

## RECORD OF PROCEEDINGS

### JEFFERSONVILLE COUNCIL

#### REGULAR SESSION

HELD: AUGUST 28, 2025

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THE COUNCIL OF THE VILLAGE OF JEFFERSONVILLE CONVENED IN REGULAR SESSION FROM 7:00 PM TO 8:29 PM IN THE VILLAGE OFFICE, 8 N. MAIN ST., JEFFERSONVILLE, OH 43128. ACTING MAYOR ROGER SPAHR CALLED THE MEETING TO ORDER WITH THE FOLLOWING MEMBERS AND VISITORS PRESENT:

SUE BURNSIDE	PRESENT	JACOB DAWSON	PRESENT
DANNY MAXIE	PRESENT	ROBERT MINSHALL	PRESENT
ROGER SPAHR	ACTING MAYOR	ERIKA WOLFE	PRESENT

**EMPLOYEES:** STEPHANIE STEWART AND ANGELA MANN WERE PRESENT. LAW DIRECTOR DAVID KIGER WAS PRESENT.

**MINUTES:** OF THE 14 AUGUST 2025 WERE APPROVED MOTION BY DAWSON/MINSHALL VOTE- 6 YEA 0 NAY.

**FINANCIALS:** MOTION BY BURNSIDE/WOLFE JULY 2025 FINANCIAL STATEMENTS WERE RECEIVED & REVIEWED VOTE – 6 YEA 0 NAY.

**VISITORS/CITIZENS:** SCOTT SIMS, SIMS CONSTRUCTION.

SIMS- REQUESTING AN EXTENSION TO CONTINUE THE SUGAR CREEK PUD UNTIL EVERYTHING IS FINISHED. MOTION BY MAXIE/WOLFE TO APPROVE FOR ANOTHER 2 YEARS, OCTOBER 2025-OCTOBER 2027 VOTE – 6 YEA 0 NAY. SIMS- THE RENDERINGS FROM MIAMI VALLEY LIGHTING HAS MORE OVERHEAD LIGHTS IN THE PLANS THAN WOOLPERT. MIAMI VALLEY PLANS HAVE A HOUSE SIDE & A ROAD SIDE. KIGER- DOES DR HORTON HAVE ANY COMMENT REGARDING LIGHTING? SIMS- NO COMMENT HAS BEEN MADE REGARDING THE LIGHTING; THERE IS AN ONSITE MEETING NEXT WEEK WITH THE BUILDERS & ALL UTILITIES, LIGHTING WILL BE DISCUSSED. SIMS HAS INVITED ROBIN LIVESAY WITH MIAMI VALLEY LIGHTING TO THAT MEETING. KIGER- IF YOU NEED A DEVIATION FROM THE APPROVED DESIGN FROM WOOLPERT, LET COUNCIL KNOW. SIMS- LIVESAY DID A NICE JOB WITH THE RENDERINGS. STEWART- RECEIVED A ZONING APPLICATION FOR THE SUGAR CREEK PUD ENTRANCE SIGN, DO YOU KNOW THE PLACEMENT? SIMS- IT IS OFF THE ROAD, 15'1" OFF OF THE RIGHT-OF-WAY. STEWART- THERE WILL BE ONE V-STYLE MARKETING SIGN FOR THE COMMUNITY. 8' PANELS, 8X4 32 SQ. FOOTAGE. FROM THE GRADE TO THE TOP OF THE SIGN ITS GOING TO BE 9'6". MOTION BY BURNSIDE/MAXIE TO ACCEPT THE SIGN & THE LOCATION VOTE – 6 YEA 0 NAY. SIMS- DR HORTON HAS ASKED FOR A 3X3 OR 3X4 STONE HANGING SIGN FOR THE ENTRANCE ON THE SOUTH DRIVE. THE SIGN WILL SAY SUGARCREEK ON THE FRONT OF THE SIGN. WOULD LIKE MORE DEFINITION TO THE ENTRY. SIMS TO GET A PERMIT. STEWART- INSTALL A SIGN ON DARBYSHIRE & YORKSHIRE? SIMS- YES, WILL GET ANOTHER PERMIT WHEN READY. KIGER- THE VILLAGE RECENTLY PASSED AN ORDINANCE REQUIRING EVERYONE TO FILL OUT AN APPLICATION PRIOR TO DIGGING. IF YOU COULD TAKE THAT LOCATE UTILITY ORDINANCE TO YOUR ONSITE MEETING. STEWART TO GET SIMS A COPY. SIMS- FIBER TOPS ARE BROKEN THROUGHOUT THE VILLAGE. STEWART- IT'S BEEN A RUN AROUND, STEWART WILL CONTINUE TO REACH OUT TO GET THESE FIXED. SIMS- THE FIBER TOP ON THE NORTH DRIVE IS BROKE. SPAHR- WHEN IS DR HORTON GOING TO START BUILDING? SIMS- ONCE UTILITY GETS ONSITE, THEY'RE HOPING TO BUILD 32 LOTS IN SEPTEMBER. STEWART- IS DR HORTON REQUIRED TO PAY THE TAP FEES UP FRONT PRIOR TO BUILDING? KIGER- YES, THE LANGUAGE OF THE ORDINANCE REFERENCES CONSTRUCTION & THE ACTUAL TOUCHING OF THE UTILITY. WHEN DR HORTON PULLS THEIR BUILDING PERMITS, TAP FEES ARE TO BE PAID. SIMS- THE TIMELINESS OF BUILDING PERMITS HAS DR HORTON CONCERNED. KIGER- NOT A PROBLEM. SIMS- DR HORTON WAS ASKING ABOUT THE ADDRESSES, ARE THEY IN THE SYSTEM? STEWART- YES, BUT THEY WONT OVERLAY INTO ACCU GLOBE. KIGER- TAKE TO SCOTT CORMANY

