

CITY COUNCIL  
Regular Meeting - February 27, 2023 6:00 p.m.  
Council Chambers

- I. CALL TO ORDER
- II. ROLL CALL
- III. PLEDGE AND PRAYER/MOMENT OF SILENCE - Vice Mayor Garcia
- IV. APPROVAL OF AGENDA
- V. APPROVAL OF MINUTES
  - A. February 13, 2023 Work Session Minutes
  - B. February 13, 2023 Regular Session Minutes
- VI. PRESCHEDULED SPEAKER
  - A. Pete Landrum, City Manager - Updated Staffing Management Plan
- VII. ORDINANCES, RESOLUTIONS AND PUDS
  - A. Ordinance 23-6, Additional Appropriations (Single Reading)
  - B. Resolution 23-9 Ohio BWC Safety Intervention Grant
  - C. Resolution 23-10 Park Renaming
- VIII. DECISION ITEM
  - A. Boards and Commissions Appointments
  - B. Council Appointments to Local Agencies
- IX. COUNCIL TIME
- X. MAYOR'S REPORT
- XI. CITY MANAGER'S REPORT
- XII. CITIZEN COMMENTS
- XIII. ADJOURNMENT

BEAVERCREEK CITY COUNCIL  
COUNCIL WORK SESSION, February 13, 2023 5:15 p.m.

CALL TO ORDER

Vice Mayor Garcia called the meeting to order followed by roll call.

PRESENT: Council Member Adams, Council Member Bales, Council Member Curran, Council Member Duerr, Vice Mayor Garcia

COUNCIL MEMBERS ABSENT: Council Member Schwartz and Mayor Stone

Council Member Bales MOVED to excuse Council Member Schwartz and Mayor Stone, seconded by Council Member Duerr. Motion PASSED by majority voice vote.

ALSO IN ATTENDANCE: Randy Burkett, Planning and Development Director; Katy Carrico, Communications Manager; Debbie Haines, Clerk of Council; Bill Kucera, Financial Administrative Services Director; Pete Landrum, City Manager; Steve McHugh, Legal Counsel; Nick Smith, Assistant City Engineer; Shawn Sumner, Police Captain; Mike Thonnerieux, Public Administrative Services Director

APPROVAL OF AGENDA

Council Member Bales MOVED to approve the agenda, seconded by Council Member Adams. Motion PASSED by majority voice vote.

DISCUSSION ITEMS

Updated Staffing Management Plan

Mr. Landrum stated that the staffing management plan update is something that has been discussed for 2024, but due to retirements and unexpected departures they are fast-tracking this idea they were bringing it forward for Council's consideration now. He outlined the new structuring and positions that would be added, as well as the divisions that were necessary with the loss of employees for retirement and relocation.

He outlined a timeline for incorporating these changes presenting this to Council in an open meeting on February 27<sup>th</sup> and on March 13<sup>th</sup> staff would bring an Ordinance for Chapter 30 with a public hearing so that seasonal hirings can begin.

Council discussed titles and designations and Mr. Landrum went over the reasoning behind the designations and titles. Council asked about the title of associate. Mr. Landrum stated that the associate engineer would assist the engineers with project management as the City continues to grow. He went on to explain what the engineering department would be expecting between the engineer, assistant engineer and technician.

Council Member Bales said that a while back there was a Parks and Rec Director and with their increased duties of the superintendent he thought now would be

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a good time to look at that. Mr. Landrum stated he was trying to minimize the changes.

Council asked about the need for advertising positions if a qualified candidate could be promoted from within and felt they needed to get the plan into action to get critical positions filled

Council felt they should move ahead with the proposed updated staffing management changes.

COUNCIL COMMITTEE/EVENT UPDATES

There were no further updates

ADJOURNMENT

Council Member Adams MOVED to adjourn the meeting at 5:46 p.m., seconded by Council Member Bales. Motion PASSED by majority voice vote.

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Joanna Garcia, Vice Mayor

ATTEST:

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Debbie Haines  
Clerk of Council  
Cmin02132023 Work Session

BEAVERCREEK CITY COUNCIL  
REGULAR MEETING February 13, 2023 6:00 p.m.

CALL TO ORDER

Vice Mayor Garcia called the meeting to order followed by roll call.

PRESENT: Council Member Adams, Council Member Bales, Council Member Curran, Council Member Duerr, Vice Mayor Garcia,

ABSENT: Council Member Schwartz and Mayor Stone

Council Member Duerr MOVED to excuse Council Member Schwartz and Mayor Stone, seconded by Council Member Curran. Motion PASSED by majority voice vote.

ATTENDANCE: Jill Bissinger, Human Resources Manager, Randy Burkett, Planning and Development Director; Katy Carrico, Communications Manager; Debbie Haines, Clerk of Council; Bill Kucera, Financial Administrative Services Director; Pete Landrum, City Manager; Steve McHugh, Legal Counsel; Scott Molnar, Police Captain; Jeff Moorman, City Engineer, Mike Thonnerieux, Public Administrative Services Director; Zach Wike, Assistant Superintendent - Parks

PLEDGE

Council Member Adams led the pledge accompanied by boy scouts in attendance and asked for a moment of silence and prayers for those in Turkey that have suffered such loss in the earthquake.

