

RECORD OF PROCEEDINGS

Bellbrook City Council Meeting

April 14, 2025

1. CALL TO ORDER

Mayor Schweller called the Regular Meeting of the Bellbrook City Council to order at 7:00pm

2. PLEDGE OF ALLEGIANCE

Mayor Schweller led the Council in the Pledge of Allegiance.

3. ROLL CALL

Mr. Logan Ashley
Mrs. Katherine Cyphers
Mr. Forrest Greenwood
Mr. Brady Harding
Deputy Mayor Ernie Havens
Mr. T.J. Hoke
Mayor Mike Schweller

4. APPROVAL OF THE MINUTES

No minutes

5. MAYOR'S ANNOUNCEMENTS AND SPECIAL GUEST

- A. Bellcreek Intermediate 4th grade class presentation on local government
- B. Sugar Maple Festival Presentation for Citizen of the Year
- C. Recognition of Girl Scout gold Award recipients Diana Duckro, Molly Janus, Makayla Skinner

6. CITIZEN COMMENTS

Nathan and Amy Richardson 11 E. Walnut spoke about flooding issue coming from storm water runoff from Bellbrook Park.

7. CITIZENS REGISTERED TO SPEAK ON AGENDA ITEMS

8. PUBLIC HEARING OF PROPOSED ORDINANCES

9. INTRODUCTIONS OF ORDINANCES

- A. Ordinance 2025-O-06 EXPRESSING THE CITY'S INTENT TO NEGOTIATE JOINTLY WITH OTHER CITIES IN THE REGION ON A ONE PRICE SCHEDULE UNDER WHICH ELECTRIC LIGHT SERVICES SHALL BE FURNISHED TO THE RESIDENTS OF THE CITY FOR THE PURPOSE OF STREET LIGHTING (Havens)
Deputy Mayor Havens read the Ordinance.
Mr. Schommer explained this was a necessary process to follow the provisions within the Ohio Revised Code to jointly negotiate and set utility rates for street lighting. The City's participation will be through the Miami Valley Communications Council involving several regional municipalities.
There is a deadline to have the legislation to participate enacted by May 31.
Motion to introduce Ordinance 2025-O-07

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Motion made by Deputy Mayor Havens, Seconded by Mr. Hoke.

Voting Yea: Mr. Ashley, Mrs. Cyphers, Mr. Greenwood, Mr. Harding, Deputy Mayor Havens, Mr. Hoke, Mayor Schweller

- B. Ordinance 2025-O-07 AMENDING ORDINANCE 2024-O-14 BY MAKING SUPPLEMENTAL APPROPRIATIONS FOR EXPENSES OF THE CITY OF BELLBROOK FOR THE PERIOD BEGINNING JANUARY 1, 2025, AND ENDING DECEMBER 31, 2025, AND DECLARING AN EMERGENCY. (Cyphers)

Mrs. Cyphers read the Ordinance.

Mr. Schommer explained the supplemental appropriation is to cover the cost of employee payouts due to separation. In addition, he reviewed the supplemental appropriation process noting the City does not budget extra money for unanticipated expenses. The budget and budget adjustment process is transparent and requires public review and Council approval.

Motion to adopt Ordinance 2025-O-07 at introduction.

Motion made by Mrs. Cyphers, Seconded by Mr. Greenwood.

Voting Yea: Mr. Ashley, Mrs. Cyphers, Mr. Greenwood, Mr. Harding, Deputy Mayor Havens, Mr. Hoke, Mayor Schweller

10. ADOPTION OF RESOLUTIONS

- A. Resolution 2025-R-07 DECLARING CERTAIN CITY OWNED PROPERTY NO LONGER REQUIRED FOR MUNICIPAL PURPOSES AS SURPLUS AND AUTHORIZING DISPOSAL OF SAID PROPERTY (Greenwood)

Mr. Greenwood read the resolution.

Mr. Schommer explained the resolution is necessary to allow a service truck no longer needed to be sold at public auction.

Motion to adopt Resolution 2025-R-07

Motion made by Mr. Greenwood, Seconded by Mr. Ashley.

Voting Yea: Mr. Ashley, Mrs. Cyphers, Mr. Greenwood, Mr. Harding, Deputy Mayor Havens, Mr. Hoke, Mayor Schweller

- B. Resolution 2025-R-08 AUTHORIZING THE CITY MANAGER TO ENTER INTO A PROFESSIONAL SERVICES AGREEMENT WITH DIXON ENGINEERING, INC TO PROVIDE ENGINEERING SERVICES FOR THE REPAIR AND REPAINTING OF A STANDPIPE WATER TOWER AND WAIVING THE COMPETITIVE BIDDING REQUIREMENTS (Harding)

Mr. Harding read the resolution.

