

December 13, 2022
VILLAGE OF BELLE CENTER REGULAR COUNCIL MEETING

Belle Center Village Council met in regular session on December 13, 2022 at 7:00 PM with Mayor Lance Houchin presiding. Roll call was taken with council members Legge, Matthews, Troth, James and Lowery present and Daniels absent. Village officers Mayor Houchin, Fiscal Officer Ridder and Solicitor Fansler were present. Village Administrator Bingham was absent

Motion to approve minutes from regular session November 8, 2022 was made by council person James, and 2nd by council person Legge, all approved.

Motion to pay monthly bills was made by council person Troth, and 2nd by council person James, all approved.

Motion to approve the bank reconciliation for November 2022 was made by council person Lowery, and 2nd by council person Legge, all approved.

The Holiday celebration is scheduled for Saturday December 17th, Santa at the Depot from 5 to 7pm. Kenny Kerns will have wagon rides and cookies and hot dogs will be provided.

Fiscal Officer Ridder presented a Supplemental Appropriation Resolution 2022-22 to council and explained that this is for the purchase of the Skid Loader. Mayor Houchin called for the approval of the resolution, council person Legge made the motion to approve, and 2nd by council person Matthews, roll call vote resulted in all approving.

Fiscal Officer Ridder notified council that the fund advance that we did in February 2022 for \$10,000 from the General Fund to the Sewer fund would be repaid at the end of December.

Solicitor Fansler presented an update on the home that is in violation on the "Ordinance Prohibiting Certain uses of Travel trailers as Dwellings for Habitation." He will send another letter to the resident.

Solicitor Fansler discussed the meeting that he and Administrator Bingham had with the Logan County Sewer District about the waste removal contract renewal. In attendance was Dave Henry Logan County Administrator, Brian Shultz of Logan County Sewer District and Briana Parsons of the Logan County Attorney's office. The lift station needs repair in the amount of \$250,000-300,000, LCSD feels that the residents of Belle Center should pay for the upgrade but Administrator Bingham of the Village said that the cost should be paid by LCSD. Discussions continue as the current contract expires in July 2023.

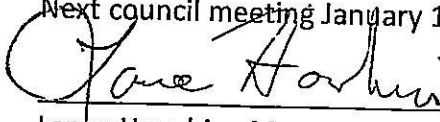
Mayor Houchin asked Solicitor Fansler to prepare an Ordinance for no parking on the south side of Buckeye Street from N. State to N. Center and present at the January meeting.

Council person Legge suggested the Village should consider getting Holiday banners that would hang on the posts used for the Veterans banners. Several options were discussed and no decision were made.

Council discussed the continued running of stop signs in the village, Mayor Houchin said he would call the Logan County Sheriff.

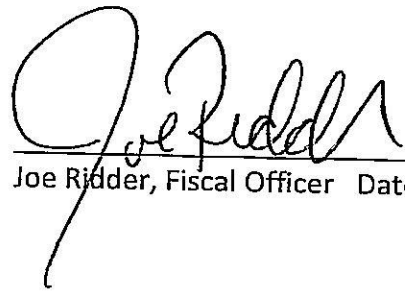
Motion to adjourn meeting made by council person James, 2nd by council person Lowery.

Next council meeting January 10th, 2023 at 7:00 PM



Lance Houchin, Mayor

Date

 1/10/23

Joe Ridder, Fiscal Officer Date

November 8, 2022
VILLAGE OF BELLE CENTER REGULAR COUNCIL MEETING

Belle Center Village Council met in regular session on November 8, 2022 at 7:00 PM with Mayor Lance Houchin presiding. Roll call was taken with council members Legge, Matthews, Troth, James, Daniels and Lowery present. Village officers Mayor Houchin, Fiscal Officer Ridder, Village Administrator Bingham and Solicitor Fansler also present.

Motion to approve minutes from regular session October 11, 2022 was made by council person Lowery, and 2nd by council person Matthews, all approved.

Motion to pay monthly bills was made by council person James, and 2nd by council person Legge, all approved.

Motion to approve the bank reconciliation for September 2022 was made by council person Daniels, and 2nd by council person Matthews, all approved.

Mayor Houchin notified council that we received 1 bid for the purchase of the Village property on Main Street from The Moran Brothers, Inc of Belle Center for \$12,000. Solicitor Fansler will have the deed transferred with the county.

The Mayor asked who would be interested in being the representative on the BMRT board and both council members Matthews and Legge are interested. Both will attend the next BMRT meeting.

The Holiday celebration is scheduled for Saturday December 17th, Santa will be at the Fire Department from 3pm to 5pm and then at the Depot from 5 to 7pm.

Fiscal Officer Ridder presented a Supplemental Appropriation Resolution 2022-20 to council and explained that most of the money was a reimbursement to Logan County for an overpayment and not an increase in expenses. Mayor Houchin called for the approval of the resolution, council person Matthews made the motion to approve, and 2nd by council person Legge, all approved.

Fiscal Officer Ridder discussed the 2019 Ordinance "providing for the retention of utility deposits that are unclaimed after 5 years". He will do an analysis to determine the amount deemed unclaimed and according to the ordinance, transfer 1/3 of the amount to each of the water, sewer and garbage funds.

Fiscal Officer Ridder notified the council that Union bank would begin offering payroll direct deposit. Once it is final and fees are determined he will bring the information back to the council for discussion.

Fiscal Officer Ridder acknowledged the excellent work that Administrator Bingham was doing on collecting the past due utility accounts.

Solicitor Fansler presented an updated "Ordinance Prohibiting Certain uses of Travel trailers as Dwellings for Habitation." After discussion a motion to approve the ordinance was made by council person Legge and 2nd by council person Daniels, all approved.

Administrator Bingham discussed the ongoing negotiations with the Logan County Sewer District about the contract renewal. Another option is for the Village build a treatment facility and process the waste ourselves rather than send it to LCSD. He believes this can be done for less than what we are paying

LCSD. He will be visiting a facility in Waynesfield that has a system we might consider. He is continuing to do research and will report back to the council.

Administrator Bingham notified council that we will be purchasing a Skid loader for \$34,000. We are currently waiting on a low interest loan approval from Ohio Rural Water District. If the loan is not approved we can use the COVID money for the purchase.

Administrator Bingham notified council that the well pumps, located at the water plant, are schedule to be replaced in December or January.