APPROVAL OF AGENDA

Council Member Curran MOVED to approve the agenda, seconded by Council Member Duerr. Motion PASSED by majority voice vote.

APPROVAL OF MINUTES

Council Member Adams MOVED to approve the January 17, 2023 Work Session Minutes, seconded by Council Member Curran. Motion PASSED by majority voice vote.

Council Member Bales MOVED to approve the January 23, 2023 Regular Session Minutes, seconded by Council Member Adams. Motion PASSED by majority voice vote.

PUBLIC HEARING - PC 23-1 ASRA, Sheetz Convenience Store & Gas Station

APPLICATION PRESENTATION

Kareem Amr, Project Manager with Skilken Gold Real Estate Development, stated that he was available to answer any questions Council might have. He said Skilken Realty specializes in single tenant structures and Sheetz have either constructed or are in the planning phase for 50-60 sites state wide with 20 in the Dayton area. They have

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taken the time to listen to the problems with the site and hopefully come up with solutions to some of those concerns.

He said that Sheetz is a 24-7 operation that is more so a restaurant, with food made to order, than a gas station. He pointed out that Sheetz is a family-owned organization that donates to local charities. He said traffic studies show that they gather existing traffic not generate more, and they do what they can to aid that situation. He said a key component of the facility was the drive-thru but that only captures about 10% of their business.

#### STAFF PRESENTATION

Mr. Burkett stated that the site was located at the corner of N. Fairfield Road and Beaver Vu Drive. He said that the ASRA is due to the area being within the Dayton-Xenia Road Corridor Planning Area #3 that is a study district in the Land Use Plan. He said that this was a permitted use. He showed the site plan and the traffic pattern and said Sheetz worked with them giving up area that could accommodate another left turn lane on Beaver Vu Drive with access in and out that would go to Kroger as well. He gave an overview of all the traffic patterns, landscaping, facades and canopy. He went over the signage both on and off the building. He said that Sheetz has been good to work with on traffic and upgrading the building and landscaping.

He said Planning Commission and Staff recommend approval.

#### PUBLIC INPUT

There was no public input

#### COUNCIL INPUT

Council Member Bales said this zoning district allows for this use and the ASRA is only being used because it's in a study area. Mr. Burkett said that is correct. Council Member Bales asked what an ASRA allows Council to consider. Mr. Burkett replied the aesthetics and matching the neighborhood. Council Member Bales said that everything matches the area nicely. He said that he had heard concerns on traffic. Mr. Burkett said that they had moved things back and that helped with the addition of a left turn lane on Beaver Vu Drive. Mr. McHugh said that they could not legally ask that and they had been admirable in addressing the traffic issue. Council Member Bales said that if they widen the road when would that be. Mr. Moorman said that it would be in the future as the biggest factor is an estimate of \$500,000 to address the traffic issue.

Council member Duerr said he liked the Sheetz brand and he had also heard an issue of space and he asked what the average wait time was in the drive-thru. Mr. Amr replied 6 minutes if they waited to place their

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order when they arrived. Council Member Duerr asked what the width was of the drive-thru lane as it seemed tight. Mr. Burkett said it would be 14 feet wide. Council Member Duerr asked if they had any input from Beaver Vu Bowl. Clerk Haines replied they had not. Council Member Duerr asked about the access point with Kroger and possibly altering it to aid traffic flow onto Beaver Vu Drive. Mr. Burkett explained why that would be an issue.

Council Member Adams thanked Sheetz for choosing Beavercreek, as it was a welcome place on the highway. He said that a lot of people come that way to turn into Kroger and if it was backing up now it would get worse. He also mentioned the Popcorn Festival and how congested that area gets during the festival. Angelo Bert, Woolpert, stated that the site had moved back to allow 2-3 feet on the north side of Beaver Vu Drive to widen for the turn lane, as a future City project. Council Member Adams said that there would basically only be one lane going west. Mr. Bert replied that was correct.

Council Member Bales clarified that the left turn lane into Sheetz would be there day one. Mr. Amr said that was correct.

Council Member Curran asked about the challenge of traffic and when they expected to be open. Mr. Amr replied 2024. Council Member Curran asked about when the road would be widened. Mr. Burkett replied 2025. Council Member Curran said he appreciated Sheetz working with the City. He asked about the stop sign at the Kroger access and if there would be any modification to the signs there. Mr. Moorman said that they were working to improve the line of sight.

Vice Mayor Garcia thanked Sheetz for working with the City and for wanting to come to Beavercreek. She said that there are things Council can consider and some we cannot. She appreciated staff adjusting the signal to allow more green time for Beaver Vu Drive. She thanked Sheetz and City staff for working together on some of the issues with the site.

There was no further Council Input.

