

CLYDE CITY COUNCIL
Regular Session – March 18, 2025

Clyde City Council met at 7:00 p.m. on Tuesday, March 18, 2025 in Council Chambers of the Municipal Building, 222 N. Main Street, Clyde, Ohio. Mayor Doug McCauley called the meeting to order.

Roll Call.

Present: Mayor Doug McCauley
Vice Mayor Scott Black
Council Member Greg McMaster
Council Member Terri Meek
Council Member Chris Shay
City Manager Justin LaBenne (Not voting)
Clerk of Council Janet Dickman (Not voting)
Deputy Clerk Jackie Hoppe (Not voting)
Finance Director Frank Weasner (Not voting)
Solicitor Zachary Selvey (Not voting)

Visitors signing in can be referenced in the Record Book Supplement.

The meeting opened with The Lord's Prayer followed by the Pledge of Allegiance to the Flag.

APPROVAL OF MINUTES

The minutes of the March 4, 2025 regular session of council were distributed for review prior to this meeting. There were no corrections.

Motion: to approve the minutes of the March 4, 2025 regular session of council as written,

Action: Approve,

Moved by Council Member Chris Shay, **Seconded by** Vice Mayor Scott Black.

Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 5).

Yes: Mayor Doug McCauley, Council Member Chris Shay, Vice Mayor Scott Black, Council Member Greg McMaster, Council Member Terri Meek.

DISCUSSION OF PENDING OLD BUSINESS

There was none.

CORRESPONDENCE

- A Notice to Legislative Authority regarding the annual renewal of liquor permits which will expire 6/01/2025; a copy of the Notice was distributed to all Council members. By poll of Council and Administration, a hearing is not needed.

Visitors:

There were no visitors who requested to speak at this time.

FIRST READING ORDINANCES

There were none.

SECOND READING ORDINANCES

There were none.

RESOLUTIONS

2025-26 A RESOLUTION AUTHORIZING THE EXECUTION OF AN AMENDMENT WITH AMERICAN MUNICIPAL POWER, INC. REGARDING THE ADVANCED METERING PROGRAM.

Resolution No. **2025-26** was read in its entirety.

Mr. LaBenne stated this topic has been discussed since at least 2007 (which is when Mr. LaBenne began employment with the City). This Amendment includes real pricing; it was initiated pre-Covid and the agreement was signed in 2022. After needed amendments, we are now ready for this Resolution. This project was budgeted for years ago. The equipment is already on site and is being used. This is a very comprehensive system, which will also enable disconnects to be done online. We will keep the water system separate from the electric.

Mayor McCauley questioned if we will be installing the most current technology for this system, given that it was initiated many years ago (yes; Mr. Lachner has been heavily involved in this project, with AMP; financially, the amount that we put in, AMP will match it).

Motion: to pass Resolution No. **2025-26**, **Action:** Pass,

Moved by Council Member Greg McMaster, **Seconded by** Council Member Chris Shay.

Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 5).

Yes: Council Member Chris Shay, Vice Mayor Scott Black, Council Member Greg McMaster, Council Member Terri Meek, Mayor Doug McCauley.

Mayor McCauley announced that Resolution No. **2025-26** passed.

2025-27 A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT WITH KUHLMAN CORP. FOR THE PURCHASE OF MATERIALS FOR THE PHASE II OF THE WEST MAPLE STREET WATER LINE IMPROVEMENT PROJECT FOR THE ENVIRONMENTAL SERVICES DEPARTMENT.

Resolution No. **2025-27** was read in its entirety.

Mr. LaBenne reminded Council that Phase I was completed last year; we have received three quotes for this Phase II.

Motion: to pass Resolution No. **2025-27**, **Action:** Pass,

Moved by Council Member Terri Meek, **Seconded by** Vice Mayor Scott Black.

Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 5).

Yes: Vice Mayor Scott Black, Council Member Greg McMaster, Council Member Terri Meek, Mayor Doug McCauley, Council Member Chris Shay.

Mayor McCauley announced that Resolution No. **2025-27** passed.

