

VILLAGE OF SOUTH LEBANON
REGULAR MEETING MINUTES
JUNE 20, 2019
6:30 P.M.

1. Mayor Smith opened the meeting at 6:30 p.m. with the Pledge.

2. ATTENDANCE

Linda Allen – Present	Bryan Corcoran - Present
Jim Boerio – Present	Bill Madison – Present
Linda Burke – Present	Rolin Spicer - Present

3. Mayor Smith opened the floor to the public.

Tom Norman, 452 N. Section Street – Mr. Norman stated that he is here to speak about the retention pond located behind his residence in Shepherds Crossing. Mr. Norman said that Administrator Haddix forwarded this issue to the Warren County Soil and Water Conservation District. He received a reply from them that frogs and insects mean the pond is healthy with a thriving ecosystem but if there is a mosquito problem the Warren County Health Department can get involved. Mr. Norman said that mosquitos are a problem and this healthy and thriving ecosystem has been thrust upon me and my neighbors. Mr. Norman asked Council for help. Corcoran asked who built the retention pond. Mayor Smith said the developer of Shepherds Crossing. Corcoran asked who is responsible for the retention pond. Haddix said the Home Owners Association (HOA) but the developer is responsible until it is turned over to the HOA. Corcoran asked if Shepherds Crossing has an HOA. Haddix said yes. Corcoran asked Mr. Norman what his solution would be. Mr. Norman said his research indicates that the pond needs to be aerated. Haddix said that he has a meeting with an engineer tomorrow to look at the design of the pond. Corcoran asked Haddix if Mr. Norman's concerns can also be addressed with the engineer. Boerio commented that Vista Pointe has two retention ponds with fountains and neither has the problems that Mr. Norman is referring to. Mr. Norman said this pond handles the stormwater drainage for Shepherds Crossing. Madison asked that a letter be drafted on behalf of Council to the developer asking to aerate the pond. Mayor Smith said this can be explored and Haddix has a meeting tomorrow.

Mayor Smith closed the floor to the public.

4. Public Hearing for zoning map amendment to rezone 5.001 acres along Turtlecreek Road from B-2 [General Business District] to MEP [Mineral Extraction and Processing District]

Haddix stated that this was advertised in the Cincinnati Enquirer on May 20, 2019. Mayor Smith asked if there are any comments from the public. No comments made by the public.

5. ORDINANCE 2019-10 FIRST READING: AN ORDINANCE APPROVING ZONING MAP AMENDMENT TO A CERTAIN PROPERTY IN THE VILLAGE OF SOUTH LEBANON, CONSISTING OF 5.001 ACRES FROM B-2 [GENERAL BUSINESS DISTRICT] TO MEP [MINERAL EXTRACTION AND PROCESSING DISTRICT]
6. RESOLUTION 2019-26 A RESOLUTION APPROVING AND AUTHORIZING THE ISSUANCE OF A NOTICE OF AWARD TO BARRETT PAVING MATERIALS, INC. FOR THE CONSTRUCTION OF THE 2019 VILLAGE RESURFACING PROGRAM AND AUTHORIZING THE MAYOR AND FISCAL OFFICER TO EXECUTE A CONTRACT FOR THE SAID IMPROVEMENT PROJECT AND THEREAFTER ISSUANCE OF A NOTICE TO PROCEED, AND DECLARING AN EMERGENCY

A motion to waive the three reading rule was made by Madison, seconded by Boerio, all yeas. By title only, Resolution 2019-26, a motion to adopt was made by Madison, seconded by Boerio, all yeas

7. RESOLUTION 2019-27 A RESOLUTION APPROVING AND AUTHORIZING MAYOR AND FISCAL OFFICER TO EXECUTE AMENDMENT #1 TO AGREEMENT WITH RUMPKE OF OHIO, INC. FOR THE SOLID WASTE COLLECTION AND CURBSIDE RECYCLING IN THE VILLAGE OF SOUTH LEBANON, AND DECLARING ANY EMERGENCY

Boerio clarified that the increase is \$0.09 per unit per month. Haddix confirmed \$0.09 per house per month.

A motion to waive the three reading rule was made by Madison, seconded by Burke, all yeas. By title only, Resolution 2019-27, a motion to adopt was made by Madison, seconded by Corcoran, all yeas.

8. AUTHORIZATION OF INVOICES

A motion was made by Corcoran, seconded by Madison, all yeas.

