

**INDIAN LAKE OHIO  
VILLAGE OF RUSSELLS POINT  
COUNCIL MEETING**

**MEETING MINUTES**

**March 21, 2022**

Mayor Reames called the Meeting to order at 7:00 p.m.

Roll Call: Ms. Joan Hinterschied, absent; Mr. John Huffman, present; Mr. Greg Iiams, present; Ms. Joan Maxwell, present; Ms. Shannon Stinemetz, absent; Mr. Dave Wallace, present. Mayor Reames reported that Ms. Stinemetz is running a little late. She joined the meeting at 6:11 p.m. during the Maintenance Team Report.

*Mr. Dave Wallace made a motion to excuse the absence of Ms. Joan Hinterschied. Mr. John Huffman seconded the motion.*

*The Vote: Mr. John Huffman, yea; Mr. Greg Iiams, yea; Ms. Joan Maxwell, yea; Ms. Mr. Dave Wallace, yea.*

*The motion passed: 4 yeas – 0 nays*

Recorder: Fiscal Officer Jeff Weidner

Guests: Mr. Joe Freyhof, Police Chief  
Ms. Sharon DeVault, 209 Elliott Rd., Russells Point  
Mr. Daniel Lyon, WPKO Radio  
Mr. Steve Wenzlick, 8922 Court St., Lakeview  
Ms. Dianne Gauder, Clerk of Court  
Mr. Tim Reese, Maintenance Team Supervisor

Minutes: **March 7, 2022 Council Meeting**

*Mr. John Huffman moved to approve the March 7, 2022 Council Meeting Minutes as submitted. Ms. Joan Maxwell seconded the motion.*

*The Vote: Mr. John Huffman, yea; Mr. Greg Iiams, yea; Ms. Joan Maxwell, yea; Ms. Mr. Dave Wallace, yea.*

*The motion passed: 4 yeas – 0 nays*

Reports: **Fiscal Officers Report -**

Council was provided the February 2022 bank reconciliation, cash summary report and payment register. The Village books reconciled with the bank statement and has a pooled cash balance of \$4,861,221.43.

*Mr. Greg Iiams moved to approve the Fiscal Officers Report as submitted. Ms. Joan Maxwell seconded the motion.*

*The Vote: Mr. John Huffman, yea; Mr. Greg Iiams, yea; Ms. Joan Maxwell, yea; Ms. Mr. Dave Wallace, yea.*

*The motion passed: 4 yeas – 0 nays*

**Maintenance Department Report -**

Mr. Reese reported that the department completed 29 work orders in February and have been working on raising meter pits as weather permits.

Repairs of TR 52: Council was provided a copy of a quote obtained from Washington Township to raise the road leading to the water plant in the amount of \$149,000.00. Based on the details of the quote this is to raise the entire road from where Elliott Rd. ends to an area well beyond the water plant. The only area that actually needs to be raised is approximately 25 ft. long section located around 225 ft. from the end of Elliott Rd. The road is

approximately 15 ft. wide, however the quote references the installation of (2) 60 in. x 32 ft. long concrete culverts. Mr. Huffman requested that Mr. Reese work with the Township to clarify what actually needs to be done and get proper quotes based on the information.

Mr. Reese reported that the hole in the road is expected to be damage from the culvert itself. However due to the water in the ditch they are unable to go in the culvert to inspect at this time. He also reported that the County had indicated that the Village and the Township are responsible for repair or replacement of the culvert. Reichert Excavating is working on a quote for the repair of the culvert.

Council was also reminded that anything over \$50,000 would need to be bid out and \$27,950 is the current prevailing wage threshold for road reconstruction, alterations, and repairs.

**Police & Code Enforcement Report –**

Chief Freyhof reported that the solicitor is reviewing a Memorandum of Understanding related to the support of the Crisis Intervention Team and the Mental Health, Drug & Alcohol Services Board of Logan and Champaign Counties. Once reviewed council will be presented with a copy of the MOU and resolution.

The solicitor is also reviewing the Body Camera Grant. The grant amount is \$8,000 with an \$8,000 required match. Chief is trying to find out if he can reduce the number of body cameras and use part of the money to replace the cruiser cameras which will all work in sequence with each other.

Council was provided multiple pictures taken with the drone of the John & Mary Rudolph Nature Area to show the washout of a section of trail near the canoe launch area.

Chief reported that he will be doing a sweep of notices of violation and asked if we were going to get dumpsters for the hard to dispose of items. Money has been appropriated for this cause. The Chief, Mayor and Fiscal Officer will work on the details of getting this setup.

**Zoning Report –**

Ms. Gauder provided council with a written report of the permits that has been issued or in process since the last report.

**Parks & Recreation Report –**

Jesse Avila has requested permission to use Leppich Fields for a girls softball tournament on June 10-12<sup>th</sup> and July 29-31<sup>st</sup>.

