene, natural gas or liquid petroleum gas heaters exempted from subsection (a) hereof when used in assembly buildings, business buildings, high hazard buildings, institutional buildings, mercantile buildings and type R-1 and R-2 residential buildings, as these groups of buildings are defined in rules adopted by the Board of Building Standards under Ohio R.C. 3781.10. No person shall negligently use, or, being the owner, person in charge or occupant of premises, negligently permit the use of a heater in violation of any rules adopted under this subsection.

(f) The State Fire Marshal may make rules prescribing standards for written instructions containing ventilation requirements and warning of any potential fire hazards that may occur in using a kerosene, natural gas, or liquid petroleum gas heater. No person shall sell or offer for sale any kerosene, natural gas, or liquid petroleum gas heater unless the manufacturer provides with the heater written instructions that comply with any rules adopted under this subsection.

(g) No product labeled as a fuel additive for kerosene heaters and having a flash point below one hundred degrees Fahrenheit or thirty-seven and eight-tenths degrees centigrade shall be sold, offered for sale, or used in any kerosene space heater.

(h) No device that prohibits any safety feature on a kerosene, natural gas or liquid petroleum gas space heater from operating shall be sold, offered for sale, or used in connection with any kerosene, natural gas, or liquid petroleum gas space heater.

(i) No person shall sell or offer for sale any kerosene-fired, natural gas or liquid petroleum gas-fired heater that is not exempt from subsection (a) hereof unless it is marked conspicuously by the manufacturer on the container with the phrase "Not Approved For Home Use."

(j) No person shall use a cabinet-type, liquid petroleum gas-fired heater having a fuel source within the heater, inside any building, except as permitted by the State Fire Marshal in the State Fire Code adopted by him under Ohio R.C. 3737.82. (ORC 3701.82)

(k) Whoever violates this section is guilty of a misdemeanor of the first degree.

(ORC 3701.99(C))

521.11 BARRICADES AND WARNING LIGHTS; ABANDONED EXCAVATIONS.

(a) No person shall abandon or knowingly permit to remain on public or private property, any excavation, well, cesspool or structure which is in the process of construction, reconstruction, repair or alteration unless the same is adequately protected by suitable barricades and guarded by

warning devices or lights at night so that the condition will not reasonably prove dangerous to life or limb.

(b) No person shall destroy, remove, damage, or extinguish any barricade or warning light that is placed for the protection of the public so as to prevent injury to life or limb.

(c) Any owner or agent in control of a premises upon which a basement, cellar, well or cistern has been abandoned due to demolition, failure to build or any other reason shall cause the same to be filled to the ground surface with rock, gravel, earth, or other suitable material.

(d) Whoever violates this section is guilty of a minor misdemeanor.

521.12 SIDEWALK OBSTRUCTIONS; DAMAGE OR INJURY.

(a) No person shall place or knowingly drop upon any part of a sidewalk, playground, or other public place any tacks, bottles, wire, glass, nails, or other articles which may damage property of another or injure any person or animal traveling along or upon such sidewalk or playground.

(b) No person shall walk on, or allow any animal upon, or injure or deface in any way, any soft or newly laid sidewalk pavement.

(c) No person shall place, deposit, or maintain any merchandise, goods, material, or equipment upon any sidewalk so as to obstruct pedestrian traffic thereon except for such reasonable time as may be actually necessary for the delivery or pickup of such articles. In no such case shall the obstruction remain on such sidewalk for more than one hour.

No person shall unload upon, or transport any heavy merchandise, goods, material, or equipment over or across any sidewalk or curb without first placing some sufficient protection over the pavement to protect against damage or injury. The affected area shall be rendered safe and free from danger.

(e) No person shall allow any cellar or trap door, coal chute or elevator or lift opening in any sidewalk to remain open without providing suitable safeguards to protect and warn pedestrian traffic of the dangerous condition.

(f) Whoever violates this section is guilty of a minor misdemeanor.

521.13 NOTICE TO FILL LOTS, REMOVE PUTRID SUBSTANCES.

(a) No person shall fail to comply with the following requirements within the lawful time after service or publication of the notice or resolution is made as required by law:

To fill or drain any lot or land or remove all putrid substances therefrom, or remove all obstructions from culverts, covered drains or natural watercourses as provided in Ohio R.C. 715.47.

(b) Whoever violates this section is guilty of a minor misdemeanor.

521.14 DUTY TO KEEP SIDEWALKS IN REPAIR AND CLEAN.

(a) No owner or occupant of abutting lands shall fail to keep the sidewalks, curbs, or gutters in repair and free from snow, ice, or any nuisance. (ORC 723.011)

(b) No owner of any lot or land abutting upon any street shall refuse, fail or neglect to repair or keep in repair and free from nuisance and obstruction, the sidewalk in front of such lot or land after due notice thereof.

(c) If the owner or person having charge of such land fails to comply with the notice in subsection (a) hereof, Council or the City Manager shall cause the sidewalks to be repaired, all expenses and labor costs incurred shall, when approved by Council or the City Manager, be paid out of City funds not otherwise appropriated. Council shall make a written return to the County Auditor of its action, with a statement of the charges for its services, the amount paid for labor, the fees of the officers serving the notices and a proper description of the premises. The amounts, when allowed, shall be entered upon the tax duplicate and be a lien upon the lands from and after the date of the entry and collected as other taxes and returns to the City with the General Fund.

(d) Whoever violates this section or fails to comply with any notice thereof is guilty of a minor misdemeanor.

(Ord. 2020-17. Passed 7-6-20.)

521.15 FENCES.

(a) No person shall erect or maintain any fence charged with electrical current.

(b) No person shall erect or maintain a barbed wire fence which abuts or is adjacent to any public street or sidewalk. This subsection (b) does not prevent the placement and use of not more than three strands of barbed wire on top of a fence other than a barbed wire fence, provided such strands are not less than seventy-two inches from the ground.

(c) Whoever violates this section is guilty of a minor misdemeanor.

521.16 LITTERING.

(a) As used in this section "Litter" means garbage, trash, waste, rubbish, ashes, cans, bottles, wire, paper, cartons, boxes, automobile parts, furniture, glass or any other item or substance of an unsightly, unsanitary, hazardous or potentially hazardous nature thrown, dropped, discarded, placed or deposited by any person along, near or on any public road, street, parkway, park drive, highway, ditch or any public property or on private property not owned, rented or otherwise legally controlled by such person; or in, or on, any lake, pond, stream, river or other natural or man-made watercourse, impoundment area or device unless the person has:

(1) Been directed to do so by an authorized official of the City, State of Ohio, or United States government as part of an approved litter collection project or a regular scheduled collection program.

(2) Thrown, dropped, discarded, placed, or deposited for the prevention of the carrying away of such material or substance by natural elements such as the wind or stormwater runoff.

(3) Been issued a permit or license for the collection, recycling, deposit or disposal of the material or substance pursuant to City Ordinance, State or Federal law or regulation.

(b) No person, without privilege to do so, shall knowingly deposit litter, or cause it to be deposited, in a litter receptacle located on any public property or on any private property not owned by the person unless one of the following applies:

(1) The litter was generated or located on the property on which the litter receptacle is located;

(2) The person is directed to do so by a public official as part of a litter collection drive;

(3) The person is directed to do so by a person whom the person reasonably believes to have the privilege to use the litter receptacle;

(4) The litter consists of any of the following:

A. The contents of a litter bag or container of a type and size customarily carried and used in a motor vehicle;

B. The contents of an ash tray of a type customarily installed or carried and used in a motor vehicle;

C. Beverage containers and food sacks, wrappings, and containers of a type and in an amount that reasonably may be expected to be generated during routine commuting or business or recreational travel by a motor vehicle;

D. Beverage containers, food sacks, wrappings, containers, and other materials of a type and in an amount that reasonably may be expected to be generated during a routine day by a person and deposited in a litter receptacle by a casual passerby.

(c) (1) As used in subsection (b)(1) hereof, "public property" includes any private property open to the public for the conduct of business, the provision of a service, or upon the payment of a fee, but does not include any private property to which the public otherwise does not have a right of access.

(2) As used in subsection (b)(4) hereof, "casual passerby" means a person who does not have depositing litter in a litter receptacle as the person's primary reason for traveling to or by the property on which the litter receptacle is located.

(d) As used in this section:

(1) "Auxiliary container" means a bag, can, cup, food or beverage service item, container, keg, bottle, or other packaging to which all of the following apply:

A. It is designed to be either single use or reusable.

B. It is made of cloth, paper, plastic, foamed or expanded plastic, cardboard, corrugated material, aluminum, metal, glass, postconsumer recycled material, or similar materials or substances, including coated, laminated, or multilayered substrates.

C. It is designed for consuming, transporting, or protecting merchandise, food, or beverages from or at a food service operation, retail food establishment, grocery, or any other type of retail, manufacturing, or distribution establishment.

(2) "Deposit" means to throw, drop, discard, or place.

(3) "Litter" includes garbage, trash, waste, rubbish, ashes, cans, bottles, wire, paper, cartons, boxes, automobile parts, furniture, glass, auxiliary containers, or anything else of an unsightly or unsanitary nature.

(4) "Litter receptacle" means a dumpster, trash can, trash bin, garbage can, or similar container in which litter is deposited for removal.

(ORC 3767.32)

(e) No person shall cause or allow litter to be created or accumulated in any place to the damage or prejudice of others or of the public, or to otherwise obstruct, impede, divert, corrupt, or render unwholesome or impure any natural or man-made watercourse.

(f) The duly appointed Zoning Inspector, Nuisance Inspector, Building Inspector, and/or Litter Program Manager are empowered to enforce the requirements of this section as are all other law enforcement officers as defined in Section 501.01(k).

(Ord. 3904. Passed 6-24-85; Ord. 2011-31. Passed 5-21-11.)

(g) Whoever violates this section is guilty of a misdemeanor of the third degree, which carries a penalty of a maximum of imprisonment of sixty days and a maximum fine of five hundred dollars (\$500.00). (Ord. 88-3. Passed 5-2-88; Ord. 2011-31. Passed 5-21-11.)

521.18 NOXIOUS OR OFFENSIVE ODORS.

(a) No person shall erect, continue, use or maintain a dwelling, building, structure or place for a residence or for the exercise of a trade, employment or business, or for the keeping or feeding of an animal which, by occasioning noxious exhalations or noisome or offensive smells, becomes injurious to the health, comfort or property of individuals or of the public.

(ORC 3767.13)

(b) Whoever violates this section is guilty of a misdemeanor of the third degree.

521.19 NONSMOKING AREAS IN PLACES OF PUBLIC ASSEMBLY.

(a) As used in this section, "place of public assembly" means:

(1) Enclosed theaters, except the lobby; opera houses; auditoriums; classrooms; elevators; rooms in which persons are confined as a matter of health care, including but not limited to a hospital room and a room in a rest home serving as the residence of a person living in such rest home;

(2) All buildings and other enclosed structures owned by the State, its agencies or political subdivisions, including but not limited to hospitals and State institutions for persons with mental illness and persons with intellectual disabilities; university and college buildings, except rooms within those buildings used primarily as the residences of students or other persons affiliated with the university or college; office buildings; libraries; museums; and vehicles used in public transportation. That portion of a building or other enclosed structure that is owned by the State, a State agency, or a political subdivision and that is used primarily as a food service establishment is not a place of public assembly.

