

**VILLAGE OF BALTIMORE
COUNCIL MEETING
July 12, 2021
7:30 p.m.**

Mayor Brad Nicodemus called the meeting to order at 7:30 p.m. with the Lord's Prayer and Pledge of Allegiance. The meeting was held via Zoom.

Roll Call

Council members connected remotely were Waid Cosgray, Rick Foreman, Mike Hamilton, Bob Hankison, Chuck Keller, and Brandy McCreery. Also in attendance were Mayor Brad Nicodemus, Village Administrator Teri Wise, Solicitor Jeff Feyko, and Police Chief Mike Tussey.

Approval of Minutes

Foreman moved to approve the minutes of the June 28 meeting as written. McCreery seconded; motion passed in a 6-0 roll call vote.

Approval of Agenda

The Mayor asked that tabled Ordinance 2021-15 be added to the agenda. The Solicitor said Ordinance 2021-17 could be struck from the agenda since it was adopted at the June 28 meeting.

Keller moved to accept the agenda as amended; Foreman seconded and agenda was approved in a 6-0 vote.

Visitors

- None

Village Administration Reports

Mayor

1. The Village still doesn't know how much it will receive in federal COVID relief funds as the status of Ohio SB 111, under which (as written) townships would get part of money originally designated for municipalities, is unclear.
2. The Village is working on a project for funding consideration under Ohio House Bill 168, which has established a \$250 million water and sewer quality grant program through the Ohio Department of Development to support water and sewer quality projects in municipalities and townships.

Village Administrator

1. The water looping and Park Street projects being done with Ohio Public Works Commission funding are beginning to move forward. Paperwork is now being handled through an online system. Paving projects will be bid at the same time. The VA expects that bids will be ready to approve by the end of August.
2. Suez will be onsite at the Wastewater Treatment Plant on Aug. 9 to run some tests on the membranes. It also will be a chance for Jason Conrad, the new Class 3 operator, to meet the

vendors. Conrad previously worked at the mill in town, which will be a plus for the Village, the VA said; a meeting between new mill owners and the Village is set for this week.

3. Village workers are completing installation of a waterline on Johnson/ Granville Street area as part of the Village's pre-responsibilities on the Park Street improvement project. The line will be pressure tested and samples run before homes are connected, probably next week. Work on the more complex Maple Street waterline will begin after that.
4. The Inflow and Infiltration report has been submitted to the Ohio EPA as required by the Village's NPDES Permit. The "I and I" process also requires public communication, which will be enabled by pending improvements to the Village's website.
5. The new website also will allow online payment of water bills and zoning application fees. It will allow the Village to go mostly paperless with zoning applications. The site will go live soon, using the same url as the old site.
6. Last week Village officials had training for applying for American Rescue Plan funding, which should be used for projects and not a little bit for this and a little bit for that. The Fiscal Officer will be playing catch-up on the application and reporting requirements when he returns from vacation.

Solicitor

1. Council has no First Readings on the agenda.
2. The 2022 tax budget Resolution must be passed because it needs to be received by the County by July 20.
3. He has heard nothing from the Village of Thurston on a pending agreement between the two Villages for police services, so recommends leaving the authorizing Ordinance tabled. It had been set for a third reading and adoption at the previous Council meeting.

Committee Reports

Finance

- **The next meeting is scheduled for the 2nd Monday in August; August 9th at 6:00p.m.**

Service

- **The next meeting is scheduled for the 4th Monday in July; July 26^h at 6:00p.m.**

Safety

- **The next meeting is scheduled for the 4th Monday in July; July 26th immediately following Service.**

Rules

- Chairperson Hamilton said that they met this evening prior to Council meeting.
- **The next meeting is scheduled for the 2nd Monday in August; August 9th immediately following Finance.**

Public Safety Reports

Police Department

1. New officer training is progressing.

2. The Chief is working on a security schedule for the Baltimore Festival. He has arranged for the EMA command vehicle to be brought to the Village during part of the celebration and is working on other kinds of community outreach.
3. The air conditioning in one of the cruisers is not functioning. Because the cost of repair equals the value of the vehicle, the department will use the car only during evening hours or for directing traffic until the weather is cooler.
4. Computers have been upgraded in cruisers, necessary to allow the department to use certain statewide systems. Work was done in house.
- 5.

