

## **Village of Maineville Council Mtg.**

Held at Council Chambers  
8133 S. St. Rt. 48, Maineville, OH  
Council Meeting Minutes  
May 9, 2024  
6:00 PM

Mayor Beebe called the meeting to order at 6:00 PM by everyone reciting the Pledge to the Flag.

The Invocation was given by Pastor Sage.

### Those Present were:

Mayor Beebe – Yes  
Councilmember - Hughes – Yes  
Councilmember – Billups – Yes  
Councilmember – Drook – Yes  
Councilmember – Humphries - No  
Councilmember – Williams – Yes  
Councilmember – Tomsic – Yes

Motion to excuse Councilmember Humphries was made by Councilmember Williams and seconded by Councilmember Drook. Motion to excuse Councilmember Humphries was unanimous in favor.

Motion to approve the March 14, 2024 meeting minutes was made by Councilmember Hughes, seconded by Councilmember Billups. Roll call vote to approve the minutes was unanimous in favor.

Motion to approve the May 9, 2024 agenda was made by Councilmember Williams and seconded by Councilmember Tomsic. Roll call vote to approve the agenda was unanimous in favor.

**Guests – Sheriff Larry Simms – WCSO** – Sheriff Simms presented the 2023 Year in Review to Council and the Mayor. A copy of the report was provided to all members.

**Police** – There was a minor theft report. There was a citation issued. A warrant being served led to a gentleman taking his life.

### **Zoning –**

**Street** – Andy Baumann presented the street report. He comes to us from City of Columbus, zoning department. He and John have been keeping the trash picked up and any other debris, trying to keep everything clean. They have also cleaned the entire garage and barn.

**Mayor** – Please look at the new public parking lot behind Krimmers. There are new flags throughout the Village. Krimmers should open in July or August. Mike Stylski will open his business in late June. He has received multiple compliments on how the streets have looked cleaner, thanks to our two new street employees.

### **Committees -**

Event Committee – The event committee met regarding the parade. There will be handouts. Patricia asked if we could get constitutions. Mary Beth will be ordering all the items for the parade. Nicole will be sending out the line up.

Planning Commission – May 23<sup>rd</sup> they will be meeting at 6:00 p.m.

Finance Committee – Meeting June 13, 2024 at 6:00 to review the 2025 budget

## **Council**

Doug Drook – Doug asked Mary Beth to order 20 more flags for the street dept.

Allison Billups – She complimented how nice things look and how great the flags look.

Scott Williams – He agreed with Allison. The flags look great.

Patricia Tomsic – She is excited to see how the Freedom Parade will go.

## **Fiscal**

Financials for March 2024, were provided by fiscal officer, Mary Beth Campbell.

March's beginning balance of the General fund was \$663,633.50. March's receipts were \$108,644.56. March's payments were \$88,379.24. The March ending balance for the General fund was \$692,274.91. The ending overall balance for March was \$1,803,736.40.

April's beginning balance of the General fund was \$692,274.91. April's receipts were \$225,093.60. April's payments were \$62,381.96. The April ending balance for the General fund was \$743,031.95. The ending overall balance for April was \$1,966,448.04.

Motion to approve the March fiscal officer report was made by Councilmember Drook and seconded by Councilmember Billups. Roll call to accept was unanimous in favor.

Motion to approve the April fiscal officer report was made by Councilmember Hughes and seconded by Councilmember Drook. Roll call to accept was unanimous in favor.

Mrs. Campbell also confirmed the dates for the Finance Committee meeting and the next Council meeting, so that proper notice is given via publication for the public hearing on the tax budget. Council agreed to combine June and July's meeting by having it on June 20<sup>th</sup> at 6:00 p.m. The finance committee will meet on June 13<sup>th</sup>, as noted earlier.

## **SOLICITOR'S REPORT**

Julie Byrne noted that she and Mary Beth attended a meeting with the tax appeal board in Columbus. She also had a status hearing on the sheriff's sale for Sycamore. She is optimistic that it will sell. She's received numerous calls. The minimum bid starts at \$70,000. The State of Ohio will get the money owed to them first, but then the rest will go to Village of Maineville. The sale is on May 20<sup>th</sup>. She has also been working on the TIF reimbursement agreement.

**PUBLIC COMMENTS** *(Limited to 3 minutes)* – NONE

**DROOK SERVICE QUOTE** – Vote to approve quoted services to clean the old administrative offices. Since the building had been flooded, there are mold / mildew issues and many things might need disposed of. Records will be handled according to the record retention policy. Normally, this can be approved by the Mayor for this amount. However, since Dee Drook is related to a member of Council, Doug Drook will abstain from the vote, and the decision will be made by a vote of Council.