Council discussed designating the south side of Buckeye Street from N. State to N. Center as no parking. After much discussion Brandon will contact the State of Ohio.

Administrator Bingham notified council that Dave Roberts anniversary is in November and he will be given a dollar raise, bringing his salary to \$18/hr.

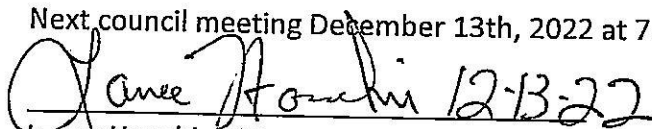
Administrator Bingham and Mayor Houchin asked council to give Fiscal Officer Ridder a \$2/hr raise, bringing his salary to \$18/hr. A motion to approve was made by council person Legge and 2nd by council person Daniels, all approved.

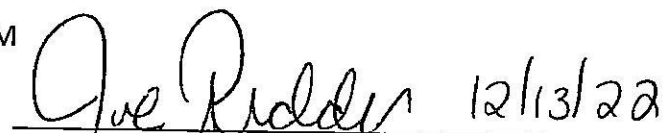
Chief Andrew Roy of the BMRT Ambulance asked the Village if they would be able to help fund the power cot for the new Ambulance. After much discussion Mayor Houchin said he would coordinate with Richland Township on their pledge and get back to him.

Councilor Matthews wanted to acknowledged the excellent job that that the volunteers from Ben Logan High School did on collecting the leaves last Saturday.

Motion to adjourn meeting made by council person Lowery, 2nd by council person Matthews.

Next council meeting December 13th, 2022 at 7:00 PM


Lance Houchin, Mayor Date


Joe Ridder, Fiscal Officer Date

October 11, 2022
VILLAGE OF BELLE CENTER REGULAR COUNCIL MEETING

Belle Center Village Council met in regular session on October 11, 2022 at 7:00 PM with Mayor Lance Houchin presiding. Roll Call was taken with council members Legge, Matthews, Troth and Lowery present, Guthrie and Daniels absent. Village officers Mayor Houchin, Fiscal Officer Ridder, Village Administrator Bingham and Solicitor Fansler also present.

Motion to approve minutes from regular session September 13, 2022 and emergency session September 15, 2022 was made by council person Legge, and 2nd by council person Matthews, all approved.

Motion to pay monthly bills was made by council person Troth, and 2nd by council person Legge, all approved.

Motion to approve the Bank Reconciliation for September 2022 was made by council person Lowery, and 2nd by council person Matthews, all approved.

Mayor Houchin updated council on the status of the sale of the Village property on Main Street, the ad is in the Bellefontaine Examiner and will run each Saturday until October 22nd. We are on the schedule for the site to be surveyed and date is to be determined.

Fiscal Officer Ridder notified council that he was contacted by the State of Ohio Auditors office and we are scheduled for an Audit in early 2023 to review years 2021 and 2022, and the estimated cost is \$13,375.

Administrator Bingham reported that the Shop roof was patched.

Administrator Bingham told council that the Shop building was assessed by a relator for possible sale and they said they would list the building for \$80,000 if we choose to sell.

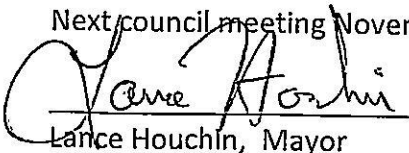
Administrator Bingham discussed an issue with a resident about the camper ordinance. The resident said that the way the ordinance read that he could have someone stay 6 days in a camper, then stay 1 day inside and that they could continue that all year long. Solicitor Fansler said that he would rewrite the ordinance to make it clear that campers are not to be used as full-time housing with explicit language to avoid resident confusion and present to council at next month's meeting.

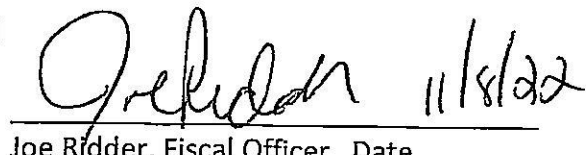
Administrator Bingham notified council that the two water well pumps at the water plant need to be replaced. They were installed in 2008 with a life of 5-6 years. The cost to replace the pumps is around \$22,000 and he will get a quote.

Councilor Colt Guthrie resigned effective 10/11/2022. Resident Bob James told council he was interested in the open position. Motion to appoint Bob James to the open council position was made by council person Legge, and 2nd by council person Matthews, a roll call vote resulted in all approving. Solicitor Fansler had Councilor James recite the oath of office.

Motion to adjourn meeting made by council person Lowery, 2nd by council person Matthews.

Next council meeting November 8th, 2022 at 7:00 PM

 11-8-22
Lance Houchin, Mayor Date

 11/8/22
Joe Ridder, Fiscal Officer Date

September 15, 2022
VILLAGE OF BELLE CENTER
EMERGENCY COUNCIL MEETING

Belle Center Village Council met in emergency session at 6:00 PM on September 15, 2022 with Mayor Lance Houchin presiding. Roll Call was taken with council members Legge, Guthrie(phone), Matthews(phone), Troth, Lowery and Daniels present. Village officers Mayor Houchin, Fiscal Officer Ridder and Village Administrator Bingham were also present. Not present was Solicitor Fansler.

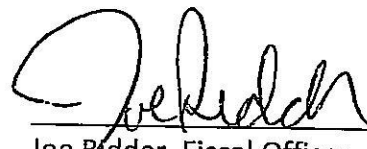
Mayor Houchin called the meeting to pass resolution 2022-19 which was accidentally forgotten at the regular meeting earlier in the week.

Administrator Bingham gave an overview of the resolution (copy attached). The village will receive money from Ohio Public Works Commission to pave State street. This resolution allows OPWC to apply for the funds on the villages behalf.

Mayor Houchin asked for a motion to approve the ordinance on one reading and under an emergency order, it was proposed by councilor Lowery and 2nd by councilor Daniels, roll call vote all approved. Mayor Houchin asked for a motion to approve the ordinance, it was proposed by councilor Lowery and 2nd by councilor Daniels, roll call vote all approved.

Motion to adjourn meeting made by council person Legg, 2nd by council person Lowery.

