

RECORD OF PROCEEDINGS

JEFFERSONVILLE COUNCIL

REGULAR SESSION

HELD: SEPTEMBER 25, 2025

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THE COUNCIL OF THE VILLAGE OF JEFFERSONVILLE CONVENED IN REGULAR SESSION FROM 7:00 PM TO 8:40 PM IN THE VILLAGE OFFICE, 8 N. MAIN ST., JEFFERSONVILLE, OH 43128. MAYOR ROGER SPAHR PRO TEMPORE CALLED THE MEETING TO ORDER WITH THE FOLLOWING MEMBERS AND VISITORS PRESENT:

SUE BURNSIDE PRESENT

JACOB DAWSON PRESENT

DANNY MAXIE PRESENT

ROBERT MINSHALL PRESENT

ERIKA WOLFE PRESENT

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

MINUTES: OF THE 11 SEPTEMBER 2025 WERE APPROVED MOTION BY BURNSIDE/DAWSON VOTE- 6 YEA 0 NAY.

VISITORS/CITIZENS: SCOTT SIMS, SIMS CONSTRUCTION, LARRY GATHERS, RESIDENT IN THE VILLAGE & DONALD FLEAK, FAYETTE COUNTY COMMISSIONER.

GATHERS- THANK YOU COUNCIL FOR THE INSTALL OF THE LIGHTS ON COLONIAL DR. & OVER THE MAILBOXES. RESIDENTS ALL VERY APPRECIATIVE.

SIMS (PUD UPDATE)- UTILITIES ARE GOING IN THROUGH THE JOINT TRENCH, WHICH IS ELECTRIC, GAS & COMMUNICATIONS. THERE IS FIBER WHICH IS SPECTRUM THROUGHOUT, & ALL OF THOSE ARE GOING IN CONCURRENTLY. ALL OF THE TRENCHES ARE DUG AT THIS POINT & THEY'RE PUTTING IN LINES. SOME OF THEM HAVE BEEN BACK FILLED. COUPLE WEEKS LEFT UNTIL FINISHED. MAXIE- DUG THE ENTIRE SITE? SIMS- JUST AROUND THE HORSESHOE. WANTED TO DISCUSS LIGHTING & THE WELL AREA. THERE IS AN EASEMENT AROUND IT OR IT DOESN'T HAVE AN EASEMENT THAT HAS BEEN RECORDED OR FILED, BUT WAS PULLED OUT OF THE COUNTY GIS. THERE WAS A 300 FOOT CHEMICAL EASEMENT. THIS WELL HAS BEEN SEALED BUT THE BUILDER HAS CONCERNS ABOUT FHA FINANCING DUE TO THAT BEING ON THE PLAT. CAN YOU VACATE A NON-EXISTING EASEMENT? KIGER- AFFIDAVIT & NATIVE TITLE. SIMS TO SEND KIGER GIS LINK & KIGER WILL GIVE AN AFFIDAVIT THAT NOTHING EXISTS. SIMS- EACH HOUSE TO HAVE A LIGHT AT THE SIDEWALK & THE HOME OWNER ASSOCIATION (HOA) TO TAKE CARE OF THE LIGHTING WITHIN THAT AREA. WITH THE INTERSECTION LIGHTING THAT WOULD BE COMPARABLE TO WHAT THE RESIDENTS ALREADY HAVE. GATHERS- WILL THAT LEAVE BLIND SPOTS & THE VILLAGE HAVE TO COME IN LATER & INSTALL LIGHTS LATER ON? SIMS- THE BUILDER TO INSTALL & THE HOA TO TAKE CARE OF THE MAINTENANCE & ELECTRIC. STEWART- THIS WILL BE BETTER LIGHTING THAN IN THE WOODSVIEW AREA. DAWSON- WHAT IS THE COST OF THOSE INTERSECTION LIGHTS? SIMS- \$30,000.00. MOTION BY DAWSON/MAXIE TO INSTALL THREE 23' SPUN ALUMINUM LIGHTS WITH THE COBRA STYLE AT THE INTERSECTION VOTE- 6 YEA 0 NAY. DAWSON RECEIVED A PHONE CALL FROM A RESIDENT IN THE VILLAGE REQUESTING THE DR HORTON SIGN TO BE MOVED ACROSS THE STREET OR THE RESIDENT WILL BLOCK THE SIGN. SIMS- WHEN SPOKE WITH THE DAWSON'S, THEY REQUESTED THE SIGN TO BE MOVED ACROSS THE STREET TO VILLAGE PROPERTY WITH AN ARROW, OR HAS PLANS TO BLOCK THE SIGN. SIMS IS ASKING COUNCIL IF THE SIGN CAN BE MOVED ACROSS THE STREET TO VILLAGE PROPERTY, WANTS TO CONTINUE BEING NEIGHBORLY.

