

## Regular Session of Village Council

November 10, 2020

### **Call to Order**

The Regular Session of Council was called to order by Mayor York Bryant. The meeting was opened with the Pledge of Allegiance.

### **Roll Call**

Roll Call was completed by the Clerk of Council. The following members were present via Zoom or in person.

Jim Frederick – P

Jessica Smothers – P

Rebecca Isaacs-Niemesh – P

Ben Steiner – P

Mike McKeehan – P

Paul Zorn – P

### **Approval of Minutes of Previous Meeting**

Council reviewed the minutes of the previous meeting. Motion by Councilwoman Isaacs-Niemesh to approve the minutes of the October 12, 2020 Regular Session; second by Councilman McKeehan. All yeas by roll call. Motion carried.

### **Fred Carmack / Todd's Fork Adventures**

Carmack stated he owned 44 acres to the rear of Hopkins Street, Blue Grass property, bounded by Todd's Fork Creek and Blackhawk Road. He advised he met with the Planning Commission on September 28, 2020 who suggested a zoning change from R1 to B3. He advised he answered all the questions and the Planning Commission approved the zoning change for the property which will be used as a recreational area for camping/Glamping with Safari Tents, tree houses, yurts, T-pees, RV's, etc. He provided prepared information for those present and stated there would be limited camping. Overnight campers would have a 25' restriction for 1 or 2 nights. A portable toilet would be provided. Carmack advised there is no electric on site; the activities would be seasonal, July to October. For the first year, he plans to have 8 to 10 spots, 10 to 20 spots in year 2 and 20 to 30 spots in year 3.

Plans are underway for an educational building/Resource Center for families, identifying trees, plants, etc. On the bike trail, Carmack plans to host overnights. A fall event is envisioned, carving 4 acres out of Current Agricultural Use Valuation for hayrides, canoeing, etc. He stated he hoped to hold meetings, comparable to Valley Vineyards. Carmack explained Dry Campers. He planned for projector screens for outdoor movies. Councilman Frederick asked the intent for the property with regard to music. Carmack stated that may come later for a one-time event which would need to be permitted; he did not believe it would fall under the B3 zoning. Frederick added noise is possible and traffic flow would be affected. Carmack stated the traffic and speed was addressed at the Planning Meeting. Councilman Zorn asked if the road was wide enough for Fire and Police; he was also concerned about waste removal. Carmack addressed the concern. Now, a land sharing program, HIP Camp is similar to Air B&B. Frederick asked a question regarding CAUV. Carmack provided a drawing of the layout and a picture of a yurt. He added he was teaming with the Morrow Art Center. McKeehan stated it was a good idea; he advised neighbors left the meeting with many of their concerns addressed. Discussion followed on high water events. Carmack stated primary camping would be along the river.

Village Solicitor John Kaspar advised a petition to Council was not received from the Planning Commission. Carmack stated a mailing went out to adjacent neighbors for the Planning Commission meeting. Frederick commented a map and plan to the community identifying uses for the land was needed. Recreational use under B3 zoning was discussed. Frederick stated as Council member, we are representatives of the community. Carmack will provide the materials presented to the Planning Commission to Council at the next meeting.

### **Reports / Legislation from Village Officials**

Monthly Village Fiscal Revenue Status by Fund Summary, Bank Reconciliation and Disbursements, Mayor's Court Report and Bank Reconciliation were provided.

Regular Session of Village Council

November 10, 2020

Mayor Bryant advised *Christmas on Main* celebration would be held on Saturday, November 28th after Thanksgiving. He advised the parade would start at the Morrow Art Center and the event would take place at the Depot; St. Nick would arrive at 6pm. Masks and gloves would be provided.

The Administrator provided examples signs for the Point and the Village Municipal Building. She explained the samples provided represented digital signs. She noted Frederick previously provided quotes for various sign designs. Whitacre advised currently the Village has CARES funds that will expire soon. Digital signs were permitted for use of the Cares funds to purchase signage. Discussion followed on types of signs, samples and quotes provided. The Administrator advised the money must be spent by November 20, 2020. Isaacs-Niemesh suggested the Village purchase the digital sign for the Point as the first priority. Zorn commented. Whitacre stated we will spend the funds. She stated \$62,000 in Cares funding and \$13,000 in Bureau of Workmen's Compensation funding is available. Discussion continued around the size and cost of the signs. Whitacre stated she would negotiate with the vendor to get the cost down. The Village must run electric to both signs; the signs can be programmed by phone. A resident asked about the life expectancy of the digital signs.

