

RECORD OF PROCEEDINGS

Minutes of Meeting

BARRETT BROTHERS - DAYTON, OHIO

Form 6101

Held _____

VILLAGE OF HEBRON
COUNCIL MEETING MINUTES
June 28, 2023
6:00 PM

This meeting was held both remotely and in person.

CALL TO ORDER

Mayor Layton called the meeting to order at 6:00pm

PLEDGE OF ALLEGIANCE

Mayor Layton asked everyone to join in the Pledge of Allegiance.

ROLL CALL

Councilmembers in attendance: Councilmembers Stacy Stoner, Annelle Porter, Kenney Nauer, Paige Seymour. Mayor Layton said Council President Valerie Mockus and Councilmember Randy Wolf were excused from this meeting.

Others in attendance: Mayor James Layton, Village Fiscal Officer/Interim Administrator Deborah Morgan, Village Solicitor Wesley K. Untied, Attorney Jarod Rose, and Tax Administrator Mindy Kester Mindy Kester.

Others in attendance remotely: Council President Dr. Valerie Mockus

Visitors in attendance: Jim Lenner, Tyra Roberts

ACKNOWLEDGE VISITORS

Mayor Layton acknowledged the visitors in attendance.

NOTICE: MEETING DOCUMENTATION

Mayor Layton said the minutes for this meeting are being recorded and a written summary will be available by request at a later date.

APPROVAL OF MINUTES

June 14, 2023 Council Meeting

Mrs. Porter moved to approve the June 14, 2023 Council Meeting minutes with suggested amendments, seconded by Mrs. Seymour. A roll call vote was taken with all Councilmembers present voting in favor.

DEPARTMENT HEAD REPORT- Income Tax

Tax Administrator Mindy Kester said revenues for May dipped a bit. She said April revenues were up, so this was expected. She said this is typically a timing issue relative to the tax deadline and she expects the June revenue to remain steady. Mrs. Kester said she attended a meeting for Tax Administrators last week.

VISITOR COMMENTS

Tyra Roberts, 1132 Lake Forest Drive, said she was not aware that golf carts are not allowed in Hebron. She said she has seen many people on golf carts in the Lake Forest Subdivision so she bought one of her own. She said the golf cart she bought is street legal with a windshield, turn signals, brake lights, headlights, a horn, hazard lights and seatbelts. She said she only drives it in her neighborhood and not on public streets, but she has been pulled over by the Hebron Police twice and told that she is not allowed to drive her golf cart in Hebron. Mayor Layton said an ordinance will need to be drafted to permit golf carts in the Village. He said Hebron is currently investigating the laws and options regarding golf carts and the plan is to discuss the topic at the July 19th Combined Council Committees Meeting. Ms. Roberts said an officer told her that though golf carts are not allowed in Hebron, the Lake Forest Subdivision streets are private and they do not have jurisdiction so they cannot enforce the law. She asked if she can continue to drive it inside the subdivision. Mayor Layton said if she chooses to drive it inside the Lake Forest Subdivision, she will do so at her own risk. Ms. Roberts was invited to attend the Combined Council Committees Meeting on July 19th to hear and participate in the discussion about golf carts.

HeldJim Lenner -Annexation discussion

Mayor Layton said Mr. Lenner sent out information to Council members. Mayor Layton said he asked Mr. Lenner to work on gathering information about annexing the remainder of the Newark Industrial Park into the Village of Hebron, and the downtown revitalization process.

Mr. Lenner said M.A. Design estimated the cost for the entire downtown revitalization process at approximately \$55,000, which includes the sidewalk design portion at \$30,000 and the city planning concept design at about \$21,000+. Mayor Layton said V3 Companies is also looking at options. Mrs. Morgan said they plan to provide information to the Village next Friday.

Mr. Lenner said he has had conversations with Mayor Layton about annexing the balance of the Industrial Park into Hebron, which would enhance the income tax revenue, but the water and sewer utility revenue would take a large hit. He said he has been working with the Village Solicitor to help facilitate the analysis and ensuring the proposal is conforming to the Ohio Revised Code. He said the next step is to look closely at the properties to determine discussions to have with the owners, as they would be the ones to request the annexation. He said the next task is to determine pros and cons, and a water & sewer analysis in comparison to the amount they pay out in payroll.