*Ms. Shannon Stinemetz made a motion to allow the use of the baseball field for the tournaments as state above. Mr. Dave Wallace seconded the motion.*

*The Vote: Mr. John Huffman, yea; Mr. Greg Iiams, yea; Ms. Joan Maxwell, yea; Ms. Shannon Stinemetz, yea; Mr. Dave Wallace, yea*

*The motion passed: 5 yeas – 0 nays*

**BPA Report –**

The BPA provided a written report on recent activities with the water department.

**Indian Joint Fire District Report –**

Ms. Joan Maxwell provided a written report on the March 15, 2022 meeting.

**Indian Lake EMS Report –**

Mayor Reames gave an oral report on the March 9, 2022 EMS meeting.

**ORDINANCES & RESOLUTIONS:**

**A. Resolution 22-976; Awarding Bid for Sale of 184 W. Main**

A RESOLUTION AWARDING THE BID AND AUTHORIZING EXECUTION OF THE CONTRACT WITH ILBC HOLDINGS LLC FOR THE SALE OF 184 W. MAIN STREET, AND DECLARING AN EMERGENCY.

*Mr. Greg Iiams made a motion to waive the three-reading rule. Ms. Joan Maxwell seconded the motion.*

*The Vote: Mr. John Huffman, yea; Mr. Greg Iiams, yea; Ms. Joan Maxwell, yea; Ms. Shannon Stinemetz, yea; Mr. Dave Wallace, yea.*

*The motion passed: 5 yeas – 0 nays*

*Mr. Greg Iiams made a motion to accept Resolution 22-976 by title. Mr. John Huffman seconded the motion.*

*The Vote: Mr. John Huffman, yea; Mr. Greg Iiams, yea; Ms. Joan Maxwell, yea; Ms. Shannon Stinemetz, yea; Mr. Dave Wallace, yea.*

*The motion passed: 5 yeas – 0 nays*

ILBC Holdings has requested permission to have access to the building for the purposes of measuring, assessing upcoming building improvements, and preparation of required zoning permits. No physical changes will be made to the structure or land until after the official closing.

*Mr. Greg Iiams made a motion to provide ILBC Holding LLC a set of keys to have access to the structure only for the purposes stated above. Ms. Shannon Stinemetz seconded the motion.*

*The Vote: Mr. John Huffman, yea; Mr. Greg Iiams, yea; Ms. Joan Maxwell, yea; Ms. Shannon Stinemetz, yea; Mr. Dave Wallace, yea.*

*The motion passed: 5 yeas – 0 nays*

#### **CITIZEN COMMENTS:**

#### **OLD BUSINESS:**

##### **A. Railroad Trestle Mussel Study**

Of the other companies that were contacted for quotes to do the mussel study, there was either a lack of staff and were too busy to complete this year, or they do not currently have a licensed staff member to conduct a survey in group 2 or 4 streams. Of the two quotes received (as discussed and outlined in the February 22, 2022 minutes) Stone Environmental was the cheapest of the two.

*Mr. John Huffman made a motion to move forward with the proposal from Stone Environmental in the amount of \$8,500.00. Ms. Joan Maxwell seconded the motion.*

*The Vote: Mr. John Huffman, yea; Mr. Greg Iiams, yea; Ms. Joan Maxwell, yea; Ms. Shannon Stinemetz, yea; Mr. Dave Wallace, yea.*

*The motion passed: 5 yeas – 0 nays*

Mr. Weidner noted that funds were not budgeted for the survey so money will need to be replenished in the affected fund in a future amendment. The proposal from Stone Environmental will be sent to the solicitor for review.

##### **B. Farm Lease**

Mayor Reames informed council that the village will need to advertise for five weeks to allow other interested parties the option to bid on the use of the farm land. She had contacted the interested party and it was decided that due to time constraints and planting season that this would not be an option until next year. It was also noted that in a recent discussion with Ohio EPA that due to possible contamination, farming is not permitted any closer than a 300 ft. radius from all well heads which reduces the amount of available farm land.

##### **C. 233 Grand Ave. Property**

Mayor Reames reported that the tenant is now out of the village owned residential property at 233 Grand Ave. She asked council what direction they wanted to go with the property.

*Mr. Greg Iiams made a motion to have the village workers tear down and remove the structure. Mr. John Huffman seconded the motion.*

*The Vote: Mr. John Huffman, yea; Mr. Greg Iiams, yea; Ms. Joan Maxwell, yea; Ms. Shannon Stinemetz, yea; Mr. Dave Wallace, yea.*

*The motion passed: 5 yeas – 0 nays*

**NEW BUSINESS:**

A. Washington Township House Trailers

Mr. Wallace reported that Washington Township will no longer allow house trailers. Ms. Gauder noted that if a structure meets HUD approval and meets our minimum square footage zoning regulations, we must allow them.

*Ms. Joan Maxwell made a motion to adjourn the meeting and seconded by Ms. Shannon Stinemetz. The meeting was adjourned at 8:29 p.m.*

Next Ordinance: 22-1198 Next Resolution: 22-977

Next Council Meeting: Monday, April 4, 2022 at 7:00 p.m.

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Fiscal Officer Jeff Weidner

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Mayor Robin Reames

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Date Passed