Village Administrator Caroline Whitacre reported on the Warren County Hazard Mitigation Plan. She advised the contents of the plan included community profile, dams, river, storms, earthquakes and mitigation strategy. Whitacre advised a Resolution was needed.

Motion by Frederick to suspend the rules and waive three readings of Resolution #8-20; second by Isaacs-Niemesh. All yeas by roll call. Motion by Frederick to approve Resolution #8-20 approving participation with the Warren County 2021 Hazard Mitigation Plan; second by Isaacs-Niemesh. All yeas by roll.

Whitacre presented a summary of the findings of the bi-annual audit. She discussed the classification of funds in various categories and changes made per the audit recommendations. The Administrator stated the plan is to establish a policy of monthly review of each fund to the County for certification. The auditors wanted more frequency rather than twice yearly. The auditors stated the annual reporting was late in 2018 and 2019. The Administrator advised the audit dinged the Village for keeping checks here in the Municipal building for up to twelve days; a policy must be in place. The auditors also noted that back-up storage for computerized records is needed; Frederick stated he is currently in discussions about a similar system for his business and will provide information.

Frederick commented regarding the depths of markers along Front Street for flood mitigation. Discussion followed. The Administrator commented that was part of the action planning for 2020. Frederick commented on Tree Emergency Manual and designated location. Whitacre advised she and Judy Neal of the Tree Board discussed that on November 9, 2020. The Mayor commented on the previous Disaster Plan.

Zorn reported the VFW gave the Village a new flag for Phegley Park. He suggested the Village get the Police Blue Line Flag. The Mayor advised he would take care of it. Zorn asked about the Cemetery concrete and Morrow Poppy Drive Fund. The Administrator advised re-paving of Penders Avenue was needed after completion of the Water Plant renovation; we tried to get a contribution from Warren County Parks, but they were unable to contribute. She stated we must pave it ourselves. Discussion followed. Isaacs-Niemesh asked the cost. Whitacre advised \$52,000. The Mayor responded. The Administrator gave the timing for the road work. Solicitor Kaspar read the Resolution.

McKeehan asked when the work would be done. The Administrator responded the next two weeks. Discussion followed. A Village resident suggested chip and tar. Mayor Bryant stated he did not care for chip and tar. Frederick asked if there were other pressing projects needed. Whitacre responded Kibbey Avenue. McKeehan asked how many houses were affected on Penders. The response was three. The Mayor advised traffic on State Route 123

Regular Session of Village Council

November 10, 2020

uses Penders to cut through to Pike Street. Carmack asked about the base coat holding up. Mayor Bryant responded yes. Frederick offered another proposal for road work. Councilman Steiner suggested reconditioning Route 123 to Lincoln Street and blacktopping the balance. Councilwoman Smothers and Frederick agreed. A concern was raised with regard to blacktop plants closing soon. The Administrator advised the contractor has heated trucks and the plants closing is not an issue for the project.

Motion by Frederick to suspend the rules and waive three readings of Resolution #9-20; second by McKeehan. All yea by roll call. Motion by Frederick to adopt Resolution #9-20 approving paving project for Penders Avenue; second by McKeehan. All yea by roll.

Fiscal Officer Tina Powell introduced a water leak adjustment request for a trucking firm. She stated there was an underground leak previously that was not repaired properly. She discussed the standards for approval. The adjustment requested was \$280.50. Council advised the problem be referred back to the company for resolution. Powell also requested a Special Meeting for the Annual Appropriations Budget in December, immediately following the Council Meeting at 7pm.

**Public Forum**

Mr. Fisher asked about the Plaza parking lot. He stated he had a concern about the wording in the Ordinance; there should not be time restrictions. McKeehan stated unattended unlicensed vehicles fall under a different statute if they are not tagged. Frederick stated we are reviewing the language. Discussion followed.

**Adjournment**

Motion by Isaacs-Niemesh to adjourn; second by Frederick. All yea by roll call.

---

Tina Powell, Fiscal Officer

---

York Bryant, Mayor