NEW BUSINESS:

- PUT ON FIRST READING AN ORDINANCE RE-ZONING 429.91 ACRES TO LIGHT MANUFACTURING DISTRICT WITH PERMITTED CONDITIONAL USES BY TITLE ONLY VOTE- 6 YEA 0 NAY.
- PERSONNEL COMMITTEE MEETING UPDATE (MINSHALL)- THE PERSONNEL COMMITTEE DAWSON, MINSHALL & STEWART MET ON FRIDAY, SEPTEMBER 19TH AT 9:30 AM SPAHR & MANN

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WERE IN ATTENDANCE TO DISCUSS THE HIRING OF A UTILITY BILLING CLERK. A COUPLE OF APPLICANTS WERE INTERVIEWED. DISCUSSED PAY \$19.50-\$20.00/HOUR WITH A \$.50 PAY INCREASE AFTER 90 DAYS. MINIMUM QUALIFICATIONS WERE COMPUTER & CUSTOMER SERVICE SKILLS, MULTI-TASK, ANY EXTRA WORK NEEDED & GOOD CULTURE WITHIN THE OFFICE. NO RECOMMENDATION TO COUNCIL SINCE WE'RE BACK FILLING A POSITION. THE PERSONNEL COMMITTEE FELT APPLICANT SHANNA CHAMBLISS WAS A BETTER FIT & MORE QUALIFIED. STEWART OFFERED CHAMBLISS THE POSITION STARTING AT \$20.00/HOUR. CHAMBLISS TO START MONDAY, OCTOBER 6, 2025. CHAMBLISS GAVE HER CURRENT EMPLOYER A TWO-WEEK NOTICE. CHAMBLISS SCHEDULE WILL BE MONDAY-FRIDAY 8:00 AM-4:00 PM. STEWART- CHAMBLISS HAS REQUESTED HER VACATION LEAVE FROM HER CURRENT EMPLOYER BE ROLLED OVER, SHE HAS TWO WEEKS ON THE BOOKS. MOTION BY DAWSON/MINSHALL TO ROLL OVER ONE WEEK OF VACATION VOTE- 6 YEA 0 NAY.

CONTINUING BUSINESS:

- NO JAKE BRAKE/NOISE ORDINANCE- DOES A NOISE ORDINANCE NEED TO BE PUT IN PLACE? KIGER TO DRAFT A NOISE ORDINANCE.
- METER DISCUSSION (STEWART)- THERE ARE MULTIPLE UNITS IN THE VILLAGE WITH ONLY ONE METER. THE VILLAGE NEEDS TO DECIDE IN GETTING THESE SEPARATED. FOR INSTANCE, THE FUNERAL HOME USE TO HAVE 3 UNITS: BASEMENT, MAIN FLOOR & THE APARTMENT UPSTAIRS BUT ONLY HAS ONE METER. WAS CHARGED FOR 3 UNITS. ARE WE ABLE TO SEPARATE THE SERVICES, PUT IN A DIFFERENT METER & ASSESS THEIR TAXES? KIGER- WHEN THE OWNER COMES IN & APPLIES FOR SERVICES FOR OCCUPANCY YOU CAN JUST DENY THE SERVICE & TELL THEM THEY HAVE TO INSTALL NEW METERS & CHARGE THEM FOR IT. IF THEY HAVE CURRENT SERVICES, SEND THEM A LETTER EXPLAINING ITS WRONG & THEY'RE NOT PERMITTED TO DO THAT BECAUSE A METER CHARGES. STEWART TO START GETTING SOME LETTERS READY.
- SUGAR CREEK PUD LIGHTING- GOING WITH THREE LIGHTS AT THE INTERSECTION. THE BUILDER CAN PROVIDE LIGHTS AROUND THE SIDEWALKS & THE HOMEOWNER ASSOCIATION TO TAKE CARE OF.
- TOWNSHIP DISCUSSION- MAXIE & MINSHALL PLANS TO ATTEND THE OCTOBER TOWNSHIP MEETING. THE TOWNSHIP WANTS TO HELP THE VILLAGE. DAWSON- HELP WITH THE VILLAGE POOL. STEWART- THERE ARE 84 HYDRANTS IN THE VILLAGE. THE COST TO REPLACE A HYDRANT IS \$5,000.00. THE VILLAGE REPLACES FIVE HYDRANTS/YEAR. THIS IS A BENEFIT TO BOTH THE VILLAGE & TOWNSHIP. OTHER THINGS TO CONSIDER: LIGHTS AT THE VILLAGE PARK, UPGRADE OF THE WATERLINE FROM THE WATER TREATMENT PLANT TO 734, THE POOL, THE NEW ANNEXED LAND WILL NEED HYDRANTS & THE SIDEWALK STREET LIGHTS NEED REPLACED. MAXIE- FOOTBRIDGE AT THE NEW VILLAGE PARK.

