

RECORD OF PROCEEDINGS

0283

Minutes of

Meeting

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Held

Waynesfield Village Council Regular

20 23

March 27

2023

The meeting was called to order on March 27, 2023, at 6:30 p.m. with the following answering Roll Call:

Mayor Lunna, Ball, present 6:32 p.m., Nickles, Miller, Motter (absent), Walti, Winegardner.

The Minutes of the previous meeting were corrected and approved.

Expenditure Reports: It was reported \$1,501,900.57 in all funds. \$187,604.75 in General Fund.

Sarah Montgomery started as the Fiscal Officer on March 6, 2023, and is absent from the meeting tonight because she is at training right now. In order for her to be able to conduct business for the village, however, she needs to be added onto the bank accounts.

Motion made by Nickles; seconded by Winegardner to suspend the rules of three readings and to declare an emergency to adopt Ordinance 23-3-1 giving Sarah Montgomery access to Village bank accounts and removing Ange a Winegardner from the same.

VOTE: Ball, yes; Nickles, yes; Miller, yes; Motter, absent; Walti, yes; Winegardner, yes.

A motion was made by Nickles, seconded by Walti, to pass ordinance 23-3-1 to authorize Sarah Montgomery to have access to all Village of Waynesfield bank accounts and records and removing Angela Winegardner from the same

VOTE: Ball, yes; Nickles, yes; Miller, yes; Motter, absent; Walti, yes; Winegardner, yes.

The Hills were read. A motion was made by Miller, seconded by Walti to pay the bills presented.

VOTE: Ball, yes; Nickles, yes; Miller, yes; Motter, absent; Walti, yes; Winegardner, yes.

GUESTS: None

COMMITTEE REPORTS:

a. Utilities -- Councilmember Winegardner reported there was concerns from residents about their bills. One guest, Mr. Randy Carter, was present to discuss his opinions. A report/minutes of the committee meeting was provided to council for their review. Three proposed action items were as follows: adopt a new format for utility bills, require that in the future no billing cycle for utilities shall be greater than 30 days +/- 2 days, and Councilmember Nickles proposed to require that in the future, a 60-day notice of any and all changes to utility costs be included in the mailing of each resident's utility bill. Councilmember Ball said she has discussed reducing rates for individuals who may leave the village for a period of time. Administrator Bender explained the customer could call in and request their electric and water meter be disconnected at \$30 per meter. There is not a reconnect fee, only a disconnect fee.

Motion made by Nickles; seconded by Miller to suspend the rules of three readings and to declare an emergency, to adopt Resolution 23-3-1 requiring all utility bills to include the kilowatt per hour cost, electric meter charge and actual dates the meters are read. VOTE: Ball, yes; Nickles, yes; Miller, yes; Motter, absent; Walti, yes; Winegardner, yes.

A motion was made by Miller, seconded by Nickles, to pass resolution 23-3-1 for all utility bills to clearly state cost of electricity per kilowatt, monthly charge for electric meter, and the dates when the meters are read.

VOTE: Ball, yes; Nickles, yes; Miller, yes; Motter, absent; Walti, yes; Winegardner, yes.

Motion made by Nickles; seconded by Winegardner to suspend the rules of three readings and to declare an emergency, to adopt Resolution 23-3-2 requiring utility billing cycles not to exceed 30 days +/- 2 days.

VOTE: Ball, yes; Nickles, yes; Miller, yes; Motter, absent; Walti, yes; Winegardner, yes.

A motion was made by Miller, seconded by Nickles, to pass resolution 23-3-2 a motion to require that no billing cycle shall be greater than 30 days +/- 2 days.

VOTE: Ball, yes; Nickles, yes; Miller, yes; Motter, absent; Walti, yes; Winegardner, yes.

Motion made by Nickles; seconded by Miller to suspend the rules of three readings and to declare an emergency, adopting Resolution 23-3-3 requiring a 60-day notice of any/all changes to utility costs and an explanation of changes be provided via USPS mail to all utility customers.

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Ball, yes; Nickles, yes; Miller, yes; Motter, absent; Walti, yes; Winegardner, yes.

RECORDS OF PROCEEDINGS

Motion of Ball was made by Miller, seconded by Nickles, to pass resolution 23-3-3 to require a 60-day waiting period and all changes to utility costs be included in the mailing of each resident's utility bill with an explanation of any

and all changes to utility costs be included in the mailing of each resident's utility bill with an explanation of any

VOTE: Ball, yes; Nickles, yes; Miller, yes; Motter, absent; Walti, yes; Winegardner, yes.

Record: Councilmember Nickles stated the Audit Management Letter Non-compliance Findings Finding #3

Related to Records were discussed and the process to rectify that problem going forward. Councilmember Nickles stated we do not have a Public Records policy. Councilmember Nickles stated she spoke with the Laura Bassitt, training fiscal officer, and she suggested adopting Lafayette's process related to the public's request of records.

Motion made by Miller, seconded by Walti to suspend the rules of three readings and to declare an emergency.

VOTE: Ball, yes; Nickles, yes; Miller, yes; Motter, absent; Walti, yes; Winegardner, yes.

A motion was made by Nickles, seconded by Ball, to pass resolution 23-3-4 adopting a public records request policy and adopting appendix A and B included with the public records request policy.

