

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

January 14, 2026

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

Roll call found the following Council Members present: Mr. Griesdorn, Mr. Steinbrunner, Mrs. Dieringer, Ms. Shaffer, Mr. Weaver, and Mr. Pepple. Also present were Village Administrator Francis, Fiscal Officer Apple, Attorney Tom Guillozet.

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

Mr. Griesdorn made a motion to accept the consent agenda which included approval of the following:

- Approval of Agenda
- Approval of Minutes from the December 29, 2025 Public Hearing
- Approval of Minutes from the December 29, 2025 Regular Meeting
- Approval of List of Expenditures for January 13, 2026

Mrs. Dieringer seconded the motion. Vote: yeas. Motion Carried

Under public discussion, Ms. Shaffer made a motion to appoint Mr. Griesdorn as Council President Pro-Tempore, seconded by Mrs. Dieringer. Vote: all yeas with Mr. Griesdorn abstaining from vote.

Mayor Dammeyer then announced the following committee appointments for 2026:

Finance & Audit Committee

Cory Griesdorn, Chairperson
Karla Dieringer, Member
Erin Shaffer, Member

Street & Safety Committee

Lance Steinbrunner, Chairperson
Karla Dieringer, Member
Brent Pepple, Member

Personnel & Policies Committee

Cory Griesdorn, Chairperson
Karla Dieringer, Member
Erin Shaffer, Member

Facilities

Lance Steinbrunner, Chairperson
Brent Pepple, Member
Erin Shaffer, Member

Planning Commission

Cory Griesdorn, Representative
Dan Weaver, Alternate

Cemetery Board

Dan Weaver, Representative
Lance Steinbrunner, Alternate

Park Board

Brent Pepple, Representative
Erin Shaffer, Alternate

Tree Commission

Dan Weaver, Representative
Karla Dieringer, Alternate

Mr. Weaver made a motion to approve the Rules of Council as presented for 2026, seconded by Ms. Shaffer. Vote: yeas. Motion Carried

Robert Thobe talked to Village Administrator Francis and agreed to come to the upcoming Street and Safety meeting to discuss his issue.

Under Old Business Attorney Guillozett gave the second reading of Ordinance No. 25- 74, an ordinance to approve the execution of a schedule with American Municipal Power, INC. for participation in the community energy savings smart thermostat program.

New Business Attorney Guillozett gave the first reading Ordinance No. 26-01, an Ordinance providing for the establishment of zoning for all of the incorporated area of Versailles, Ohio.

Mr. Steinbrunner made a motion to award the contract for the Terry Street 500,000 Gallon Tower Interior Coating Improvements Project to E&L Contractors, LLC with a bid of \$172,400 and to not award Alternate Bid #1, per the Five-year CIP Item #26-P56 and the recommendation letter from Access Engineering Solutions, seconded by Mr. Griesdorn. Vote: yeas. Motion Carried

Mrs. Dieringer made a motion to approve the recommendation from the Planning Commission for Planning Commission Case No. 25-07, a replat survey of four tracts into one owned by Paul J. McGreevey totaling 1.050 acres as well as two tracts owned by Paul J. McGreevey and Debra K. Grilliot totaling 0.713 acres each, seconded by Mr. Pepple. Vote: yeas. Motion Carried.

Mr. Weaver made a motion to approve the recommendation from the Planning Commission for Planning Commission Case No. 25-08, a vacation plat for Reims Court totaling 0.014 acres as requested by Ivy Communities, LLC and Bruns Construction Enterprises, Inc, and for legislation to be prepared, seconded by Ms. Shaffer. Vote: yeas. Motion Carried.