2025-28 A RESOLUTION AUTHORIZING THE PURCHASE OF TWO PARCELS OF REAL PROPERTY COLLECTIVELY KNOWN AS 719 AMES STREET FROM NANCY L. DODSON.

Resolution No. **2025-28** was read in its entirety.

Mr. LaBenne noted this property has previously been discussed. The City has been mowing it for about twenty years. There is a nuisance shed on the property which we will remove. We hope to get reimbursed through the Welcome Home Ohio grant program. The goal for this property is to have a home on it, to generate real estate taxes and other revenue for the City.

Mr. Shay questioned if Welcome Home Ohio (WHO) has a similar mission as Habitat (similar, but not the same).

Mayor McCauley feels this is a good purchase that follows our strategic plan. He hopes there will be a building on it in the near future (the grant application to WHO has been submitted, contingent on Council's approval).

Mr. Selvey noted WHO also provides other services.

Motion: to pass Resolution No. **2025-28**, **Action:** Pass,

Moved by Vice Mayor Scott Black, **Seconded by** Council Member Chris Shay.

Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 5).

Yes: Council Member Greg McMaster, Council Member Terri Meek, Mayor Doug McCauley, Council Member Chris Shay, Vice Mayor Scott Black.

Mayor McCauley announced that Resolution No. **2025-28** passed.

ADMINISTRATIVE REPORT

Mr. LaBenne gave the following report:

- There will be a Public Hearing on April 1st at 6:30 p.m. to discuss rezoning Dr. Griffins property to commercial.
- It is that time of year for property issues, including neighborhood complaints for properties not being taken care of; calls coming into the Administration office for these issues have increased lately; letters for code non-compliance will be sent.
- Mr. Brown contacted Evergreen about plastic debris from their company littering the creek again; they have responded and will be working to address the issues; the wind is working against them in this regard.
- Mr. Hamilton and Mr. LaBenne will work with School Superintendent Mr. Messer on adding a speed bump on Fair Street in response to a citizen email, and Council input.
- The raw water line project is progressing without issues at the moment; a mid-summer completion is the goal.
- We are working with Mannik and Smith on submitting a Systemic Safety Application for pedestrian improvements for Main/Maple Streets and where the Bike Trail crosses Main Street; this falls inline with the downtown plan concepts; the goal is for 2027-2028, if a grant is awarded.
- Mr. Fiser is nearing completion of our TID Grant for Premier Drive in hopes that there will be funding for the street repair which is in terrible condition; last year we were denied but the inclusion of Northwoods Cultivation and the job creation aspect (50 new jobs at Northwoods) of the grant makes this application look more achievable.
- Northwoods start up operation is targeted for October; they have transformers on site and are nearing completion of their substation design.
- A May Street vacant parcel is in the county land bank control now and they are working with the neighbor who has been taking care of the lot.
- Whirlpool / One Power – One Power has submitted documents for review and approval by the City (copies will be sent to Council for review); Mr. LaBenne, Mr. Fiser and Mr. Lachner held a meeting to align John Courtney and Mike Kiser, design engineer; we will work with Duncan and Allen for the legal review of documents as is always done with projects of this magnitude; a work session will be scheduled as soon as possible to keep things moving forward in a timely manner.

FINANCE DIRECTOR'S REPORT

Mr. Weasner reported the following:

- Staff vacations are underway
- We are starting to work on the GAP audit with Julian and Grube
- Continuing with our projects with the Marathon Health System that we will be a part of
- Also continuing with the Open Gov program that we will be using, as well as the Requisition Routing program that we have kicked off and are working through some hiccups
- Mr. Weasner will be attending a conference next week in Columbus; this is for local government officials
- A date has not yet been set for our state annual audit

Mr. Selvey reported that Police Officer Kardotzke has inventoried vehicles that are in the possession of the City but are not owned by the City. One is a civil forfeiture and twenty are evidence. Our goal is to have the titles for the vehicles by the end of the year, to sell the vehicles on Gov.Deals or to sell for scrap. Compliments to Officer Kardotzke for his work with this issue.