Mr. Lenner said the last Comprehensive Plan meeting was two weeks ago. He said there are six things he needs to update and then will post it to the website. He said he has information for anyone that wants to read it and provide comments, and the Committee will meet again on July 18th and will allow public discussion at the July 19th Combined Council Committees Meeting. He said a draft Comprehensive Plan will be ready for Council on July 26th. Dr. Mockus asked if the Waterline West Project will be removed from the Plan, as it has been decided that the Village will not move forward with the project. Mr. Lenner said it was decided to keep the project listed as "potential" in case it should ever be considered again in the future. Dr. Mockus said she is concerned about putting a sensitive subject into writing, as it does not reflect what was said at the final meeting about the project.

Mr. Lenner provided a copy of his activity report and said he has been talking with Mr. Brenneman about a TIF (Tax Increment Financing). Mr. Lenner said he contacted the engineering company who is working on cost estimates. Mayor Layton asked if there is a way to create a TIF but not affect the school system. Mr. Lenner said the money that the TIF creates would make the school system whole and the remaining money would be divided. He said "making them whole" means we would model what they would potentially be making on real estate taxes without the TIF, and with a TIF, they would realize a deduction on real estate revenues, so we have to pay them the difference to make up for the loss. Mr. Lenner explained briefly how a TIF works and said Council will have some decisions to make.

Mr. Lenner said he has developed a right-of-way program, stemming from the Comprehensive Plan, to help recoup any cost associated with the maintenance of Village rights-of-way. Mrs. Morgan said the Village engineering company had already completed this. She also asked about the cost noted to assist with details about CDBG funding; noting that she and Mr. Ward have been working with Adrienne Eskins, Community Development Specialist for Licking County Planning & Development, to secure grant funding. Mr. Lenner said he attended a meeting and followed up with Ms. Eskins a couple times regarding the flood plan that she was implementing, and discussed funding for the downtown revitalization plan. Mr. Lenner said he made updates to the Village zoning map. Mrs. Morgan said she would like to meet with Mr. Lenner to correct some errors on the map.

LEGISLATION

RESOLUTION 23-05- A RESOLUTION AUTHORIZING ALL ACTIONS NECESSARY TO EFFECT A GOVERNMENTAL *ELECTRICITY* AGGREGATION PROGRAM WITH OPT-OUT PROVISIONS PURSUANT TO SECTION 4928.20 OF THE OHIO REVISED CODE, DIRECTING THE LICKING COUNTY BOARD OF ELECTIONS TO SUBMIT A BALLOT QUESTION TO THE ELECTORS- **Second Reading**

RESOLUTION 23-06- A RESOLUTION AUTHORIZING ALL ACTIONS NECESSARY TO EFFECT A GOVERNMENTAL *NATURAL GAS* AGGREGATION PROGRAM WITH OPT-OUT PROVISIONS PURSUANT TO SECTION 4929.26 OF THE OHIO REVISED CODE, DIRECTING THE LICKING COUNTY BOARD OF ELECTIONS TO SUBMIT A BALLOT QUESTION TO THE ELECTORS-**Second Reading**

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Mayor Layton read the titles above aloud and said the Licking County Commissioners said these programs will effect a significant savings.

RESOLUTION 23-08-A RESOLUTION AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT WITH DREAM EXCAVATING & PAVING, LLC FOR MISCELLANEOUS PAVING PROJECTS IN 2023, AND DECLARING AN EMERGENCY-First Reading

Mayor Layton said Mr. Ward is asking Council to consider suspending the rules for this resolution so that the work can begin. There were not enough Council members present to pass the legislation. Dr. Mockus said she will end her virtual session and come to the meeting in person to cast her vote.

COUNCIL ACTION ITEMS

Canyon Road Residents Utility Agreement

Mrs. Morgan said Mr. Kerns, a Canyon Road resident, sent the Village a letter. She read the letter out loud and said Mr. Kerns attended a previous meeting. She said at that meeting, it seemed as though Council was interested in entering into a 7-year agreement with him to allow him to have a well and not be required to tap into Village water if water lines are run near his home.

Mr. Nauer moved to direct the Village Solicitor to draft a 7-year agreement with Mr. Kerns to allow him to install a well and not require him to tap into Village water lines if they are run near his home during said 7-year period, seconded by Mrs. Stoner. A roll call vote was taken with all Councilmembers present voting in favor.

ADMINISTRATOR'S REPORT

Interim Administrator/Village Fiscal Officer Deborah Morgan said it was mentioned at a previous meeting that a crosswalk signal on Main Street was not working. She said MP Dory Company and the manufacturer were both contacted, and two new transmitters are being shipped to the Village free of charge because they are under the 5-year warranty. She said the transmitters should be here this week and MP Dory Company will be installing them.