Mr. Schommer explained this is the first step to undergo the repainting project. Dixon engineering is one of few that performs these services and the City has used the firm in the past with good experience. The firm will assist and administer the bidding process for the project.

Motion to adopt Resolution 2025-R-08

Motion made by Mr. Harding, Seconded by Mr. Greenwood.

Voting Yea: Mr. Ashley, Mrs. Cyphers, Mr. Greenwood, Mr. Harding, Deputy Mayor Havens, Mr. Hoke, Mayor Schweller

- C. Resolution 2025-R-09 AUTHORIZING THE CITY MANAGER TO SOLICIT, ADVERTISE, AND RECEIVE PROPOSALS FROM QUALIFIED FIRMS TO PROVIDE MATERIALS AND PERFORM SERVICES RELATED TO THE REPAIR AND REPAINTING OF A STANDPIPE WATER TOWER (Hoke)

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Mr. Hoke read the Resolution.

Mr. Schommer explained the resolution allows the City and Dixon Engineering to create and solicit bids for the repainting project. He noted once the bids are received and reviewed, the recommended contract will be brought to Council for review and approval.

Motion to adopt Resolution 2025-R-09

- D. Resolution 2025-R-10 DETERMINING IT NECESSARY TO PROCEED WITH SUBMITTING THE QUESTION OF LEVYING AN ADDITIONAL TAX IN EXCESS OF THE TEN-MILL LIMITATION TO THE ELECTORS OF THE CITY, PURSUANT TO OHIO REVISED CODE SECTION 5705.19 AND SUBSECTION 5705.19(JJ), AS AMENDED, WHICH LEVY SHALL BE TWO AND TWO TENTHS (2.2) MILLS AND SHALL RUN FOR A CONTINUING PERIOD OF TIME PURSUANT TO OHIO REVISED CODE SECTION 5705.19, AND REQUESTING THE COUNTY AUDITOR TO CERTIFY MATTERS IN CONNECTION THEREWITH (Ashley)

Mr. Ashley read the Resolution.

Mr. Schommer explained this is a necessary step to certify the amounts that would be received for 2.2 mills levied on real estate taxes for public safety services. He noted the resolution does not create the levy nor approve additional taxes, as the process of a ballot issue will proceed after the certification from the Auditor is received.

He provided a brief review of why this process is being repeated after the City failing to be notified of returned ballot language from the Secretary of State by the Greene County Board of Elections in time for any modification,

Motion made by Mr. Ashley, Seconded by Mrs. Cyphers.

Voting Yea: Mr. Ashley, Mrs. Cyphers, Mr. Greenwood, Mr. Harding, Deputy Mayor Havens, Mr. Hoke, Mayor Schweller

11. NEW BUSINESS

12. OLD BUSINESS

- A. Animal Ordinance Update Discussion

Mrs. Grant explained the updates to the proposed animal ordinance. Council discussed modification to the number of small livestock permitted.

13. CITY MANAGER'S REPORT

- A. 2024 Annual Department Review
B. Update on Little Sugarcreek Road Speed Limit

14. COMMITTEE REPORTS

- A. Safety Committee
B. Service Committee
C. Finance/Audit Committee
D. Community Affairs Committee

15. CITY OFFICIAL COMMENTS

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16. EXECUTIVE SESSION

- A. Motion to enter executive session to conference with an attorney concerning disputes subject of pending or imminent court action.

Motion to enter executive session

Motion made by Mr. Ashley, Seconded by Mr. Hoke.

Voting Yea: Mr. Ashley, Mrs. Cyphers, Mr. Greenwood, Mr. Harding, Deputy Mayor Havens, Mr. Hoke, Mayor Schweller

Entered Executive Session at 9:40

Motion to Exit Executive Session.

Motion made by Mr. Ashley, Seconded by Mr. Hoke.

Voting Yea: Mr. Ashley, Mrs. Cyphers, Mr. Greenwood, Mr. Harding, Deputy Mayor Havens, Mr. Hoke, Mayor Schweller

Exited Executive Session at 10:30

17. ADJOURNMENT

Hearing no further business coming before the Council, Mayor Schweller declared the meeting adjourned at 10:30pm

Michael Schweller, Mayor

Robert Schommer, Clerk of Council