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OFFICE, HE WILL HELP. SPAHR- DOES DR HORTON NEED THE ADDRESSES PRIOR TO BUILDING? SIMS- YES, THEIR SYSTEM REQUIRES THE ADDRESSES.

**NEW BUSINESS:** NONE.

**CONTINUING BUSINESS:**

- ELECTRIC AGGREGATION UPDATE- JORDAN HARMON LOCKED IN RATES OF \$.0908/KWH WITH DYNEGY FOR A TERM OF 29 MONTHS RUNNING DECEMBER 2025-MAY 2028 FOR VILLAGE RESIDENTS.

**OTHER BUSINESS:** NONE.

**VILLAGE ADMINISTRATOR:** STEWART- RECEIVED A PHONE CALL FROM BARB ANDERSON THE VILLAGE HAS BEEN AWARDED \$1.936 MILLION FOR THE STAG GRANT THAT IS 80% OF WHAT OUR PROJECT IS FOR THE MAIN LIFT STATION & THE MAIN FORCE. THIS IS THROUGH MIKE CAREY'S OFFICE. THE VILLAGE IS STILL RESPONSIBLE FOR 20%. THE PROJECT WENT OUT FOR BID YESTERDAY MORNING, YESTERDAY AFTERNOON WE FOUND OUT THE VILLAGE WAS AWARDED THE STAG GRANT. IN 3 WEEKS, COUNCIL IS TO OPEN ALL THE BIDS THAT COME IN FOR THE PROJECT, WERE GOING TO HOLD OFF. ANY CALLS FROM CONTRACTORS ON THESE BIDS FOR THE SEWER MAIN LIFT PUMP STATION PROJECT, REFER THEM TO VERDANTAS & BARB ANDERSON. WE'RE NOT ACCEPTING ANY OF THESE BIDS, GOING TO REDO. THIS IS ALL FEDERAL EPH, NOT OHIO EPA. DIFFERENT FORMS FOR THESE BID PACKETS. STEWART NEEDS TO KNOW WHEN THE FUNDS ARE GOING TO BE RELEASED & WHAT TIME FRAMES. STEWART, MANN & SPAHR ARE REQUIRED TO TAKE TRAINING. THE VILLAGE WILL BE RESPONSIBLE FOR A \$460,000.00 LOAN, 0% INTEREST. THE 41 VAULT IS FINISHED. STEWART SHARED PHOTOS WITH COUNCIL. D&D UNDERGROUND INVOICE HAS BEEN RECEIVED. ONCE PAID & THE CHECK HAS BEEN CASHED, STEWART WILL SUBMIT TO STEVE CREED AT COMMUNITY ACTION FOR REIMBURSEMENT FOR THE GRANT. BEEN SPRAYING AND WEED EATING THE SIDEWALKS & CURBS SINCE IT HAS BEEN NEGLECTED ALL SUMMER. THE BASKETBALL COURT HAS BEEN POURED. THE PAD AT THE WATER TOWER WAS POURED YESTERDAY FOR THE NEW BUILDING. SEVERAL METER PITS HAVE BEEN FILLED WITH GRAVEL BY THE GAS COMPANIES. CONCRETE WALK THROUGH WITH MILLER PIPELINE TO HAPPEN ON WEDNESDAY WITH STEWART. WOULD THE VILLAGE LIKE TO DO ANOTHER COMMUNITY CLEAN UP THIS YEAR LIKE WE DID LAST YEAR? 2 QUOTES RECEIVED. LITTLE MAN WITH A CAN (4) 20 YARD ROLL OFFS ARE \$425.00 EACH. DELIVERY & PICK UP INCLUDED, REQUIRES 3 DAY ADVANCE NOTICE. RUMPKE CHARGES \$525.00/ROLL OFF & A \$125 DELIVERY FEE. BURNSIDE- YES, WEEKEND