 10-17-22
Lance Houchin, Mayor Date

 10/11/22
Joe Ridder, Fiscal Officer Date

September 13, 2022
VILLAGE OF BELLE CENTER REGULAR COUNCIL MEETING

Belle Center Village Council met in regular session on September 13, 2022 at 7:00 PM with Mayor Lance Houchin presiding. Roll Call was taken with council members Legge, Guthrie, Matthews, Troth, Lowery and Daniels present. Village officers Mayor Houchin, Fiscal Officer Ridder, Village Administrator Bingham and Solicitor Fansler also present.

Motion to approve minutes from regular session August 9, 2022 was made by council person Daniels, and 2nd by council person Matthews, all approved.

Motion to pay monthly bills was made by council person Guthrie, and 2nd by council person Daniels, all approved.

Motion to approve the Bank Reconciliation for August 2022 was made by council person Guthrie, and 2nd by council person Troth, all approved.

Mayor Houchin said that the Car show on September 10th was a great success.

Mayor Houchin gave a review of the Township meeting to honor the Firefighters on September 11th.

Mayor Houchin discussed the condition of the curbs on Main Street many of which need repair. Administrator Bingham was asked get some quotes.

Mayor Houchin updated council on the status of the sale of the Village property on Main Street (that was transferred to the Village in 2012 from DP&L). A survey will be needed, with an estimated cost of \$750-\$1,200 and it was decided that the Village would pay for ½ of the cost and ½ to be paid by the highest bidder. Solicitor Fansler presented council with the ad that will run in the Bellefontaine Examiner (copy attached). He said that the ad needs to run one time per week for five consecutive weeks. It was decided that the Village would pay ½ of the ad and ½ to be paid by the highest bidder. Fiscal Officer Ridder said he would have the ad put in the paper.

Councilor Colt Gutthrie reported that his house is for sale and he would be moving out of the Village. He informed council that the October Meeting would be his last. Mayor Houchin asked council to begin the process finding interested candidates for the soon to be vacant council position.

A complaint was made about cars running stop signs in the village. Mayor Houchin said that the Logan County Sherriff was notified.

Fiscal Officer Ridder presented council with Supplemental Appropriation Resolution 2022-17. The village will soon be receiving \$48,085.32 for the Citgo Gas Station clean up project. This money will then be paid to BJAMM Environmental Inc, for continued clean up. A motion to approve the resolution was made by Council Member Lowery and seconded by Council Member Daniels. A roll call vote resulted all approving.

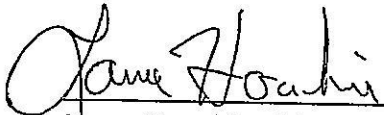
Administrator Bingham told council that employee Lukas Pope had his one-year anniversary in August and that he is giving him a \$1 raise, bringing his hourly salary to \$18/hour.

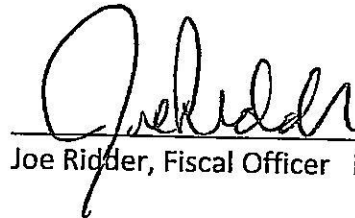
Administrator Bingham told council that the Shop building would be assessed for possible sale and he would report back the findings.

Administrator Bingham gave two more estimates to repair the Shop roof to council. One of the quotes was a patch job for \$4,800. After much discussion it was decided that Administrator Bingham would use a temporary tarp patch on the roof. This option was decided because we are still looking at options of building a new Shop on Keller Ave.

Motion to adjourn meeting made by council person Daniels, 2nd by council person Legge.

Next council meeting October 11th, 2022 at 7:00 PM

 10-17-22
Lance Houchin, Mayor Date

 10/11/22
Joe Ridder, Fiscal Officer Date

August 9, 2022
VILLAGE OF BELLE CENTER REGULAR COUNCIL MEETING

Belle Center Village Council met in regular session at 7:00 PM with Mayor Lance Houchin presiding. Roll Call was taken with council members Legge, Guthrie, Matthews, Troth, Lowery and Daniels present. Village officers Mayor Houchin, Fiscal Officer Ridder, Village Administrator Bingham and Solicitor Fansler also present.

Motion to approve minutes from regular session July 12, 2022 was made by council person Troth, and 2nd by council person Matthews, all approved.

Motion to pay monthly bills was made by council person Daniels, and 2nd by council person Guthrie, all approved.

Motion to approve the Bank Reconciliation for July 2022 was made by council person Guthrie, and 2nd by council person Legge, all approved.

Fiscal Officer Ridder and Administrator Bingham discussed the need for a supplemental resolution #2022-12, copy attached. Mayor Houchin asked for a motion to approve the ordinance on one reading and under an emergency order, it was proposed by councilor Matthews and 2nd by councilor Legge, roll call vote all approved. Mayor Houchin asked for a motion to approve the ordinance, it was proposed by councilor Guthrie and 2nd by councilor Matthews, roll call vote all approved.

Mayor Houchin notified council that a Disk Golf Course will be installed at the Village Park, at no cost to the village.

Mayor Houchin discussed the Logan County Solid Waste Management Plan. After discussion it was decided to adopt ordinance #2022-13, copy attached. Mayor Houchin asked for a motion to approve the ordinance, it was proposed by councilor Legge and 2nd by councilor Matthews, roll call vote all approved.

Administrator Bingham reminded council that the Logan County Sewer District wants to begin a workgroup to discuss the contract renewal due in July 2023. It was decided that Administrator Bingham, Mayor Houchin and Solicitor Fanser would be in the group. Bill McCormick, a resident, also volunteered to be in the group.

Administrator Bingham told council that employee Lukas Pope will have one year anniversary in August. He would like to give him and raise along with his one week vacation. Mayor Houchin and Administrator said that would determine a rate and report back to the council next month.

Last month Administrator Bingham notified the council that the roof over the Shop needs to be replaced. He discussed the possibility of selling the Shop property and building a new shop on Keller Street across from the Depot. After much discussion, Mayor Houchin asked Administrator Bingham to do some research on possible grant funding and to get some estimates on a new building. No decisions were made.

Mayor Houchin discussed an issue regarding residents living in campers. After discussion it was decided to adopt ordinance #2022-14, copy attached. Mayor Houchin asked for a motion to approve the ordinance on one reading and under an emergency order, it was proposed by councilor Guthrie and 2nd by councilor Legge, roll call vote all approved. Mayor Houchin asked for a motion to approve the ordinance, it was proposed by councilor Daniels and 2nd by councilor Matthews, roll call vote all approved.

