RECORD OF PROCEEDINGS

Minutes of Meeting

DAYTON LEGAL BLANK, INC. FORM NO. 10148

Held August 4 20 25

The Village of Weston **August 4, 2025**
Council Meeting Minutes

Council Meeting was called to order by President Pro Tempore Jessica Susor at 6:00PM, followed by the Pledge of Allegiance and presentation of the agenda. A roll call was taken: Mr. Craig Warner, Ms. Erica Rupp, Mr. Rob Myerholtz, Ms. Jessica Susor, Mrs. Ashley Patel, and Ms. Brittney Klockowski. *Ms. Klockowski made a motion to excuse Mayor Rick Easterwood, seconded by Mrs. Patel; Approved unanimously. A motion to approve July 21, 2025 council meeting minutes as written was made by Mr. Warner, seconded by Ms. Rupp; Approved unanimously.*

Public Presentation

Ryan Lee, a resident of Jerry City, introduced himself as a candidate for the upcoming municipal seat on the Northwestern Water and Sewer District (NWWSD) Board. He explained that Jerry City has nominated him and that his name will appear on the ballot this fall when municipalities select a representative. Ryan shared his background, noting he previously served on Jerry City Council, later became Mayor, and recently completed nearly 14 years on the Elmwood School Board before resigning due to a work promotion that created a scheduling conflict. He expressed a desire to continue serving in another public capacity and asked the Council to consider supporting his nomination when the ballot arrives. After he left, Stephanie noted that Ryan Lee had already been nominated and that Chuck Latta, who attended the previous council meeting, was also seeking nomination. She confirmed that Council is allowed to nominate more than one candidate. *Mr. Warner made a motion to nominate both Chuck Latta and Ryan Lee to the NWWSD Board, seconded by Ms. Rupp; Approved unanimously.*

Will Kort from the Delta Institute gave a brief presentation regarding alternative options for storm water infrastructure using green infrastructure solutions. Mr. Warner introduced him and indicated interest in moving the project to a committee. Delta Institute is a nonprofit working with smaller municipalities to implement storm water improvements like rain gardens and other green infrastructure. The program they offer is currently available at no cost to pilot communities, and Weston could potentially serve as one of those. Delta Institute assists with planning, engineering, financing strategies, and grant identification, although construction costs are not covered by the pilot. Will explained that participating communities are only asked to meet periodically and make a good faith effort to implement at least one green infrastructure project. The program can either lead the entire process or assist only in specific areas as needed. Mr. Warner has already expressed interest in soil testing as one possible component. Mrs. Patel requested a copy of the slideshow since the on-screen text was difficult to read, and it was noted that the slideshow had previously been sent out via email. Ms. Susor asked about the financing portion and how long the pilot lasts. Will clarified that the timeline depends on the project size and the number of participating communities. The pilot can cover design and engineering costs and connect the village with low-cost financing if needed, but construction funding would still be the village's responsibility. He emphasized that there is a limit on the number of pilot communities and encouraged signing up soon. Mr. Warner noted that there would be a Memorandum of Understanding (MOU) outlining expectations, and requested a copy for the Administrative Process Committee. Will said the MOU is nearly finalized and can be shared, and is open to edits. Ms. Klockowski asked if Delta Institute would work with GLCAP if requested by the village; Will said yes, they collaborate with many partners. *Mr. Warner made a motion to send the MOU to the Administrative Process Committee once received, seconded by Ms. Klockowski; Approved unanimously.* Ms. Klockowski also mentioned that Delta Institute had presented at a TMACOG meeting to other municipalities and that they are only looking for two pilot villages, indicating that there could be competition. Mr. Myerholtz commented that the village would need to identify the proposed project if they choose to proceed.

Old Business

An ordinance to provide for the cost and expense of the lighting of the streets, alleyways, and other public places in the Village of Weston, Ohio, and confirming inclusion therein of new and/or improved lighting projects received a final reading. *A motion to approve Ordinance 2025-16 was made by Mr. Warner, seconded by Ms. Rupp; Approved unanimously.*

Reports

Attendance: Stephanie Monts (Fiscal Officer), Harold Boggs (Village Administrator), Ken Taylor (Code Enforcement)

Mayor: Not in attendance.