OF SEPTEMBER 20<sup>TH</sup>. MOTION BY DAWSON/MAXIE TO PAY \$425.00 FOR (4) 20 YARD ROLL OFFS FOR THE VILLAGE COMMUNITY CLEAN UP DAYS VOTE – 6 YEA 0 NAY. STEWART- ODOT TO START PAVING ON TUESDAY, SEPTEMBER 2<sup>ND</sup>. JOSEPH SLOAN STARTED MONDAY HE'S DOING GOOD. PEOPLE SHORES IS HIRING AT \$20.00/HOUR THEY ARE LOCATED AT THE 35 MALL. IT'S A CALL CENTER. FULL BENEFITS, PTO, 9 VACATION DAYS. MONDAY-FRIDAY 8:00AM-4:30PM. EMAIL RESUMES TO [JEFFERSONVILLECAREERS@PEOPLESORES.COM](mailto:JEFFERSONVILLECAREERS@PEOPLESORES.COM). STEWART RECEIVED A ZONING APPLICATION FROM HAWKSTONE (BP) IS INSTALLING A NEW SIGN ON THE BUILDING THAT WILL SAY TRIUMPH ENERGY. KIGER- IN THE ABSENCE OF VALUE YOU CHARGE THE MAX \$500.00. STEWART ACCEPTED STAN SMITH WITH DOLL LAYMAN PROPOSAL. \$7,198.00 TO DO IT ALL AT THE SEWER PLANT. XYLEM IS HONORING THEIR QUOTE FROM JANUARY 2025. SIMS FOUND A HOLE NEAR THE CREEK AT THE BRIDGE. WILL LOOK AT THIS TOMORROW TO SEE WHAT NEEDS TO BE DONE. SPAHR- THE VAULT AT WENDY'S NEEDS TO BE HIRED OUT. THE VILLAGE WORKERS ARE OVERWORKED & NEED TO GET BACK TO THEIR REGULAR JOBS. STEWART WILL GET THIS BID ASAP. STEWART ATTENDED THE EMA MEETING. A LOT OF VALUABLE INFORMATION. NEXT TRAINING WILL BE A RAILCAR TRAINING. IN THE SPRING AN AMMONIA TRAINING W/ NUTRIEN. WCH WAS CYBERATTACKED. WCH HID THIS RANSOMWARE. HONDA TO START MAKING BATTERIES BY MID 2026. EMS IS GETTING 2 NEW SQUADS. THE POWER PLANT IS GOING TO BE 32 TURBINE NATURAL GAS GENERATED 800 MEGA WATTS. AES-OHIO HAS PUT IN 2 APPLICATIONS TO AN UNDISCLOSED CUSTOMER FOR 1.5 GIGA WATTS. ATLANTA

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FAYETTE-CLINTON. 42" FORCE MAIN COOLANT DISCHARGE LINE TO RATTLESNAKE. THE POWER PLANT WILL HAVE BACK UP DIESEL AT 1 MILLION GALLONS. (2) 60" NATURAL GAS LINES, PEAK DEMAND AT THE PLANT. FROM THE COLD START IT WILL TAKE IT 5 MINUTES TO BE ONLINE COMPLETELY. EMPLOYEE APPROXIMATELY 30 PEOPLE. WHEN THE AT&T FIBER WAS CUT AT&T BROUGHT PORTABLE ANTENNAS TO THE VILLAGE PARK. FAYETTE COUNTY IS LOOKING INTO PURCHASING AN ANTENNA. THIS WOULD BE IN THE BEST INTEREST OF JEFFERSONVILLE TO PURCHASE ONE. FOR A 3 MILE RADIUS THE ANTENNA COST \$30-\$35,000.00. FOR A 5 MILE RADIUS \$50-\$60,000.00. THIS WOULD PROVIDE COMMUNICATION WITH ANY OF THE NETWORKS. SPAHR- A REPEATER.