Mrs. Morgan said all but three birds' nests that were spotted on sidewalk light poles have been removed. She said three birds' nests that were not removed had babies in them. She said several of the banners were fixed or replaced as well.

Mrs. Morgan said the Ohio Department of Transportation planned to mill and fill areas of East and West Main Street but the work date had to be pushed back to Monday, July 10th due to unforeseen circumstances. Mrs. Porter noted concerns about milling and filling, as she feels this is a very temporary solution. Mrs. Morgan said ODOT maintains the state route and they choose how to make the repairs. She said ODOT also plans to mill down a bump on SR 79 on June 30th. Mrs. Porter said the railroad track on SR 79 is beginning to deteriorate. Mayor Layton said there is another railroad crossing in the Newark Industrial Park that is in need of repairs. He said he has spoken to Southgate and the Park Association and no one claims ownership. He said previously, the Village applied for funding and ODOT did the work. Mr. Nauer said the railroad crossing is in Union Township and the repairs are not the responsibility of the Village.

Dr. Mockus joined the meeting in person at 6:59pm.

Mrs. Morgan read letter of resignation from a Utility Billing Coordinator Kellsei Boyce. She said Ms. Boyce submitted the letter today and her last day will be Friday, July 14th.

Mrs. Porter moved to accept the letter of resignation from Ms. Kellsei Boyce, seconded by Mrs. Stoner. A roll call vote was taken with all Councilmembers present voting in favor.

RESOLUTION 23-08-A RESOLUTION AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT WITH DREAM EXCAVATING & PAVING, LLC FOR MISCELLANEOUS PAVING PROJECTS IN 2023, AND DECLARING AN EMERGENCY-First Reading

Mrs. Stoner moved to suspend the readings of Resolution 23-08, seconded by Mrs. Porter. A roll call vote was taken with all Councilmembers present voting in favor.

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Mrs. Seymour moved to adopt Resolution 23-08 as presented, seconded by Mrs. Stoner. A roll call vote was taken with all Councilmembers present voting in favor.

COUNCILMEMBER'S REPORTS

Mrs. Stoner said she appreciated the Facebook post about poison hemlock. She asked if golf carts and side-by-sides will be discussed at an upcoming meeting. Mayor Layton said it will be discussed at the next Combined Council Committees Meeting.

Mrs. Seymour asked if the Village has gone out for bid for the intersection project. Mrs. Morgan said the bid process has not begun yet. Mayor Layton said ODOT will go out for bid for that project and they have a schedule they follow.

Mrs. Porter said the flowers in the downtown area look really nice and she hopes the project can be expanded down North High Street next year so they are more visible. Mrs. Morgan said they will be fertilizing the flowers every other week.

MAYOR'S REPORT

Mayor Layton said he has nothing to report. He said he has sent training information to Mr. Ward.

Mayor Layton said Grow Licking County will be coming to the July 12th Council Meeting to discuss information regarding a new developer.

Mayor Layton said the Fellowship Friday luncheon is this Friday at 11:30am.

VISITOR COMMENTS

None

REVIEW OF EXPENSES

Councilmembers acknowledged review of the list of expenditures. There were no questions or concerns about the expenses.

MEETING/EVENT SCHEDULE

June 30, 2023-11:30am, Fellowship Friday luncheon, Municipal Complex

July 4, 2023-CLOSED for Independence Day

July 10, 2023-6:30pm, Planning & Zoning Meeting, Council Chambers

July 12, 2023-6pm, Council Meeting, Council Chambers

July 19, 2023-6pm, Combined Council Committees Meeting, Council Chambers

July 26, 2023-6pm, Council Meeting

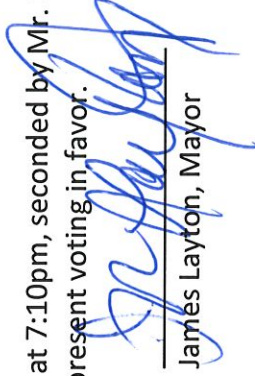
July 30, 2023-11:30am, Fellowship Friday luncheon, Municipal Complex

ADJOURN

Mrs. Seymour moved to adjourn the meeting at 7:10pm, seconded by Mr. Nauer. A roll call vote was taken with all councilmembers present voting in favor.

Attest:


Deborah Morgan, Village Fiscal Officer


James Layton, Mayor