Basil Joint Fire District Board

- The next meeting will be held at 6:30 p.m. July 15 at Station 610.

Village Committees and Commissions

Planning and Zoning Commission

- Public hearings on proposed Zoning Code changes to Short-term Rental Registrations and Lot Coverage Percentages were held July 8. Over a two-hour period, several people joined the meeting in person or electronically to weigh in. According to the Mayor, some wanted no restrictions in Lot Coverage and others felt the proposed percentages should be relaxed some. He said that input on Short-term Rentals also ranged from those wanting no regulation to those who wanted to see proposals modified, especially the requirement that the property owner have a background check. The Commission will consider all of the input from the public hearings at its next meeting, Aug. 12. The Mayor said the Commission can decide to move forward with the changes as proposed, recommend alterations to the proposals, or scrap the proposals altogether. Council will have the final say. He said several residents participating in the public hearings wondered why the Village is seeking to regulate Short-term Rentals when Long-term Rentals are not required to register. The Mayor noted that an attempt to implement Long-term Rental registration failed when it was proposed a couple of years ago. Residents objected in particular to annual interior inspections. He thought it might be worth having the Safety Committee take another look at a pared down registration program for Long-term Rentals to help reel in “wayward landlords.”
 - Foreman asked where the concern over Lot Coverage Percentages came from.
 - The Mayor said it came from concern over runoff caused by impervious surfaces.
 - Keller said that some communities in Florida have restrictions on lot coverage.
 - The Mayor said most municipalities have land use regulations like this to help maintain green space, control groundwater and runoff, etc.
 - Foreman said the rule doesn’t take into account how much of a small in-town lot already is unbuildable because of setback requirements. The proposed rule would dissuade someone from buying an existing “shack” on a Village lot and replacing it with a new ranch home because the lot would be too small to build the home they want without a variance.

Tree Commission

- The Commission met July 8. The VA will provide a report at the next Council meeting.

Records Commission

- The FO will examine several boxes of material for potential destruction sometime this year.

Motions

- None

Ordinances and Resolutions

FIRST READING

- None

SECOND READING

- None

THIRD READING

RESOLUTION 2021-16

RESOLUTION TO ADOPT THE 2022 TAX BUDGET AND THE DECLARATION OF AN EMERGENCY

Sponsor: Keller

- A public hearing held before the Council meeting brought no input.
- Keller moved to adopt the Resolution. Hamilton seconded. Resolution 2021-16 was adopted 6-0 in a roll call vote.

TABLED ORDINANCES

ORDINANCE 2021-15

AN ORDINANCE AUTHORIZING THE VILLAGE ADMINISTRATOR TO EXECUTE AN AGREEMENT BETWEEN THE VILLAGE OF BALTIMORE, OHIO, AND THE VILLAGE OF THURSTON, OHIO, FOR THE PROVISION OF POLICE PROTECTION SERVICES AND THE DECLARATION OF AN EMERGENCY

Sponsor: Hamilton

No action taken.

Old Business

- None

New Business

1. In person meetings:

The new information technology in place in Council chambers is working well, and will allow Council members to meet in-person moving forward. However, the room is too small to accommodate visitors while being in compliance with CDC guidelines.

- The Mayor proposed that Council meet in person but that employees and members of the public wishing to provide input join via Zoom. Meetings will also be streamed on YouTube.
- McCreery said a resident had asked if the dates of Council meetings could be published on utility bills. The VA will try to make that happen.

2. The Baltimore Festival will start setting up at noon on Sunday, Aug. 1 and tear down on Sunday, Aug. 8.
3. The VA said that she's just learned that the Village's chlorine supplier has informed them that chlorine, currently \$1.34 a gallon, will hit \$2.34 over coming months. This is indicative of price increases that will impact the Village's 2022 budget, she noted.

Visitors

- No comment

Last Call

- Nothing

Next Meeting

The next regular meeting is scheduled for the 4th Monday in July; July 26th at 7:30 p.m.

Adjournment

With no further business to discuss, Keller moved to adjourn. Foreman seconded. Motion affirmed in a unanimous voice vote. The meeting adjourned at 8:15.

Brian Bibler, Fiscal Officer

Bradley Nicodemus, Mayor