OTHER BUSINESS: NONE.

VILLAGE ADMINISTRATOR: STEWART- THURSDAY, SEPTEMBER 11TH THE VILLAGE HAD FOUR MAIN WATER BREAKS, FINISHED AT 2:00 AM. HAD TO CUT THROUGH THE ASPHALT IN TWO PLACES. JERGUSON CAME BACK & REPATCHED. ALL OF THE PAVING IN THE VILLAGE IS COMPLETE BY JERGUSON. NEXT WEEK JERGUSON WILL BE BACK FOR CLEAN UP, REPAIRS, BACKFILLS, SEEDING & STRAWING. A COUPLE ADA SIDEWALKS NEED REPLACED; ONE IS CRACKED & ONE HAS A SWELL IN IT. THE MAIN OFFICE WAS HIT THIS WEEK BY A CONTRACTOR JACK HAMMERING UP THE SIDEWALK. THE CORNER STONE IS BROKE & SENT SPLITS UP THE BRICK ON BOTH SIDES. STEWART CONTACTED STEVE LUEBBE TO CHECK THE BUILDING OUT MAKE SURE IT'S STRUCTURALLY SOUND. STEWART HAS TWO CONTRACTORS GETTING ESTIMATES ON FIXING THE BRICK. ALTA FIBER HAS LEFT A MESS IN THE

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VILLAGE. ALTA FIBER OWES THE VILLAGE \$17,000.00 IN WATER LINE REPAIRS INVOICES HAVE BEEN SENT OUT. ALTA FIBER IS TO FIX ALL THE ISSUES THEY HAVE LEFT IN THE VILLAGE BY THE MIDDLE OF OCTOBER OR STEWART WILL GET ERIC SANDINE INVOLVED. NEXT WEEK A HYDRANT & VALVES ARE TO BE REPLACED. THE SEWER LINE ON WOODSVIEW DR. IS TO BE REPAIRED IN OCTOBER. THE VILLAGE HAS GAINED ENTRY TO 48 N. MAIN ST. ON SEPTEMBER 24TH. THE BUILDING IS FULL. THE LOCKS HAVE BEEN CHANGED, BACK IN VILLAGE POSSESSION. JAKE WYMER IS GONE FROM THE PROPERTY. THE SIGNS FOR OUR ORGANIZATIONS WHEN COMING IN TOWN, THE DISPLAY STEWART WANTS COST \$1,300.00/DISPLAY. THE VILLAGE NEEDS FOUR DISPLAYS. STEWART IS GOING TO ASK AZEK OR MENARDS IF THEY'LL BUILD SOMETHING FOR THE VILLAGE. THE BASKETBALL COURT AT THE PARK IS COMPLETE. THE BENCHES STILL NEED UP. THE BACKBOARDS NEED REPAINTED. GATHERS- INTERESTED IN A PICKLEBALL COURT. STEWART- AT THE POOL WOULD LIKE TO TURN THE OLD SKATEPARK INTO A PICKLEBALL COURT. GATHERS- BICYCLE TRAILS ARE NEEDED IN THE VILLAGE. MAXIE- THE BULBS IN THE STREET LIGHTS BY THE MASONIC LODGE NEED REPLACED. STEWART- TO BE REPLACED FIRST THING TOMORROW MORNING. MIKE KIRCHNER'S VISITATION IS TOMORROW AT LITTLETON'S IN SABINA AT 11:00AM THERE WILL BE A MASONIC SERVICE AT 1:00PM, BURIAL AT MILLEDGEVILLE. THE OFFICE WILL BE CLOSED AT 12:15PM UNTIL AFTER THE SERVICES, A NOTE WILL BE POSTED ON THE DOOR. DAWSON- LEAVING THE FLAGS AT ½ STACK UNTIL AFTER HIS BURIAL.