COUNCIL REMARKS

Mr. Shay noted the plastic debris from Evergreen are ruining the attractiveness of the bike trail, the Evergreen property is in terrible condition, the ditch is full of debris and the water has a stench. He noted a barrier fence that had been put in place was not durable and is long gone. He questioned if the City has exhausted all efforts to rectify this situation. Mr. Selvey stated this is a littering issue and an EPA issue. Mr. Shay feels this is more of a toxin issue, instead of a littering issue. The City is making strides to improve the City appearance; the bike trail is a big attraction for the City, but this section of the trail is not attractive. Our nuisance code was updated last year which would allow us to impose bigger fines. Evergreen has an outdoor storage system for their raw materials, and the wind plays havoc with this scenario. Mr. Selvey suggests we need to make the penalty more expensive than the expense to fix the problem.

Mr. Shay referenced a recent Facebook post regarding a utility shut off, which received over two hundred comments. Mr. Shay requested some information regarding the shut off process. Some details include:

- Bills are mailed the 5th of the month
- Payment is due the 20th of the month
- Shut offs are scheduled the Wednesday following
- Payment must be made by 4pm the day before shut off
- Payment must bring the balance down to no more than a \$50 balance
- If the balance is \$50.01 or more, a \$75 late fee will be assessed
- If needed, payment arrangements can be made once every six months, if the customer calls the Finance office
- Consideration for delaying shut-offs is not affected by the time of year (winter, etc.)
- The residential rate has not increased in thirty years; however, the cost of power is increasing
- Automatic payments have been available since early 2000
- Online payments have been available since COVID
- The amount for the reconnect fee was discussed possibly ten years ago
- If automatic payments are set up in the Finance office, there is no additional charge; if the automatic payments are set up online, there is a third-party additional charge
- There are many ways to make a utility payment
- Customers may request to have their bill emailed to them, to receive it earlier
- Customers may view their bill online
- Communication from the customer to the Finance Department is key

By poll of Council and Administration the work session scheduled for March 25, 2025 is cancelled.

Mayor McCauley has been confronted two times with disgruntled comments regarding the Evergreen garbage along the bike trail. Pictures show the micro plastics blown everywhere. Mr. Brown speaks to them repeatedly and each time Evergreen tries to address the issue. But there needs to be a permanent fix to address this problem.

Mayor McCauley questioned how many unpaid utility bills there were in 2024 (minimal; we have a 97% collection rate). Mr. Selvey noted Mr. Davis, past Finance Director, instituted the assessments for late payments and reconnection fees.

MOTIONS

Motion: to enter into an executive session at 7.50 p.m. for the purpose to consider the purchase or sale of real estate. **Action:** Enter Closed Session,

Moved by Mayor Doug McCauley, **Seconded by** Council Member Chris Shay.

Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 5).

Yes: Council Member Terri Meek, Mayor Doug McCauley, Council Member Chris Shay, Vice Mayor Scott Black, Council Member Greg McMaster.

Mayor McCauley stated that no formal action will be taken at the executive session.

Motion: to adjourn the executive session at 8:52 p.m. **Action:** Adjourn,

Moved by Council Member Greg McMaster, **Seconded by** Council Member Chris Shay.

Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 5).

Yes: Mayor Doug McCauley, Council Member Chris Shay, Vice Mayor Scott Black, Council Member Greg McMaster, Council Member Terri Meek.

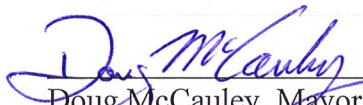
ADJOURNMENT

Motion: to adjourn the meeting at 8:53 p.m. **Action:** Adjourn,

Moved by Council Member Chris Shay, **Seconded by** Council Member Terri Meek.

Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 5).

Yes: Council Member Chris Shay, Vice Mayor Scott Black, Council Member Greg McMaster, Council Member Terri Meek, Mayor Doug McCauley.



Doug McCauley, Mayor



Janet R. Dickman, Clerk of Council

CITY OF CLYDE
COUNCIL MEETING

Date: Tuesday, March 18, 2025 Regular Session

Visitors – PLEASE SIGN IN:

1. Ben Brown
2. Drew Weagler
3. Gary Smith
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