(3) Each portion of a building or enclosed structure that is not included in subsection (a)(1) or (2) hereof is a place of public assembly if it has a seating capacity of fifty or more persons and is available to the public. Restaurants, food service establishments, dining rooms, cafes, cafeterias, or other rooms used primarily for the service of food, as well as bowling alleys and places licensed by the Department of Liquor Control to sell intoxicating beverages for consumption on the premises, are not places of public assembly.

(b) For the purpose of separating persons who smoke from persons who do not smoke for the comfort and health of persons not smoking, in every place of public assembly there shall be an area where smoking is not permitted, which shall be designated a no smoking area. Provided that, no more than one-half of the rooms in any health care facility in which persons are confined as a matter of health care may be designated as smoking areas in their entirety. The designation shall be made before the place of public assembly is made available to the public. In places included in subsection (a)(1) hereof the local fire authority having jurisdiction shall designate no smoking area. In places included in subsection (a)(2) hereof that are owned by the Municipality, Council shall designate an officer who shall designate the area. In places included in subsection (a)(3) hereof, the person having control of the operations of the place of public assembly shall designate the no smoking area. In places included in subsection (a)(2) hereof which are also included in subsection (a)(1) hereof, the officer who has authority to designate the area in places in subsection (a)(2) hereof shall designate the no smoking area. A no smoking area may include the entire place of public assembly. Designations shall be made by the placement of signs that are clearly visible and that state "NO SMOKING". No person shall remove signs from areas designated as no smoking areas.

(c) This section does not affect or modify the prohibition contained in Ohio R.C. 3313.751(B).

(d) No person shall smoke in any area designated as a no smoking area in accordance with subsection (b) hereof or Ohio R.C. 3791.031.

(e) Whoever violates this section is guilty of a minor misdemeanor.
(ORC 3791.031)

521.20 SMOKING PROHIBITED IN MUNICIPAL BUILDING.

(a) The City of Newton Falls Municipal Building will be a smoke free building. Smoking will be prohibited at all times in the Municipal Building located at 19 North Canal Street.

(Ord. 95-14. Passed 6-5-95.)

(b) Any person who violates this section is guilty of a minor misdemeanor. Each day is considered a separate and distinct offense and shall be punishable as such.

(Ord. 93-36. Passed 10-18-93.)

521.21 SPREADING CONTAGION.

No person, knowing or having reasonable cause to believe that the person has a dangerous, contagious disease, shall knowingly fail to take reasonable measures to prevent exposing self to other persons, except when seeking medical aid.

(b) No person, having charge or care of a person whom the person having charge or care knows or has reasonable cause to believe has a dangerous, contagious disease, shall recklessly fail to take reasonable measures to protect others from exposure to the contagion, and to inform health authorities of the existence of the contagion.

(c) No person, having charge of a public conveyance or place of public accommodation, amusement, resort or trade, and knowing or having reasonable cause to believe that persons using such conveyance or place have been or are being exposed to a dangerous, contagious disease, shall negligently fail to take reasonable measures to protect the public from exposure to the contagion, and to inform health authorities of the existence of the contagion.

(ORC 3701.81)

(d) Whoever violates this section is guilty of a misdemeanor of the second degree.

CITY OF NEWTON FALLS, OHIO
ORDINANCE NO.: 2026-57
SPONSORS: Stimpert, Kropp

**AN ORDINANCE CREATING THE NEWTON SEWER DISTRICT NUMBER #1
REPAIR AND REPLACEMENT FUND FOR PURPOSES OF PRESERVING AND
COLLECTING CERTAIN MONIES RECEIVED FOR REPAIR, REPLACEMENT, AND
MAINTENANCE PURPOSES**

WHEREAS, Ohio Revised Code Section 5705.12 provides authority to Ohio municipalities for the establishment of special funds as permitted by the Ohio Auditor of State.

WHEREAS, the City of Newton Falls requires a newly established fund to collect certain utility revenues and allocate certain tap fees and utility monies received by the City for repair, maintenance, and future replacement or rehabilitation of the Scott Street sanitary sewer project and future sanitary sewer projects within the Newton Sewer District Number #1 are originally set forth in City Resolution Number 2644 passed on March 16, 1970

WHEREAS, the City Council has determined the need to create such new sinking fund for the betterment of the City, and that said fund is necessary for the peace, safety, welfare and general well-being of the municipality.

THE COUNCIL OF THE CITY OF NEWTON FALLS, STATE OF OHIO, HEREBY ORDAINS;

SECTION I:

City Council hereby authorizes the Finance Director to request any appropriate approval from the State Auditor or other State agency for the creation of the fund.

SECTION II:

Upon approval from the State Auditor, City Council hereby authorizes the Finance Director to create the Fund to be numbered appropriately, named Newton Sewer District #1 Repair and Replacement Fund for the collection and/or deposit of certain monies received the City of Newton Falls for repair, maintenance, replacement, and rehabilitation of sanitary sewer infrastructure.

SECTION III:

That all formal actions of this Council concerning and relating to this Ordinance were taken in an open meeting of this Council, and all deliberations of this Council and any of its committees that resulted in such formal actions were taken in meetings open to the public and/or in compliance

with all legal requirements including Section 121.22 of the Ohio Revised and the Charter of the City of Newton Falls, Ohio.

Passed in Council on _____, 2026.

This ordinance shall take effect on the earliest date allowed by law.

David Hanson, Mayor

Attest:

Corey Snow, Clerk of Council

Approved as to Legal Form

Gary L. VanBrocklin, Law Director

CITY OF NEWTON FALLS, OHIO
ORDINANCE NO.: 2026-58
SPONSORS: Stimpert, Burke

AN ORDINANCE DECLARING REAL PROPERTY AS A TAX INCREMENTAL FINANCING (TIF) DISTRICT IN THE TERRITORIAL BOUNDARIES OF THE CITY OF NEWTON FALLS PURSUANT TO O.R.C. SECTIONS 5709.40, 5709.41 , AND 5709.43 WITH SAID DISTRICT TO INCLUDE THE LISTING OF PROPERTIES ATTACHED HERETO AS EXHIBIT “A” AND INCORPORATED BY REFERENCE

WHEREAS, Sections 5709.40, 5709.41, and 5709.43 of the Ohio Revised Code authorizes the City of Newton Falls to create, designate and otherwise administer a Tax Incremental Financing District within the territorial jurisdiction of the City for purposes of improvements to blighted areas and/or improvements to said areas for the public purposes that may be exempted from taxation.

WHEREAS, City Council has determined that certain areas listed in Exhibit “A” attached hereto are areas within the boundaries that have blight or in need of improvements for public purposes, and that the same would in be in the best interests of residents of the City.

THE COUNCIL OF THE CITY OF NEWTON FALLS, STATE OF OHIO, HEREBY ORDAINS;

SECTION I:

City Council declares and creates a Tax Incremental Financing District (TIF) pursuant to Ohio Revised Code Sections 5709.40, 5709.41, and 5709.43 as set forth in Exhibit “A” and incorporated by reference as if fully rewritten and designates this TIF district as TIF District Number 1.

SECTION II:

City Council authorizes the City Manager and Finance Director to create TIF District Number 1. Council further authorizes the City Manager and Finance Director to create a TIF District Number 1 fund on the books of the City of Newton Falls, Ohio

SECTION III:

City Council further authorizes the City Manager of Newton Falls to negotiate contracts associated with those public improvement projects that specifically designate the parcels to be exempted from taxation, declare the improvements to private property within the specified area as serving a public purpose, delineates the public infrastructure improvements to be made that will

directly benefit the parcels and specifies the equivalent funds to be created for those redirected monies into the appropriate funds created.

SECTION IV:

That all formal actions of this Council concerning and relating to this Ordinance were taken in an open meeting of this Council, and all deliberations of this Council and any of its committees that resulted in such formal actions were taken in meetings open to the public and/or in compliance with all legal requirements including Section 121.22 of the Ohio Revised and the Charter of the City of Newton Falls, Ohio

Passed in Council on _____, 2026.

This ordinance shall take effect on the earliest date allowed by law.

David Hanson, Mayor

Attest:

Corey Snow, Clerk of Council

Approved as to Legal Form

Gary L. VanBrocklin, Law Director

EXHIBIT A
(ORDINANCE 2026-58)

202211010022091 P: 1 of 4
ND No Disp
12/02/2022 11:01 PM
Trumbull County Recorder Tod L. L. L. L.
120220015099 F: \$50.00 11/1/2022 12:01 PM
Trumbull County Recorder Tod L. L. L. L.

TRUMBULL COUNTY

OCT 26 2022

GIS/TAX MAP DEPT

This Instrument Prepared By:

Jeffrey J. Sobek, Esq.
Attorney for Grantor,
Cadles of Grassy Meadows II, L.L.C.
100 North Center Street
Newton Falls, OH 44444-1321
Our File No. WWH9X001

REAL PROPERTY TRANSFER TAX
TRANSFERRED AND PAID

After Recording Return To

NOV 01 2022

and Mail Tax Statements To:

SJ Young Investments, L.L.C. in the amount of \$500
2662 W. River Road
Newton Falls, OH 44444
Adrian S. Biviano, Trumbull County Auditor

LIMITED WARRANTY DEED

CADLES OF GRASSY MEADOWS II, L.L.C., a West Virginia limited liability company, 100 North Center Street, Newton Falls, Trumbull County, Ohio 44444, Grantor, for the sum of Two Hundred Thousand and 00/100 Dollars (\$200,000.00) paid, grants, with limited warranty covenants to **SJ YOUNG INVESTMENTS, L.L.C.**, Grantee, whose tax mailing address is 2662 W. River Road, Newton Falls, OH 44444, the real estate located in the Newton Township, County of Trumbull and State of Ohio, and further described on the Exhibit A attached hereto and made a part hereof. Parcel # 53-264846

TO HAVE AND TO HOLD the above-described premises, together with all and singular the rights and appurtenances thereto in anywise belonging unto the said Grantee, its successors and its assigns forever; and Grantor does hereby bind itself and its successors and its assigns to **WARRANT AND FOREVER DEFEND** all and singular the said premises unto the said Grantee, its successors and its assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof by, through or under the Grantor, but against none other.

The Grantor's covenants are limited to the time during which it has owned the herein described premises.

IN WITNESS WHEREOF, Grantor has caused this deed to be executed by its duly authorized representative this 13th day of MAY, 2022.

CADLES OF GRASSY MEADOWS II, L.L.C.
By: The Cadle Company, Manager

By: Richard G. Persinger
Richard G. Persinger, President

STATE OF OHIO)
) SS
COUNTY OF TRUMBULL)

Before me, a Notary Public in and for said County and State, personally appeared Richard G. Persinger, President of The Cadle Company, the Manager of Cadles of Grassy Meadows II, L.L.C., the Grantor herein, who, under penalty of perjury in violation of Section 2921.11 of the Ohio Revised Code, represented to me to be said person, and who signed the foregoing instrument and acknowledged the same as his voluntary act and deed and the voluntary act and deed of the Grantor herein.

Executed this 13th day of May, 2022.