Solicitor Fansler has begun receiving his OPERS retirement and in the process he was required to terminate his employment and has asked to be rehired. After discussion it was decided to adopt ordinance #2022-15, copy attached. Mayor Houchin asked for a motion to approve the ordinance on one reading and under an emergency order, it was proposed by councilor Daniels and 2nd by councilor Lowery, roll call vote all approved. Mayor Houchin asked for a motion to approve the ordinance, it was proposed by councilor Daniels and 2nd by councilor Guthrie, roll call vote all approved.

Mayor Houchin discussed an issue in the village regarding bed bugs and other vermin. After discussion it was decided to adopt ordinance #2022-16, copy attached. Mayor Houchin asked for a motion to approve the ordinance on one reading and under an emergency order, it was proposed by councilor Guthrie and 2nd by councilor Legge, roll call vote all approved. Mayor Houchin asked for a motion to approve the ordinance, it was proposed by councilor Daniels and 2nd by councilor Legge, roll call vote all approved.

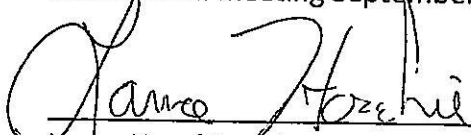
Brian Moran, of Moran Brothers Heating and Cooling, spoke to council about his interest in purchasing the Village property on Main Street (that was transferred to the Village in 2012 from Dayton Power and Light and discussed at the March meeting). After much discussion it was decided to put the property up for sale for a minimum of \$12,000. Solicitor Fansler said the first step of the process was to place an ad in the Bellefontaine Examiner requesting bids for the property and stating the minimum amount. After that then the village could proceed with the sale to the winning bidder. Solicitor Fansler will write the ad and Fiscal Officer Ridder will see that it is posted in the Bellefontaine Examiner.


Mayor Houchin said that the village would host a classic car show on Saturday September 10th.

Chief Andrew Roy of the BMRT said that they would provide a first aid tent for the car show. He also is able to provide CRP training to village workers at a cost of only the CPR card.

Motion to adjourn meeting made by council person Lowery, 2nd by council person Guthrie.

Next council meeting September 13th, 2022 at 7:00 PM


Lance Houchin, Mayor Date


Joe Ridder, Fiscal Officer Date

July 12, 2022
VILLAGE OF BELLE CENTER REGULAR COUNCIL MEETING

Belle Center Village Council met in regular session at 7:00 PM with Mayor Lance Houchin presiding. Roll Call was taken with council members Legge, Guthrie, Matthews, and Troth present, Lowery and Daniels absent. Village officers Mayor Houchin, Fiscal Officer Ridder, Village Administrator Bingham and Solicitor Fansler also present.

Motion to approve minutes from regular session June 14, 2022 was made by council person Troth, and 2nd by council person Matthews, all approved.

Motion to pay monthly bills was made by council person Guthrie, and 2nd by council person Legge, all approved.

Motion to approve the Bank Reconciliation for June 2022 was made by council person Troth, and 2nd by council person Matthews, all approved.

Mayor Houchin told council that the new electronic speed sign is set up on Charles St. near the Village Park. The sign will be set to blink when the speed limit is exceeded

Mayor Houchin asked that Council Member Matthews, also on the fireworks committee, to give a recap of the 4th of July events.

Fiscal Officer Ridder notified council that the Logan County Solid Waste District sent a certified letter with a request to review their 2003 Solid Waste Management Plan by approving their sample resolution. The Mayor said that the council would review and report at next meeting.

Fiscal Officer Ridder, notified council that the 2nd payment of the COVID relief money was sent to the Village this month. He asked council to review and approve a Supplemental Appropriation Resolution: \$6,000 for the State Highway Fund 2021, \$43,228.45 COVID Relief Fund 2151 and \$370.00 for the OWDA Loan Fund 5721 for a Grand Total of \$49,598.00. Council Member Guthrie made a motion to approve and 2nd by Council member Legge. Mayor Houchin asked for a roll call vote and all voted to approve.

Administrator Bingham notified the council that the roof over the Shop needs to be replaced. He received one quote but will be asking for additional quotes.

Solicitor Fansler said that the lot on Main Street was a total of 7.068 acers and was transferred to the Village in 2012 from Dayton Power and Light. He described that next step to sell the property was for the council to decide on a value and put an advertisement in the Bellefontaine Examiner. No decisions were made.

Guests in attendance were Brian Schultz and Brian Clark from the Logan County Sewer District. Brian presented a Regulatory and Rate Workshop with documents describing statistics and certification definitions. He said that the Contract between the LCSD and the Village of Belle Center will be expiring and that a new contract needs to be completed. The existing contract does not adequately address the regulatory requirements & rate determination. He recommended that a work group be created with LCSD and VOBC members to expediate the process.

Andrew Roy, Chief of the BMRT Ambulance District said that he would be willing to train Village staff in CPR and that the CPR dummies have arrived.

Motion to adjourn meeting made by council person Troth, 2nd by council person Matthews.

Next council meeting August 9th, 2022 at 7:00 PM

Lance Houchin 8-9-22
Lance Houchin, Mayor Date

Joe Ridder 8/9/22
Joe Ridder, Fiscal Officer Date

June 14, 2022
VILLAGE OF BELLE CENTER REGULAR COUNCIL MEETING

Belle Center Village Council met in regular session at 7:00 PM with Mayor Lance Houchin presiding. Roll Call was taken with council members Lowery, Legge, Guthrie, Matthews, Daniels and Troth present. Village officers Mayor Houchin, Fiscal Officer Ridder, Village Administrator Bingham and Solicitor Fansler also present.

Motion to approve minutes from regular session May 10, 2022 was made by council person Lowery, and 2nd by council person Legge, all approved.

Motion to pay monthly bills was made by council person Guthrie, and 2nd by council person Daniels, all approved.

Motion to approve the Bank Reconciliation for May 2022 was made by council person Daniels, and 2nd by council person Troth, all approved.

Logan County Sewer District sent an email to Administrator Bingham and Mayor Houchin (copy attached). After discussion, Administrator Bingham said he would contact LCSD and set up a meeting. Mayor Houchin also asked that it would be a good idea for representatives from LCSD to attend the next Village Council meeting, if possible.

Mayor Houchin said that Charles Street paving was completed. A resident asked if Charles Street would be lined, and Mayor Houchin said no, only roads that are currently lined will be relined when needed.