Council Member Bales moved for the purpose of taking administrative action, approval of PC 23-1, Sheetz Gas Station, on the basis that City Council finds the facts submitted with the application and accompanying materials satisfy the standards and criteria set forth in accompanying materials satisfy the standards and criteria set forth in Section 158.080 Standards and Criteria for ASRA approval of the Beavercreek Zoning Code. I further move that this motion with all conditions set fully recorded in the minutes of this Council meeting:

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1. The approved site plans for this development shall be the plans stamped "Received January 31, 2023", except as modified herein.
2. The approved architectural elevations of the principle structure shall be the plans stamped "Received December 8, 2022", and the approved architectural elevations of the canopy shall be the plans stamped "Received December 9, 2022" except as modified herein.
3. A detailed landscape plan shall be reviewed and approved by the Planning Department prior to the execution of the required Development Agreement and the release of any zoning permit for this project. The final landscape plans shall show planters to be included within the outdoor patio area. The Development Agreement must be signed by the owner and a bond or letter of credit for the required site landscaping must be submitted prior to the release of a zoning permit for any portion of the project for the purpose, but not for the sole purpose, of insuring the installation of landscaping. Said bond or letter of credit must meet the requirements of the City's landscaping and screening regulations.
4. Perpetual maintenance of landscaping shall be provided and any dead or diseased materials shall be removed and replaced with similar types, species and sizes as originally planted, within three months, weather permitting.
5. Wall signage shall be limited to the signage shown on the architectural elevations. The ground sign shall be limited to 32 square feet per sign face and five feet in height, and shall be mounted on a brick or stone base that is at least one foot in height. The final design and location of the ground sign shall be reviewed and approved by the Planning and Development Department prior to the release of a zoning permit for the signs.
6. Prior to the issuance of a zoning permit, final cut sheet details and photometric plans for lighting of the site shall be reviewed and approved by the Planning Department. No pole shall be located in the paved area of the parking field and all fixtures shall be full cutoff fixtures. Maximum mounting height for any parking lot light fixture shall be 20 feet. Lights in the parking lot shall be reduced to no greater than 25 percent illumination

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level within one hour of closing, if applicable.

7. All trash collection containers shall be screened from view and enclosed within a permanent dumpster enclosure or stored completely within the building. Any dumpster enclosure shall be constructed of materials architecturally compatible with the building and have a closable, lockable gate. The gate shall be kept closed at all times except during the active use of the trash container. The final design of the dumpster enclosure shall be reviewed and approved by the Planning and Zoning Department prior to the issuance of any zoning permits.
8. The building exteriors shall not be painted or altered in any way that varies from the approved elevations unless otherwise approved by the Planning Department or, if required, by the City Council and/or Planning Commission.
9. Any proposed gutters and downspouts shall be painted to match the adjacent façade. No external gutters and downspouts shall be permitted on the west, south or east elevations.
10. All building mechanical equipment is to be screened from all directions with architectural features (roof forms or parapet walls). Metal screening will not be accepted. Pad mounted equipment must be screened with landscaping and/or masonry walls and shall not be visible to the public.
11. All service doors and man-doors and roof access ladders shall be painted to match the surrounding materials of the building.
12. Debris and trash shall be routinely collected by the owner from the parking lot and grounds of all areas of the project including the storm drainage facilities. The City reserves the right to require more frequent collection as necessary.
13. Final drainage calculations shall be approved by the City Engineer prior to the release of any zoning permits for this project.
14. All concerns of the City Engineer, Fire Department, Sanitary Engineer, Planning Department and the Beavercreek Police Department shall be addressed prior to the issuance of any zoning permits for the project.
15. There shall be no storage or display of retail items permitted



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under the canopy or on the site, with the exception of immediately adjacent to of the front of the primary building.

16. The materials used to construct any retaining walls shall be architecturally similar to the materials used to construct retaining walls in the vicinity of the project. The final materials shall be reviewed and approved by the Engineering Department prior to the release of the zoning permit.
17. Additional striping in the parking lot shall be added to effectively guide drive thru stacking to the west. The design and location shall be generally comparable to the design depicted in Exhibit A, with the final design of being reviewed and approved by the Planning and Development Department prior to the release of a zoning permit.
18. Prior to the release of a zoning permit, the applicant shall dedicate right-of-way along Beaver Vu Drive, as required by the City Engineer.

Seconded by Council Member Adams. Motion PASSED by majority voice vote.

#### ORDINANCES, RESOLUTIONS AND PUDS

##### Ordinance 23-4 Employee Manual

Clerk Haines read Ordinance 23-4 an ordinance repealing current personnel rules and regulations for the City of Beavercreek and adopting new Personnel Rules and Regulations for the City of Beavercreek and declaring an emergency.

Council Member Adams MOVED to untable Ordinance 23-4, seconded by Council Member Duerr. Motion PASSED by majority voice vote.

#### STAFF PRESENTATION

Ms. Bissinger outlined the policies, procedural clarifications and updates, including those associated with new Human Resources software for applicant tracking, hiring and onboarding changes being made.

Staff recommends approval of Ordinance 23-4 effective immediately.

#### COUNCIL INPUT

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Vice Mayor Garcia pointed out that these changes had been brought to Council in a work session in detail and she asked if there were any further questions from Council.

There was no further Council input.

Council Member Duerr MOVED to approve Ordinance 23-4 as an emergency, seconded by Council Member Curran. Motion PASSED by a roll call vote 5-0.

Mr. Landrum thanked Ms. Bissinger for her service as she was retiring and that was her last meeting.