Kim M. Bean
Notary Public, State of Ohio



KIM M BEAN
Notary Public
State of Ohio
My Comm. Expires
February 26, 2027

Drescher & Associates

5250 South Avenue
Youngstown, Ohio 44512
Phone: (330)788-9811
FAX: (330)788-7620

RESIDUE

Page 1 of 2 Pages

CITY of NEWTON FALLS, TRUMBULL COUNTY, OHIO

Known as being Part of Section No.s 8 and 9 in the original survey of Newton Township in said City of Newton Falls, and being further bounded and described as follows:

Commencing at a monument found at the intersection of the original centerline of Milton Boulevard, a.k.a. State Route 534 (right-of-way varies), and the southerly corporate boundary of said City of Newton Falls, said point being the northwesterly corner of the lands of Newton Falls City School District (Deed Volume 906, Page 24);

Thence North 09°46'38" West along said original centerline of Milton Boulevard a distance of 526.44 feet to the southwesterly corner of the lands of J.L. Hurd (O.R. 577, Page 28), and passing over a centerline monument found at 167.71 feet;

Thence North 89°51'35" East along the southerly line of said lands of Hurd a distance 252.06 feet to a 5/8" iron pin found, and passing over a 5/8" iron pin found on at 42.85 feet;

Thence North 03°09'20" East continuing along said lands of Hurd a distance 249.72 feet to a 5/8" iron pin found on the southerly line of Lot No. 181 in The East River Garden Subdivision (Plat Volume 11, Pages 42 thru 45);

Thence North 89°42'14" East along said southerly line of The East River Garden Subdivision a distance 40.85 feet to a 5/8" iron pin set on the westerly line of Lot No. 133A in The Replat of Lot No.s 125, 126, and 128 through 133 in East River Garden Subdivision (Inst. 202211010022090);

Thence South 00°17'56" East along said westerly line of Lot No. 133A a distance of 50.00 feet to a 5/8" iron pin set;

Thence North 89°42'14" East along the southerly line of said Replat of East River Garden Subdivision a distance 724.53 feet to a 5/8" iron pin set on the westerly line of the lands of Willow Glen Elderly Housing Corp. (Inst. 201103010003748)

Thence South 01°18'21" East along said lands of Willow Glen Elderly Housing a distance of 216.05 feet to 5/8" iron pin found;

Thence North 89°42'14" East continuing along said lands of Willow Glen Elderly Housing a distance 1310.77 feet to a 5/8" iron pin found on the westerly line of The Liberty Allotment No. 3 (Plat Volume 11, Page 2), said point being on the easterly line of said City of Newton Falls;

Page 2 of 2 Pages

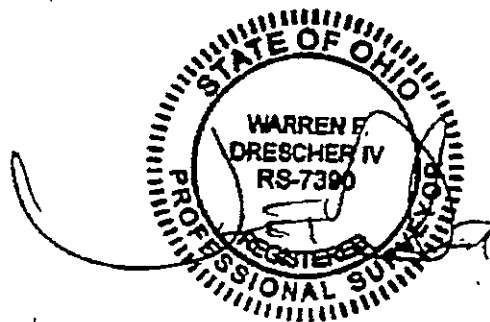
Thence South 00°21'07" East along said lands of Liberty Allotment a distance of 473.71 feet to 5/8" iron pin found on the northerly line of said lands of Newton Falls City School District, said point being on the easterly line of said City of Newton Falls;
Thence South 88°59'23" West along said northerly line of lands of Newton Falls City School District a distance 2260.97 feet to the true POINT of BEGINNING, (and passing over a 5/8" iron pin found at 2210.73 feet), and containing 1,297,922.11 square feet or 29.7962 acres, more or less.

The above described contains 0.5441 acres of land within the right-of-way limits of said Milton Boulevard; the same being the base azimuth of the above described parcel, Bearing: North 09°46'38" West. The above described contains 17.3365 acres of land within Section No. 8 and 12.4597 acres of land within Section No. 9. All iron pins set are 5/8" steel rebar, 30" long with a cap reading "Drescher RS-7390".

A survey of this parcel was performed by Warren F. Drescher IV
Registered Surveyor No. 7390, November 2013.

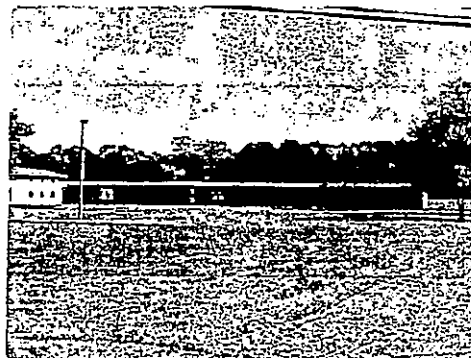
Resurveyed: October 2016. Updated: October 17, 2022

Deed Reference: Cadles of Grassy Meadows II, LLC Ins. 201312300030338
PPN 53-264846 Address: 709 Milton Blvd Newton Falls, Ohio, 44444



Summary

Parcel Number **53-264846**
 Map Number 030 07700
 Location Address 709 MILTON BLVD
 Acres 29.7962
 Legal Description 859 526.44F 29.7962A PER SURVEY MILTON BLVD
 (Note: Not to be used on legal documents.)
 Land Use 499 - Other commercial structures
 (Note: Land Use is for valuation purposes only. Consult the local jurisdiction for zoning and legal use.)
 Neighborhood 47100 - NEWTON FALLS CITY
 City NEWTON FALLS CITY
 Township TOWNSHIP
 School District NEWTON FALLS EVSD
 Homestead Reduction: No
 Owner Occupancy No
 Credit:
 Foreclosure No
 Board of Revision No



Owners

Owner Address SJ YOUNG INVESTMENTS LLC
 Tax Payer Address SJ YOUNG INVESTMENTS LLC
 2563 W RIVER RD
 NEWTON FALLS OH 44444

Valuation

Assessed Year	2025	2024	2023	2022	2021
Land Value	\$129,100	\$129,100	\$129,100	\$113,400	\$113,400
CAUV Value	\$0	\$0	\$0	\$0	\$0
Improvements Value	\$68,700	\$68,700	\$68,700	\$108,100	\$108,100
Total Value (Appraised 100%)	\$197,800	\$197,800	\$197,800	\$221,500	\$221,500
Land Value	\$45,190	\$45,190	\$45,190	\$39,690	\$39,690
CAUV Value	\$0	\$0	\$0	\$0	\$0
Improvements Value	\$24,050	\$24,050	\$24,050	\$37,840	\$37,840
Total Value (Assessed 35%)	\$69,240	\$69,240	\$69,240	\$77,530	\$77,530

Land

Land Type	Calculated Acres	Actual Frontage	Effective Frontage	Depth	Depth Factor	Base Rate	Unit Rate	Adjusted Rate	Appraised Value (100%)
A1 - Primary Site	5	0	0			20000	20000	20000	\$100,000
A3 - Residual	24.2521	0	0			5000	5000	5000	\$29,100
A0 - Row	0.5441	0	0						\$0
Total	29.7962								\$129,100

Dwellings

Card		Exterior Wall	Brick
Number of Stories	1	Heating	Base
Style	Conventional	Cooling	None
Year Built	1968	Basement	Pt Basement
Year Remodeled	0	Attic	None
Rooms	5	Finished Living Area	3647
Bedrooms	3	Unfinished Living Area	0
Full Baths	1	First Floor Area	3647
Half Baths	0	Upper Floor Area	0
Family Rooms	0	Half Floor Area	0
Dining Rooms	0	Finished Basement Area	0
Basement Garages	0	Total Basement Area	2800
Grade	C+02	Attic Area	0
Grade Adjustment	110	Fireplace Openings	0
Condition	Average	Fireplace Stack Count	0

Buildings

Card 1
 Occupancy Type Code 363
 Description Phy Education Bldg(School)
 Year Built 1966
 Year Remodeled 0
 Unit Count 0

Section Id 001
 Section Number 1
 Section Area 15098
 Wall Height 12
 Section Story Count 1

Card 1
 Occupancy Type Code 356
 Description Classroom (Schools)
 Year Built 1966
 Year Remodeled 0
 Unit Count 0

Section Id 002
 Section Number 2
 Section Area 1728
 Wall Height 9
 Section Story Count 1

Additions

Card 1

Addition Code	Description	Base Area	Year Built	Appraised Value (100%)
ST1	Stoop Masonry	20	0	\$890
ST1	Stoop Masonry	72	0	\$2,750

Improvements

Card 1

Improvement Code	Description	Length	Width	Total Area	Year Built	Appraised Value (100%)
60	Shed	6	6	36	1991	\$0
525	B.T.Paving	40000	1	40,000	1966	\$8,000
Total						\$8,000

Sales

Sale Date	Sale Price	Seller	Buyer	No. of Properties
11/1/2022	\$200,000	CADLES OF GRASSY MEADOWS II LLC	SJ YOUNG INVESTMENTS LLC	1
11/1/2022	\$0	CADLES OF GRASSY MEADOWS II LLC	CADLES OF GRASSY MEADOWS II LLC	1
12/30/2013	\$221,551	THOMAS J TOBIN	CADLES OF GRASSY MEADOWS II LLC	4
10/7/1996	\$0	OF YOUNGSTOWN	THOMAS J TOBIN	1
10/7/1996	\$0	BISHOP OF THE DIOCESE	OF YOUNGSTOWN	1
10/7/1996	\$0	JAMES MALONE APOS ADM	BISHOP OF THE DIOCESE	1
1/1/1990	\$0	Unknown	JAMES MALONE APOS ADM	0

Recent Sales In Area

Sale date range:

From:

08/28/21

To:

08/28/21

Search Sales by Neighborhood

Distance:

1500

Units:

Feet

Search Sales by Distance

Tax Rate

Full Tax Rate: 65.600000
 Effective Tax Rate: 52.455716

Tax Detail

Delinquent payments made after the July due date will still show due in the year they were originally assessed. If paid, payment will show in the next tax year.

Tax Year (click for detail)	Delinquent	1st Half	2nd Half	Total Due
2015 Pay 2016	\$0.00	\$1,816.01	\$1,816.01	\$1,816.01
2014 Pay 2015	\$0.00	\$1,786.34	\$1,786.34	\$0.00
2013 Pay 2014	\$0.00	\$1,796.99	\$1,796.99	\$0.00
2012 Pay 2013	\$0.00	\$2,308.61	\$2,308.61	\$0.00

Tax Bill

Tax Bill

Pay Your Taxes Online

Delinquent: \$0.00
 1st Half: \$0.00
 2nd Half: \$1,816.01
 Amount to Pay: \$1,816.01

Pay \$1,816.01

Tax History

Detail:

Tax Year	Type	Category	Description	Amount	Bal Due
2025 Pay 2026	Property Tax Detail	Tax	1st half tax	\$1,816.01	\$0.00
2025 Pay 2026	Property Tax Detail	Tax	2nd half tax	\$1,816.01	\$1,816.01
2024 Pay 2025	Property Tax Detail	Tax	1st half tax	\$1,786.34	\$0.00
2024 Pay 2025	Property Tax Detail	Tax	2nd half tax	\$1,786.34	\$0.00
2023 Pay 2024	Property Tax Detail	Tax	1st half tax	\$1,796.99	\$0.00
2023 Pay 2024	Property Tax Detail	Tax	2nd half tax	\$1,796.99	\$0.00
2022 Pay 2023	Property Tax Detail	Tax	1st half tax	\$2,308.61	\$0.00
2022 Pay 2023	Property Tax Detail	Tax	2nd half tax	\$2,308.61	\$0.00
2021 Pay 2022	Property Tax Detail	Tax	1st half tax	\$2,437.76	\$0.00
2021 Pay 2022	Property Tax Detail	Tax	2nd half tax	\$2,437.76	\$0.00

Total:

Tax Year	Amount	Bal Due
2025 Pay 2026	\$3,632.02	\$1,816.01
2024 Pay 2025	\$3,572.68	\$0.00
2023 Pay 2024	\$3,593.98	\$0.00
2022 Pay 2023	\$4,617.22	\$0.00
2021 Pay 2022	\$4,875.52	\$0.00

Levy Estimator

DISCLAIMER: The calculations listed below are estimates of proposed property tax levies that are to be voted on in an upcoming election. The estimated tax amounts are based on the current tax duplicate and do not reflect potential changes in value** or adjustments to the tax rate. Please note that there are many factors that may impact property taxes and actual amounts may differ if the levy is approved by the voters.