Mayor Houchin and Administrator Bingham discussed the possibility of the Village buying trash cans (totes) that would be able to be picked up with the automatic arm of the new garbage truck. After much discussion it was decided that Council Guthrie and Daniels would get the new trash cans as a test. After which the issue would be revisited.

Fiscal Officer Ridder presented a Records Retention Policy which was prepared by Solicitor Fansler. Ridder said that he reviewed it and recommends that the council adopt the policy. Solicitor Fansler also noted that along with the policy that a committee needed to be established and meet at least twice a year. In addition, a form needed to be completed for each Village employee to sign after reviewing the policy, and the Policy needs to be posted in the Village Office. After discussion a motion to adopt the policy was made by Councilor Guthrie and seconded by Councilor Lowery, a roll call vote resulted in all approving. Further discussion occurred around the members of the new committee it was decided that the committee would consist of: Mayor Houchin, Administrator Bingham, Fiscal Officer Ridder, Council Member Legge, and one member from the community. Councilor Legge would recruit the member from the community.

Brandon Reported on the Water Tower inspection and resulting incident requiring a boil water alert. On May 19 the water tower was inspected by Complete Restoration LLC. On the day the inspection was completed Administrator Bingham was not told of any issues but a week later he was contacted by the owner of Complete Restoration LLC and told that several dead birds were found in the water tower. Administrator Bingham immediately contacted the EPA and it was decided that the Water Tower would be taken offline and a boil water alert issued. It was determined that birds had accessed the tower through a vent that was not secure. The Water would then be emptied and the tower cleaned and the vent fixed. It was decided that a monthly visual inspection would begin to take place by a member of the

Village Water department. There is an outstanding issue about the bill from Compete Restoration LLC and Administrator Bingham was working on the issue.

The Mayor talked about a possibility of getting a bulk water monitoring system. The current system is a paper and pencil system. Administrator Bingham said that he would do some research but that he did not think that a bulk water monitoring system was needed.

Administrator Bingham told the council that the Richland Fire department Pool Filling program has ended and that they would no longer be using village water to fill pools.

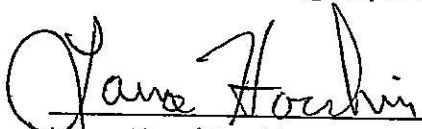
Administrator Bingham said that the new backhoe would be delivered Wednesday June 15.

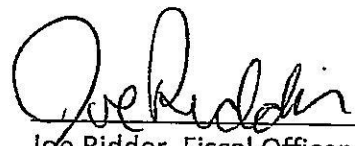
Administrator Bingham said that the mosquito spraying would begin next week.

Andrew Roy, Chief of the BMRT Ambulance District said that he would be willing to train Village staff in CPR. Mayor Houchin and Administrator Bingham both said it was a good idea.

Motion to adjourn meeting made by council person Daniels, 2nd by council person Lowery.

Next council meeting July 12th, 2022 at 7:00 PM

 7-12-22
Lance Houchin, Mayor Date

 7/12/22
Joe Ridder, Fiscal Officer Date

May 10, 2022
VILLAGE OF BELLE CENTER REGULAR COUNCIL MEETING

Belle Center Village Council met in regular session at 7:00 PM with Mayor Lance Houchin presiding. Roll Call was taken with council members Lowery, Legge, Matthews, Daniels and Troth present. Guthrie, absent. Village officers Mayor Houchin, Fiscal Officer Ridder, Village Administrator Bingham and Solicitor Fansler also present.

Motion to approve minutes from regular session April 12, 2022 was made by council person Daniels, and 2nd by council person Lowery, all approved.

Motion to pay monthly bills was made by council person Troth, and 2nd by council person Daniels, all approved.

Motion to approve the Bank Reconciliation for April 2022 was made by council person Legge, and 2nd by council person Troth, all approved.

Mayor Houchin discussed the Ordinance Regarding Village Requirements to Remedy Nuisance Properties 2019-05. He suggested two changes: length of grass be changed from 10 inches to 6 inches and the amount of time be changed from 10 days to 3 days. After discussion the council agreed to the changes. A motion to approve Ordinance 2022-09, which is the same ordinance as 2019-05 with the above-mentioned changes, was made by Councilor Daniels and seconded by Councilor Daniels. A roll call vote was made as follows: council members Lowery Yes, Legge Yes, Matthews Yes, Daniels Yes and Troth Yes. Guthrie was absent.

Mc Hews

Mayor Houchin said that the work has begun to repair sidewalks.

Council discussed the issue of the green grass grow that was left by the gas company. Administrator Bingham is in contact with Columbia Gas regarding the problem.

Mayor Houchin brought up the idea of a Community Watch. After much discussion no decision was made.

A motion to approve "A resolution authorizing the adoption of an alternative method of apportioning the Local Government funds" 2022-10 was made Councilor Daniels and seconded by Councilor Matthews. A roll call vote was made as follows: council members Lowery Yes, Legge Yes, Matthews Yes, Daniels Yes and Troth Yes. Guthrie was absent.

Zoning Officer Greg Fitzpatrick requested that a notice be added to the Utility Bills this month on the topic of pools. After a lengthy discussion from all member no decision was made.

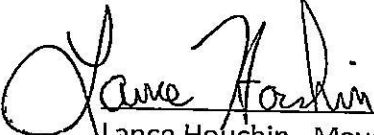
Fiscal Officer Ridder discussed a meeting he attended with Logan County Auditor Jack Reser about the use of the COVID relief funds. The Department of Treasury has relaxed the use of the funds allowing them to be used to cover "government services". A motion to approve resolution 2022-8 which allows for the standard allowance of revenue loss to be used for the provision of government services from the American rescue Plan funds, aka COVID relief funds, was made by Councilor Legge and seconded by Councilor Matthews. A roll call vote was made as follows: council members Lowery Yes, Legge Yes, Matthews Yes, Daniels Yes and Troth Yes. Guthrie was absent.