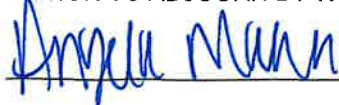
**FISCAL OFFICER:** MANN- 2025 POOL SEASON REPORT: 22 MEMBERSHIPS SOLD, \$3,322.50. 31 POOL PARTIES, \$7,255.00. 3 DAY PARTIES, \$1,290.00. BROUGHT IN \$4,100.00 IN CONCESSION. SOLD 3 SPLASH PASSES, \$105.00. THE CHILlicothe COMMUNITY STAKEHOLDER MEETING FLYER WAS GIVEN TO COUNCIL. TASHA JACKSON AT WCH VETERAN SERVICES WOULD LIKE FOR COUNCIL TO ATTEND & ANYONE WHO WORKS WITH OR CAN ASSIST A VETERAN. THE MEETING WILL BE ON SEPTEMBER 25<sup>TH</sup> AT 11:00 AM AT THE AMERICAN LEGION POST 25. MANN DID NOT GIVE THE INCREASE IN PAY FOR THE MONTH OF AUGUST WITH THE CHANGING OF POSITIONS: MAYOR PRO TEMPORE & COUNCIL OF PRESIDENT PRO TEMPORE. MOTION BY BURNSIDE/DAWSON TO RETRO ACTIVE SPAHR AUGUST PAY TO MAYOR PAY WITH \$45.00 CELL PHONE & RETRO ACTIVE MINSHALL AUGUST PAY TO PRESIDENT OF COUNCIL PAY VOTE – 4 YEA BURNSIDE, DAWSON, MAXIE, WOLFE 0 NAY 2 ABSTAIN MINSHALL, SPAHR.

**EXPENDITURES:** REVIEW, MOTION, APPROVAL. MOTION BY BURNSIDE/DAWSON TO PAY THE BILLS ALL IN FAVOR VOTE – 6 YEA 0 NAY.

**LAW DIRECTOR:** KIGER- DAVID MARTIN ZONING CHANGE. MOTION BY DAWSON/MAXIE 2<sup>ND</sup> READING. VOTE – 6 YEA 0 NAY. MUST HAVE PUBLIC HEARING FIRST. MOTION BY DAWSON TO RESCIND. THE 2026 T&T GRANT APPLICATIONS ARE DUE NOVEMBER 2025. \$5,000.00 PARK & \$5,000.00 POOL. KIGER WAS JUDGE TODAY. MARK PITSTICK COVERED PROSECUTION. MINSHALL WAS ADVOCATE FOR THE VILLAGE WATER TOWER CASE. MINSHALL- THE PLEA WAS CHANGED TO GUILTY, GOING TO TRIAL. KIGER- NEED CYBERSECURITY WRITER ON INSURANCE POLICY. STEWART- THE VILLAGE HAS THIS. KIGER- HOW MUCH? STEWART TO LOOK INTO THIS. KIGER- THE VIRUS WILL EMBED ITSELF IN THE HARDWARE & CRAWL BACK OUT. DAWSON- 48 N. MAIN ST.? KIGER- FILED, SET FOR TRIAL. IN THE PROCESS OF GETTING SERVED. SPAHR- WILL HE BE RESPONSIBLE FOR HIS RENT? KIGER- REQUESTED TO EVICT FROM THE PROPERTY, BACK RENT & OTHER DAMAGES TO THE PROPERTY NOT DISCOVERED.

**COUNCIL:** DAWSON- HAS MILLER BEEN CONTACTED ABOUT THE ROCK IN MY YARD? STEWART- ON THE LIST OF WALK THROUGHS. DAWSON IS ATTENDING THE VETERAN MEETING. A LOT OF GOOD INFORMATION. WOULD LIKE TO HELP WITH GETTING VETERAN BANNERS IN THE VILLAGE. BURNSIDE- THANKSGIVING SHOULD BE CATERED THIS YEAR. ON LABOR DAY THE FIRE DEPARTMENT IS HAVING A FISH FRY FROM 4:00-7:00 PM. THE LIBRARY WILL BE SELLING BAKED GOODS. WOLFE- WERE THERE INTERVIEWS AT THE VILLAGE FOR PEOPLE SHORES? STEWART- YES, HAD 2 INTERVIEWS.

MOTION TO ADJOURN BY WOLFE/DAWSON AT 8:29 PM ALL IN FAVOR VOTE – 6 YEA 0 NAY.



FISCAL OFFICER



MAYOR

ALL FORMAL ACTIONS OF THE COUNCIL OF VILLAGE OF JEFFERSONVILLE CONCERNING AND RELATING TO THE ADOPTION OF RESOLUTIONS AND/OR MOTIONS PASSED AT THIS MEETING WERE ADOPTED IN A MEETING OPEN TO THE PUBLIC, IN COMPLIANCE WITH THE LAW, INCLUDING SECTION 121.22 OF THE OHIO REVISED CODE.

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