** Any change in value for a future year will not be reflected in this estimate. This would include changes due to a Revaluation, Triennial Update, BOR, New Construction, Changes in Owner Occupancy or Homestead Eligibility, or any other valuation adjustment.

No Levies on the Upcoming Election

Payments

Detail:

Tax Year	Effective Payment Date	Paid By	Price Paid	First Half Paid	Second Half Paid	Surplus Paid	Receipt Number
2025 Pay 2026	3/6/2026	OCR	\$0.00	\$1,816.01	\$0.00	\$0.00	OCR12123RE-03102026-540-1
2024 Pay 2025	8/1/2025	OCR	\$0.00	\$0.00	\$1,786.34	\$0.00	OCR18495RE-06012025-662-1
2024 Pay 2025	2/21/2025	OCR	\$0.00	\$1,786.34	\$0.00	\$0.00	OCR18184RE-02212025-523-1
2023 Pay 2024	3/7/2024	OCR	\$0.00	\$0.00	\$1,796.99	\$0.00	OCR163RE-03072024-55-1
2023 Pay 2024	3/7/2024	OCR	\$0.00	\$1,796.99	\$0.00	\$0.00	OCR163RE-03072024-55-1

8/28/26, 9:24 AM

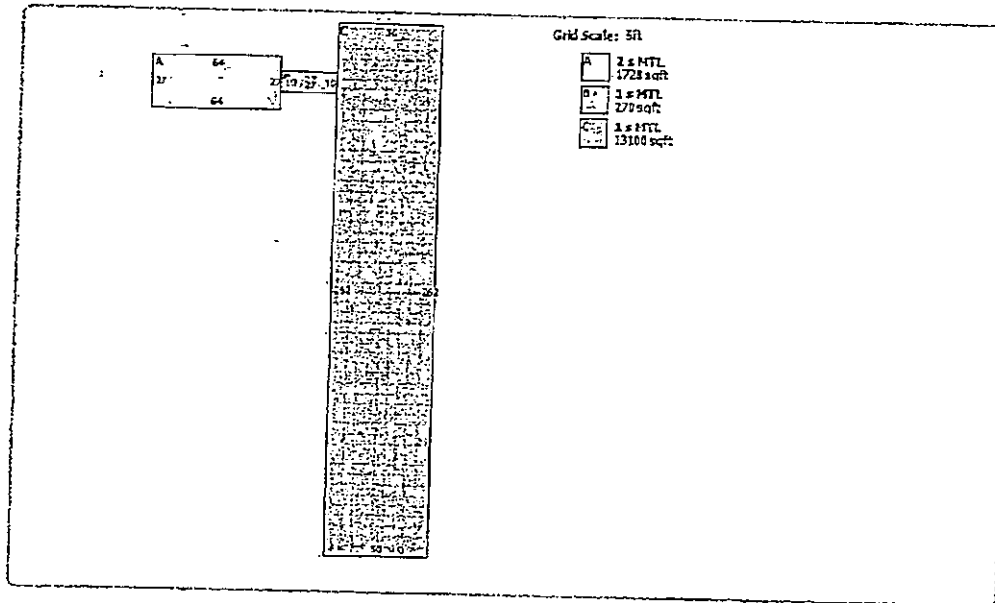
Beacon - Trumbull County, OH - Report: 53-264846

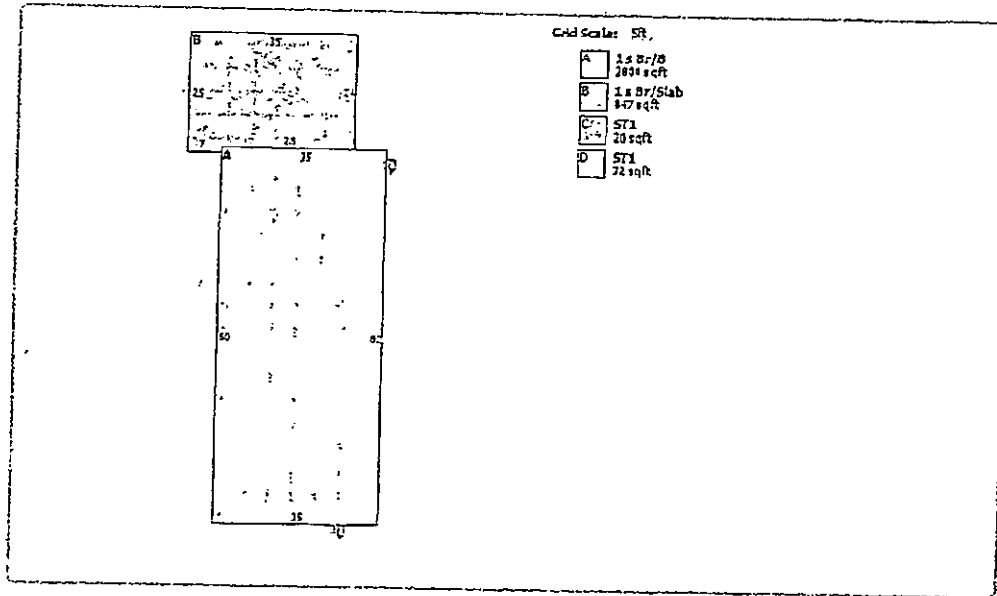
Tax Year	Effective Payment Date	Paid By	Price Paid	First Half Paid	Second Half Paid	Surplus Paid	Receipt Number
2022 Pay 2023	3/3/2023	OCR	\$0.00	\$0.00	\$2,308.61	\$0.00	OCR119RE-03132023-46-1
2022 Pay 2023	3/3/2023	OCR	\$0.00	\$2,308.61	\$0.00	\$0.00	OCR119RE-03132023-46-1
2021 Pay 2022	2/24/2022	OCR	\$0.00	\$0.00	\$2,437.76	\$0.00	OCR179RE-02242022-98-1
2021 Pay 2022	2/24/2022	OCR	\$0.00	\$2,437.76	\$0.00	\$0.00	OCR179RE-02242022-98-1
2020 Pay 2021	7/12/2021	OCR	\$0.00	\$0.00	\$2,290.99	\$0.00	OCR105D6RE-07122021-431-2
2020 Pay 2021	2/26/2021	OCR	\$0.00	\$2,290.99	\$0.00	\$0.00	OCR105D6RE-07122021-431-2
2019 Pay 2020	7/31/2020	OCR	\$0.00	\$0.00	\$2,358.06	\$0.00	OCR184RE-02262021-118-1
2019 Pay 2020	3/6/2020	OCR	\$0.00	\$2,358.06	\$0.00	\$0.00	OCR184RE-07312020-204-1
2018 Pay 2019	7/16/2019	OCR	\$0.00	\$0.00	\$2,296.20	\$0.00	OCR199RE-03062020-147-1
2018 Pay 2019	2/14/2019	OCR	\$0.00	\$2,296.20	\$0.00	\$0.00	OCR121RE-07162019-19-1
							OCR163RE-02142019-369-1

Total:

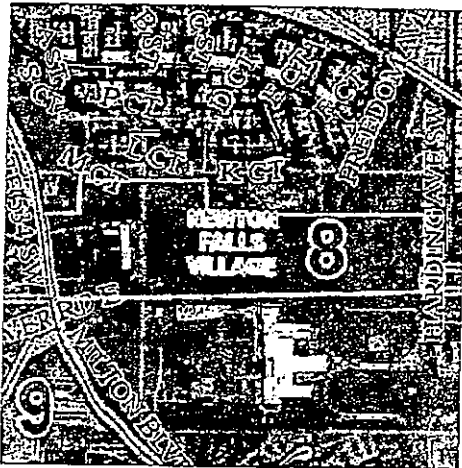
Tax Year	Amount
2025 Pay 2026	\$1,816.01
2024 Pay 2025	\$3,572.68
2023 Pay 2024	\$3,593.98
2022 Pay 2023	\$4,617.22
2021 Pay 2022	\$4,875.52
2020 Pay 2021	\$4,581.98
2019 Pay 2020	\$4,716.12
2018 Pay 2019	\$4,592.40

Sketches





Map



Property Card

Property Card

No data available for the following modules: Ag Soil, Special Assessments, Photos.

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[User Privacy Policy](#) | [GDPR Privacy Notice](#)
Last Data Upload: 8/28/2026, 7:22:52 AM

Contact Us

Developed by
 **SCHNEIDER**
CORPORATION

CITY OF NEWTON FALLS, OHIO
ORDINANCE NO.: 2026-59
SPONSORS: Stimpert, Burke

AN ORDINANCE DECLARING REAL PROPERTY AS A TAX INCREMENTAL FINANCING (TIF) DISTRICT IN THE TERRITORIAL BOUNDARIES OF THE CITY OF NEWTON FALLS PURSUANT TO O.R.C. SECTIONS 5709.40, 5709.41 , AND 5709.43 WITH SAID DISTRICT TO INCLUDE THE LISTING OF PROPERTIES ATTACHED HERETO AS EXHIBIT “A” AND INCORPORATED BY REFERENCE

WHEREAS, Sections 5709.40, 5709.41, and 5709.43 of the Ohio Revised Code authorizes the City of Newton Falls to create, designate and otherwise administer a Tax Incremental Financing District within the territorial jurisdiction of the City for purposes of improvements to blighted areas and/or improvements to said areas for the public purposes that may be exempted from taxation.

WHEREAS, City Council has determined that certain areas listed in Exhibit “A” attached hereto are areas within the boundaries that have blight or in need of improvements for public purposes, and that the same would in be in the best interests of residents of the City.

THE COUNCIL OF THE CITY OF NEWTON FALLS, STATE OF OHIO, HEREBY ORDAINS;

SECTION I:

City Council declares and creates a Tax Incremental Financing District (TIF) pursuant to Ohio Revised Code Sections 5709.40, 5709.41, and 5709.43 as set forth in Exhibit “A” and incorporated by reference as if fully rewritten and designates this TIF district as TIF District Number 2.

SECTION II:

City Council authorizes the City Manager and Finance Director to create TIF District Number 2. Council further authorizes the City Manager and Finance Director to create a TIF District Number 2 fund on the books of the City of Newton Falls, Ohio

SECTION III:

City Council further authorizes the City Manager of Newton Falls to negotiate contracts associated with those public improvement projects that specifically designate the parcels to be exempted from taxation, declare the improvements to private property within the specified area as serving a public purpose, delineates the public infrastructure improvements to be made that will

directly benefit the parcels and specifies the equivalent funds to be created for those redirected monies into the appropriate funds created.