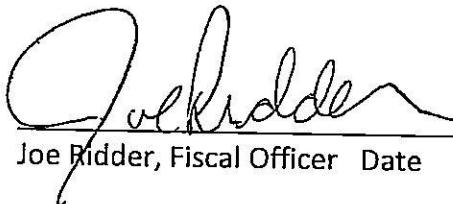
Fiscal Officer Ridder discussed the Regional Income Tax Agency's Non-Filing Delinquency Program. First a letter campaign by R.I.T.A would attempt to collect on individuals who have not paid the 1% village tax. Then followed by an Administrative Subpoena for those individuals who do not respond to the letter. The cost to the village would be 1\$ per Subpoena. A motion to participate in the R.I.T.A 2022-2023 Non-Filing Delinquency Program was made by Councilor Legge and seconded by Councilor Matthews, all approved.

Fiscal Officer Ridder gave council two bids for repaving Charles street, one from The Shelly Company for \$69,365.00 and another from Quality Paving, who declined to submit a formal bid. Mayor Houchin recuse himself from the discussion and vote as he is an employee of the Shelly Company. A motion to approve the bid from the Shelly Company was made by Councilor Matthews and seconded by Councilor Legge, all approved.

Motion to adjourn meeting made by council person Lowery, 2nd by council person Daniels.

Next council meeting June 14th, 2022 at 7:00 PM

 5-11-22
Lance Houchin, Mayor Date

 5/11/22
Joe Ridder, Fiscal Officer Date

APRIL 12, 2022
VILLAGE OF BELLE CENTER REGULAR COUNCIL MEETING

Belle Center Village Council met in regular session at 7:00 PM with Mayor Lance Houchin presiding. Roll Call was taken with council members Lowery, Legg, Guthrie, Matthews, Daniels and Troth present. Village officers Mayor Houchin, Fiscal Officer Ridder, Village Administrator Bingham and Solicitor Fansler also present.

Motion to approve minutes from regular session March 8, 2022 was made by council person Daniels, and 2nd by council person Legg, all approved.

Motion to pay monthly bills was made by council person Guthrie, and 2nd by council person Matthews, all approved.

Motion to approve the Bank Reconciliation for March 2022 was made by council person Lowery, and 2nd by council person Matthews, all approved.

Amounts for delinquent sewer assessments were reported to the Logan County Auditor with errors for the years 2013 thru 2021. Fiscal Officer Ridder recalculated the correct delinquent amounts and Resolution 2022-06 was presented to the Council. Council member Legg made a motion to adopt the resolution and Council member Daniels seconded the motion, all members approved.

The Mayor Houchin discussed the option of increasing the current monthly Health Care Reimbursement Payments to full time employees from \$78 to \$150 per month. After Council discussion, a motion for a resolution to Increase Employee Monthly Health Insurance Reimbursement to \$150.00 per month (Resolution 2022-07) was made by Councilor Legg and seconded by Councilor Lowery. All Approved.

Greg Fitzpatrick is the current Zoning Officer. Two zoning committee's need to be staffed. First the Zoning Committee which consists of Mayor, 2 council members and 2 residents. Councilors Art Daniels and Anitha Legg volunteered for the Zoning Committee. The Mayor will seek 2 residents to volunteer for the Zoning Committee. The second is the Zoning Appeals Committee which is staffed by 3 residents. The Mayor will seek 3 residents to volunteer for the Zoning Appeals committee.

Abandon cars has been brought up as a concern in the village. The Village approved and passed Ordinance 2013-01 on March 13, 2013: "An ordinance prohibiting leaving junk vehicles, unlicensed vehicles, or abandoned vehicles on private property or public property." Administrator Bingham has talked a resident to be sure the resolution is followed. The resident is also considering putting up a fence.

Solicitor Fansler will have a sample Public Records Disposal Policy and a Document Retention Policy for council to review next month. Solicitor Fansler will also present a sample Local Government Funds Ordinance to the Council. The sample ordinance can also be used for other villages and townships.

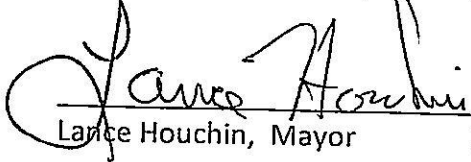
Village employees along with Mayor Houchin and resident Troy Jenkins have been working on updating the baseball field, including benches, painting, sand and gravel. Also, Quality paving has volunteered the use of a roller for the field.


Councilor Daniels brought up a concern that cars running stop signs in the village. After discussion the Mayor said he would contact the Logan County Sheriff for advice and proposed solutions.

The Village will be paving Charles Street and has requested bids from 2 vendors Quality Paving and The Shelly Company. Once bids are received they will be presented to council for review and voted on to choose and approve.

Motion to adjourn meeting made by council person Lowery, 2nd by council person Daniels

Next council meeting April 12th, 2022 at 7:00 PM

 Lance Houchin, Mayor Date 5-11-22

 Joe Ridder, Fiscal Officer Date 5/10/22

MARCH 8, 2022
VILLAGE OF BELLE CENTER REGULAR COUNCIL MEETING

Belle Center Village Council met in regular session at 7:00 PM with Mayor Lance Houchin presiding. Roll Call was taken with council members Lowery, Guthrie, Matthews, Legg and Troth present. Village officers Mayor Houchin, Fiscal Officer Ridder, Village Administrator Bingham and Solicitor Fansler also present.

Motion to approve minutes from regular session February 8, 2022 was made by council person Lowery, and 2nd by council person Matthews, all approved.

Motion to pay monthly bills was made by council person Guthrie, and 2nd by council person Matthews, all approved.

Motion to approve the Bank Reconciliation for February 2022 was made by council person Legg, and 2nd by council person Lowery, all approved.

The Mayor Houchin discussed the Health Insurance proposal presented last month. Council discussed the option of increasing the current monthly Health Care Stipend Payments to full time employees from \$75 to \$150 per month. Mayor Houchin asked Fiscal Officer Ridder and Administrator Bingham to work up the numbers and present a budget projection at the next council meeting. No decision was made.

Administrator Bingham said that a \$1 increase for full time employees Lukas Pope and Dave Roberts would begin 3/13/2022 bringing each up to \$17/hr.

Administrator Bingham notified Council that he purchased a new backhoe for the village:
A John Deere 410G Backhoe Loader for \$37,250.00 less a trade in on our current John Deere 530 Utility Tractor/Backhoe for \$6,000 bringing the price to \$31,250. He is working with Christopher Cron of Murphy Tractor & Equipment Company, 3550 Saint Johns Rd, Lima, OH 45804 ·(419) 221-3666. The new backhoe will be delivered in April.