Motion was made by Councilmember Billups and seconded by Councilmember Hughes. Roll call to approve the quote of \$1,000 for 40 hours was as follows:

Doug Drook – Abstained from vote  
Tomsic – Yes  
Billups – Yes  
Hughes – Yes  
Williams - Yes

**RESOLUTION 2024-13** – Authorizing an Appropriation Amendment and Declaring an Emergency

This approves appropriation amendments, including increasing appropriation amounts in 12 different accounts for the Village.

Motion to approve was made by Councilmember Billups and seconded by Councilmember Williams. Roll call to approve was unanimous in favor.

**RESOLUTION 2024-14** – Approving Reimbursement Agreement for Hopkins Commons TIF and Declaring an Emergency

Resolution approves an agreement clarifying the scope of reimbursement authorized by the existing TIF Agreement with Hopkins Commons. This includes the two street lights at their entrance, along with signs designating Village of Maineville public parking signs in their front parking lot.

Motion to approve was made by Councilmember Williams and seconded by Councilmember Drook. Roll call to approve was unanimous in favor.

**RESOLUTION 2024-15** – Declaring the Necessity of the Transfer of Fund #2081 (Drug Law Enforcement), Fund #2271 (OVI-Enforcement/Education), Fund #2401 (Special Assessment-PD Donations), and Fund #2903 (Law Enforcement Training) to the General Fund and Declaring an Emergency

Resolution authorizes the fiscal officer to submit a petition to the tax commission to transfer and close the above list funds to the general fund because they are no longer used.

Motion to approve was made by Councilmember Tomsic and seconded by Councilmember Hughes. Roll call to approve was unanimous in favor.

**RESOLUTION 2024-16 – Authorizing the Mayor to Enter into a Contract with TEC Engineering, Inc. for Engineering Services when There is a Conflict with Choice One Engineering Corporation, Which Serves as Village Engineer, and Declaring an Emergency**

This resolution authorizes the mayor to enter into an agreement with TEC Engineering to provide engineering services to the Village during those occasions when the Village Engineer, Choice One Engineering Corporation, has an ethical or business conflict.

Motion to approve was made by Councilmember Drook and seconded by Councilmember Williams. Roll call to approve was unanimous in favor.

**RESOLUTION 2024-17 – Authorizing the Purchase of New Lamp Posts, and Declaring an Emergency**

This resolution approves an agreement with Duke Energy for the installation and monthly base charge for two lamp posts to be added in the downtown Maineville area near Hopkins Commons.

Motion to approve was made by Councilmember Williams and seconded by Councilmember Drook. Roll call to approve was unanimous in favor.

**Executive Session**

**Under Ohio Revised Code 121.22 (G)(8)** To consider confidential information related to the marketing plans, specific business strategy, production techniques, trade secrets, or personal financial statements of an applicant for economic development assistance, or to negotiations with other political subdivisions respecting requests for economic development assistance, given that both of the following conditions apply:

(a) The information is directly related to a request for economic development assistance that is to be provided or administered under any provision of 5709.40 to 5709.43, of the Revised Code, or that involves public infrastructure improvements or the extension of utility services that are directly related to an economic development project.

(b) A unanimous quorum of the public body determines, by a roll call vote, that the executive session is necessary to protect the interests of the applicant or the possible investment or expenditure of public funds to be made in connection with the economic development project.

Motion to enter into executive session was made by Councilmember Billups and seconded by Councilmember Drook. Council entered executive session at 6:53 p.m.

Motion to return from executive session with no action taken was made by Councilmember Billups and seconded by Councilmember Hughes. Roll call to return was unanimous in favor. Council returned from executive session at 7:24 p.m.

Motion to amend the agenda to add time for Public speaking was made by Councilmember Tomsic, seconded by Councilmember Hughes. Roll call to approve was unanimous in favor.

Public – Linda Boehmer – 7844 S. SR 48 #208, Maineville Ohio

Ms. Boehmer voiced many safety concerns regarding the Hopkins Commons property, where she resides. She also stated that rent has increased and she feels that seniors are being forced out.

With nothing further to be presented to Council, a motion from Councilmember Billups to adjourn was seconded by Councilmember Hughes and all Councilmembers voted to adjourn at 7:34 pm.

Adopted:

  
\_\_\_\_\_  
Mayor Bob Beebe

  
\_\_\_\_\_  
Fiscal Officer, Mary Beth Campbell