Ms. Shaffer made a motion to approve the recommendation from the Planning Commission for Planning Commission Case No. 25-09, a re-plat survey of 7.171 acres for Robert W. & Lauren E. Jones, in contingency that the Vacation plat for Reims Court is approved, seconded by Mrs. Dieringer. Vote: yeas. Motion Carried

Mr. Steinbrunner made a motion to approve a recommendation from the Planning Commission for Planning Commission Case No. 25-10, zoning assignments for multiple properties recently annexed into the Village of Versailles totaling 6.782 acres of land and for a public hearing to be scheduled on February 25, 2026 at 6:45 p.m., seconded by Ms. Shaffer. Vote yeas. Motion Carried.

Mr. Weaver made a motion authorizing the Village Administrator to purchase a digger/derrick unit for the Electric Dept. from Terex USA, LLC for \$291,048.00 as outlined in the Five-Year CIP, Item #26-E17, seconded by Mr. Pepple. Vote: yeas. Motion Carried.

Mr. Griesdorn made a motion to accept the resignation of Mr. Derek Meyer as a Lineman II effective January 22, 2026, seconded by Mr. Steinbrunner. Vote: yeas. Motion Carried.

Mr. Griesdorn made a motion to authorize the Fiscal Officer to pay \$33,627.00 from the Wellfield Development Fund to the General Fund for the annual advance loan payment per Ordinance No. 22-67, seconded by Mr. Steinbrunner. Vote: yeas. Motion Carried.

Mr. Steinbrunner made a motion to enter into Executive Session for the reasonings of; To consider the purchase of property or to consider the sale of property and to consider the appointment, employment, dismissal, discipline, promotion, demotion or compensation of a public employee or official, seconded by Ms. Shaffer. Votes: yeas. Motion Carried. Entered executive session at 7:40 p.m.

Council exited Executive Session at 8:50 p.m.

Based on the discussion Mr. Griesdorn made a motion to have legislation prepared to amend the Hourly Wage Scale for the Village of Versailles, seconded by Ms. Shaffer. Vote: yeas. Motion Carried.

Mayor went over his thoughts on the income tax received in 2025, and the percentages of the increase year to year.

Village Administrator report:

1. On January 12th I met with officials at ODOT District 7's office in Sidney to discuss rerouting State Route 121 onto Grand Ave. and W. Main St. in place of Marker Rd. and the overlap route with State Route 185 through the center of town. The discussion went very well with those at the District level in support and agreement with the reroute. They will be back in touch with further information as redesignating state route areas in municipalities is not something they have a lot of experience with as it doesn't come up very often.
2. Work continues on the S. Center St. Sanitary Sewer Improvements Project. Shinn Bros. is currently working in the Stevenson Dr. area.