Fiscal Officer: Stephanie informed council there are two upcoming council meetings that may need rescheduling due to conflicts. The first conflict is with the Otsego Open House, which falls on the same night as the August 18th council meeting. Mr. Warner pointed out that this conflict occurs every year, and in the past council has rescheduled the meeting to accommodate it. Stephanie noted that she is unavailable in the evenings for the rest of that week as well, so rescheduling to another date that week would still not resolve the issue. The second conflict is with the first meeting in September, which had already been moved to Tuesday, September 2nd due to Labor Day. However, Stephanie will not be available that evening either. Because she is the one responsible for initiating the virtual meeting access, her absence would mean there will be no virtual access for that meeting. While someone else could manage the meeting after it starts, she would still need to initiate it, which she cannot do. If either of those meetings proceed without rescheduling, someone will need to be assigned to take minutes, and council should be aware there will be no virtual option. *Mr. Warner made a motion to cancel the August 18th council meeting and proceed with the September 2nd meeting without virtual access, seconded by Ms. Rupp; Approved - 5, Opposed - 1, Ms. Klockowski.* Additionally, Stephanie reported that the SIB (State Infrastructure Bank) application was submitted on Friday, July 25th. The SIB Program Manager indicated that the committee will review applications sometime in August, and the full process from submission to closing typically takes about two months. If approved, loan funds would become available in late September or early October. She also noted that the State Auditor's Office will soon be releasing detailed guidance on implementing cybersecurity programs, which will need to be reviewed in the coming months.

During the Fiscal Officer's report, a deputy entered the meeting and was addressed. Jerry Mohler raised concerns regarding enforcement of the ordinance prohibiting parking on sidewalks, specifically mentioning issues on Taylor Street. He requested that deputies be reminded to enforce the ordinance, as vehicles, motorcycles, trailers, and cars have been blocking sidewalks.

Administrator/Maintenance: Harold reported that the electrical for the old bus garage building, which is slated for demolition, has been scheduled to be switched over, though no date has been provided by Toledo Edison yet. Almost everything has been cleared out of the building, with only a few items remaining. He also contacted the Village of Haskins about purchasing the old leaf vac for parts; Haskins was holding a meeting that evening and will let him know whether they are interested. Harold shared that he researched drainage options along Washington Street, including tile sections and small drain catch basins, and will prepare a total cost estimate for Public Works. Jerry commended Harold and Gary for their hard work in mowing, maintaining the grounds, and keeping things clean.

Code Enforcement/Zoning: Ken signed fence permits for properties on Brown Lane, Ash Street, and Center Street, and delivered a letter regarding roosters and ducks to a property on Russ Street. He emailed Paul Skaff regarding the chicken ordinance, noting that the $5 per day fine is too nominal and, combined with court and legal fees, results in a net loss for the Village. He also raised the issue of roosters and crowing hens, suggesting the ordinance may need to be altered to specifically prohibit crowing hens. Paul agreed the fine is too low but disagreed that the Village could hold a property owner responsible if a hen begins to crow. Ken emphasized that he does not and will not be responsible for sexing hens or roosters. Ken also received an inquiry from the Builders Exchange in Toledo regarding a proposed renovation plan for Cresset Chemical. He contacted the Wood County Building Inspector but had not received confirmation and expressed doubt that any such plan exists, suggesting there may have been a bidding communication or an address mix-up. He received questions from a solar panel contractor regarding permits for installing solar panels on residential roofs. He explained that the Village's zoning code currently does not address solar panels; in other jurisdictions, roof-mounted panels are treated as a building addition, while ground-mounted panels are considered accessory buildings. Mr. Myerholtz inquired about the County's regulations for solar panels, and Ken explained that the County's review is limited to electrical hookups. Ms. Rupp added that with rising electricity costs, solar panel installations may become an increasingly common issue for the Village. During a drive around the Village, Ken observed property maintenance issues, including items left in boulevards, overgrown grass, and branches in the right-of-way. The matters of crowing hens, roosters, the nominal fine, and solar panel permitting in the zoning code will need to be referred to the Planning Commission.

Mayor Easterwood arrived at 6:55PM.

Committee Reports

Public Works: Maintenance schedules for buildings, grounds, and infrastructure were discussed, with Harold and Stephanie developing forms and Public Works working to establish a formal policy for lands and building maintenance. Ms. Klockowski requested schedules for infrastructure as well. The GIS stormwater kickoff meeting was reviewed, highlighting project plans, identified problem areas, and an expected start in October. The bleacher railing system has been partially picked up, with remaining items canceled and reordered to optimize cost and availability. Mowing schedules and areas outside of town were discussed, noting potential liability issues; this remains in the Administrative Process committee and will continue to be reviewed. The nuisance property on Maple Street was addressed, with an estimated $2,000+ cost to remove a shed. The committee is awaiting a quote from Rudolph Construction and reviewing options for removal, including a nearby tree identified as dangerous but not part of the current order. Public sidewalk concerns raised at a prior council meeting will be followed up with Greg Stevens to clarify comments. *Actionable items include the nuisance property shed removal, for which a motion to send to the Administrative Process Committee was made by Mr. Warner, seconded by Mrs. Patel; Approved unanimously.* The Washington Street repaving project will continue to be discussed in Public Works. *The building inspection quotes for the Post Office ($800) and Village Hall ($500) were motioned by Mr. Warner to be moved to the Administrative Process Committee with a defined scope of work, seconded by Ms. Klockowski; Approved unanimously.*

Ms. Rupp reported that the Village is currently not on the Wood County ditch maintenance schedule and is near the bottom of the list, with an estimated wait of three to six years. Village ditch cleanings continue to generate complaints due to noncompliance with the 25-foot easement, including fences, garages, patios, landscaping, trees, and sheds.