#### DECISION ITEMS

##### Greene County Lease Agreement Water Booster Station

Mr. Moorman stated that in 2010 the City granted an easement to the Greene County Commissioners at hole 7 on the Beaver Creek Golf Course. He said that a condition to the easement reads “a tower structure for a radio antenna is not anticipated to be constructed with the booster station. If a tower structure is determined to be necessary in the future, the County agrees to submit a request to the /city and obtain permission prior to constructing said structure” and obtain permission. He said that as part of an upgrade the Greene County Sanitary Engineer requires the construction of a signal pole 90 feet in height with an antenna. He pointed out that there were already 3 of these signal poles in the City that ping meter readings.

Staff recommends approval.

Council Member Bales asked about the screening around the base of the pole, as there was currently a good deal of greenery around the booster station that hides it. Mr. Stewart with Greene County Sanitary Engineering said it would be as close to the booster station as they could get it and with the existing fence it does tend to hide it.

Council Member Duerr asked if the antenna would be on top of the 90-foot tower. Mr. Stewart said that it would and that it was only 2 feet tall. Council Member Duerr asked about the size of the trees around the booster station. Mr. Moorman said he didn't know, but they were mature trees.

Council Member Curran MOVED to approve the motion to allow the installation of this tower, seconded by Council Member Duerr. Motion PASSED by majority voice vote.

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#### Fourth Quarter Financial Report

Mr. Kucera stated that property taxes showed an increase of 2.6% or \$532,000. He said that local government funds from the state were \$800,000 which is an increase of \$100,000 more than we thought for a 14% increase. He said park revenue has rebounded back to prepandemic rates. Also, golf rounds were down last year, but with an increase in green fees and cart fees they brought in \$31,000.

However, gasoline tax was significantly down, which was used for the repair of streets. Due to staffing issues in the police department and with no SRO those reimbursements from the school were down by \$113,000.

He said that without being able to fill the part time and seasonal positions due to economic conditions some of those operations had to be supplemented by outside contractors and we had to raise rates for those that could be hired. He said that overtime in the police department due to staffing issues exceeded their budget in order to have the minimum number of officers on the street. He said that fuel costs increased \$129,000 and salt increased 63.4% over last year.

He said that from an infrastructure standpoint many of the street projects that rely heavily on oil derivatives and labor exceeded our original estimates, some up to 30% causing at least one major project to be delayed

Council Member Adams thanked him for all his efforts.

Council Member Bales MOVED to approve the Fourth Quarter Financial Report, seconded by Council Member Curran. Motion PASSED by majority voice vote.

#### COUNCIL TIME

Council Member Curran said that he attended the Mayor's monthly function and at Rotary the new Chief Justice spoke about changes that will make the Supreme Court of Ohio more open.

He read employee anniversaries

Council Member Bales congratulated Council Member Schwartz on the birth of her first son. He thanked the scouts for attending the meeting. He recently attended the Ohio Parks and Recreation Conference and it was good to see Beavercreek recognized with two first place awards, one for volunteers and he thanked them for their dedication. He congratulated the Senior Center in winning the award for their adaptive transportation initiatives. He congratulated Mike Thonnerieux and told him he would be incredibly missed and his impact on

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Beavercreek wouldn't be forgotten. He wished him the best. He attended the Wastewater Advisory Committee Meeting and the water softening project is progressing on schedule and some adjustments would be seen on the water bills.

Council Member Duerr wished his son a happy 9<sup>th</sup> birthday. He echoed Council Member Bales congratulations for Council Member Schwartz for her bundle of joy. He thanked Mike Thonnerieux for the pleasure it has been to work with him and he extended a hearty congratulations. He said he attended a couple of ribbon cuttings alongside Mayor Stone and Council Member Adams for ARCTOS that changed location and Jackson Hewitt and he thanked the businesses for choosing Beavercreek. He too attended the Mayor's First Thursday event at the Greene that was standing room only. He wanted to thank Chief Fiorita and Captain Eng from Greene County that participated in a Cedarville University Global Issue Class.

Council Member Adams he said he attended many of the same events that had been mentioned. He spent time with the Beavercreek Youth Council doing mock interviews with Council Curran to aid the kids in learning how to interview for jobs and college. He attended the Tecumseh Boy Scouts, Friends of Scouting event and he wanted to thank the boy scouts for celebrating being in existence for 100 years. He and Mayor Stone had been named to the Tecumseh Council Executive Board.

Vice Mayor Garcia thanked Mike Thonnerieux for everything he'd done for Beavercreek and thank you Jill Bissinger for all you've done. She said that she had received an email from a young mother that was helped by the police department saying that they went above and beyond and she wanted to thank all of our officers. She attended the MVRPC meeting and it looked like there would be additional Federal Highway grants available, which could be good for the City.