3. Electric Dept. personnel responded late morning on January 9th to a downed tree that came into contact with Village power lines on Kelch Rd. between Versailles-Southeastern Rd. and Barnes Rd. The tree caused an outage to customers on Kelch Rd., a portion of St. Peters Road, Barnes Rd., and Seibt Rd. Repairs were made and power was back on to everyone within an hour and a half. The tree was dead and uprooted back inside of the woods on private property, away from where we trim for electric clearance for the lines.
4. I have begun a Village employee wage rate review as previously discussed. In discussion with Sawvel & Associates, I will be seeking a proposal from them to assist with this review as all positions need to be looked at across the board as it has been years since anything like this has been done on such a scale.
5. The water plant clarifier was taken offline, drained, and cleaned this past Sunday by treatment plant and street department personnel. This is an annual occurrence for routine maintenance on the clarifier that softens every gallon of water that flows through the treatment plant. The cleaning went very well without any disturbance or issues for customers. The clarifier began to be drained around 4AM Sunday morning and they started to refill around 1AM. It is apparent that a future overhaul and repairs of the clarifier will be needed once a second clarifier is constructed at the plant. This January marks 20 years since the current water plant went online.
6. Street personnel continue to work on routine maintenance items that include sanitary sewer main cleaning as well as water valve exercising throughout the Village.
7. Street personnel this week are working on replacing a failing sanitary sewer lateral in the alley behind 405 E. Wood St. This area is part of the original 1939 sanitary sewer main system that is all clay piping for both mains and laterals to customers.
8. The Village's garbage trucks this week were inspected by the Darke County Health Department for their annual licensing to haul refuse and recycling material.
9. All of the downtown streetscape trees except one have been replanted with new Japanese Lilac Ivory Silk trees. There is one remaining on West St. between Main and Wood St. that needs to be replaced, but is currently wrapped in Christmas lights and will be replaced once the lights are retired for the season.
10. Electric personnel this week are installing a new pole and pole-mount recloser at the A-1 Egg Farm Processing Facility on SR 47 East for Weaver Bros. This recloser is being added due to the size of the service and the types of equipment that have been added inside of the processing plant.
11. A new electric capacitor bank has been installed on N. Center St. near Kings Command Foods to help with voltage sag on the circuit when their facility ramps up each morning along with other large motors that they have that cycle throughout the day. The capacitor bank was on order for over a year before it finally came this past fall. The unit has been planned since the last Kings Command expansion project that was completed in the spring of 2024.
12. We have received word from the Ohio BWC inspector that visited the water plant on Dec. 1st that no citations are warranted as part of his random inspection of the plant. The Ohio BWC inspector asked for copies of Village safety plans and other procedures that were all sent electronically. With the help of the AMP Safety Program, Utilities Superintendent Mumaw, and Plant Manager Jackson, all items were in place with some minor items have been addressed. They were very happy with our quick responses and organization during the review process. We have a follow-up meeting with them on January 29th to close out their inspection process.
13. We have received a price from Tom's Construction, Inc. for the segment of water main that is in need of replacement on Steffin St. between Water St. and Main St. The labor and equipment cost for the project is \$25,600.00 and I recommend moving forward with this pricing. Tom's will already be in town late winter/early spring for the Greenlawn Waterline Improvements Project and were asked to provide a price for the work. We are currently working on establishing the material costs for the pipe and materials for this small project. This block of Steffin St. is slated for a full reconstruction this year as part of the annual Street Maintenance Project. The existing 10" cast iron water main has had two failures now in the past 5 years, with the most recent taking place at the end of July 2025 that caused considerable damage to the street. Funds for this work have been included in the 2025 Five-Year CIP.
14. The public meeting for the AMP Transmission Project is slated for Jan. 21st, 6-8PM at the Versailles K12 School Cafetorium. Letters and postcards have gone out to property owners in the vicinity of the proposed routes along with a reminder post card that just came out in the past few days. Property owners are encouraged to attend and provide feedback to the proposed routing.
15. Final design will be ramping up on the W. Wood St. Reconstruction Project over the next month or so with a timeframe for bidding being established over the next few weeks. This project will likely be under construction during the 2026 football season, but is far enough away from the field that it should not be an issue outside of reducing some parking in the area.

Fiscal Officer informed council of a seminar they could attend.

Village Attorney had nothing to report.

Committee & Board Reports:

Finance & Audit (Mr. Griesdorn)

Nothing to report

Street & Safety (Mr. Steinbrunner)

Meeting February 4, 2026

Personnel & Policies (Mr. Griesdorn)

Nothing to report

Planning Commission (Mr. Paulus)

Met January 7, 2026 @ 6:30 p.m.

Will meet again February 4, 2026 @ 6:30 p.m.

Board of Zoning Appeals (Village Administrator)

Meeting February 4, 2026 @ 6:00 p.m.

Cemetery Board (Mr. Weaver) – 3rd Tuesday of the Month

Next Meeting January 20, 2026

Park Board (Mr. Pepple)

First Meeting will be sometime in February.

Tree Commission (Mr. Weaver)

Nothing to Report

Facilities (Mr. Steinbrunner)

Nothing to Report

Announcements

Upcoming Council Meeting

January 29, 2026

7:30 pm

Versailles Fire/EMS Station

Mr. Griesdorn made a motion to adjourn, seconded by Ms. Shaffer.

Mayor Dammeyer declared the meeting adjourned at 9:10 p.m.