SECTION IV:

That all formal actions of this Council concerning and relating to this Ordinance were taken in an open meeting of this Council, and all deliberations of this Council and any of its committees that resulted in such formal actions were taken in meetings open to the public and/or in compliance with all legal requirements including Section 121.22 of the Ohio Revised and the Charter of the City of Newton Falls, Ohio

Passed in Council on _____, 2026.

This ordinance shall take effect on the earliest date allowed by law.

David Hanson, Mayor

Attest:

Corey Snow, Clerk of Council

Approved as to Legal Form

Gary L. VanBrocklin, Law Director

EXHIBIT A
(ORDINANCE 2026-59)

REAL PROPERTY TRANSFER TAX
TRANSFERRED AND PAID

142 NOV 03 2022

In the amount of 24.00
Adrian S. Biviano, Trumbull County Auditor

TRUMBULL COUNTY
OCT 26 2022
GIS/TAX MAP DEPT

Quit-Claim Deed

202211030022270 P: 1 of 4
BX 76 VALL
T20220015307 F: 550.00 11/3/2022 9:47 AM
Trumbull County Recorder Tod L. Well



Know all Men by these Presents:

That, **R. CALDWELL HOLDINGS CO., LLC**
an Ohio Limited Liability Company

the Grantor(s)

who claims title by or through instrument recorded in *Instrument #202205240010743*
of Trumbull County Recorder's Office, for the consideration
of *One Dollar and other valuable consideration* Dollars *(\$1.00 & o.v.c.)*
received to *its* full satisfaction of

R. CALDWELL HOLDINGS CO., LLC, an Ohio Limited Liability Company

the Grantee(s)

whose *TAX MAILING ADDRESS* will be: 6515 Mahoning Ave.
Warren, Ohio 44481

have **GIVEN, GRANTED, REMISED, RELEASED and FOREVER QUIT-CLAIMED**, and do by these presents absolutely give, grant, remise, release and forever quit-claim unto the said grantee(s), its successors and/or assigns forever, all such right and title as **1**, the said grantor(s) have or ought to have in and to the following described piece or parcel of land, situated in the **City of Newton Falls** County of **Trumbull** and State of Ohio:

SEE ATTACHED EXHIBIT "A" FOR DESCRIPTION

PARCEL I.D. #53-197200 AS TO PARCEL 2
PARCEL I.D. #53-265302 AS TO PARCEL 1

To have and to hold the premises aforesaid, with the appurtenances thereunto belonging to the said Grantee(s), its successors and assigns, so that neither the said Grantor(s) nor its successors, nor any other persons claiming title through or under it shall or will hereafter claim or demand any right or title to the premises, or any part thereof; but they and every one of them shall by these presents be excluded and forever barred.

IN WITNESS WHEREOF, I have hereunto set my hand(s) this 20th day of May, in the year of our Lord two thousand twenty-two.

R. CALDWELL HOLDINGS CO., LLC
 BY: [Signature]
 RANDALL E. CALDWELL, Member

STATE OF OHIO)
) SS:
 COUNTY OF TRUMBULL)

Acknowledged before me, a NOTARY PUBLIC, in and for said County and State, personally appeared the above named R. CALDWELL HOLDINGS CO., LLC by RANDALL E. CALDWELL, Member personally known to me to be the person(s) who did sign the foregoing instrument as his own free act and deed.

In Testimony Whereof, I have hereunto set my hand and official seal. at Warren, Ohio this 20th day of May, 2022, A.D.

This instrument prepared by:

THOMAS E. SCHUBERT, J.D.
 138 E. Market Street
 Warren, Ohio 44481

[Signature]
 NOTARY PUBLIC

My Commission Expires: ~~KYM A. BATTISON~~
 Notary Public, State of Ohio
 My Commission Expires 4/11/2027

APPROVED
[Signature]
 ZONING ADMINISTRATOR

ADVANCED LAND MEASUREMENT, INC.

LEGAL DESCRIPTION
Lands of R. Caldwell Holdings Co., LLC Subdivision
3.1961 Acre Parcel No. 1

Being situated in the city of Newton Falls, County of Trumbull, State of Ohio and being known as part of Sections 2 and 9 of former Newton Township but being more fully bound and described as follows:

Beginning at a point on the South right of way line of W. Broad Street (60 feet wide), said point being the Northeast corner of Lot No. 1 of the Bate Brothers Development Company Plat as recorded in Plat Volume 11, page 11 of the Trumbull County record of plats, said iron pin also being 0.85 feet South and 0.63 feet West of a 5/8 inch iron pin found and the true place of beginning for the parcel herein described.

Thence easterly along the said South right of way line of West Broad Street N 88° 43' 05" E a distance of 300.99 feet to an iron pin set.

Thence southerly along a new boundary line S 1° 17' 55" E and passing over a reference iron pin set at a distance of 404.00 feet, a total distance of 459.36 feet to a point, said point being on the North line of lands now or formerly of Keith R. Thomas as recorded in Instrument No. 201912190023589 of the Trumbull County record of deeds, said point also being on the centerline of the Mahoning River.

Thence westerly along the said North line of Thomas lands and then the North line of lands now or form formerly of William & Virginia M. Szymanski as recorded in Instrument No. 200303140010238 and along the centerline of the Mahoning River the following three courses and distances:

1. S 67° 37' 25" W a distance of 41.81 feet to a point.
2. N 76° 54' 21" W a distance of 117.83 feet to a point.
3. S 72° 38' 13" W a distance of 152.02 feet to a point, said point being the intersection of the said centerline of Mahoning River and the East line of aforementioned Bate Brothers Development Company Plat.

Thence northerly along the East right of way terminus of River Boulevard West and the East line of said Bate Brothers Development Company Plat N 1° 30' 18" W and passing over a reference iron pin set at a distance of 72.27 feet, a total distance of 487.27 feet to the true place of beginning for the parcel herein described.

Containing 3.1961 acres of land within said bounds as surveyed by Matthew A. Hart, PS No. 7447 of Advanced Land Measurement Inc. in June 2022 but subject to all legal highways and easements of record.

ADVANCED LAND MEASUREMENT, INC.

LEGAL DESCRIPTION

Lands of R. Caldwell Holdings Co., LLC Subdivision
2.9421 Acre Parcel No. 2

Being situated in the city of Newton Falls, County of Trumbull, State of Ohio and being known as part of Sections 2 and 9 of former Newton Township but being more fully bound and described as follows:

Beginning at an iron pin found on the South right of way line of West Broad Street (60 feet wide), said point being the Northwest corner of lands now or formerly of S & S Singh Partners as recorded in Instrument No. 201711220031498 of the Trumbull County record of deeds, said iron pin also being the true place of beginning for the parcel herein described.

Thence along said lands now or formerly of S & S Singh Partners the following four courses and distances:

1. S 1°17'55" E a distance of 199.43 feet to a point, said point being 0.05 feet North of a 1/2 inch iron pin found.
2. N 89°05'16" E a distance of 99.47 feet to a point, said point being 0.10 feet North and 0.02 feet West of a 1/2 inch iron pin found.
3. N 58°29'47" E a distance of 170.54 feet to a point, said point being 0.08 feet North and 0.38 feet West of a 1/2 inch iron pin found.
4. N 1°14'40" W a distance of 100.00 feet to a point, said point being on the South right of way line of Broad Street (99 feet wide), said point also being 0.26 feet South and 0.12 feet West of a 1/2 inch iron pin found capped H & T, Ltd.

Thence easterly along the said South right of way line of Broad Street S 69°31'17" E and passing over a reference iron pin set at a distance of 68.00 feet, a total distance of 170.26 feet to a point, said point being the most North corner of lands now or formerly of Canal Storage, LLC as recorded in Instrument No. 201705120017189 and on the centerline of the Mahoning River.

Thence southwesterly along the said North line of lands now or formerly of Canal Storage, LLC and then the North line of lands now or formerly of Keith R. Thomas as recorded in Instrument No. 201912190023589 and the centerline of the Mahoning River the following two courses and distances:

1. S 41°21'07" W a distance of 346.67 feet to a point.
2. S 67°37'25" W a distance of 352.79 feet to a point.

Thence northerly along a new boundary line N 1°17'55" W and passing over a reference iron pin set at a distance of 55.36 feet, a total distance of 459.36 feet to an iron pin set on the aforementioned South right of way line of West Broad Street.

Thence easterly along the said South right of way line of Broad Street N 88°43'05" E a distance of 159.00 feet to the true place of beginning for the parcel herein described.

Containing 2.9421 acres of land within said bounds as surveyed by Matthew A. Hart, PS No. 7447 of Advanced Land Measurement Inc. in June 2022 but subject to all legal highways and easements of record.

Summary

Parcel Number **53-197200**
 Map Number 01218000
 Location Address 377 BROAD
 Acres 2.9421
 Legal Description 2 & 9 329.26 2.9421A PER SURVEY W BROAD ST
 (Note: Not to be used on legal documents.)
 Land Use 435 - Drive-In restaurant or food ser
 (Note: Land Use is for valuation purposes only. Consult the local jurisdiction for zoning and legal use.)
 Neighborhood 47200 - NEWTON FALLS CITY
 City NEWTON FALLS CITY
 Township NEWTON TWP
 School District NEWTON FALLS EVSD
 Homestead Reduction: No
 Owner Occupancy Credit: No
 Foreclosure: No
 Board of Revision: No

Owners

Owner Address Tax Payer Address
 R CALDWELL HOLDINGS CO LLC R CALDWELL HOLDINGS CO LLC
 120 STONEWOOD DR
 CORTLAND OH 44410

Valuation

Assessed Year	2025	2024	2023	2022	2021
Land Value	\$155,400	\$155,400	\$155,400	\$129,000	\$77,500
CAUV Value	\$0	\$0	\$0	\$0	\$0
Improvements Value	\$520,700	\$580,700	\$176,000	\$0	\$0
Total Value (Appraised 100%)	\$736,100	\$736,100	\$331,400	\$129,000	\$77,500
Land Value	\$54,390	\$54,390	\$54,390	\$45,150	\$27,130
CAUV Value	\$0	\$0	\$0	\$0	\$0
Improvements Value	\$203,250	\$203,250	\$61,600	\$0	\$0
Total Value (Assessed 35%)	\$257,640	\$257,640	\$115,990	\$45,150	\$27,130

Land

Land Type	Calculated Acres	Actual Frontage	Effective Frontage	Depth	Depth Factor	Base Rate	Unit Rate	Adjusted Rate	Appraised Value (100%)
S1 - Primary Site	0.6543	0	0			5	5	5	\$142,500
A3 - Residual	2.288	0	0			22500	22500	22500	\$12,870
Total	2.9423								\$155,370

Buildings

Card 1
 Occupancy Type Code 349
 Description Fast Food Restaurant
 Year Built 2022
 Year Remodeled 0
 Unit Count 0
 Section Id 001
 Section Number
 Section Area 2508
 Wall Height 14
 Section Story Count 1

Improvements

Card 1

Improvement Code	Description	Length	Width	Total Area	Year Built	Appraised Value (100%)
525	B.T. Paving	0	0	20,000	2022	\$20,000
526	Conc Paving	0	0	2,500	2022	\$3,300
Total						\$23,300

Sales

Sale Date	Sale Price	Seller	Buyer	No. of Properties
11/3/2022	\$0	R CALDWELL HOLDINGS CO LLC	R CALDWELL HOLDINGS CO LLC	1
5/24/2022	\$200,000	ROGER NORMAN ROOT	R CALDWELL HOLDINGS CO LLC	1
4/27/2022	\$0	ROGER NORMAN ROOT AMBER SYLVESTER	ROGER NORMAN ROOT	1
4/27/2022	\$0	ROGER NORMAN ROOT AMBER SYLVESTER	ROGER NORMAN ROOT AMBER SYLVESTER	1
3/23/2022	\$0	ROGER NORMAN ROOT LOUANN PRINDLE ROOT	ROGER NORMAN ROOT AMBER SYLVESTER	1
8/31/2012	\$0	ROGER NORMAN ROOT LEWIS PORTER ROOT	ROGER NORMAN ROOT LOUANN PRINDLE ROOT	1
12/19/2007	\$0	EVA JEAN ROOT ETAL	ROGER NORMAN ROOT LEWIS PORTER ROOT	3
1/1/1990	\$0	Unknown	EVA JEAN ROOT ETAL	0

Recent Sales In Area

Sale date range:

From:

08/28/21

To:

08/28/21

Search Sales by Neighborhood

Distance:

1500

Units:

Feet

Search Sales by Distance

Tax Rate

Full Tax Rate: 68.600000

Effective Tax Rate: 52.455716

Tax Detail

Delinquent payments made after the July due date will still show due in the year they were originally assessed. If paid, payment will show in the next tax year.