Administrator Bingham discussed the possibility of selling the property between the two Moran brothers buildings on main street, location of the old rail road tracks. Solicitor Fansler said that the process to sell property was to advertise in the paper for 5 weeks and then accept the highest bid and that the cost for advertising could be as much as \$1,000. Council approved to pay ½ of the survey that should cost between \$600-\$1000 and Morgan brothers will pay the other half. Solicitor Fansler will also look at the property deed to see if there are any restrictions on its sale. Following the survey's results the survey council will discuss price and next steps at the April meeting.

Solicitor Fansler presented a resolution for clean-up week but had some questions for council. He will have it typed up and will present at the April meeting for voting and signing.

Travis Robinson with the local Baseball league discussed with council the conditions of the baseball field at the park. Both council and Travis have ideas to get volunteers to help with the repairs. Administrator Bingham said he would be able to get fill dirt, pea gravel and sand for the project. The spring baseball games should begin 1st week of May. Mayor Houchin said the Village would pay for the port-a-potties at the field, they were rented from Bobcat Multi-Works in DeGraff last year. Mayor Houchin said he would talk with Travis about the details and keep the council informed.

Property at 306 main street sold September 15, 2021. There is a special assessment on the property by the village for sewer expenses for \$6,211.90 and Solicitor Fansler is in discussion with the county regarding the amount due.

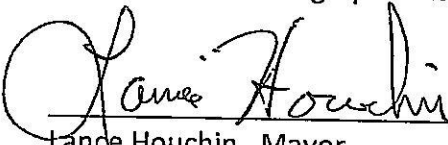
Dione Campbell said the recycling center needs stone. Administrator Bingham said that the cost would be split between the Village and the County. Dione would contact the county to see about getting more stone.

Motion to enter Executive session to discuss the audit was made by council person John, and 2nd by council person Matthews, all approved.

Motion to exit Executive session was made by council person John, and 2nd by council person Matthews, all approved.

Motion to adjourn meeting made by council person Legg, 2nd by council person Matthews

Next council meeting April 12th, 2022 at 7:00 PM


Lance Houchin, Mayor Date


Joe Ryder, Fiscal Officer Date

FEBRUARY 8, 2022
VILLAGE OF BELLE CENTER REGULAR COUNCIL MEETING

Pre-meeting: Solicitor Fansler swore in new Council member Joe Matthews.

Belle Center Village Council met in regular session at 7:00 PM with Mayor Lance Houchin presiding. Roll Call was taken with council members Lowery, Guthrie, Matthews, Legg and Daniels present. Village officers Mayor Houchin, Fiscal Officer Ridder, Village Administrator Bingham and Solicitor Fansler also present.

Motion to approve minutes from regular session January 11, 2022 was made by council person Lowery, and 2nd by council person Legg, all approved.

Motion to pay monthly bills was made by council person Guthrie, and 2nd by council person Matthews, all approved.

The Mayor Houchin discussed the yearly Spring Clean up day. Administrator Bingham said that it is usually the first week in May. The Mayor discussed the possibility of charging a \$20 fee per household. The reason for this was because some residents are using the free pickup to get rid of out of town trash for others. Discussion occurred between various council members. Mayor asked Solicitor Fansler to write up an ordinance/resolution on the topic and present at the next council meeting.

The Regional Income Tax Authority (R.I.T.A.) is responsible for collecting our Villages 1% income tax. They require a current council member to be a Governing Delegate and an Alternate to represent the Village. It was decided that Anita Legg would be the Delegate and Lance Houchin would be the Alternative representative to R.I.T.A.

Fiscal Officer Ridder notified the council that the 2021 books are closed and the Financial Statements are available to anyone who wants them. The closing required that an ad be placed in the newspaper and this was done on February 3 in the Bellefontaine Examiner classifies:

"Public Notice – Village of Belle Center, OH The Annual Financial report is complete and is available at the office of the Fiscal Officer, 101 Keller Ave, Belle Center, OH"

The 2019 and 2020 Financial Audit has been completed by the State of Ohio auditors and Fiscal Officer Ridder presented a detail written explanation of the Audit Adjustments for \$11,243 and a Bank Account reconciliation adjustment for \$5,084.08. Following both of these adjustments to Bank account is in balance. The most immediate result is that the Sewer Operating fund has a year beginning balance of only \$5,078.

Fiscal Officer Ridder recommended that the General Fund make an advance to the Sewer Operating fund in the amount of \$10,000. This advance would be paid back to the General fund by 12/31/2022. If for some reason the Sewer Operating fund was unable to repay the advance, the council would need to agree to make the amount a permanent transfer. A motion was made to adopt Resolution "2022-04 Advance Of Monies from the General fund to the sewer fund" was made by Councilor Daniels and was seconded by Councilor Guthrie, all approved and passed the resolution.

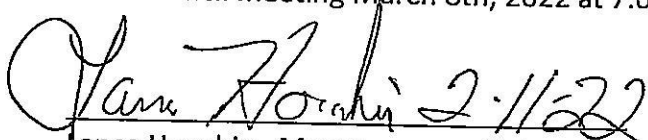
The Village needs a credit card and the State of Ohio Auditor has a bulletin 2018-003 on the subject. The village will need to adopt a credit card usage policy and vote on the ordinance. Fiscal Officer Ridder presented the credit Card policy along with the ordinance "2022-05 An Ordinance to establish a credit card policy compliant with the provisions of the Ohio Revised Code." A motion was made by Councilor Daniels to approve and was seconded by Councilor Guthrie, all approved and the Ordinance passed. It was agreed that Fiscal Officer Ridder would choose and bank and have the credit card set up in the villages name with the Fiscal officer as the credit cards user, administrator and authorized signer. Mayor Houchin and Administrator Bingham would also be given credit cards. The cards would have the individuals name followed by "The Village of Belle Center, Ohio."

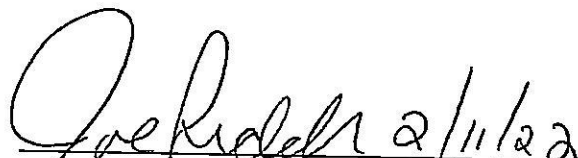
Community Member Devin Stoker with Western and Southern Life presented the Village Council with a proposal to provide health insurance for the villages three full time employees. He gave a very detailed presentation and provided Council with a package of information. Discussion occurred between various council members on the topic. No motions or decisions were made.

