

CITY OF SOUTH LEBANON
REGULAR MEETING MINUTES
July 17, 2025
6:00 P.M.

1. Mayor Burke opened the meeting at 6:00 p.m. with a Prayer and the Pledge.

2. ATTENDANCE

Linda Allen – Present
Sharon Carmack – Present
Brenda Combs – Present

Lisa Fedor – Present
Maryan Harrison – Present
Rolin Spicer – Present

3. GUESTS

4. Mayor Burke opened the floor to the public.

Mayor Burke closed the floor to the public.

NEW BUSINESS

5. **RESOLUTION 2025-30**, A RESOLUTION SETTING A PUBLIC HEARING ON THURSDAY, AUGUST 21, 2025, AT 6:00 P.M. AT THE SOUTH LEBANON MUNICIPAL BUILDING TO CONSIDER THE RECOMMENDATION OF THE PLANNING COMMISSION IN ACCORDANCE WITH ZONING REGULATIONS SECTION 15.7.7 AND 15.14.15 FOR A ZONING MAP AMENDMENT AND R-3 PLANNED UNIT DEVELOPMENT (PUD) PRELIMINARY DEVELOPMENT PLAN RELATING TO THE ZONING UPON PROPERTY ON WINDING RIVER BOULEVARD (PARCEL# 12-01-451-002) AND R-3 PUD PRELIMINARY DEVELOPMENT PLAN IN ACCORDANCE WITH SECTION 15.7.8 AND 15.14.15, AND PUBLISHING NOTICE OF THE SAME, AND DECLARING AN EMERGENCY

Fedor questioned the Planning Commission recommendation for the proposed rezoning and PUD Preliminary Development Plan, to which Mayor Burke stated, “to deny.”

A motion to waive the two-reading rule was made by Fedor, seconded by Allen, all yeas. By title only, Resolution 2025-30, a motion to adopt was made by Combs, second by Allen, all yeas.

6. AUTHORIZATION OF INVOICES

A motion to authorize the invoices for payment (\$147,658.43) was made by Allen, seconded by Combs, all yeas.

7. APPROVAL OF JUNE 2025 FINANCIAL STATEMENTS

A motion to approve the financial statements was made by Carmack, seconded by Combs, all yeas.

8. AUTHORIZATION OF LAW DIRECTOR INVOICE

A motion to authorize the invoice for payment of (\$5,362.50) was made by Fedor, seconded by Carmack, all yeas.

9. APPROVAL OF TRAVEL EXPENSES FOR THE DIRECTOR OF FINANCE TO ATTEND THE OHIO GOVERNMENT FINANCE OFFICER'S ANNUAL CONFERENCE.

A motion to approve travel expenses to attend the Ohio Government Finance Officer's Annual Conference was made by Combs, seconded by Carmack, all yeas.

10. APPROVAL OF TRAVEL EXPENSES FOR MAYOR BURKE TO ATTEND THE 11TH ANNUAL WARREN COUNTY CHAMBER ALLIANCE DC FLY-IN.

A motion to approve travel expenses to attend the 11th Annual Warren County Chamber Alliance DC Fly-In was made by Allen, seconded by Carmack, all yeas.

11. APPROVAL OF MEETING MINUTES

Regular Meeting – July 01, 2025

A motion to adopt the minutes was made by Allen, seconded by Carmack, 5 yeas, Combs abstained.

OLD BUSINESS

None

COMMUNICATION ITEMS

12. COMMUNICATIONS & REPORTS

Mayor Burke

- a. Remarked that the Union Township 4th of July Parade went well. Stated that candy will not be distributed at the 2026 4th of July Parade. Remarked that the 4th of July Event was Fantastic. Expressed appreciation for the City's 4th of July Event.
- b. Plans to celebrate the 250th Anniversary of the United States of America in 2026, and contribute to America-250 Ohio.
- c. Attended Warren County Commissioner's Oeder Thornton Annexation Meeting on July 15, 2025.
- d. Attended a meeting with Kings School District on July 17, 2025
- e. Attended Ribbon Cutting for Redwood Apartments on July 17, 2025.

- f. Discussed Movie in the Park on August 2, 2025.
- g. Discussed National Night Out on August 5, 2025.

Director of Finance Tina Williams

- a. Nothing to Report

Administrator Jerry Haddix

- a. Stated that the Oeder Thornton Annexation was approved by the Warren County Commissioners on July 15, 2025. Stated Hamilton Township Trustees did not object. Discussed the process of the City accepting the Oeder Thornton Annexation.
- b. Stated that Morrow Road is currently under construction.
- c. Stated that Warren County Commissioners awarded funding for the Hobart Avenue Community Development Block Grant Project.
- d. Discussed Movie in the Park on August 2, 2025.

Public Works Director Harry Holbert

- a. Provided a report to Council on the happenings within the Public Works Department. The report included information on the City's public roadways, public water and sewer systems.

Mayor Burke suggested using the grant money allocated to Hobart Avenue on a different project.

Haddix stated that the City needs to reevaluate the plan and make a change order.

Carmack asked Holbert for the paving project starting date on Forst Avenue.

Holbert stated that the start date for the paving project on Forest Avenue is not yet determined. He discussed that the Public Works Department is using underground cameras for determination of a start date. Will provide information to Council regarding a start date.

Allen questioned the issues with River Creek Lofts Road widening.

Holbert explained the challenges with River Creek Lofts Road widening project.

Law Director Chase Kirby

- a. Nothing to Report

Deputy Troy Fox

- a. Nothing to Report

Rolin Spicer

- a. Nothing to Report

Lisa Fedor

- a. Expressed appreciation for the City's 4th of July Event. Discussed ideas for 2025 4th of July Event.
- b. Reported that the Events Committee has been working on National Night Out on August 5, 2025, and Movie Night at Rogers Park presenting Mufasa on August 2, 2025.

Sharon Carmack

- a. Nothing to Report

Maryan Harrison

- a. Expressed appreciation for the City's 4th of July Event.

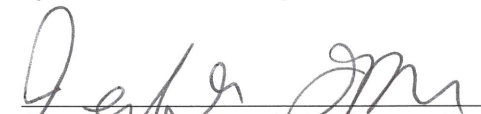
Linda Allen

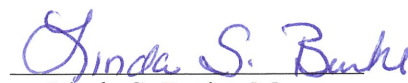
- a. Expressed appreciation for the City's 4th of July Event.

Brenda Combs

- a. Nothing to Report

13. Mayor Burke asked for a motion to adjourn the meeting at 6:24 p.m. A motion was made by Allen, seconded by Combs, all yeas.


Jennifer O'Brien, Clerk of Council


Linda S. Burke, Mayor