



**Minutes of the Village of Galena Council Meeting
March 28, 2022**

On March 28, 2022, the Village of Galena Council meeting was called to order at 7:01 p.m. in Council Chambers of the Village Hall, 109 Harrison St. and via Zoom, by Mayor Jill Love.

Roll Call

Jill Love, Mayor (Present)
Todd Musacchio, Council Member (Present)
Eric Johnston, Council Member (Absent)
Mike Fry, Council Member (Present)

Kathy Krupa, Council Member (Present)
Ruben Minor, Council President (Present)
Suzanne Rease, Fiscal Officer (Absent)
Zach Hopper, Council Member (Present)

Also Present

Ken Molnar, Solicitor
Michelle Dearth, Asst. Fiscal Officer

Bill Vance, Interim Village Administrator

A List of those in attendance is attached at the end of the minutes.

Eric Johnston arrived at 7:03.

Minutes of February 28, 2022 Council Meeting

Ruben Minor made a motion to adopt the minutes of the February 28, 2022 Council meeting. Todd Musacchio seconded the motion and the motion passed unanimously in a 6-0 voice vote.

Ted Roshon, Ruffner Park Status

Maintenance Supervisor, Ted Roshon was not available to speak, Mayor Love reported that the Ruffner Park playground had to be closed due to the recent flooding, and the park is going to need to be re-evaluated as to what to do about the playground equipment. Mayor Love also mentioned that the Easter Egg hunt will still be at Ruffner Park.

50 South Front Street Bids

Solicitor Ken Molnar presented the two bids for the 50 South Front Street property that were opened at 3:30 on March 28, 2022. The highest bid was from Thomas Watt in the amount of \$20,000.00. Mr. Molnar explained that Council had 15 days to accept or reject the offer.

Eric Johnston asked about the intentions for use. Mr. Molnar replied we have no information.

Zach Hopper asked if we could only sell to adjoining property. Mr. Molnar responded no.

Mr. Molnar explained the Ordinance that he prepared and then proceeded to read the Ordinance.

Ordinance No. 2022-07

An Ordinance Accepting The Offer To Purchase 50 South Front Street By Thomas J. Watt For \$20,000.00 And Declaring An Emergency.

Mike Fry made a motion to suspend the second and third reading. Eric Johnston seconded the motion and the motion passed unanimously in a 6-0 roll call vote:

Krupa-Yes Minor-Yes Johnston-Yes Musacchio-Yes Fry-Yes Hopper-Yes

Eric Johnston made a motion to adopt Ordinance No. 2022-07 as an emergency. Mike Fry seconded the motion and the motion passed unanimously in a 6-0 roll call vote:

Krupa-Yes Minor-Yes Johnston-Yes Musacchio-Yes Fry-Yes Hopper-Yes

Mark Rufener, K.E. McCartney-Sewer Rate Discussion

Mark Rufener, representing K.E. McCartney discussed with Council sewer rates. He explained the Village's current debt and reserves and how it impacts the Village's sewer rates. He presented a couple different scenarios as to how the Village could base the rates on water consumption rather than the flat rate the Village currently has. Mr. Rufener answered questions from Council.

Mr. Rufener's power point presentation is available upon request.

A Public Hearing on the sewer rates will take place at the April 25th Council Meeting.

Ordinance No. 2022-05 (First Reading, Emergency)

An Ordinance Updating The Village Of Galena's Storm Water Regulations As Part Of Its MS4 Permit; And Declaring An Emergency.

Todd Musacchio made a motion to suspend the second and third reading. Eric Johnston seconded the motion and the motion passed unanimously in a 6-0 roll call vote:

Krupa-Yes Minor-Yes Johnston-Yes Musacchio-Yes Fry-Yes Hopper-Yes

Eric Johnston made a motion to approve Ordinance No. 2022-05 as an emergency. Ruben Minor seconded the motion and the motion passed unanimously in a 6-0 roll call vote:

Krupa-Yes Minor-Yes Johnston-Yes Musacchio-Yes Fry-Yes Hopper-Yes

Ordinance No. 2022-06 (First Reading, Emergency)

An Ordinance Completing Village OF Galena's Storm Water Five Year Plan As Part Of Its MS4 Permit; And Declaring An Emergency.

Ruben Minor made a motion to suspend the second and third reading. Todd Musacchio seconded the motion and the motion passed unanimously in a 6-0 roll call vote:

Krupa-Yes Minor-Yes Johnston-Yes Musacchio-Yes Fry-Yes Hopper-Yes

Ruben Minor made a motion to adopt Ordinance No. 2022-06 as an emergency. Eric Johnston seconded the motion and the motion passed unanimously in a 6-0 roll call vote:

Krupa-Yes Minor-Yes Johnston-Yes Musacchio-Yes Fry-Yes Hopper-Yes

Resolution No. 2022-07 (First Reading, Emergency)

A Resolution Authorizing A Working Agreement Between The Delaware Soil And Water Conservation District (DSWCD) And The Village Of Galena, And Declaring An Emergency.

