

WHITEHALL COUNCIL COMMITTEES

MINUTES – September 27, 2022

---

Council Pro Tempore Bailey called the September 27, 2022 Council Committees' meeting to order at 6:30 p.m.

The following members of council and the administration were present:

Members of the Administration

President Pro Tempore Bob Bailey  
Mayor Kim Maggard  
City Administrator Zach Woodruff  
City Attorney Michael Bivens  
City Auditor Steve Quinzel  
Econ. Dev. Manager Kelsey Miller

Council Members

Gerald Dixon  
Wes Kantor  
Amy Smith  
Jo Anna Heck  
Karen Conison  
Lori Elmore

COMMITTEE OF THE WHOLE

RESOLUTION NO. 033-2022 DRAFT # 1

AUTHORIZING THE MAYOR AND THE COUNCIL OF THE CITY OF WHITEHALL TO ADOPT BY RESOLUTION THE USE OF AN EMPLOYEE DISHONESTY AND FAITHFUL PERFORMANCE OF DUTY COVERAGE IN LIEU OF BONDS TO COVER LOSS BY FRAUDULENT OR DISHONEST ACTIONS OF EMPLOYEES AND DECLARING AN EMERGENCY.

Mayor Maggard said that state laws have changed and they can now include this in their annual city liability insurance. The insurance company quoted them a premium that includes employees.

Mayor Maggard answered questions from Councilmembers at this time.

*(Comm. Of the Whole – 1st reading – ADOPT 10/04/2022- Kantor/Dixon)*

ADMINISTRATION AND FINANCIAL MANAGEMENT

Councilperson Bailey opened at 6:34 p.m. and addressed the legislation in his committee, as follows:

ORDINANCE NO. 062-2022 DRAFT # 2

AUTHORIZING AND APPROVING A SUPPLEMENTAL APPROPRIATION IN THE AMOUNT OF THIRTEEN THOUSAND AND NO/DOLLARS (\$13,000.00) FROM UNAPPROPRIATED MONIES IN THE GENERAL FUND 101 TO THE PRE EMPLOYMENT MISC. EXPENSE ACCOUNT 101.450.52500 AND DECLARING AN EMERGENCY.

Mayor Maggard said that due to the amount of hiring done this year with background checks and pre-employment testing, the fund would need additional monies to get them through to the end of the year.

Mayor Maggard answered questions from Councilmembers at this time.

*(Adm & Fin Mgmt. – 1st reading – ADOPT 10/04/2022-Conison/Elmore)*

ORDINANCE NO. 063-2022 DRAFT # 3

MAKING A FUND TRANSFER IN THE AMOUNT OF SIXTY-FIVE THOUSAND EIGHT HUNDRED FORTY-FIVE AND 09/100 DOLLARS (\$65,845.09) FROM THE BOND RETIREMENT ACCOUNT (101-950-57500) TO THE DEBT SERVICE FUND (401) AND DECLARING AN EMERGENCY.

*(Adm & Fin Mgmt. – 1st reading – ADOPT 10/04/2022- Heck/Elmore)*

ORDINANCE NO. 064-2022 DRAFT # 4

MAKING A FUND TRANSFER IN THE AMOUNT OF THIRTY-THREE THOUSAND EIGHTY-TWO AND 06/100 DOLLARS (\$33,082.06) FROM THE BOND RETIREMENT ACCOUNT (101-950-57500) TO THE DEBT SERVICE FUND (401) AND DECLARING AN EMERGENCY.

*(Adm & Fin Mgmt. – 1st reading – ADOPT 10/04/2022- Smith/Heck)*

ORDINANCE NO. 065-2022 DRAFT # 5

AUTHORIZING AND APPROVING AMENDMENTS TO 161.30 TITLED “SURETY BONDS” AND DECLARING AN EMERGENCY.

*(Adm & Fin Mgmt. – 1st reading – ADOPT 10/04/2022- Dixon/Kantor)*

City Administrator Zach Woodruff and Doug Addis, Principle, Concord Addis Construction Consultants presented the project team, project budget, schedule and timeline for the City of Whitehall Division of Police Renovation and Expansion Project. The bond issuance will begin January 2023 with groundbreaking and commencement set for January 2023. The project completion is set for December 2023.

Mr. Addis answered questions from Councilmembers at this time.