FISCAL OFFICER: MANN- THE BILLING SOFTWARE WE USE FOR THE WATER BILLS IS AMPSTUN. OVER THE WEEKEND AMPSTUN SWITCHED SERVERS & DIDN'T COMMUNICATE WITH FORTE OUR CREDIT CARD MERCHANT THAT THE URL WOULD BE CHANGING. EVERY CREDIT CARD PAYMENT THAT WAS MADE UNTIL FORTE & AMPSTUN STARTED COMMUNICATING WITH EACH OTHER, HAD TO BE MANUALLY ENTERED. STEWART- THE REASON FOR THIS CHANGE WAS FOR CYBERSECURITY. MANN- MANDATORY YEARLY FRAUD TRAINING BY THE AUDITOR OF STATE HAS TO BE COMPLETED ASAP. CAN EMAIL A LINK TO COUNCIL OR COUNCIL CAN COME TO THE OFFICE & WATCH ON THE COMPUTER. IF YOU HAVEN'T COMPLETED YOUR SUNSHINE TRAINING, THIS NEEDS TO BE COMPLETED. THIS IS TO BE COMPLETED ONCE PER TERM.

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

LAW DIRECTOR: KIGER- AFFIDAVIT FOR SIMS IS FINISHED. ADD THE JAKE BRAKE ORDINANCE TO COUNCIL PACKETS, IT'LL BE AN EMERGENCY. WENT TO COURT ON 48 N. MAIN ST. PROCESSING THE COMPLAINT FOR THE TRAILER ON THE PROPERTY. WILL NEED A COPY OF THE PRIOR NOTICE SENT & AN APPROXIMATE DATE OF WHEN THE TRAILER WAS MOVED. DAVID MARTIN'S LAWYER, MIKE MCNAMEE WOULD'VE BEEN HERE FOR THE PUBLIC HEARING BUT HIS SON IS GETTING MARRIED TONIGHT.

COUNCIL: MAXIE- WAS APPROACHED BY SOME LOCAL CONCRETE CONTRACTORS, TRACY TYREE & PAYTON, WANTED TO KNOW WHY THINGS AREN'T BEING PUT UP FOR BIDS. STEWART- ONLY DO THAT WHEN IT GETS TO A CERTAIN PRICE. THE NEXT PROJECT STEWART WILL GET QUOTES FROM THEM. WOLFE- EXCITED HAVE GAINED CONTROL OF 48 N. MAIN ST. BURNSIDE- THANK YOU STEPHANIE & GUYS FOR EVERYTHING. THANK YOU COMMISSIONER FLEAK FOR COMING. DAWSON- CHRIS SHEA LOT NEEDS CUT. STEWART TO NOTIFY THEM. DAWSON- OLD EQUIPMENT TO SELL. STEWART- REACHED OUT TO GOV DEALS GETTING THINGS SET UP. DAWSON- HOW MANY EMAILS ARE NEEDED? 1 FOR THE BILLING CLERK. STEWART TO TALK WITH BEN HAMMOND FOR THE TELEMETRY. DAWSON- VILLAGE CREDIT

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CARD? MANN- REACHED OUT TO PARK BANK, THEY'RE GATHERING INFORMATION FOR US SO WE CAN BRING BACK TO COUNCIL.

MOTION TO ADJOURN BY DAWSON/MINSHALL AT 8:40 PM ALL IN FAVOR VOTE – 6 YEA 0 NAY.

Handwritten signature of Angela Mann in blue ink, written over a horizontal line.

FISCAL OFFICER

Handwritten signature of Roger Spiller in blue ink, written over a horizontal line.

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.