#### CITY MANAGER REPORT

Mr. Landrum stated that City engineers will be studying the existing traffic signal at the intersection of Colonel Glenn Highway and Germany Lane for possible removal. If you have any questions or would like to provide input to the engineering division, please call (937) 427-5513 or email [publicworks@beavercreekohio.gov](mailto:publicworks@beavercreekohio.gov) by Monday, May 15<sup>th</sup>

He stated that the City is looking to fill a variety of seasonal positions within multiple departments and divisions including: bartender, golf cart attendant, camp directors and counselors, maintenance workers and several paid internships. For a full list of current job opening and to apply visit [www.beavercreekohio.gov/jobs](http://www.beavercreekohio.gov/jobs)

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He said that the Day of Caring 365 Pancake Brunch would be held Sunday, February 26, 9 a.m. -1 p.m. at the Beavercreek Senior Center and tickets could be purchased there with tickets for adults \$6.00 and seniors and children under 12 \$4. He said all proceeds benefit Day of Caring 365, a nonprofit organization that helps those in need of hygiene items, food and shelter.

He said that there would be a reorganization presentation Monday, February 27<sup>th</sup> at 6 p.m. in Council Chambers. He said that this was due to unexpected departures and retirements, with the last reorganization in 2009. This would be to fill kept city positions and improve city operations.

He stated that City offices would be closed in observance of Presidents Day on Monday, February 20. For non-emergencies during that time please contact the Beavercreek Police Department at 937-426-1225.

#### CITIZEN COMMENTS

Vice Mayor Garcia asked the scouts still attending the meeting to introduce themselves and let the citizens know what badge they were working for.

Neal Thompson, Troop 56 and he was working on his Citizenship  
Darven Thompson, Troop 56 was also working on his Citizenship  
Aiden West, Troop 68 was working on his Citizenship

There were no further citizen comments.

#### EXECUTIVE SESSION

Council Member Adams MOVED to enter into Executive Session at 7:15 p.m. pursuant to Section 121.22 of the Ohio Revised Code, for the purpose of consideration of the sale or other disposition of unneeded, obsolete, or unfit-for-use property, seconded by Council Member Duerr, Motion PASSED by a roll call vote of 5-0.

Council Member Adams MOVED to adjourn Executive Session at 7:40 p.m. seconded by Council Member Duerr. Motion PASSED by roll call vote 5-0.

Council Member Bales MOVED to reconvene the meeting at 7:41 p.m. seconded by Council Member Curran. Motion PASSED by majority voice vote.

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ADJOURNMENT

Council Member Bales MOVED to adjourn regular meeting at 7:42 p.m. seconded by Council Member Duerr. Motion PASSED by majority voice vote.

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Joanna Garcia, Vice Mayor

ATTEST:

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Debbie Haines  
Clerk of Council  
Cmim02132023

CITY OF BEAVERCREEK  
CITY COUNCIL  
AGENDA ITEM REPORT

Meeting Date: February 27, 2023	Reference Topic: <i>ORDINANCE No. 23-06</i> TO APPROVE SUPPLEMENTAL APPROPRIATIONS AND CERTIFY ADDITIONAL REVENUE FOR THE FISCAL YEAR BEGINNING JANUARY 1, 2023, AND ENDING DECEMBER 31, 2023, AND TO AMEND ORDINANCES 22-32.
Agenda Reference No.:VII-A	

ACTION REQUESTED		
<input checked="" type="checkbox"/> Adopt Ordinance	<input type="checkbox"/> Adopt Resolution	<input type="checkbox"/> Review and Comment
<input type="checkbox"/> No Action Requested	<input checked="" type="checkbox"/> Accept Staff Recommendation	<input type="checkbox"/> Other Motion _____

RESPONSIBLE DEPARTMENT OR AGENCY		
<input checked="" type="checkbox"/> Finance	<input checked="" type="checkbox"/> City Council	<input checked="" type="checkbox"/> Human Resources
<input checked="" type="checkbox"/> Parks, Recreation & Culture	<input checked="" type="checkbox"/> Engineering	<input type="checkbox"/> Golf Course
<input type="checkbox"/> Police	<input type="checkbox"/> Public Service	<input type="checkbox"/> City Manager

**BACKGROUND AND STAFF SUMMARY:**

Street Levy Fund (203)

The City budgeted \$500k for the Grange Hall Interchange study in 2023. Of this amount \$400k was provided by an Ohio Department of Transportation (ODOT) grant and was budgeted in 2023. The City also submitted a Community Development grant through Greene County Department of Development for \$100k. This grant was awarded and proceeds were received on December 30, 2022. Since this second grant was not budgeted in 2023, the \$100k has to be certified (203-432322 Grants) and Engineering would like to appropriate this amount for use for the study which at this point is estimated to exceed the original \$500k project estimate (203-58-5100-0805 Grange Hall Interchange).

Opioid Settlement Fund (290)

The City received additional settlements for this fund on January 19, 2023. The 2023 settlements amounts were unknown at the time of the budget preparation and were not added to the 2023 budget. Therefore, funds received have to be certified in the amount of \$16,314 (290-433024 Settlement Distributions). In addition, it was determined that the funds could be used for the DARE program and the Police Department would like to utilize these funds in 2023. Therefore, the settlement amounts and the carry-over of funds that were not spent in 2022 have to be appropriated. The amount to be appropriated is \$17,512 (290-52-2230-2499 Misc. Operating Supplies) and will be utilized to offset DARE program costs.