Having nothing further, Councilperson Bailey closed at 6:56 p.m.

COMMUNITY STANDARDS AND ENFORCEMENT

Chairperson Smith opened at 6:56 p.m. and addressed the legislation in his committee, as follows:

**THIRD READING:**

ORDINANCE NO. 054-2022 (*Comm. Stand & Enf.– 3rd reading – ADOPT 10/04/2022-Smith/Dixon*)

**PUBLIC HEARING 10/04/2022**

AMENDING THE ZONING MAP ATTACHED TO CHAPTER 1122 OF THE 1970 CODIFIED ORDINANCES OF THE CITY OF WHITEHALL, OHIO AND AS SUBSEQUENTLY AMENDED, ALLOWING A SPECIAL PERMIT UNDER 1123.12(c)(5) TO ALLOW MAGIC REAL ESTATE HOLDINGS, LLC TO OPERATE A PAINTLESS DENT REMOVAL FACILITY ON THE PROPERTY LOCATED AT 4629, 4645 AND 4651 POTH ROAD and 181A, 181B, 181C, 181D, 181J, 181N and 181P NORTH HAMILTON ROAD PROPERTY OWNED BY HGI-MIDWEST LLC.

Having nothing further, Chairperson Smith closed at 6:57 p.m.

**COMMUNITY AND ELDER ADVOCACY**

Chairperson Dixon opened at 6:58 p.m. and said there are no drafts or pending legislation on the agenda.

There was no discussion in Community and Elder Advocacy.

Having nothing further, Chairperson Dixon closed at 6:58 p.m.

**ECONOMIC DEVELOPMENT**

Chairperson Kantor opened at 6:58 p.m. and said there are no drafts or pending legislation on the agenda.

There was no discussion in Economic Development.

Having nothing further, Chairperson Kantor closed at 6:58 p.m.

Chairperson Kantor exited the meeting at this time.

**INFRASTRUCTURE, MAINTENANCE AND SERVICE**

Chairperson Conison opened at 6:58 p.m. and addressed the legislation in her committee, as follows:

ORDINANCE NO. 066-2022 DRAFT # 6

AUTHORIZING THE EXECUTION AND DELIVERY OF A COMMUNITY REINVESTMENT AREA AGREEMENT BETWEEN THE CITY AND MAMA COMPANY, INC., WODA COOPER DEVELOPMENT, INC. OR A DESIGNEE AND DECLARING AN EMERGENCY.

City Administrator Zach Woodruff said this legislation should be in the Economic Development Committee and he asked that it have three reading instead of one. He asked for an executive session at the end of the committees to discuss this matter further.

*(Inf., Maint. & Srvs. – 3rd reading – ADOPT 11/01/2022-Kantor/Smith)*

Having nothing further, Chairperson Conison closed at 7:00 p.m.

**PUBLIC SAFETY**

Chairperson Elmore opened at 7:00 p.m. and addressed the legislation in her committee, as follows:

**THIRD READING:**

ORDINANCE NO. 055-2022 *(Public Safety – 3rd reading – AMEND & ADOPT 10/04/2022-Elmore/Dixon)*  
AUTHORIZING AND APPROVING AN AMENDMENT TO THE AUTHORIZED TABLE OF  
PERSONNEL 161.37(E)(2) TITLED “POLICE DIVISION”.

Having nothing further, Chairperson Elmore closed at 7:01 p.m.

**PARKS AND RECREATION**

Chairperson Heck opened at 7:01 p.m. and said there are no drafts or pending legislation on the agenda.

There was no discussion in Parks and Recreation.

Having nothing further, Chairperson Heck closed at 7:01 p.m.

President Pro Tempore Bailey advised that he would like a motion to adjourn to executive session pursuant to Ohio Revised Code Section 121.22 (g)(8) to consider confidential information related to the marketing plans, specific business strategy, production techniques, trade secrets, or personal financial statements of an applicant for economic development assistance, or to negotiations with other political subdivisions respecting requests for economic development assistance. Ms. Elmore so moved and Ms. Conison seconded the motion. A roll call was taken and all members present voted in the affirmative and the meeting adjourned to executive session at 7:03 p.m. The meeting reconvened at 7:18 p.m.

Meeting adjourned at 7:19 p.m.

Respectfully submitted,

---

Julie A. Ogg, Clerk of Council