

## Minutes of Cedarville Village Council

Held March 28, 2022

Council met in regular session on March 28, 2022 with Mayor Pergram presiding. Council members present were Brooks, Cody, Dawes, Jones, Stancliff, and Terrell. Fiscal Officer recorded the minutes.

Minutes: Minutes of the March 14, 2022 regular meeting were accepted as presented.

Mayor Pergram:

- Met with the Schmidt family regarding possibility of putting a Wendy's in Cedarville.
- Hearing held on a zoning variance request for property on Mill St. Variance was approved.
- Met with OML president last week – an informative meeting.

Police Chief Smith:

- 230 calls (2 weeks)
- Officer Jayson Ruth has resigned effective 4/26/22.

Village Administrator Porter:

- The water pumps at the Sportsmen's Lake are not repairable. Will put in a temporary pump until a permanent solution is available.
- A property on W. Cedar St. (between 39 W. Cedar St. and 45 W. Cedar St.) currently has "no owner" according to the County. Ordinance 2022-13 is being introduced (first reading) to vacate this alley and divide with one-half going to each of the properties on either side of this one. Note: Grace Baptist Church owns both of the properties on either side of this.
- Administrator provided Council with a drawing created by an architect of possible changes within the section of the Opera House being used by the Village. The current plan is to build the ADA restrooms at a cost of \$27,000 using ARPA funds.
- There are several storm water system problems in town. Two critical ones are:
  - E. Elm and Walnut streets
  - The 'block' created by Milburn, Walnut, East, and E Cedar streets.Both appear to have been created by landowners covering the storm drains and solutions for both are being developed.
- Administrator is proposing to use \$75,000 of ARPA funds to create a Business Improvement Grant for local businesses. The goal is to make this a reimbursement grant though there is concern that not every business can afford to incur the outlay without having funds available.

Mr. Stancliff moved and Mr. Cody seconded to approve setting aside \$75,000 of ARPA funds for the purpose of creating a Business Improvement Grant for Cedarville businesses. Motion passed with all ayes.

- Presented Ordinance 2022-14: Amend Section 751 of the Village Ordinances – to update the language and to address, specifically, food truck vendors in town. This is the first reading.
- Presented Council with the "Final Edition" of the Employee Handbook with some final edits. Council concurs with these changes and Handbook is approved.
- Council further discussed "Non-Conforming Properties" in town – specifically rental properties in residential areas. While these properties do not meet current ordinances, Council agrees that properties that are inspected and meet the IPMC building code can remain rental properties for a

period of five (5) years at which time they must cease to be rental properties and revert to single-family housing.

Old Business:

- Ordinance 2022-10: Adoption of the International Property Maintenance Code presented for second reading.
- Ordinance 2022-11: An Ordinance to Amend Section 1105.02 of the Codified Ordinances to Include the Definition of a Rental Unit – presented for second reading.
- Ordinance 2022-12: An Ordinance to Amend Section 1117.33 of the Codified Ordinances of the Village of Cedarville to Extend the Time Frame in which Additional Fines Shall be Imposed for Failure to Submit and/or Update Information on the Landlord Registration Form; and to Characterize the Unit Registration Fee as a One-time Fee Per Rental Per Owner – presented for second reading.

New Business:

- Fiscal Officer presented Resolution 2022-03 authorizing the Greene County Auditor to make deposits and receive payments electronically via ACH. (This is a ‘form resolution’ provided by the Greene County Auditor).  
Mr. Brooks moved and Mr. Stancliff seconded to approve Resolution 2022-03. Motion passed with all ayes.

Warrants: Warrants in the amount of \$51,159.89 were submitted.

Mr. Dawes moved and Mr. Stancliff seconded to approve the warrants for payment. The motion passed with all ayes.

Committee Reports:

- Community Relations – no report
- Finance/Utility – no report
- Fiscal Officer –
  - Provide explanation for amended minutes for the February 7 meeting. Minutes accepted.
  - Noted that Village employees will be shifting to the new health / life insurance plan as of 4/1/22.
- Solicitor –
  - Need for Executive Session to discuss potential litigation. No action anticipated.
- Activities – None

Council Comments:

Guests Comments:

Mr. Terrell moved and Mr. Dawes seconded to move to Executive Session to discuss legal matters. Action is not anticipated after the meeting. Motion passed with all ayes.

Mr. Brooks moved and Mr. Stancliff seconded to return from Executive Session. Motion passed with all ayes.

Meeting adjourned at 9:14.