Tax Year (click for detail)	Delinquent	1st Half	2nd Half	Total Due
☐ 2025 Pay 2026	\$0.00	\$6,757.34	\$6,757.34	\$6,757.34
☐ 2024 Pay 2025	\$0.00	\$6,646.93	\$6,646.93	\$0.00
☐ 2023 Pay 2024	\$0.00	\$3,010.31	\$3,010.31	\$0.00
☐ 2022 Pay 2023	\$0.00	\$1,344.43	\$1,344.43	\$0.00

Tax Bill

Tax Bill

Pay Your Taxes Online

Delinquent: \$0.00
 1st Half: \$0.00
 2nd Half: \$6,757.34
 Amount to Pay: \$6,757.34

Pay \$6,757.34

Tax History

Detail:

Tax Year	Type	Category	Description	Amount	Bal Due
2025 Pay 2026	Property Tax Detail	Tax	1st half tax	\$6,757.34	\$0.00
2025 Pay 2026	Property Tax Detail	Tax	2nd half tax	\$6,757.34	\$6,757.34
2024 Pay 2025	Property Tax Detail	Tax	1st half tax	\$6,646.93	\$0.00
2024 Pay 2025	Property Tax Detail	Tax	2nd half tax	\$6,646.93	\$0.00
2023 Pay 2024	Property Tax Detail	Tax	1st half tax	\$3,010.31	\$0.00
2023 Pay 2024	Property Tax Detail	Tax	2nd half tax	\$3,010.31	\$0.00
2022 Pay 2023	Property Tax Detail	Tax	1st half tax	\$1,344.43	\$0.00
2022 Pay 2023	Property Tax Detail	Tax	2nd half tax	\$1,344.43	\$0.00
2021 Pay 2022	Property Tax Detail	Tax	1st half tax	\$853.04	\$0.00
2021 Pay 2022	Property Tax Detail	Tax	2nd half tax	\$853.04	\$0.00

Total:

Tax Year	Amount	Bal Due
2025 Pay 2026	\$13,514.68	\$6,757.34
2024 Pay 2025	\$13,293.86	\$0.00
2023 Pay 2024	\$6,020.62	\$0.00
2022 Pay 2023	\$2,688.86	\$0.00
2021 Pay 2022	\$1,706.08	\$0.00

Levy Estimator

DISCLAIMER: The calculations listed below are estimates of proposed property tax levies that are to be voted on in an upcoming election. The estimated tax amounts are based on the current tax duplicate and do not reflect potential changes in value** or adjustments to the tax rate. Please note that there are many factors that may impact property taxes and actual amounts may differ if the levy is approved by the voters.

** Any change in value for a future year will not be reflected in this estimate. This would include changes due to a Revaluation, Triennial Update, BOR, New Construction, Changes

in Owner Occupancy or Homestead Eligibility, or any other valuation adjustment.

No Levies on the Upcoming Election

Payments

Detail:

Tax Year	Effective Payment Date	Paid By	Price Paid	First Half Paid	Second Half Paid	Surplus Paid	Receipt Number
2025 Pay 2026	3/6/2026	OCR	\$0.00	\$6,757.34	\$0.00	\$0.00	OCR2728DBX-03112026-133-1
2024 Pay 2025	2/1/2025	OCR	\$0.00	\$0.00	\$6,646.93	\$0.00	OCR258REDB-08042025-171-1
2024 Pay 2025	3/7/2025	OCR	\$0.00	\$6,646.93	\$0.00	\$0.00	OCR34DPBOX-03142025-224-1
2023 Pay 2024	9/6/2024	OCR	\$0.00	\$0.00	\$3,010.31	\$0.00	OCR64042RE-09062024-295-1
2023 Pay 2024	3/6/2024	OCR	\$0.00	\$3,010.31	\$0.00	\$0.00	OCR33DPBOX-03062024-165-1
2022 Pay 2023	8/4/2023	OCR	\$0.00	\$0.00	\$1,344.43	\$0.00	OCR29REDB-08092023-291-1
2022 Pay 2023	3/3/2023	OCR	\$0.00	\$1,344.43	\$0.00	\$0.00	OCR3436DBX-03072023-492-1
2021 Pay 2022	8/5/2022	OCR	\$0.00	\$0.00	\$853.04	\$0.00	OCR26DPBOX-08052022-62-1
2021 Pay 2022	3/4/2022	OCR	\$0.00	\$853.04	\$0.00	\$0.00	OCR144RE-03092022-611-1
2020 Pay 2021	8/6/2021	OCR	\$0.00	\$0.00	\$801.68	\$0.00	OCR12324RE-08102021-285-1
2020 Pay 2021	3/5/2021	OCR	\$0.00	\$801.68	\$0.00	\$0.00	OCR104RE-03152021-69-1
2019 Pay 2020	8/7/2020	OCR	\$0.00	\$0.00	\$308.71	\$0.00	ocr110re-08102020-93-1
2019 Pay 2020	3/6/2020	OCR	\$0.00	\$308.71	\$0.00	\$0.00	OCR187RE-03062020-224-1
2018 Pay 2019	8/1/2019	OCR	\$0.00	\$0.00	\$300.61	\$0.00	OCR169RE-08012019-122-1
2018 Pay 2019	3/1/2019	OCR	\$0.00	\$300.61	\$0.00	\$0.00	OCR183RE-03012019-133-1

Total:

Tax Year	Amount
2025 Pay 2026	\$6,757.34
2024 Pay 2025	\$13,293.86
2023 Pay 2024	\$6,020.62
2022 Pay 2023	\$2,638.66
2021 Pay 2022	\$1,706.08
2020 Pay 2021	\$1,603.36
2019 Pay 2020	\$617.42
2018 Pay 2019	\$601.22

Sketches

Summary

Parcel Number **53-265302**
 Map Number 012 18002
 Location Address BROAD
 Acres 3.1961
 Legal Description 2 & 9 300.99F 3.1961A PER SURVEY W BROAD ST
 (Note: Not to be used on legal documents.)
 Land Use 510 - Single family Dwig owner occup
 (Note: Land Use is for valuation purposes only. Consult the local jurisdiction for zoning and legal use.)
 Neighborhood 47200 - NEWTON FALLS CITY
 City NEWTON FALLS CITY
 Township NEWTON TWP
 School District NEWTON FALLS EVSD
 Homestead Reduction: No
 Owner Occupancy Credit: No
 Foreclosure No
 Board of Revision No

Owners

Owner Address Tax Payer Address
 R CALDWELL HOLDINGS CO LLC R CALDWELL HOLDINGS CO LLC
 120 STONEWOOD DR
 CORTLAND OH 44410

Valuation

Assessed Year	2025	2024	2023
Land Value	\$129,400	\$129,400	\$129,400
CAUV Value	\$0	\$0	\$0
Improvements Value	\$0	\$0	\$0
Total Value (Appraised 100%)	\$129,400	\$129,400	\$129,400
Land Value	\$45,290	\$45,290	\$45,290
CAUV Value	\$0	\$0	\$0
Improvements Value	\$0	\$0	\$0
Total Value (Assessed 35%)	\$45,290	\$45,290	\$45,290

Land

Land Type	Calculated Acres	Actual Frontage	Effective Frontage	Depth	Depth Factor	Base Rate	Unit Rate	Adjusted Rate	Appraised Value (100%)
A4 - Undeveloped	3.1961	0	0			45000	45000	45000	\$129,440
Total	3.1961								\$129,440

Sales

Sale Date	Sale Price	Seller	Buyer	No. of Properties
11/3/2022	\$0		R CALDWELL HOLDINGS CO LLC	1

Recent Sales In Area

Sale date range:

From:

08/28/26

To:

08/28/26

Search Sales by Neighborhood

Distance:

1500

Units:

Feet

Search Sales by Distance

Tax Rate

Full Tax Rate: 65.600000
 Effective Tax Rate: 48.619247

Tax Detail

Delinquent payments made after the July due date will still show due in the year they were originally assessed. If paid, payment will show in the next tax year.

Tax Year (click for detail)	Delinquent	1st Half	2nd Half	Total Due
2025 Pay 2026	\$0.00	\$1,013.77	\$904.71	\$904.71
2024 Pay 2025	\$0.00	\$1,007.13	\$1,007.13	\$0.00
2023 Pay 2024	\$0.00	\$1,013.73	\$1,013.73	\$0.00

Tax Bill

Tax Bill

Pay Your Taxes Online

Delinquent: \$0.00
 1st Half: \$0.00
 2nd Half: \$904.71
 Amount to Pay: \$904.71

Pay \$904.71

Tax History

Detail: Tax Year	Type	Category	Description	Amount	Bal Due
2025 Pay 2026	Property Tax Detail	Tax	1st half tax	\$1,013.77	\$0.00
2025 Pay 2026	Property Tax Detail	Tax	2nd half tax	\$904.71	\$904.71
2024 Pay 2025	Property Tax Detail	Tax	1st half tax	\$1,007.13	\$0.00
2024 Pay 2025	Property Tax Detail	Tax	2nd half tax	\$1,007.13	\$0.00
2023 Pay 2024	Property Tax Detail	Tax	1st half tax	\$1,013.73	\$0.00
2023 Pay 2024	Property Tax Detail	Tax	2nd half tax	\$1,013.73	\$0.00

Total: Tax Year	Amount	Bal Due
2025 Pay 2026	\$1,918.48	\$904.71
2024 Pay 2025	\$2,014.26	\$0.00
2023 Pay 2024	\$2,027.46	\$0.00

Levy Estimator

DISCLAIMER: The calculations listed below are estimates of proposed property tax levies that are to be voted on in an upcoming election. The estimated tax amounts are based on the current tax duplicate and do not reflect potential changes in value** or adjustments to the tax rate. Please note that there are many factors that may impact property taxes and actual amounts may differ if the levy is approved by the voters.