VOTE: Ball, yes; Nickles, yes; Miller, yes; Motter, absent; Walti, yes; Winegardner, yes.

c. Park – A copy of the meeting minutes were provided to council. Councilmember Winegardner stated the Administrator and committee discussed possible improvements to the parking lot at the north end of the park, increasing the size of the parking lot using grindings from the West Wapakoneta Street project. The Administrator also reported the house in the park is on schedule to be removed by the buyer. Discussion was held about possible uses of the area after the house is removed. Councilmember Winegardner said there were other issues that were discussed also.

d. Streets and Storm Sewer – Councilmember Walti reported that on March 13, there was a public forum and quite a few guests attended the meeting. The main concern was access to Dollar General during the West Wapakoneta Street project. Councilmember Walti asked about the construction crews hitting the Veteran's banners and replacing the damaged ones caused by the construction company.

e. Zoning Board/Planning Commission – Councilmember Nickles reported about solar panels. The solicitor sent a template from another municipality, so Councilmember Nickles provided documentation with her report to the rest of council. The solicitor advised that the zoning commission look at all other electricity generation devices. Councilmember Nickles said the zoning board proposed new zoning ordinances to prohibit wind turbines within the village.

POLICE REPORTS: Chief Motter updated council on Property Maintenance issues. Chief Motter also announced the Waynesfield Police Department was awarded an \$8,000 grant from Let's Back the Blue of Auglaize County to partially upgrade the police department's radios, which become obsolete January 1, 2025. Chief Motter gave an update on the Community Development team, and he updated council on what is going on at Waynesfield-Goshen Schools.

VILLAGE ADMINISTRATOR REPORT:

Administrator Bender provided his report to council.

Electric – The Administrator said he did hear back from Versailles to provide transformers for free to the village. The Administrator said he is holding off on signing the contract to make sure the transformers will work for us. Councilmember Walti reminded that we needed to get the maintenance schedule from Versailles and the Administrator said he has that, but would re-test them to make sure they are working.

Water and Sewer – The administrator said he recognizes West Wapakoneta Street is a mess, but there is significant progress on the project. West Wapakoneta Street is slated to be closed for 60 days on March 28, 2023. Councilmember Nickles confirmed that beginning on March 28, there will be no local traffic during the hours of 8 a.m. to 5 p.m. Local traffic only will have access once the crews are finished for the day. Councilmember Nickles stated she would take some of the blame for telling Dollar General there would be no access to delivery trucks, when there was a clarification changing that. Administrator said the engineer would be getting quotes from the water tower painters once they return from Florida. Administrator also gave an update on the lagoons.

Storm sewers and streets – Administrator spoke with residents about yards flooding. The committee spoke about ways to see if there are other ways to help low drain areas.

Future – The Administrator spoke about the 12 farm-able acres in the industrial park that is planted in grass. Currently the village is not receiving any cash rent for it being farmed. Administrator mentioning doing sealed bids for a 3-year contract for bidding the acres of land. The Administrator also said he would like to wait on the solar ordinances and re-evaluate at the next committee meeting. Councilmember Nickles suggested that monies generated via this contract be appropriated annually for park enhancements.

Motion made by Miller, seconded by Ball to suspend the rules of three readings and to declare an emergency to adopt Ordinance 23-3-2 to accept sealed bids to cash rent 12 acres in the Industrial Park.

VOTE: Ball, yes; Nickles, yes; Miller, yes; Motter, absent; Walti, yes; Winegardner, yes.

A motion was made by Miller, seconded by Nickles, to pass Ordinance 23-3-2 to accept sealed bids to cash rent the 12 farm-able acres in the industrial park for a period of 3 years using a contract created by the solicitor.

VOYI: Ball, yes; Nickles, yes; Miller, yes; Motter, absent; Walti, yes; Winegardner, yes.

MAYOR'S REPORT:

- a. Mayor's Court Report- \$1,360.00 was deposited into the General Fund from the Mayor's Court Account for the month of February 2023.
- b. Mayor stated he wants council to contact him before calling the solicitor. Councilmember Nickles said she had a problem with that request because she felt as a council member, she should have the right to contact the attorney. There was no other discussion regarding this.
- c. Mayor also stated anytime there is an official notice for the public, it needs to come from the Administrator or Police Chief in an official capacity.
- d. Food Box - Administrator would contact the school and see if they would be interested in building one that would be displayed at the village. The box would be placed on the south side of the building so cameras could see if there is any vandalism.

Motion made by Miller; seconded by Walti to suspend the rules of three readings and to declare an emergency to adopt Resolution 23-3-5 creating a food box and locate it at the Village Municipal Building.

VOYI: Ball, yes; Nickles, yes; Miller, yes; Motter, absent; Walti, yes; Winegardner, yes.

A motion was made by Miller, seconded by Winegardner, to pass Resolution 23-3-5 to create a food box at the Village of Waynesfield Municipal Building.

VOYI: Ball, yes; Nickles, yes; Miller, yes; Motter, absent; Walti, yes; Winegardner, yes.

OLD BUSINESS: None

NEW BUSINESS: Councilmember Walti asked if there needed to be a committee to discuss the audit results. The solicitor said if council wanted to discuss the audit in detail, they could during a regular council meeting. Councilmember Nickles said the actual audit can be accessed by the public on the Auditor's site. Although the management letter is public, it is not available on the Auditor's website. Copies of the management letter are available via a public records request at the Village Municipal Building.

SOLICITOR REPORT: None

A motion to adjourn at 8:26 p.m. was made by Miller, seconded by Ball.

VOYI: Ball, yes; Nickles, yes; Miller, yes; Motter, absent; Walti, yes; Winegardner, yes.



Mayor



Fiscal Officer

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Help