

**Versailles Village Council Meeting  
Held at EMS Facility**

**January 24, 2024**

Mayor Dammeyer called the Council meeting to order at 7:02 p.m.

Roll call found the following Council Members present: Mr. Paulus, Mr. Griesdorn, Mr. Steinbrunner, Mr. Gigandet, Mrs. Dieringer, and Ms. Shaffer. Also present were Village Administrator Francis, Fiscal Officer Ording, Village Attorney Tom Guillozet, Fire Chief Pearson, Police Chief Bolin, Police Officer Perry, Aaron Gilbert and family. Meladi Brewer, reporter for the Greenville Daily Advocate & Early Bird was also in attendance.

The Pledge of Allegiance and Invocation was led by Mayor Dammeyer.

Ms. Shaffer made a motion to accept the consent agenda items which included approval of the following:

- Approval of Agenda
- Approval of Minutes from January 10, 2024 Regular Meeting
- Approval of List of Expenditures for January 24, 2024

Mr. Steinbrunner seconded the motion. Vote: all yeas. Motion carried.

The first item of new business was consideration of a motion to authorize the Village Administrator to enter into a contract with Access Engineering Solutions, LLC for a Resident Project Representative (RPR) for the North Central Area Waterline Project. Village Administrator Francis said due to the scale of the project and the mandates required by the Ohio EPA, it is critical that a RPR be onsite during the pipe installation and water service change-overs. He also proposed that the RPR would spend some time overseeing the Reed Road Phase I & II Raw Water projects. The time spent with the Raw Water portion of the project can count towards the CDBG local match. The Village has had a RPR for the Woodland Drive and Virginia Street reconstruction projects. Mr. Paulus made a motion to authorize the Village Administrator to enter into the contract with Access Engineering Solutions for a Resident Project Representative (RPR), seconded by Mr. Gigandet. Vote: all yeas. Motion carried.

Next was consideration of a motion to approve the appointment of Mr. Aaron Gilbert to a Police Officer position for a six-month probationary period. Chief Bolin reported that Mr. Gilbert has recently completed his officer training, graduating at the top of his class. He has put in many hours of his personal time, riding along with the officers prior to his graduation. Chief Bolin said Mr. Gilbert's commitment and hard work is to be recognized and he expressed his approval of the appointment. Mr. Paulus made a motion to approve the appointment of Mr. Gilbert to a Police Officer position for a six-month probationary period, seconded by Mr. Steinbrunner. Vote: all yeas. Motion carried.

Chief Bolin then reported that Officer Jason Perry has been offered a promotion to Police Sergeant. He said the position has been unfilled since he was the Sergeant under Police Chief Humphrey. A Sergeant has various duties to assist the Chief and provides additional enforcement when the Chief is away. Officer Perry has been with the Village of Versailles since May, 2003. Mr. Gigandet made a motion to approve the appointment of Officer Jason Perry to Police Sergeant, seconded by Mr. Steinbrunner. Vote: all yeas. Motion carried.

Village Administrator Francis obtained pricing for the replacement of the Village Administrator's vehicle, as approved per the Village's 2024 Capital Improvement Plan. Three dealerships provided manufacturer fleet pricing:

- Hittle GMC (Greenville), GMC Terrain - \$29,110.00

- Katterheinrich Chevrolet (New Knoxville), Chevrolet Equinox - \$27,850.40
- Dave Knapp Ford (Greenville), Ford Explorer - \$38,600.00

Mr. Griesdorn made a motion to approve the Village Administrator to purchase a 2024 Chevrolet Equinox from Katterheinrich Chevrolet for \$27,850.40, seconded by Ms. Shaffer. Vote: all yeas. Motion carried.

Also, as part of the 2024 Capital Improvement Plan, the Cemetery Board made a recommendation for the purchase of a columbarium for Greenlawn Cemetery at the cost of \$10,592. The purchase of a 48-niche black and gray granite columbarium would be through Salem Stones at a cost of \$9,092. \$1,500 would be for crane rental, labor, and materials from Edwin F. Nickol Monuments. Mr. Griesdorn made a motion to approve the recommendation from the Cemetery Board for the purchase of a columbarium at the cost of \$10,592, seconded by Mr. Steinbrunner. Vote: all yeas. Motion carried.

Mr. Paulus made a motion to approve a written recommendation from the Board of Zoning Appeals to permit the installation of a ground mounted, on-premise business sign requested by Greenville National Bank, 16 Marker Road, in the public right-of-way of Marker Road, seconded by Mrs. Dieringer. Vote: all yeas. Motion carried.