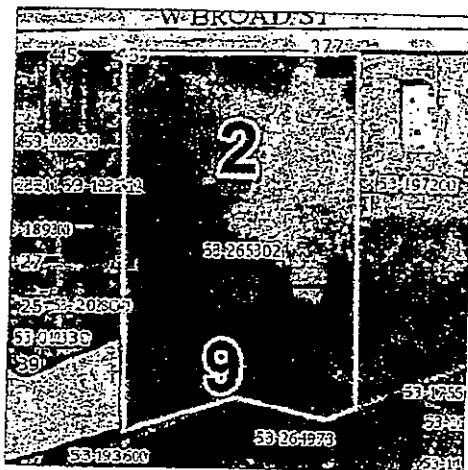
** Any change in value for a future year will not be reflected in this estimate. This would include changes due to a Revaluation, Triennial Update, BOR, New Construction, Changes in Owner Occupancy or Homestead Eligibility, or any other valuation adjustment.

No Levies on the Upcoming Election

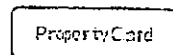
Payments

Details:							
Tax Year	Effective Payment Date	Paid By	Prior Paid	First Half Paid	Second Half Paid	Surplus Paid	Receipt Number
2025 Pay 2026	3/6/2026	OCR	\$0.00	\$1,013.77	\$0.00	\$0.00	OCR2728DBX-03112026-134-1
2024 Pay 2025	8/1/2025	OCR	\$0.00	\$0.00	\$1,007.13	\$0.00	OCR258REDB-08042025-453-1
2024 Pay 2025	3/7/2025	OCR	\$0.00	\$1,007.13	\$0.00	\$0.00	OCR34UPBOX-03142025-236-1
2023 Pay 2024	9/6/2024	OCR	\$0.00	\$0.00	\$1,013.73	\$0.00	OCR64042RE-09062024-296-1
2023 Pay 2024	3/6/2024	OCR	\$0.00	\$1,013.73	\$0.00	\$0.00	OCR33DPBOX-03062024-175-1
Total:							
Tax Year	Amount:						
2025 Pay 2026	\$1,013.77						
2024 Pay 2025	\$2,014.26						
2023 Pay 2024	\$2,027.46						

Map



Property Card



No data available for the following modules: Ag Soil, Dwellings, Buildings, Additions, Improvements, Special Assessments, Photos, Sketches.

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[User Privacy Policy](#) | [GDPR Privacy Notice](#)
 Last Data Upload: 8/28/2026, 7:22:52 AM

[Contact Us](#)

Developed by
 **SCHNEIDER**
 GEOSPATIAL

201711220031498 P: 1 of 1
EX 96 VALL
T10170342822 F: \$3440 11/17/2017 12:42 PM
Trumbull County Recorder Job Land

REAL PROPERTY TRANSFER TAX
TRANSFERRED AND PAID

50 NOV 22 2017

In the amount of 2800.00
Adrian S. Elviano, Trumbull County Auditor

TRUMBULL COUNTY

OCT 27 2017
GIS/TAX MAP DEPT

WARRANTY DEED (Limited)

KNOW ALL MEN BY THESE PRESENTS that David B. Raff, Successor Trustee to Gene Rothstein and Iris Rothstein of the Rothstein Family Trust pursuant to the Amendment of said Trust dated October 26, 2015, Grantor, for valuable consideration paid TEN AND NO/100 DOLLARS (\$10.00), Grants, with limited warranty covenants, to S&S Singh Partners, Grantee, whose tax mailing address is *a Pennsylvania General Partnership
555 East 28th Division Highway, the following described Real Property:
Lititz, PA 17543

All that tract or parcel of land situated in the City of Newton Falls, County of Trumbull, State of Ohio, and known as being part of Subdivision 65 in said City, and being more particularly described as follows:

Beginning at a 5/8" rebar found at the northwest corner of Lot 1, West River Park Allotment as recorded in Plat Book 11, Page 10 of the Trumbull County Plat Records;

thence N. 87° 26' 49" E., along the south right of way line of West Broad Street, a 60 foot public right of way, 459.45 feet to a 5/8" rebar with Daniels cap found and the True Place of Beginning;

1. Thence continuing N. 87° 26' 49" E. along said right of way line 211.66 feet to a 5/8" rebar with Daniels cap found;
2. Thence S. 70° 49' 48" E. continuing along said right of way line 38.00 feet to a 5/8" rebar with Daniels cap found;
3. Thence S. 02° 33' 11" E. 100.00 feet to a 1/2" iron bar with H & A cap set;
4. Thence S. 57° 11' 16" W. 170.54 feet to a 1/2" iron bar with H & A cap set;
5. Thence S. 87° 46' 56" W. 99.47 feet to a 5/8" rebar found;
6. Thence N. 02° 36' 26" W. 199.42 feet to a 5/8" rebar with Daniels cap found and the True Place of Beginning; be the same more or less subject to all legal highways.

Property Tax ID: 53-264968

Property Address: 325 W. Broad St.
Newton Falls, OH 44444

Prior Instrument Reference: Document Number 201412010023697

Executed this 4TH day of OCTOBER, 2017.

David B. Raff

David B. Raff, Successor Trustee to Gene Rothstein and Iris Rothstein of the Rothstein Family Trust pursuant to the Amendment of said Trust dated October 26, 2015

State of CALIFORNIA)
County of SAN BERNARDINO) SS.

Be it Remembered, That on the 4th day of October, 2017, before me, the subscriber, a Notary Public in and for said County personally came David B. Raff, Successor Trustee to Gene Rothstein and Iris Rothstein of the Rothstein Family Trust pursuant to the Amendment of said Trust dated October 26, 2015 the Grantor in the foregoing Deed, and acknowledged the signing thereof to be his voluntary act and deed.

In Testimony Whereof, I have hereunto subscribed my name and affixed by _____ seal on the day and year last aforesaid.

Dee Ann Locke

Notary Public

This instrument was prepared by:

Gilbert L. Rieger
2833 Elm Rd. NE
P.O. Box 1429
Warren, OH 44482

File # 112437

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of San Bernardino

On October 4, 2017 before me, LeeAnn Roche, Notary Public
(insert name and title of the officer)

personally appeared David B. Ruff
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

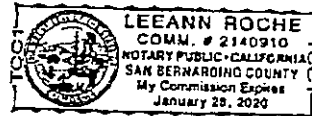
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature

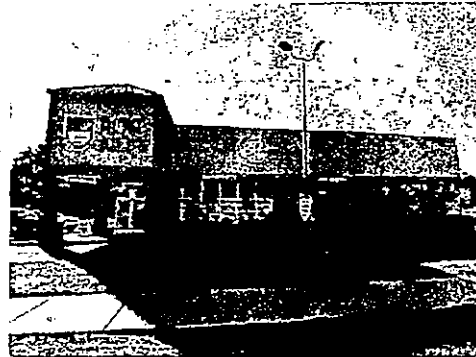
LeeAnn Roche

(Seal)



Summary

Parcel Number 53-264968
Map Number 012 18001
Location Address 325 BROAD
Acres 0.99
Legal Description 65 32.985A PT W BROAD ST NEWTON FALLS CITY
 (Note: Not to be used on legal documents.)
Land Use 477 - Other Commercial
 (Note: Land Use is for valuation purposes only. Consult the local jurisdiction for zoning and legal use.)
Neighborhood 47200 - NEWTON FALLS CITY
City NEWTON FALLS CITY
Township NEWTON TWP
School District NEWTON FALLS EYSD
Homestead Reduction: No
Owner Occupancy No
Credit:
Foreclosure: No
Board of Revision: No



Owners

Owner Address 5 AND S SINGH PARTNERS
Tax Payer Address 5 AND S SINGH PARTNERS
 555 E 28TH DIVISION HW/
 UTITZ PA 17543

Valuation

Assessed Year	2025	2024	2023	2022	2021
Land Value	\$431,200	\$431,200	\$431,200	\$431,200	\$431,200
CAUV Value	\$0	\$0	\$0	\$0	\$0
Improvements Value	\$593,800	\$593,800	\$1,022,200	\$968,600	\$968,600
Total Value (Appraised 100%)	\$1,025,000	\$1,025,000	\$1,453,400	\$1,399,800	\$1,399,800
Land Value	\$150,920	\$150,920	\$150,920	\$150,920	\$150,920
CAUV Value	\$0	\$0	\$0	\$0	\$0
Improvements Value	\$207,830	\$207,830	\$357,770	\$339,010	\$339,010
Total Value (Assessed 35%)	\$358,750	\$358,750	\$508,690	\$489,930	\$489,930

Land

Land Type	Calculated Acres	Actual Frontage	Effective Frontage	Depth	Depth Factor	Base Rate	Unit Rate	Adjusted Rate	Appraised Value (100%)
S1 - Primary Site	0.99	0	0			10	10	10	\$431,240
Total	0.9900								\$431,240

Buildings

Card 1	Section Id 001
Occupancy Type Code 511	Section Number 1
Description DrugStore	Section Area 11201
Year Built 1996	Wall Height 16
Year Remodeled 2013	Section Story Count 1
Unit Count 0	

Additions

Card 1

Addition Code	Description	Base Area	Year Built	Appraised Value (100%)
632	Superstructure	204	0	\$5,100
632	Superstructure	267	0	\$5,340

Improvements

Card 1

Improvement Code	Description	Length	Width	Total Area	Year Built	Appraised Value (100%)
525	B.T. Paving	25000	1	25,000	1996	\$25,000
Total						\$25,000

Sales

Sale Date	Sale Price	Seller	Buyer	No. of Properties
11/22/2017	\$1,950,000	GENE ROTHSTEIN TRUSTEE IRIS ROTHSTEIN TRUSTEE	S AND S SINGH PARTNERS	1
12/1/2014	\$0	GENE ROTHSTEIN TRUSTEE	GENE ROTHSTEIN TRUSTEE IRIS ROTHSTEIN TRUSTEE	1
8/23/2007	\$2,080,000	CALIFORNIA TRUST	GENE ROTHSTEIN TRUSTEE	1
8/23/2007	\$2,080,000	1986 AS AMENDED A	CALIFORNIA TRUST	1
8/23/2007	\$2,080,000	TRUST U/D/T DECEMBER 19	1986 AS AMENDED A	1
8/23/2007	\$2,080,000	THE ROTHSTEIN FAMILY	TRUST U/D/T DECEMBER 19	1
8/23/2007	\$2,080,000	NEWTON FALLS (BROAD STREET) LIMITED PARTNERSHIP	THE ROTHSTEIN FAMILY	1
4/30/1996	\$250,000	DAVID A GWARA J/S	NEWTON FALLS (BROAD STREET) LIMITED PARTNERSHIP	1
1/1/1990	\$0	Unknown	DAVID A GWARA J/S	0

Recent Sales In Area

Sale date range:

From:

08/28/21

To:

08/28/21

Search Sales by Neighborhood

Distance:

1500

Units:

Feet

Search Sales by Distance

Tax Rate

Full Tax Rate: 65.600000

Effective Tax Rate: 52.455715

Tax Detail

Delinquent payments made after the July due date will still show due in the year they were originally assessed. If paid, payment will show in the next tax year.