Golf Course Fund (572)

The City conservatively estimated the revenue that would be generated from the sale of the surplus golf utility vehicles at \$8,000. The City placed these utility vehicles on Govdeals.com for sale and the actual revenue generated from these vehicles was \$19,800. This is \$11,800 over the budget. The golf course would like to certify this additional revenue and then use some of this additional revenue to purchase roofs and windshields on the new utility vehicles for employee protection and safety. These accessories were not initially purchased with the vehicles. To complete this transaction, the additional revenue over the original budget needs to be certified (572-496000 Sale of Assets) in the amount of \$11,800. Then the golf course would like to appropriate a portion of these funds (\$5,200) to cover the cost of the additional safety features for the new utility vehicles (572-54-4740-2925 Golf Equipment).

Misc. Trust Funds (750)

The City previously funded an internal wellness program for the employee that had been suspended due to COVID. This wellness incentive program was reestablished as part of the end of the year employee holiday program for 2022. Since the program was reinitiated and was implemented at year end and was not budgeted for 2023, the City must appropriate the funds used for this program. The program is designed to incentivize participation in the City's wellness to increase healthy habits to reduce the utilization of health care costs to control current and future insurance increases. The amount to be appropriate includes the incentive program for 2022 and 2023 and estimated to be \$1,680 (751-1250-2500 Employee Incentive Program).

The Miami Valley Regional Planning Commission were updating their regional bicycle maps and were looking for a sponsor to lower the cost of updating and printing these maps. The City's Bikeway and Non-Motorized Transportation Advisory Committee (BANTAC) have received registration and event fees for programs they had developed over the years which were deposited with the City. BANTAC has elected to become one of the sponsors for this map update project and wanted to contribute \$750 toward this project. Since this was not budgeted in 2023, this amount needs to be appropriated for their sponsorship contribution (750-54-3720-2499 Misc. Operating Supplies).

STAFF RECOMMENDATION: Staff recommends adoption of Ordinance 23-06



CITY OF BEAVERCREEK, OHIO  
ORDINANCE NO. 23-06

SPONSORED BY COUNCIL MEMBER \_\_\_\_\_ ON THE 27th DAY OF FEBRUARY, 2023.

TO APPROVE SUPPLEMENTAL APPROPRIATIONS AND CERTIFY ADDITIONAL REVENUE FOR FISCAL YEAR BEGINNING JANUARY 1, 2023, AND ENDING DECEMBER 31, 2023, AND TO AMEND ORDINANCES 22-32.

WHEREAS, the annual appropriations for 2023 was authorized in Ordinance 22-32, it is now the desire to supplement and amend these appropriations and certify additional revenue, and

NOW, THEREFORE, THE CITY OF BEAVERCREEK HEREBY ORDAINS:

SECTION I.

That to provide for current expenses and other expenditures of the City of Beavercreek during said fiscal year ending December 31, 2023, the following amounts appropriated in Ordinance 22-32, are hereby amended and the recertification of additional revenue, while preserving all other appropriations as previously approved.

REVENUE FUND (FUND #)	INCREASE REVENUE CERTIFICATIONS
STREET LEVY FUND (203)	\$ 100,000
OPIOID SETTLEMENT FUND (290)	\$ 16,314
GOLF COURSE (572)	\$ 11,800
TOTAL:	<u>\$ 128,114</u>

EXPENSE FUND (FUND #)	INCREASE/DECREASE APPROPRIATIONS
STREET LEVY FUND (203)	\$ 100,000
OPIOID SETTLEMENT FUND (290)	\$ 17,512
MISCELLANEOUS TRUST FUND (750)	\$ 2,430
GOLF COURSE (572)	\$ 5,200
TOTAL:	<u>\$ 125,142</u>

SECTION II.

In order to conform to the amendments detailed in Section I with the schedule of 2023 annual appropriations previously approved, the Financial Administrative Services Director is hereby directed to prepare and certify a restatement of annual appropriations reflecting all approved appropriations and certify the above noted revenue.

SECTION III.

It is hereby found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were adopted in an open meeting of this Council, and that any and all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public, in compliance with all legal requirements, including, but not limited to, Section 121.22 of the Ohio Revised Code.

SECTION IV.

This supplement to the Annual Appropriation Ordinance shall take effect upon adoption, in accordance with Sections 10.04 and 10.10 of the Beaver Creek City Charter.

PASSED this 27th day of February, 2023.

\_\_\_\_\_  
BOB STONE, MAYOR

ATTEST:

\_\_\_\_\_  
DEBBIE HAINES, CLERK OF COUNCIL

ORD 23-06

SUMMARY

An Ordinance to approve supplemental appropriations and certify additional revenue and authorize inter fund advances for the Fiscal Year ending December 31, 2023.

This is a supplement to the Annual Appropriation Ordinance and in accordance with Sections 10.04 and 10.10 of the Beaver Creek City Charter will become effective immediately upon its passage.