Mayor Dammeyer then administered the Oath of Office to newly appointed Police Officer Gilbert. Officer Gilbert conveyed his appreciation to Chief Bolin and the Village for the opportunity.

Fire Chief Pearson provided updated information concerning the April 8, 2024 Solar Eclipse. Darke County is in the path for total visibility. Because of the significance and rare opportunity, many events and viewing parties are planned in Darke County and surrounding areas. The Darke County Fairgrounds, Eldora Speedway, Shawnee Prairie Reserve, along with many of the campgrounds are providing viewing sites and camping for visitors. Since Ohio is within a one-day drive of 70% of the U.S. population, local population could triple. With the expected population surge, planning continues for traffic management, emergency operational support in public works, law enforcement, supplies, sanitation, and cellular communications. Chief Pearson and Chief Bolin will continue their efforts in engaging the community and local businesses for the health, safety, and welfare of all.

With all new business complete, Mr. Steinbrunner made a motion to enter into Executive Session to consider the employment and compensation of a public employee(s), seconded by Mr. Gigandet. Vote: all yeas. Motion carried. Members entered Executive Session at 7:56 p.m. The Executive Session ended at 8:30 p.m. Upon returning to the regular meeting, Mayor Dammeyer stated that no decisions had been made.

Moving on to Administrative Reports, Mayor Dammeyer said that the Versailles Area Chamber Banquet will be January 31<sup>st</sup> at Silas.

Mr. Francis distributed his Village Administrator's Report to members and reported on the following items: We are working with Access Engineering Solutions on the N. East St. Reconstruction Project and the 2024 Street Paving Project. Brice Schmitmeyer informed us that additional sanitary sewer main replacement and storm sewer installation is going to be required as part of the project. This was not planned nor known when the preliminary project estimate was provided this past fall. This has increased the estimate now by approximately \$40,000.00. There is \$400,000 total in the budget for N. East St. and the paving project combined which includes resurfacing of N. Center St., W. Main St. (West to Wood St.), and Fairview Ave. I was just made aware that CenterPoint has paid their 2023 Street Opening Permit Fee at the beginning of January totaling \$50,346.00. This money is receipted into the Street Fund and is to be used for street repairs only. If needed, I may suggest to Council to re-appropriate the \$50,346.00 into the projects so that we can use this money right now for asphalt resurfacing which is how it is supposed to be used. If we do not use it now, it will be incorporated into the 2025 Street Paving Project as we have done in the past. The Street Opening fee was originally planned to be receipted in 2023 and used in 2024, but the gas project took longer to complete than we

