

**MINUTES OF THE REGULAR MEETING**  
**of the**  
**City of Northfield Council**  
**September 25, 2017**

Pursuant to written notice, the regular meeting of the City of Northfield Council was held on Monday, September 25, 2017, at the Fenley Office Park, 4965 U.S. Highway 42. Council members present: Sharon Berger, Alan Birch, Steve Levy, Clark Rhea, Tracy Walker and Bill White. City officials present: Mayor Randolph Chappell, Police Chief Richard Frank, Treasurer Charles Veeneman, City Engineer Phil Hasselwander, City Attorney John Singler and City Clerk Phyllis Onachilla. Also present: George Wheeler and Dottie and Cheryl Kruer.

The meeting was called to order at 7:30 p.m., by Mayor Chappell.

**NORTHFIELD NURSING HOME PROPERTY**

The Northfield nursing home property is currently under contract with Dominion Development Group. Representatives for both CCP Northfield Centre, the current owner, and for Dominion Development Group were present at this meeting. CCP Northfield Centre is requesting the City of Northfield to update the present deed restrictions which apply to this property by expanding the uses for the property to include Nursing Home, Assisted Living Residence/ Community, Memory Care Facility and Personal Care Home.

Mr. Sean Chalmers, Director of Development for the Dominion Group, and his associates requested approval from the City of Northfield to renovate and modify the existing structure and to construct an additional two-story building for Independent Living. There would be approximately 61 units in the existing building and 56 units in the newly-constructed building.

Following the requests from both CCP Northfield Centre to expand the uses for this property and from the Dominion Development Group to renovate and modify the existing structure and to construct an additional building on the property, the representatives from these companies left the meeting; at which time council members entered into deliberations. Several issues emerged from this discussion, and Mayor Chappell asked council members to send him all questions and concerns which he will pass on to City Attorney John Singler for his thoughts and advice.

It is possible that a Special Meeting of the Northfield City Council will be held to further discuss both requests.

**TREASURER'S REPORT**

Council members reviewed the Income Statement for the General Fund for the month ending August 31, 2017, and the Balance Sheet and the City's List of Investments for the General Fund as of August 31, 2017. They also reviewed the Income Statement and the Balance Sheet for the Road Fund for the month ending August 31, 2017, and the General Ledger and the Check Register from August 1 through August 31, 2017.

**CLERK'S REPORT**

2017 Northfield property tax bills have been mailed and will be due on or before October 31, 2017. Thomas and Diana Eifler, Sr., 2108 Newmarket Drive, are new residents in Northfield.

**POLICE REPORT**

Police Chief Richard Frank briefed council members on recent activities throughout the city including an armed burglary at Kroger's in Holiday Manor. Twelve citations were issued this month.

**CITY ENGINEER'S REPORT**

Mr. Hasselwander informed council members that MSD will do a dye test at the hole on the corner of Glenview Avenue and Hunting Road.

**ADJOURN**

There being no further business, the meeting was adjourned at 9:35 p.m.

The next regular meeting of the Northfield City Council will be held on Monday, October 23, 2017.

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Phyllis Onachilla, City Clerk

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Randolph Chappell, Mayor  
City of Northfield