CITY OF BEAVERCREEK  
CITY COUNCIL  
AGENDA ITEM REPORT

Meeting Date:  Agenda Reference No: VII.B	Reference Topic: Ohio BWC Safety Intervention Grant Resolution 23-9
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ACTION REQUESTED		
<input type="checkbox"/> Adopt Ordinance	<input checked="" type="checkbox"/> Adopt Resolution	<input type="checkbox"/> Review and Comment
<input type="checkbox"/> No Action Requested	<input type="checkbox"/> Accept Staff Recommendation	<input type="checkbox"/> Other _____

RESPONSIBLE DEPARTMENT OR AGENCY		
<input type="checkbox"/> Finance	<input type="checkbox"/> City Council	<input type="checkbox"/> Law
<input type="checkbox"/> Parks & Recreation	<input type="checkbox"/> Engineering	<input type="checkbox"/> Planning & Zoning
<input type="checkbox"/> Police	<input checked="" type="checkbox"/> Public Service	<input type="checkbox"/> City Manager
<input type="checkbox"/> Clerk of Council	<input type="checkbox"/> Human Resources	<input type="checkbox"/> Other _____

**BACKGROUND AND STAFF SUMMARY:**

A State of Ohio Bureau of Workers’ Compensation Grant providing 3 to 1 matching funds to publicly funded employers for the purpose of implementing safety interventions. This grant only applies to equipment purchases and cannot be used for safety training purposes. The grant allows for matching funds up to \$40,000 per employee per cycle which is based upon the employer’s annual payroll.

Our current proposal is to purchase a hydraulic demolition hammer that mounts to our excavator and a lift gate for a work truck. These two pieces of equipment will replace our current work practices of utilizing manually operated jackhammers and physically lifting equipment into trucks thus reducing employee exposure to multiple hazards such as lifting, flying debris, hand/wrist vibration, trip hazards, and bending/twisting hazards.

The proposed intervention equipment totals \$13,973.95. The Ohio BWC Intervention Grant will fund \$9,315.97 of this purchase with the City being responsible for \$4,657.98. This purchase will be made through the State of Ohio Cooperative Purchasing Agreement. Public Service have budgeted the necessary funds.

**STAFF RECOMMENDATION:**

Staff recommends that Council adopt this Resolution allowing the Public Service Division to make application for this Ohio BWC grant opportunity.

**CITY OF BEAVERCREEK  
RESOLUTION 23-9**

SPONSORED BY COUNCIL MEMBER

**TO AUTHORIZE THE APPLICATION FOR THE OHIO  
BWC SAFETY INTERVENTION GRANT PROGRAM ON  
BEHALF OF THE BEAVERCREEK PUBLIC SERVICE  
DIVISION.**

THE CITY OF BEAVERCREEK HEREBY RESOLVES:

WHEREAS, the State of Ohio, Bureau of Worker Compensation (BWC), provides financial assistance to eligible public employers; and

WHEREAS, the City of Beavercreek desires financial assistance made available under the Ohio BWC Safety Intervention Grant Program.

NOW, THEREFORE BE IT RESOLVED BY THE CITY COUNCIL:

**SECTION I.**

That the Beavercreek City Council hereby authorizes filing application for the Ohio BWC Safety Intervention Grant Program for financial assistance in purchasing construction equipment for use by the Public Service Division in the City of Beavercreek.

**SECTION II.**

That the Beavercreek City Council hereby does agree to obligate the matching funds of at least 25% and thus become eligible for Safety Intervention Grant Program of financial aid up to 75% of project costs.

**SECTION III**

It is hereby found and determined that all formal actions of this Council concerning and relating to the adoption of this resolution were adopted in an open meeting of this Council, and that any and all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public in compliance with all legal requirements including, but not limited to Section 121.22 of the Ohio Revised Code.

This Resolution shall take effect immediately.

ADOPTED BY COUNCIL this

Bob Stone, Mayor

ATTEST:

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Debbie Haines, Clerk of Council

CITY OF BEAVERCREEK  
CITY COUNCIL  
AGENDA ITEM REPORT

<b>Meeting Date:</b> 2-27-2023	<b>Reference Topic:</b> Resolution 23-10
<b>Agenda Reference No.:</b> VII - C	Park Naming

ACTION REQUESTED		
<input type="checkbox"/> Adopt Ordinance	<input checked="" type="checkbox"/> Adopt Resolution	<input type="checkbox"/> Review and Comment
<input type="checkbox"/> No Action Requested	<input type="checkbox"/> Accept Staff Recommendation	<input type="checkbox"/> Other _____

RESPONSIBLE DEPARTMENT OR AGENCY		
<input type="checkbox"/> Finance	<input type="checkbox"/> City Council	<input type="checkbox"/> Law
<input checked="" type="checkbox"/> Parks & Recreation	<input type="checkbox"/> Engineering	<input type="checkbox"/> Planning & Zoning
<input type="checkbox"/> Police	<input type="checkbox"/> Public Service	<input type="checkbox"/> City Manager
<input type="checkbox"/> Clerk of Council	<input type="checkbox"/> Human Resources	<input type="checkbox"/> Other _____

**BACKGROUND AND STAFF SUMMARY:**

The Parks, Recreation & Culture Division acquired 148 acres of parkland adjacent to Grange Hall, Shakertown and Patterson Roads. Staff reviewed the park naming policy and because this was purchased through grant and City dollars, staff followed these guidelines:

1. Obtaining community input
2. Review nominations by Parks, Recreation & Culture Advisory Board
3. Board to submit no more than four (4) recommendations to the City Manager
4. City Manager presents recommendations to City Council

The parks division received 243 submissions. After combining duplicates and removing nominations that did not meet the criteria, 143 names were sent to the Parks Advisory Board for review. The board narrowed their selections to 10 to bring forth for nominations and voting.

