REGULAR

NOVEMBER 9 2026

Amherst City Council met in a Regular Session under full compliance of State Law with President Wasilk opening the meeting at 7:00 p. m. Roll call, Mr. Mowcomber, Mr. Janik, Mr. Nahorn, Mr. Winiarski, Mr. Dembinski, Ms. Harmych, Mr. Wachholz. Also present were Mayor Costilow, Safety/Service Director Jeffreys, Law Director Pecora, Treasurer Miller, Assistant Law Director Reinbolt, and Auditor Phillips.

The Prayer was invoked by Chaplain Janik, followed by the Pledge to the Flag led by Sgt. At Arms Dembinski.

Consent Agenda: The clerk read the Consent Agenda. Mr. Nahorn motioned to accept the Consent Agenda as read. Seconded by Mr. Dembinski. Voice vote 7-0 to accept the consent agenda as read.

Acknowledgement of the Public pertaining to items on the Agenda: There was no one speaking.

ORDINANCES AND RESOLUTIONS FIRST READING: NONE

ORDINANCES AND RESOLUTIONS SECOND READING:

(a) An Ordinance authorizing the City of Amherst Treasurer's Office to employ Insource Solutions Group, Inc., to facilitate electronic Income Tax Filing and collect unpaid Income Taxes and returns for the City; and declaring an emergency. (A-26-40)

Mr. Dembinski motioned to pass this on to its third reading. Seconded by Mr. Wachholz. Roll ball vote 7-0 to pass to third.

(b) An Ordinance authorizing the City of Amherst to sell parcel NO. 05-00-097-102-023 via Competitive bidding at a public auction. (A-26-44)

Mayor Costilow said it was asked before about taxes past due and on. There are a couple of ways to abate these taxes. One is if this property would be used for public use as a parking lot, a park, etc. There is no intention on the City's park to go in this direction. We would like sell the lot and turn it into come one else's parcel. The other path is we actually have to go to the entities that owe these taxes and ask them to waive them. It would be hard to go to a school and ask them to forgive $20,000 in taxes. So it would have to be councilmatic action, having Council ask them to do that. He does not want to do that to Council, so his suggestion would be, if want to part with this so we don't have to continue to add up more taxes, that typically we would begin at 75% of the value and keep bidding down until we get this sold. He thinks we should amend the ordinance and start at a minimum bid of $30,000, which is just over what is owed in taxes and try to get this thing moved as soon as possible. If we can't sell it for $30,000, we might have to think about using it for public use. He feels someone might want this land for this price. We could waive the fees owed to the city. Mr. Janik said so if it's sold for $30,000, they would still be on the hook for the taxes? Mayor Costilow said the city would still pay the taxes. Right now it's our obligation. No one is going to buy this for $30,000 and then have additional taxes. He feels this is the best way to go. Let's get rid of it, call it a wash, we did our best by getting rid of that dilapidated building. We have to mow that property. Maybe someone will buy it and develop it. Mr. Janik motioned to amend the legislation to add "the minimum bid of $30,000." Seconded by Mr. Wachholz. He also asked if we sell it for this amount, we are not out any money? Mayor Costilow said we would be out the cost to demolish But we would be in a better place because we did tear that building down. Roll call vote 7-0 to amend. Mr. Dembinski motioned to pass this on to its third reading as amende. Seconded by Mr. Nahorn. Mr. Dembinski, asked, to be clear, the bid will start at $30,000 and then go down if no one bids? Mayor Costilow said no, it would start at $30,000 and only go up. Roll call vote 7-0 to pass to third reading.

ORDINANCES AND RESOLUTIONS THIRD READING:

(a) An Ordinance to establish a temporary moratorium on the construction of Data Centers within the City of Amherst until June 30, 2027, with an automatic six month extension. (A-26-38)

Mr. Dembinski motioned to adopt. Seconded by Mr. Nahorn. Roll call vote 7-0 to adopt. Becomes 0-26-34.

(b) An Ordinance transferring funds from dormant or unused accounts to the General Fund and Streets fund. (A-26-39)

Mr. Dembinski motioned to adopt. Seconded by Mr. Wachholz. Roll call vote 7-0 to adopt. Becomes 0-26-35.

(c) An Ordinance authorizing the City of Amherst Treasurer's Office to employ Keith D. Weiner and Associates to continue collecting unpaid Income Taxes for the for the City; and declaring an emergency. (A-26-41)

Mr. Dembinski motioned to adopt. Seconded by Mr. Wachholz. Roll call vote 7-0 to adopt. Becomes 0-26-36.

Miscellaneous and acknowledgement of the public:

Mr. Dembinski reminded all that toys will be collected for Toys for Tots until December 11. He asked residents to drop off new, unwrapped toys to the Police Department.

Mr. Nahorn reminded everyone that the Bicycle Advisory Board will meet tomorrow (November 10) at 7:00 p.m.)

Agenda requests and committee meeting schedules:

A-26-47 Ordinance - Amend Resolution R-16-08 Section 1 Blanket Purchases limit from $10,000 to $75,000. This is a recommendation from our State Auditors after reviewing our blanket purchase orders from 2025 and earlier whereby we were over the $10,000 limit on several purchase orders. Blanket purchase orders are to be used for office supplies, maintenance items and/or repair items – emergency

A-26-48 Police/Fire – An ordinance authorizing the City of Amherst to enter into an agreement with various Lorain County Political Subdivisions to extend the agreement for Specialized Rescue Response for the Amherst Fire Department: emergency

A-26-49 Bld. & Lands – Authorizing the Mayor to accept the donation of the property Formerly known at Amherst/University Hospital; emergency.

A-26-50 Finance – 2027 Interim Budget

Finance November 16, 2026 at 7:00 p.m. A-26-50
Ordinance Nov. 16, 2026 at 7:05 p.m. A-26-47
Bld. & Lands Nov. 16, 2026 at 7:10 p.m. A-26-49
Pol. & Fire Nov. 16, 2026 at 7:15 p.m. A-26-48

Reports from the Administration

Auditor Phillips: Recently she attended the seminar hosted by the Ohio Auditor of State where various topics were discussed. The "hot" topic had to do with cybersecurity and how to have proper procedures in place to prevent fraud and to minimize monetary loss. Kudos to our IT Department for putting these programs into place for cybersecurity – they are doing a great job with that. It is extremely important. The October financial reports have been completed and distributed.
Treasurer Miller: The October reports have been completed and distributed.
Law Director Pecora: No report
Safety Service Director Jeffreys: No report

Mayor Costilow: Spoke to two Agenda Requests that were not read off this evening, but would be ready by the end of the week. One will be the interim budget, which will be very generic and will get us through the first couple of months. The other item is that our County has specialized rescue response teams is requesting a new contract. They did close the real estate for the ballfields by the church. So they now belong to the city free and clear. We will work on our parts, such as putting up the fence. And they will work on theirs. He hopes the volunteer groups that said they would help us put this together will be on board and get this done for spring.

Mr. Dembinski motioned to accept the Reports of the Administration. Seconded by Mr. Wachholz. Voice vote 7-0 to accept the Reports of the Administration.

Acknowledgement of the receipt of the October 2026 Treasurer and Auditor reports.

Mr. Nahorn motioned to acknowledge the receipt of the October 2026 Treasurer and Auditor reports. Seconded by Mr. Dembinski. Voice vote 7-0 to acknowledge the receipt of the reports.

Mr. Dembinski motioned to adjourn. Seconded by Mr. Janik. Voice vote 7-0 to adjourn.

The meeting adjourned at 7:22 P.M.

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Olga Sivinski, Clerk of Council Jennifer Wasilk, President of Council