were originally told. I have instructed Access Engineering to plan on Fairview Ave. being an alternate bid item on the paving project to allow us to decide after the bids are open whether to proceed or not with the work depending on the provided pricing. Pipe installation on the raw water project has been slowed by the recent cold weather, with no pipe installations occurring the week of January 15th by Shinn Bros. on Phase II due to the cold temperatures. This week doesn't look much better due to the rain in the forecast. Brumbaugh Construction began on the Phase I project near the Water Plant on Jan 22nd by installing the tap sleeve and valve on the existing 12" raw water main outside of the Water Plant fence. Once again, due to the rain, I do not see them getting very far this week. Brumbaugh Construction and myself have worked with CSX to schedule the jack and bore installation. The jack and bore under the CSX railroad and Indian Creek is slated to begin February 14th. We are also looking at changing the alignment of the proposed raw water main through a different driveway at the cemetery to stay away from the existing 10" cast iron water main that runs through the cemetery to mitigate risks. The pool filtration system building is now under roof and the steel siding has been installed. I attended the Darke County CIC Board Meeting on January 17th. I met with all three of the Darke County Commissioners the morning of January 18th to discuss their need for tower space to attach wireless internet equipment as part of their county-wide high-speed internet project with Agile Networks. I was contacted last week regarding Agile wishing to connect wireless internet antennas and microwave dishes on our north water tower. In review of the sizes of the proposed microwave dishes, it became apparent that attaching to our tower was not an option as the equipment was too large for our spheroid tower. I offered a solution to the commissioners in that they speak with BrightSpeed about using or purchasing their telecommunications tower located near the Village water plant. Agile Networks, who is working on the Darke County wireless internet project through the County Commissioners, reached out to me on Jan. 23rd to ask if the Village would be interested in working with them on installing their own tower on Village property. They state that they only need a 75'x75' or 50' x 50' area to install a 150' tower. There are some properties that we could likely consider for such an installation. During my discussion with the county commissioners, I asked them about a Brownfield Grant to help with the costs of demolishing the former water treatment plant at 200 Grand Ave. They felt the building could be included in such a grant and will be providing us some information and paperwork to check into the program. The former water plant is no longer used for any purpose and is in disrepair. There was money included in the 2024 CIP for the demolition of the building. Well #2 had another well pump motor failure during the night of Jan. 17th. The motor that was refitted a few weeks ago with the well pump was an old one that was in storage at the water plant. A new motor was already on hand and personnel made the swap and got the well back online the afternoon of Jan. 17th. The starter contactor in the well control building for the well seems to be going bad in addition to the actual disconnect having issues at the wellhead. We are working with Scott's Electric to replace both items. In an effort to stay ahead of our water production and minimize leaks/water loss on the Village's water system, we will be having Aqua-Line Leak Detection out of Findlay come to the Village on Tuesday, Jan. 30th to perform a fire hydrant leak survey. We have had this done several times in the past and is a good way to look for large leaks on the water system that can contribute to water system loss. This survey in the past has taken two days to perform and they will provide us information regarding their findings. I have submitted to the Darke County Engineer's Office 3.37 miles of centerline painting as part of the 2024 County Striping Project. We have participated jointly in this project with the county for the last several years and see considerable savings in doing so. The permanent electric service at the new Greenville National Bank location has been installed. Christmas lights on N. West St. were turned off this week for the season. The lights uptown will be turned off after this weekend. They will be taken down as soon as possible to protect the light strands from the typically harsh February weather. James (Rusty) and Rose Whittaker have requested to connect to Village sanitary sewer and water at 8690 Baker Rd. in addition to annexation. Their sanitary sewer tap was installed this week by the Street Dept. with the water service to be installed in the coming weeks. Scott Kiesewetter from AMP visited the Village on Friday, Jan. 19th to go over operations and maintenance procedures on the 69 kV transmission line and related components that AMPT purchased in December 2023. The transfer switch controller on generator #1 at the Fire/EMS Station has been found to have failed. The controller does not sense when main-line power is lost, thus not transferring to generator power as it should. A replacement transfer switch from Stateline Generator is \$4,351.00 and they have it in stock. Scott's Electric would be needed to wire the new transfer switch, which they anticipate the labor being under \$2000.00. We will be getting prices in the near future for building repairs at the former

Street/Electric Garage at 137 N. Center St. This building currently stores the Police Dept. cruisers. The building exterior is in very poor condition with numerous areas in need of major masonry repairs and other repairs/replacements needed in order to keep the building structurally sound and operable. Money was set aside in the 2024 CIP for such repairs to be made.

Fiscal Officer Ording reported that the OWDA loan for the elevated storage tank has been paid off with the last payment due in January.

Village Attorney Guillozet reported that payment for the remaining balance due has been received from Seger Trucking's Insurance Company for damages done to the Village's fiber optic lines.

Committee and Board reports were as follows:

- Personnel & Policies – met prior to the meeting to discuss amendments to the Personnel Policy Manual. Chairman Griesdorn explained the Personnel & Policies Committee recommendation to Council for the following: Compensatory time off may be accrued to no more than 80 hours per ~~calendar~~ year; proposed to anniversary year, update Section 4.01 by removing Volunteer Emergency Medical Services Department from being paid quarterly, update Section 4.06 by updating hours worked for purposes of calculating overtime shall include all hours during which an employee actually works, in addition to approved leave time, and add under Section 4.15 the Village will provide an annual clothing allowance, not to exceed \$200 for approved office personnel attire. Mrs. Dieringer made a motion to approve the proposed amendments and for the preparation of legislation, seconded by Mr. Gigandet. Vote: all yeas. Motion carried.
- Planning Commission – meeting February 7, 2024 at 6:30 p.m. to review a proposed site plan for a building expansion at VPP, 960 E Main Street.
- Board of Zoning Appeals – met January 17th – approved a sign variance request for Versailles Dental, 460 Marker Rd. and provided a written recommendation to Council for the proposed sign for Greenville National Bank. Meeting February 12, 2024 at 6:30 p.m.
- Cemetery Board – met January 16th

With no further business to conduct, Mr. Steinbrunner made a motion to adjourn the meeting; Mr. Gigandet seconded the motion. Vote: all yeas. Motion carried.

Mayor Dammeyer adjourned the meeting at 9:01p.m.

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Todd M. Dammeyer, Mayor

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Kathy Ording, Fiscal Officer