Ruben Minor made a motion to suspend the second and third reading. Todd Musacchio seconded the motion and the motion passed unanimously in a 6-0 roll call vote:

Krupa-Yes Minor-Yes Johnston-Yes Musacchio-Yes Fry-Yes Hopper-Yes

Eric Johnston made a motion to adopt Resolution No. 2022-07 as an emergency. Mike Fry seconded the motion and the motion passed unanimously in a 6-0 roll call vote:

Krupa-Yes Minor-Yes Johnston-Yes Musacchio-Yes Fry-Yes Hopper-Yes

Guest Participation

None.

Mayor's Report

Mayor Love reported that the Planning and Zoning Commission continues to work on the Master Plan. The Playground Committee is coming together nicely with Eric Johnston taking the lead. The Galena Fall Gathering date has changed from October 22nd to October 15th. The development team met with Mount Carmel Health regarding building a small medical center in Galena, potentially at Arrowhead. Arrowhead is in contract pending approvals by Schottenstein properties. Met with the City of Columbus regarding the drilling under Walnut creek and found some excellent solutions to forward the progress of the Miller Farms project.

Village Administrator's Report

Interim Village Administrator, Bill Vance reported that the new Cannon copier is expected to arrive April 1, and training will be provided. Recent bridge accident (2/17/22) involving Rumpke Trash Truck, necessitated a K.E. McCartney bridge engineer's post- accident inspection of the condition of the SR3 bridge. Inspection took place and related report forthcoming. Galena Utility (Public) Rights-of-Way reimbursement bills still evolving as Village costs associated with areas of public ROW, utilized by private utilities, have yet to be completely identified. Eric Sandine (Ohio ROW Consulting) will send these ROW maintenance reimbursement bills to private commercial utility and cable companies using Village maintained ROW for commercial purposes.

Fiscal Officer Report

Assistant Fiscal Officer, Michelle Dearth reported that 50 late sewer letters were sent to residents. Six letters were sent out after auditing the Retreat at Dustin subdivision to residents that hadn't contacted the Village to set up sewer account. We have currently heard from four residents. We had four new residents and we met with Kate Nelson from First Commonwealth bank to get an update on interest rates and potential investments. We will be looking into STAR OHIO at potential investments.

Payment of Invoices for March

Ruben Minor made a motion to pay invoices for March. Eric Johnston seconded the motion and the motion passed unanimously in a 6-0 roll call vote:

Krupa-Yes Minor-Yes Johnston-Yes Musacchio-Yes Fry-Yes Hopper-Yes

Approval of Financial Statements

Ruben Minor made a motion to approve the Financial Statements. Eric Johnston seconded the motion and the motion passed unanimously in a 6-0 roll call vote:

Krupa-Yes Minor-Yes Johnston-Yes Musacchio-Yes Fry-Yes Hopper-Yes

Code Compliance Report

Levi Koehler's report stated that Storm Water inspections have been conducted and Phase 2 construction is underway at the Retreat at Dustin. Storm Water inspections have been conducted and homes are under construction in Blackhawk Phase-D. Miller Farm engineering has been approved by the Planning and Zoning Commission, the Development Agreement is under review by Village staff, addresses have been assigned for Phase 1 and Homewood is selling the project to Lennar Homes, and NCA research is underway by Lennar Homes. The development team continues meeting regularly to discuss potential

development, to meet with interested developers, and other community entities. Arrowhead Golf Course is in contract with Schottenstein Real Estate Group.

Maintenance Report

Ted Roshon's report stated that the bathrooms at Ruffner Park were cleaned and sanitized for Spring opening, they are working on pothole patching, putting up new street signs, coordinated a contractor to replace the service panel at the Village Hall, reconnected the water fountain in the Village square, decoration clean up in the Cemetery, funeral preparations, repaired the paddle wheel at the sewer plant and checked playground equipment in the parks.

Volunteers and Cody Hale worked on rebuilding the wall along Harrison St. on April 2.

Wastewater Report

Brian Rammelsberg's report stated that there were no violations for the month. There were 4 new sewer taps and Flowline cleaned the grease trap and wet well at the sewer plant and the pumpstation on the square. They also cleaned some grease off the top of the EQ tank at the plant.

Resolution No. 2022-05 (First Reading, Emergency)

A Resolution Authorizing A Contract With Craft Marketing To Provide And Maintain A New Village Website And Declaring An Emergency.