Safety: Reviewed year-to-date EMS activity, reporting 210 runs and a 95% collection rate. Emergency Reporting will no longer be upgraded and requires switching to ESO, with Jamie investigating current contract costs after a previous estimate of $1,500; EMS Charting was also discussed as an alternative. King Vision video scopes are discontinued, and exploring the Glide Scope Go at $2,000 each with a trade-in, which would be covered by the EMS grant. Ambulance repairs included a $600 catalytic converter replacement for unit 915 and three new batteries for unit 914 at $1,200. PennCare brought a demo ambulance unit for consideration, priced around $265,000. Stephanie will confirm whether a formal bidding process is required, and EMS officers are recommending pursuing this unit. The Spark grant was identified as the next priority for Kristi to submit. The committee is awaiting utility cost information for the safety building from the Township before reviewing 2026 contracts. Jackson Township continues to consider using the Village EMS in 2026, while Milton Center has yet to submit their 2025 contract. Recruitment for EMS crew members remains ongoing, particularly for certified individuals living in the area.

Council discussed the ambulance purchase agreement in depth, focusing on concerns about vague penalties if the Village needed to back out, potential impacts on SIB financing, and the need for pre-approval from the bank. Mr. Myerholtz expressed concerns regarding SIB and wanted clarification on the true penalty, and highlighted that purchasing this unit would not allow gradual ramp-up into the $10,000 EMS contracts. Ms. Klockowski made a motion to agree to sign the purchase agreement contingent on bank pre-approval with a seven-year term, Ms. Rupp expressed concern about penalties, and then council agreed to reach out to PennCare directly for clarification. With no second to move the motion forward, it was tabled pending further review of agreement terms, bank pre-approval, and SIB considerations.

Upcoming Meetings: Parks & Rec 8/6 at 5:30PM, Cemetery 8/7 at 6PM, Administrative Process 8/11 at 6PM, Community Development & Public Affairs 8/19 at 5:30PM, Safety 8/25 at 6PM, Public Works 8/25 at 6PM

<u>New Business</u>
No new business.

<u>Approval of Expenditures</u>
Council reviewed a summary of the bills ($53,575.03) and outstanding invoices ($5,382.37). A motion to approve the summary of the bills and payment of outstanding invoices was made by Mrs. Patel, seconded by Mr. Warner; Approved - 5, Opposed - 0, Abstained - 1, Ms. Susor.

The July bank reconciliation was presented and reviewed. A motion to approve was made by Mr. Myerholtz, seconded by Mr. Warner; Approved - 5, Opposed - 0, Abstained - 1, Ms. Susor.

<u>Miscellaneous Business</u>
No miscellaneous business.

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Citizens & Visitors

Douglas Marion, Ryan Lee, Jerry Mohler, Shirley Moore, Jeremy Schroeder, Will Kort (Virtual), Greg Stevens (Virtual), Ron Dallas (Virtual), Jigar Patel (Virtual)

Jeremy Schroeder addressed council to express his concerns about the recent vote to abandon the prairie project. He said he watched the last meeting and believed the vote did not take place appropriately. In his view, the prairie was already an approved project that had undergone extensive planning and discussion, even if it had not been implemented yet. He noted that during the committee report, Ms. Rupp had stated the project would be discussed at the next meeting, and Ms. Klockowski had even been working on securing extra help. Jeremy felt that Mr. Myerholtz used that moment to abruptly make a motion to abandon the project, which received a second, and the Mayor then proceeded directly to roll call without any discussion. Jeremy said he called Mayor Easterwood afterward and understood his position in breaking the tie, but disagreed with the rationale that "nothing has been done," because planning efforts and community relationships had indeed taken place. He also pointed out that no alternative plans for the space have been formally proposed. He mentioned the project had been mistakenly left off agendas and should still have been listed for committee discussion. Mayor Easterwood explained his deciding vote stemmed from feedback he received at a ribbon cutting, where there was interest in potentially using the area for a different purpose, such as a soccer field. Jeremy acknowledged the project had received both support and opposition from citizens and that there had even been a petition, as well as a Facebook poll. Ultimately, Jeremy felt the motion to abandon the prairie project while it was still in committee, and without any discussion, was in poor taste and improperly timed.

A motion to adjourn at 7:36PM was made by Mr. Myerholtz, seconded by Mr. Warner; Approved unanimously.

Jessica Susor, President Pro Tempore

Stephanie Monts, Fiscal Officer/Clerk

Rick Easterwood, Mayor