Andrew Roy of the BMRT Ambulance Service updated the council on their efforts to get a new ambulance. He said that funding for the American Resume Plan, which the village has a maximum allocation of \$85,686.34, would cover part of the cost of the Ambulance Power Cot and Load System. He requested that the village transfer \$10,000 of the grant to the BMRT. Discussion occurred between various council members with Administrator Bingham saying that the money has been allocated to Sewer/Water village projects. No motions or decision were made. Andrew said he understood that money had already been allocated but reminded the Village that if thy were able to get additional Rescue Plan Funding to please keep in mind the need of the BMRT.

Motion to adjourn meeting made by council person Guthrie, 2nd by council person Matthews

Next council meeting March 8th, 2022 at 7:00 PM


Lance Houchin, Mayor Date


Joe Ridder, Fiscal Officer Date

JANUARY 11, 2022
VILLAGE OF BELLE CENTER REGULAR COUNCIL MEETING

Pre-meeting: Solicitor Fansler swore in new Council member Colt Guthrie.

Belle Center Village Council met in regular session at 7:00 PM with Mayor Lance Houchin presiding. Roll Call was taken with council members Lowery, Troth and Guthrie were present. Village officers Mayor Houchin, Fiscal Officer Ridder, Village Administrator Bingham and Solicitor Fansler also present.

Motion to approve minutes from regular session December 15, 2021 was made by council person Lowery, and 2nd by council person Guthrie, all approved.

Motion to pay monthly bills was made by council person Troth, and 2nd by council person Guthrie, all approved.

First order of business was for the Mayor to ask council if they wanted to fill two vacant council positions. In attendance were Anita Legg, Bob Jones, Donna Hesser and Art Daniels, all who were interested in the open positions.

Motion to appoint Art Daniels as council member was made by council person Lowery, 2nd by council person Guthrie, all approved. Solicitor Fansler swore in new Council member Art Daniels.

Motion to appoint Anita Legge as council member was made by council person Guthrie, and 2nd by council person Lowery, all approved. Solicitor Fansler swore in new Council member Anita Legge.

Mayor Houchin gave an update on the COVID grant. We received \$42,800.00 and nothing has been spent.

Administrator Bingham told the council about a need of a Backhoe for the village for a cost of between \$40 and \$50 thousand dollars. The one we have now is a 1994 that needs \$3,000 to \$5,000 in repairs. No decisions were made.

Mayor Houchin gave an update on the Military Banner program. We currently have 11 completed and hanging in the depot building with a few more already ordered. A form is available in the Depot office to anyone who wants to sponsor a banner, the cost is \$115.00. Mayor Houchin and Administrator Bingham and making plans to hang the banners throughout the village.

Administrator Bingham discussed the idea of putting in sidewalks on Buckeye St (273). We would be able to pay for this with money from the State Highway fund which has \$38 thousand dollars. This money would only pay for Buckeye St (273) and no other locations in the village due the nature and purpose of the Highway Funds. No decisions were made.

Mayor Houchin discussed the need for the Village to have a yearly utility bill increase, similar to other villages. It would be easier to have a smaller yearly increase than an having larger increase every couple of years. After discussion a motion was made to begin a 2% increase to all utility rates in January 2022 and each January thereafter and was made by council person Daniels, and 2nd by council person Lowery, all approved. Solicitor Fansler will write up the ordinance and it would be signed at the February council meeting.

The following rate increase will begin 1/1/2022

	Old Rate	2% Increase	New Rate
Water	\$11.25	\$0.23	\$11.48
Sewer	\$52.50	\$1.05	\$53.55
Garbage	\$16.75	\$0.34	\$17.09
Capital Improvement	\$13.00	\$0.26	\$13.26
<hr/>			
Total base rate	\$93.50	\$1.88	\$95.38
Bulk Water	\$12.00	\$0.24	\$12.24

The Village needs a check signer to weekly meet with Fiscal Officer Ridder to review and sign checks for bills and payroll. After discussion, a motion to add Anita Legge as an authorized signer on the Union Bank checking account was made by council person Guthrie, and 2nd by council person Daniels, all approved. The mayor was never added as an authorized signer, so Lance Houchin also needs to be added; as well as two signers Dione Campbell and Donna Hesser need to be removed as signers from the Union Bank Checking account.


Mayor Houchin said that the council would need to appoint a council president. After discussion a motion to appoint John Lowery as council president was made by council person Daniels, and 2nd by council person Legge, all approved.

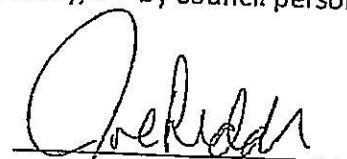
Solicitor Fansler attended a County Commissioner meeting with Paul Benedetti, Mark Robinson, Jack Recer and Brian Shultz where they said that the Indian Lake Sewer District was still interested in assuming the Belle Center Sewer. The Indian Lake Sewer has 6,000 customers and Belle Center has around 380. The county would make the final few payments of the loan and then assume the Belle Center Sewer into the Indian Lake Sewer District system. Mayor Houchin gave a very good analogy of the sewer offer: "If I bought a new truck and paid 4 years of a 5 year loan, and then you offered to buy my truck for paying the final year of the loan". "We are in the final years of paying off a 20 year loan, the county is willing only to make the final few payments for assuming the sewer." Administrator Bingham said that he spoke to other municipal managers and was asked "Why would Belle Center give up a revenue generating operation?" "It is true that the system will need maintenance as it ages, but in over a year we will have the loan paid off and will have the revenue to make the required maintenance." No decisions were made.

Andrew Roy and Bill McCormick members on the BMRT Ambulance District board were present and reminded council that the village needs a Belle Center council member representative to be on the BMRT Board of Directors. Council Member Guthrie volunteered to take the BMRT board position. A motion to appoint council member Guthrie to the BMRT board was made by council person Lowery, and 2nd by council person Daniels, all approved.

Community member Devin Stoker, a previous village employee, was present at the meeting. He said that in his current position with Western and Southern Life Insurance Company could provide the Village with a proposal for Health Benefits for its full-time employees. After discussion the council agreed to review a proposal at the February meeting.

Motion to adjourn meeting made by council person Lowery, 2nd by council person Guthrie.
Next council meeting February 8th, 2022 at 7:00 PM

 1-14-22
Lance Houchin, Mayor Date

 1/14/22
Joe Ridder, Fiscal Officer Date