Mike Fry made a motion to suspend the second and third reading. Eric Johnston seconded the motion and the motion passed unanimously in a 6-0 roll call vote:

Krupa-Yes Minor-Yes Johnston-Yes Musacchio-Yes Fry-Yes Hopper-Yes

Mike Fry made a motion to adopt Resolution No. 2022-05 as an emergency. Kathy Krupa seconded the motion and the motion passed unanimously in a 6-0 roll call vote:

Krupa-Yes Minor-Yes Johnston-Yes Musacchio-Yes Fry-Yes Hopper-Yes

Resolution No. 2022-06 (First Reading, Emergency)

A Resolution Approving The Permanent Appropriation Budget For The Village Of Galena For Calendar Year 2022 And Declaring An Emergency.

Ruben Minor made a motion to suspend the second and third reading. Mike Fry seconded the motion and the motion passed unanimously in a 6-0 roll call vote:

Krupa-Yes Minor-Yes Johnston-Yes Musacchio-Yes Fry-Yes Hopper-Yes

Eric Johnston made a motion to adopt Resolution No. 2022-06 as an emergency. Ruben Minor seconded the motion and the motion passed unanimously in a 6-0 roll call vote:

Krupa-Yes Minor-Yes Johnston-Yes Musacchio-Yes Fry-Yes Hopper-Yes

Resolution No. 2022-08 (First Reading, Emergency)

A Resolution Ratifying A Contract Between The Village Of Galena And the Galena Historic Foundation To Hold A Flea Market In Miller Park.

Mayor Love read the Resolution.

Special Events Policy

Council discussed the Special Events Policy. A question about how far in advance the application needed to be submitted was brought up. Decision was 90 days with possible exception or waiver. 60 days is the fewest days allowed.

Ruben Minor made a motion to except the Special Events Policy. Eric Minor seconded the motion and the motion passed unanimously in a 6-0 roll call vote:

Krupa-Yes Minor-Yes Johnston-Yes Musacchio-Yes Fry-Yes Hopper-Yes

Ordinance No. 2022-03 (First Reading, Emergency)

An Ordinance Authorizing Execution Of Easement Documents In Favor Of Ohio Power And American Electric Power And Declaring An Emergency.

Eric Johnston made a motion to suspend the second and third reading. Todd Musacchio seconded the motion and the motion passed unanimously in a 6-0 roll call vote:

Krupa-Yes Minor-Yes Johnston-Yes Musacchio-Yes Fry-Yes Hopper-Yes

Ruben Minor made a motion to adopt Ordinance No. 2022-03 as an emergency. Mike Fry seconded the motion and the motion passed unanimously in a 6-0 roll call vote:

Krupa-Yes Minor-Yes Johnston-Yes Musacchio-Yes Fry-Yes Hopper-Yes

Ordinance No. 2022-04 (First Reading, Emergency)

An Ordinance Authorizing Execution Of Easement Document In Favor Of Ohio Power And American Electric Power Tree Trimming And Declaring An Emergency.

Ruben Minor made a motion to suspend the second and third reading. Mike Fry seconded the motion and the motion unanimously in a 6-0 roll call vote:

Krupa-Yes Minor-Yes Johnston-Yes Musacchio-Yes Fry-Yes Hopper-Yes

Mike Fry made a motion to adopt Ordinance No. 2022-04 as an emergency. Todd Musacchio seconded the motion and the motion passed unanimously in a 6-0 roll call vote:

Krupa-Yes Minor-Yes Johnston-Yes Musacchio-Yes Fry-Yes Hopper-Yes

Delaware Regional Planning Commission Report

Mayor Love had nothing new to report.

Zoning and Planning Commission Report

Nothing else to report that wasn't covered in other reports.

MORPC Report

Mayor Love reported that the keynote speaker at the State of the Region addressed the new federal funding available for broadband. The Eastern Region MORPC contingency will be meeting in Galena on March 29th.

Electronic Media Committee

Mike reported that they are reviewing the new website.

Playground Committee

Eric Johnston reported that the Playground Committee is working with mom's who use the playground for thoughts and ideas for designs and visiting sites to get different ideas.

Other Committees

None.

Other Business

Zach Hopper reported that the lights on Holmes St at Miller Park are out and the light on Walnut St was repaired and is now out again.

Executive Session

None.

Adjournment

Mike Fry made a motion to adjourn. Zach Hopper seconded the motion and the motion passed unanimously in a 6-0 voice vote.

The meeting adjourned at 8:45 p.m.

A recording of the meeting is available upon request.

Next Meeting

The next Council meeting will be held on April 25, 2022 at 7 p.m. in Council Chambers at the Galena Village Hall and by Zoom.

Respectfully submitted, Michelle Dearth, Assistant Fiscal Officer

Fiscal Officer Date

Mayor Date

Certification: I, Suzanne Rease, Fiscal Officer of the Village of Galena, Ohio hereby certify that publication of these Minutes was duly made by posting true copies thereof at five (5) of the most public places as determined by Council in Resolution 2015-18.