

RECORD OF PROCEEDINGS

Bellbrook City Council Meeting

March 25, 2024

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

PRESENT

Mr. Logan Ashley

Mrs. Katherine Cyphers

Mr. Forrest Greenwood

Mr. Brady Harding

Mr. Ernie Havens

Mr. T.J. Hoke

Mayor Mike Schweller

4. APPROVAL OF THE MINUTES

Mayor Schweller asked if anyone had comments or corrections to the minutes of March 11, 2024, meeting. Hearing none, the minutes were declared to be approved.

5. MAYOR'S ANNOUNCEMENTS AND SPECIAL GUESTS

Mayor Schweller announced the presentations for the 2023 Annual Review Report by the City Departments. Mr. Schommer introduced each department director who reviewed details of their respective departments for 2023 following a prepared presentation.

6. CITIZEN COMMENTS

Mr. Larry White of the Bellbrook Presbyterian Church spoke on a current project to restore the Historic Bell.

Mr. Mike Kinsey of 1370 Sugar Hill Lane noted questions and concerns about one of the proposed changes to the City Charter recommended by the Charter Advisory Committee.

Mr. David Buccalo mentioned concerns with the Bellbrook Community Support Center.

Mr. Schommer noted the recommendations of the Charter Advisory Committee are in the report to Council; however, there are no formal actions yet to initiate any proposed changes until Council can review the recommendations and the Charter in its entirety.

Mayor Schweller noted the Community Support Center is not part of the city government and there is no control or oversight as it operates as an independent organization.

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7. CITIZENS REGISTERED TO SPEAK ON AGENDA ITEMS

None

8. PUBLIC HEARING OF PROPOSED ORDINANCES

None

9. INTRODUCTIONS OF ORDINANCES

A. ORDINANCE 2024-O-3: AMENDING ORDINANCE 2023-O-6 BY MAKING SUPPLEMENTAL APPROPRIATIONS FOR EXPENSES OF THE CITY OF BELLBROOK FOR THE PERIOD BEGINNING JANUARY 1, 2024, AND ENDING DECEMBER 31, 2024, AND DECLARING AN EMERGENCY (CYPHERS)

Mr. Schommer noted two grants were received that were not included in the original 2024 budget, and there is a need to appropriate the funds in order to purchase the related public safety equipment associated to the grants.

Mayor Schweller asked for a Motion to Adopt Ordinance 2024-O-3 at Introduction.

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

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

Motion Carries

10. ADOPTION OF RESOLUTIONS

A. RESOLUTION 2024-R-11: GENERALLY APPROVING A PROJECT FOR AN EXPANSION TO THE WINTER'S LIBRARY FACILITY (GREENWOOD)

Mr. Schommer noted there have been some meetings between the City and Library to preliminarily discuss the need for an expansion to meet the service needs of the community. He added there is a current opportunity of interest within the State Capital Budget to earmark funding. He also noted establishing the expansion as an intended project in the future for the City based on identified funding would help.

Council noted the expansion has been talked about for some time and identifying steps for funding is a good idea.

Mayor Schweller asked for a Motion to Adopt Resolution 2024-R-11.

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

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

Motion Carries

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11. OLD BUSINESS

None

12. NEW BUSINESS

- A. Mr. Schommer introduced two applications to establish a Community Entertainment District within the City. One is for Downtown, and the other is for the west business area of the City. He noted the current alcohol permit quota is full for certain types of licenses and would limit the possibility of certain economic development for the city. He added the first step of the process is to apply to the mayor and stated it would be most appropriate to have the Council direct him on behalf of the City to make the application.

Motion to direct the City Manager to create and submit to the Mayor of the City of Bellbrook an application for the establishment of a community entertainment district as defined in Ohio revised Code 4301.80

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

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

- B. Mayor Schweller asked the Council to review of recommended changes to the City Charter as submitted by the Charter Advisory Committee.

Mr. Schommer explained the changes discussed and voted on by the committee are submitted in report form to the Council for consideration. The council would then review and discuss to determine if any changes need to be made to the City Charter.

Mayor Schweller asked the Council to have the first four articles reviewed for discussion at the May Council meeting.

13. CITY MANAGER'S REPORT

Mr. Schommer mentioned the zero loss awards by department through MVRMA to include Fire, Service and Water. He noted there are zero loss claims for several years in a row by the departments.

Mr. Schommer noted the need to bring to council a recommendation to identify methods of increasing revenue to cover the deficit created through the operation of public safety. There is a current shortfall of \$500,000 which has depleted existing fund balances and the gap in revenue needs to be filled to maintain the current level of public safety services.

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14. COMMITTEE REPORTS

A. Safety Committee: None

B. Service Committee: None

C. Finance/Audit Committee: None

D. Community Affairs Committee: Mr. Schommer noted there will be interviews for park district commissioner appointment recommendations, and according to the MOU the City Manager and a designated member of the council sit on the interview board. Mr. Havens asked to continue participating and Council had no objection.

15. CITY OFFICIAL COMMENTS

Mr. Ashley: None

Mrs. Cyphers: None

Mr. Greenwood: Thanked the department heads for the great reports.

Mr. Harding: Thanked everyone in attendance.

Mr. Hoke: None

Mr. Havens: Thanked the Council and Township residents for attending.

Mayor Schweller: Mentioned we have a great city staff due to great leaders.

16. EXECUTIVE SESSION

Mayor Schweller asked for a Motion to enter Executive Session to consider confidential information related to the marketing plans, specific business strategy, production techniques, trade secrets, or personal financial statement of an applicant for economic development assistance, or to negotiations with other political subdivisions respecting requests for economic development assistance that involves public infrastructure improvements or the extension of utility services that are directly related to an economic development project.

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

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

Motion Carries

Executive Session began at 9:22pm.

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Mayor Schweller asked for a Motion to exit Executive Session

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

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

Motion Carries

Executive Session ended at 10:00pm.

There were no formal actions or decisions made during the executive session.

17. ADJOURNMENT

Hearing no further business coming before the Council, Mayor Schweller declared the meeting adjourned at 10:02 pm



Mayor Schweller, Mayor



Robert Schommer, Clerk of Council