Tax Year (click for detail)	Delinquent	1st Half	2nd Half	Total Due
☐ 2025 Pay 2026	\$0.00	\$9,409.24	\$9,409.24	\$0.00
☐ 2024 Pay 2025	\$0.00	\$13,123.84	\$13,123.84	\$0.00
☐ 2023 Pay 2024	\$0.00	\$13,202.10	\$13,202.10	\$0.00
☐ 2022 Pay 2023	\$0.00	\$14,588.66	\$14,588.66	\$0.00

Tax Bill

Tax Bill

Pay Your Taxes Online

Delinquent: \$0.00

1st Half: \$0.00

2nd Half: \$0.00

Amount to Pay: \$0.00

Pay \$0.00

Tax History

Detail: Tax Year	Type	Category	Description	Amount	Bal Due
2025 Pay 2026	Property Tax Detail	Tax	1st half tax	\$9,409.24	\$0.00
2025 Pay 2026	Property Tax Detail	Tax	2nd half tax	\$9,409.24	\$0.00
2024 Pay 2025	Property Tax Detail	Tax	1st half tax	\$13,123.84	\$0.00
2024 Pay 2025	Property Tax Detail	Tax	2nd half tax	\$13,123.84	\$0.00
2023 Pay 2024	Property Tax Detail	Tax	1st half tax	\$13,202.10	\$0.00
2023 Pay 2024	Property Tax Detail	Tax	2nd half tax	\$13,202.10	\$0.00
2022 Pay 2023	Property Tax Detail	Tax	1st half tax	\$14,588.66	\$0.00
2022 Pay 2023	Property Tax Detail	Tax	2nd half tax	\$14,588.66	\$0.00
2021 Pay 2022	Property Tax Detail	Tax	1st half tax	\$15,404.78	\$0.00
2021 Pay 2022	Property Tax Detail	Tax	2nd half tax	\$15,404.78	\$0.00

Total:

Tax Year	Amount	Bal Due
2025 Pay 2026	\$18,818.48	\$0.00
2024 Pay 2025	\$26,247.68	\$0.00
2023 Pay 2024	\$26,404.20	\$0.00
2022 Pay 2023	\$29,177.32	\$0.00
2021 Pay 2022	\$30,809.56	\$0.00

Levy Estimator

DISCLAIMER: The calculations listed below are estimates of proposed property tax levies that are to be voted on in an upcoming election. The estimated tax amounts are based on the current tax duplicate and do not reflect potential changes in value** or adjustments to the tax rate. Please note that there are many factors that may impact property taxes and actual amounts may differ if the levy is approved by the voters.

** Any change in value for a future year will not be reflected in this estimate. This would include changes due to a Revaluation, Triennial Update, BOR, New Construction, Changes in Owner Occupancy or Homestead Eligibility, or any other valuation adjustment.

No Levies on the Upcoming Election

Payments

Detail:

Tax Year	Effective Payment Date	Paid By	Prior Paid	First Half Paid	Second Half Paid	Surplus Paid	Receipt Number
2025 Pay 2026	2/18/2026		\$0.00	\$0.00	\$9,409.24	\$0.00	FT944PYTS-02182026-1-27
2025 Pay 2026	2/18/2026		\$0.00	\$9,409.24	\$0.00	\$0.00	FT944PYTS-02182026-1-27
2024 Pay 2025	7/1/2025		\$0.00	\$0.00	\$13,123.84	\$0.00	OCR921PYTS-07012025-37-1
2024 Pay 2025	2/26/2025		\$0.00	\$13,123.84	\$0.00	\$0.00	FT944PYTS-02262025-1-5
2023 Pay 2024	9/9/2024		\$0.00	\$0.00	\$13,202.10	\$0.00	OCR961PYTS-09122024-1-422
2023 Pay 2024	2/26/2024		\$0.00	\$13,202.10	\$0.00	\$0.00	OCR961PYTS-02262024-1-13
2022 Pay 2023	8/3/2023		\$0.00	\$0.00	\$14,588.66	\$0.00	OCR961PYTS-08032023-1-65
2022 Pay 2023	2/21/2023	OCR	\$0.00	\$14,588.66	\$0.00	\$0.00	OCR924PYTS-02212023-62-1
2021 Pay 2022	8/4/2022	OCR	\$0.00	\$0.00	\$15,404.78	\$0.00	OCR961PYTS-08042022-197-1
2021 Pay 2022	3/4/2022	OCR	\$0.00	\$15,404.78	\$0.00	\$0.00	OCR981PYTS-03042022-157-1
2020 Pay 2021	3/5/2021	OCR	\$0.00	\$0.00	\$14,477.28	\$0.00	OCR10102RE-03082021-132-1
2020 Pay 2021	3/5/2021	OCR	\$0.00	\$14,477.28	\$0.00	\$0.00	OCR10102RE-03082021-132-1
2019 Pay 2020	3/6/2020	OCR	\$0.00	\$0.00	\$14,901.09	\$0.00	OCR199RE-03062020-338-1
2019 Pay 2020	3/6/2020	OCR	\$0.00	\$14,901.09	\$0.00	\$0.00	OCR199RE-03062020-338-1
2018 Pay 2019	2/22/2019	OCR	\$0.00	\$0.00	\$14,510.19	\$0.00	OCR181RE-02222019-177-1
2018 Pay 2019	2/22/2019	OCR	\$0.00	\$14,510.19	\$0.00	\$0.00	OCR181RE-02222019-177-1

Total:

Tax Year	Amount
2025 Pay 2026	\$18,818.48
2024 Pay 2025	\$26,247.68
2023 Pay 2024	\$26,404.20
2022 Pay 2023	\$29,177.32
2021 Pay 2022	\$30,809.56
2020 Pay 2021	\$28,954.56
2019 Pay 2020	\$29,802.18
2018 Pay 2019	\$29,020.38

Sketches

CITY OF NEWTON FALLS, OHIO
RESOLUTION NO.: 26-2026
SPONSORS: Stimpert, Kropp

RESOLUTION 26-2026

**A RESOLUTION SUPPORTING AND AUTHORIZING THE CITY MANAGER OR CITY
MANAGER'S DESIGNEE TO PREPARE AND SUBMIT AN APPLICATION TO
PARTICIPATE IN THE OHIO PUBLIC WORKS COMMISSION (OPWC) STATE
CAPITAL IMPROVEMENT AND / OR LOCAL TRANSPORTATION IMPROVEMENT
PROGRAM(S) AND TO EXECUTE CONTRACTS AS REQUIRED.**

WHEREAS, the State Capital Improvement Program and the Local Transportation Improvement Program both provide financial assistance to political subdivisions for capital improvements to public infrastructure; and

WHEREAS, The Circle Drive and Le Mae Street Waterline Replacement is essential for the improvement of general health and welfare by providing clean drinking water and access to water in the event of an emergency; and

WHEREAS, The City of Newton Falls is the entity that will be upgrading water distribution to the residents in the area of Circle Drive and Le Mae Street with an approximate cost of \$383,000.00. This infrastructure improvement herein above described is considered to be a priority need for the community with an estimated engineers' life of 40 years and is a qualified project under the OPWC Programs; and

WHEREAS, Newton Falls City Council hereby supports and authorizes the City Manager to submit applications required for the OPWC Programs.

**THE COUNCIL OF THE CITY OF NEWTON FALLS, STATE OF OHIO, HEREBY
RESOLVES:**

SECTION 1:

The Newton Falls City Manager or City Manager's designee is hereby authorized to apply to the OPWC for funds as described hereinabove for Circle Drive and Le Mae Street Waterline Replacement

SECTION II:

The Newton Falls City Manager is hereby authorized and directed to execute and file such applications with OPWC as needed and as they become available and to provide all information and documentation required to become eligible for funding assistance.

SECTION III:

That the City of Newton Falls shall agree to allocate the funds required to satisfactorily complete

the proposed project and become eligible for reimbursement under the terms and conditions of the OPWC program.

SECTION IV:

The Newton Falls City Manager is hereby authorized to accept and execute documents as required to enter into any agreements as may be necessary and appropriate for obtaining or certification of this financial assistance.

SECTION V:

The Finance Director or Finance Director's designee is hereby authorized to appropriate and create required fiscal documentation for expenditure and certification of grant, loan, or appropriated funding.

SECTION VI:

The City will approve and reserve required funding for the above project.

SECTION VII:

That it is hereby found and determined that all formal actions of this Council concerning and relating to the adoption of this resolution 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 those formal actions were in meetings open to the public, in compliance with all legal requirements including Section 121.22 of the Ohio Revised Code.

PASSED IN COUNCIL THIS 16th DAY OF SEPTEMBER 2026.

David Hanson, Mayor

Attest:

Corey Snow, Clerk of Council

Approved as to Legal Form

Gary L. VanBrocklin, Law Director

CITY OF NEWTON FALLS, OHIO

RESOLUTION NO.: 27-2026

SPONSORS: Axiotis, Rufener

**A RESOLUTION ACCEPTING THE AMOUNT AND RATES AS DETERMINED BY
THE BUDGET COMMISSION AND AUTHORIZING THE NECESSARY TAX LEVIES
AND CERTIFYING THEM TO THE COUNTY AUDITOR.**

WHEREAS, The Council of the City of Newton Falls in accordance with the provisions of Section 5705.281 R.C., previously provided the Alternative Tax Budget Information for the succeeding fiscal year commencing January 1, 2027; and

WHEREAS, The Budget Commission of Trumbull County, Ohio has certified its action thereon to the Council together with an estimate by the County Auditor of the rate of each tax necessary to be levied by this Council, and what part thereof is without, and what part within the ten-mill limitation.

NOW THEREFORE THE COUNCIL OF THE CITY OF NEWTON FALLS, STATE OF OHIO, HEREBY RESOLVES:

SECTION I: The Council of the City of Newton Falls, Trumbull County, Ohio, resolves that the amounts and rates, as determined by the Budget commission in its certification, be and the same are hereby accepted.

SECTION II: That there be and is hereby levied on the tax duplicate of said City the rate of each tax necessary to be levied within and without the ten-mill limitation as shown on "Exhibit A" attached hereto as if fully rewritten herein.

SECTION III: That the Clerk of Council be and is hereby directed to certify a copy of this Resolution to the county Auditor of Said County.

Passed in Council on _____, 2026.

This ordinance shall take effect on the earliest date allowed by law.

David Hanson, Mayor

Attest:

Corey Snow, Clerk of Council

Approved as to Legal Form

Gary L. VanBrocklin, Law Director

EXHIBIT A
(RESOLUTION 27-2026)

NEWTON FALLS CITY

Est. Value 86,701,780

SCHEDULE A
SUMMARY OF AMOUNTS REQUIRED FROM GENERAL PROPERTY TAX APPROVED BY BUDGET COMMISSION
AND COUNTY AUDITOR'S ESTIMATED TAX RATES

FUND	Amount Approved by Budget Commission Inside 10 M. Limitation	Amount to Be Derived From Levies Outside 10M. Limitation	County Estimate Rate to be	Auditor's of Tax Levied
			Inside 10 M. Limit	Outside 10M Limit
	Column I	Column II	Column III	Column IV
General Fund (includes County Health)	188,891 28		2.20* 0.15	
Police Pension Fund	26,011		0.30	
Total	214,930	0	2.50	0.00

Tangible Reimbursement from State
Total

0
214,930

TOTAL MILLAGE

2.65

AUGUST 2026