The Parks Advisory Board has nominated the following four names for City Council to consider:

- Deerfield Park
- Hopewell Park
- Shakertown Park
- Spring House Park

City Council conducted a work session on January 17, 2022 and asked for the additional names that the Park Advisory Board had considered. Staff provided City Council with three additional names:

- Rolling Hills Park
- The Groves Park
- Apple Valley Park

City Council conducted another work session on February 21, 2022 and based on their discussions, comments and his observations, the City Manager narrowed the list down to:

- Spring House Park
- Shakertown Park
- Deerfield Park

**STAFF RECOMMENDATION:**

Staff is recommending adoption of this resolution for a new park name once voting by City Council is complete.

CITY OF BEAVERCREEK

RESOLUTION NO. 23-10

SPONSORED BY COUNCIL MEMBER \_\_\_\_\_ ON THE  
\_\_\_\_\_ DAY OF FEBRUARY 2023.

A RESOLUTION NAMING THE NEW 148 ACRES OF PARK LAND  
ALONG GRANGE HALL ROAD IN BETWEEN SHAKERTOWN  
ROAD AND E. PATTERSON ROAD “ \_\_\_\_\_ ”

WHEREAS, the City of Beavercreek in 2022 purchased 148 acres of land from Miami Valley Research Park with grant assistance through the Ohio Department of Natural Resources (ODNR) and now desires to name the new park land; and

WHEREAS, the Parks, Recreation & Culture Advisory Board met in October 2022, to review the guidelines and policy of naming a new park and how to get the word out to the community to send in nominations of a new name; and

WHEREAS, a press release was published in the Dayton Daily News, and forms were posted on the City website and Facebook page. Nominations were due by October 28; and

WHEREAS, the City received 143 different names for Park Board members consideration; and

WHEREAS, after nominations and voting, Park Board members recommended four names to City Council; and

WHEREAS, the City Council conducted a work session and asked for the three additional names that the Park Board had considered; and

WHEREAS, City Council held an additional work session and narrowed the names down to three; and

WHEREAS, City Council will name the new 148 acres of park land  
“ \_\_\_\_\_ ”

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF BEAVERCREEK, STATE OF OHIO, THAT:

SECTION I. Council hereby names the new 148 acres of park land  
“ \_\_\_\_\_ ”.

SECTION II. This Resolution shall go into effect upon its passage as provided by law and by the Charter of this City.

PASSED this \_\_\_\_\_ day of February, 2023.



\_\_\_\_\_  
MAYOR

ATTEST:

\_\_\_\_\_  
CLERK OF BEAVERCREEK COUNCIL

SUMMARY

A RESOLUTION NAMING THE NEW 148 ACRES OF PARK LAND  
ALONG GRANGE HALL ROAD IN BETWEEN SHAKERTOWN  
ROAD AND E. PATTERSON ROAD “ \_\_\_\_\_ ”

interoffice  
MEMORANDUM

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**To:** Beavercreek City Council  
**From:** Debbie Haines, Clerk of Council  
**Subject:** Appointments - Boards, Commissions, and Committees  
**Date:** February 22, 2023

Attached is the spreadsheet of the applications received for the current open vacancies.

The appointments you will be making will be for the open vacant terms of March 1, 2023 through February 28, 2026 unless otherwise noted.

Please note, many of the boards/commissions will continue to have vacancies due to the lack of applications received. The application is available on the city's website at [www.beavercreekohio.gov](http://www.beavercreekohio.gov) and we will continue to be accepted for those vacancies.

CITY COUNCIL  
Regular Meeting - March 13, 2023 6:00 p.m.  
Council Chambers

PROCLAMATION

- ◆ Girl Scout Week

- I. CALL TO ORDER
- II. ROLL CALL
- III. PLEDGE AND PRAYER/MOMENT OF SILENCE - Mayor Stone
- IV. APPROVAL OF AGENDA
- V. APPROVAL OF MINUTES
  - A. February 21, 2023 Work Session Minutes
  - B. February 27, 2023 Regular Session Minutes
- VI. PRESCHEDULED SPEAKER - Chief Fiorita - Departmental Awards
- VII. ORDINANCES, RESOLUTIONS AND PUDS
  - A. Ordinance 23-7 Chapter 30 (As an Emergency)
  - B. Resolution 23-11 Opioid Settlement
- VIII. DECISION ITEM
- IX. COUNCIL TIME
- X. MAYOR'S REPORT
- XI. CITY MANAGER'S REPORT
- XII. CITIZEN COMMENTS
- XIII. ADJOURNMENT

CITY COUNCIL  
Work Session, Tuesday, March 20, 2023 5:00 p.m.  
Council Chambers

- I. CALL TO ORDER
- II. ROLL CALL
- III. APPROVAL OF AGENDA
  
- IV. DISCUSSION ITEMS
  - A. Draft Park Master Plan
  - B. Golf Food and Beverage Options
  - C. Electric Underground
  - D. BDC Agreement Land Use
  
- V. COUNCIL COMMITTEE/EVENT UPDATES
- VI. ADJOURNMENT

DRAFT