9. APPROVAL OF MAY FINANCIAL STATEMENTS

Boerio asked Fiscal Officer Armstrong what the outstanding payment for \$2,400 to DWA Recreation Inc. is for. Haddix stated park benches. Armstrong confirmed. Boerio said that the receipt detail shows a reimbursement on equipment. Armstrong stated we owned equipment that was upgraded previous to

my employment and we continued to pay for maintenance on the old equipment. The error was caught, and she asked for a refund and we received it.

A motion was made by Madison, seconded by Boerio, all yeas.

10. ORDINANCE 2019-9 SECOND READING: AN ORDINANCE SETTING RATES OF COMPENSATION OF FULL-TIME NON-PROBATIONARY EMPLOYEES OF THE VILLAGE OF SOUTH LEBANON
11. Mayor Smith recognized Water Specialist Kaufman, for determining that we had a major problem at one of our lift stations over the Memorial Day weekend. Madison asked Mayor Smith if the failure wasn't uncovered what the consequences would have been. Haddix said we would have had sewage in the street the day before the Memorial Day Parade. Mayor Smith said this would also depend on our response time. Corcoran said for education purposes it might be worth a field trip to a lift station. Mayor Smith said that is an excellent idea.
12. Solicitor Revelson said the leases are ready for review by the bidders and we will be ready for a first reading at the July 2, 2019 meeting.
13. Haddix reported that Ohio-Kentucky-Indiana Council of Governments (OKI) held the Public Hearing for the Clean Water Amendment for the River Corridor Annexation and no one showed up. It will now go before the OKI board in September.
14. Haddix stated that next Thursday, June 27, 2019 is the next South Lebanon Planning Commission meeting on the revised site plan for GE Credit Union and Riverside Subdivision, Phase 4.
15. Haddix stated that July 2, 2019 is the bid opening for Mason-Morrow-Millgrove Road Project Phase I. The goal is to have the project substantially completed by Thanksgiving.
16. Sergeant Boylan reported that one of cruisers is out of commission after hitting a deer.
17. Madison apologized to Spicer for his comments he made at the last meeting. Spicer accepted his apology.
18. Burke said thank you for addressing the house on Lebanon Road. The grass has helped so that dirt isn't falling onto the road.
19. Allen asked Solicitor Revelson for the process regarding the South Lebanon Historical Society lease since Council hasn't seen it yet. Solicitor Revelson said he was authorized by Council to negotiate with them and once we receive their approval that version will be brought to Council to approve or reject.

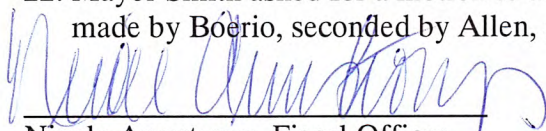
20. Boerio stated that he was happy to see the guardrail finally repaired by LCNB but there are several street lights out on Corwin Nixon Boulevard headed down the hill to Lebanon Road and asked if they addressed this. Mayor Smith said the lights are to be replaced with LED lights but doesn't believe that this has happened. Haddix confirmed that it has not. Boerio said this isn't that big of an operation and they need to take care of it. Madison agreed with Boerio. Boerio said the issue with street lights has been ongoing for nine months. Mayor Smith said he will personally call the developer tomorrow.

21. Mayor Smith said we need to go into executive session. Solicitor Revelson stated a motion is needed to go into executive session for two matters pursuant to Ohio Revised Code, Section 121.22 (G) (2) to consider the purchase of property for public purposes, the sale of property at competitive bidding, or the sale or other disposition of unneeded, obsolete, or unfit-for-use property in accordance with section 505.10 of the Revised Code, if premature disclosure of information would give an unfair competitive or bargaining advantage to a person whose personal, private interest is adverse to the general public interest. And Section 121.22 (G) (1) to consider the appointment, employment, dismissal, discipline, promotion, demotion, or compensation of a public employee or official unless that employee would request a public hearing.

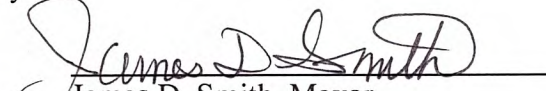
Mayor Smith asked for a motion to enter executive session as outlined by Solicitor Revelson at 7:23 p.m. A motion was made by Burke, seconded by Allen, all yeas.

A motion to return from executive session at 7:55 p.m. was made by Allen, seconded by Boerio, all yeas.

22. Mayor Smith asked for a motion to adjourn the meeting at 7:56 p.m. A motion made by Boerio, seconded by Allen, all yeas.



Nicole Armstrong, Fiscal Officer



James D. Smith, Mayor