

**Call to Order/Pledge of Allegiance/Attendance**

The September 12, 2023 regularly-scheduled meeting of the Newtown Village Council was called to order at 6:00 p.m. by Mayor Mark Kobasuk, who led the Pledge of Allegiance to the Flag.

**Council Members:** Chuck Short (Vice Mayor)  
Terry Fairley  
Daryl Zornes (excused)  
Peg Quallen  
Jerry Schwab  
Jeff Drescher

Solicitor Emily Supinger  
Fiscal Officer Keri Everett  
Assistant to Mayor Becky Fairley  
Police Chief Tom Synan

Approval of Council Minutes

**Mr. Schwab made a motion to approve the regularly-scheduled 08.08.2023 Council Minutes. Mr. Fairley seconded the motion. All Aye. Motion Carried.**

SPECIAL PRESENTATIONS

State Representative Rachel Baker ([rep27@ohiohouse.gov](mailto:rep27@ohiohouse.gov))

Representative Baker provided a brief presentation on how the recently passed state budget affects the district and local communities. Below are highlights that were presented:

**Newtown Village Council Meeting – House District 27 State Budget Highlights**

**School Funding Overview:**

- HB 33 allows continued implementation of the Cupp-Patterson Fair School Funding Plan using FY 2022 per pupil data. It also increased the temporary equity supplement to \$650 per pupil for each site-based community school.
- Increases base teacher salary from \$30k to \$35k.
- Makes reduced-price lunches free for students; adds funding to cover reimbursement for the cost of reduced-price breakfast and lunch.

**Forest Hills School District:**

**Per School District:**

CURRENT FY23 Total State Funding	FY24 Total State Funding	FY25 Total State Funding	% Increase FY23-FY24	% Increase FY24-FY25
\$16,806,276	\$17,144,562	\$17,444,015	2.00%	1.70%

**Per Pupil:**

CURRENT FY23 Total State Funding	FY24 Total State Funding	FY25 Total State Funding	% Increase FY23-FY24	% Increase FY24-FY25
\$2,514	\$2,564	\$2,069	2.00%	1.70%

**Hamilton County Earmarks:**

- \$500k/FY for the **University of Cincinnati’s SmartOhio Financial Literacy Program.**
  - Program offered to schools that incorporates lessons on economic and financial literacy in an interactive curriculum tailored to grades 1<sup>st</sup>-6<sup>th</sup>.
- \$1.5m/FY for **Accelerate Great Schools’** public-private partnership.
- \$197k/FY24 for the **Jewish Federation of Cincinnati’s** mail room pilot program; \$95k/FY24 for their antiterrorism program.
  - Non-profit organization that promotes an inclusive and empowered Jewish community.
- \$87k/FY24 for the **Mayerson Jewish Community Center’s 911 program.**
  - Non-profit organization with fitness center, early childhood and senior centers, arts and cultural events, and other various classes to connect the Jewish community.
- \$4m/FY for construction of the **Hamilton County Regional Safety Complex** to relocate it from its current residential location in Evendale to Colerain Township.
  - Purpose is to move it out of a residential area, where residents can hear the gunfire.
- \$300k/FY24 for the **Nancy and David Wolf Holocaust and Humanity Center.**
- \$250k/FY24 for the **United Way of Greater Cincinnati’s Project List Program.**
- \$200k/FY24 for **Bethany House Services** to support their mission to provide housing, education, assistance, and other holistic services to homeless families in the Greater Cincinnati area.
- \$500k/FY for **Child Focus** to provide early learning and behavioral health services for at-risk youth.

- \$4m/FY24 for the **University of Cincinnati Medical Center's Emergency Department Critical Care Pavilion** expansion.
- \$3.028m/FY24 for the **University of Cincinnati's Timothy Freeman Center for Intellectual and Developmental Disabilities**.
- \$2m/FY for the **University of Cincinnati** to support a center for civics, culture, and society.
- \$350k/FY for the **Cincinnati Museum Center** under the State Historical Grants line item.
- \$100k/FY for **Lighthouse Youth and Family Services** for its Sheakley Center for Youth to provide services for homeless young adults.
- \$1m/FY to contract with **Cincinnati Association for the Blind and Visually Impaired** and other local sight centers to provide early intervention special instruction services and family support to children under the age of 3 with blindness or low vision.
  - \$10k/FY under Independent Living Older Blind line item for the **Cincinnati Association for the Blind and Visually Impaired** to provide outreach to the blind or low vision community.

**Local Government Fund:**

- Local Government Fund (LGF) and Public Library Fund (PLF) share of state's General Revenue Fund (GRF) permanently increased to 1.7% beginning in FY24.
  - Increases floor for amount distributed from LGF to county undivided funds – will increase allocations to certain counties that received the floor amount (\$750,000) and decrease allocations to other counties proportionately.
- Newtown LGF:

FY2024 Total LGF Estimate with Tax Changes	FY2025 Total LGF Estimate with Tax Changes	FY2024 Total LGF Estimate Increase (with minus without tax changes)	FY2025 Total LGF Estimate Increase (with minus without tax changes)
\$45,718	\$46,668	(\$1,985)	(\$2,489)

**Statewide Highlights:**

- Governor DeWine vetoed a provision that would have banned local municipalities from regulating tobacco.
- **Higher Education**
  - Appropriates \$5,000/year for students who graduate in the top 5% of their Ohio high school graduating class.
- **Tax Credits and Exemptions**
  - Creates state tax credit for low-income and affordable housing construction.
  - Removes state sales tax for children's diapers, creams, lotions, cribs, wipes, car seats, and strollers.
- **Health and Human Services**
  - Increased Medicaid reimbursement rates for vision, dental, general health care, ambulance use, neonatal and newborn services.
  - Increased direct care services payment rates - \$17/hr for FY24 and \$18/hr for FY25 for certain direct care services under HCBS waivers.
  - Medicaid buy-in expanded to include workers with disabilities 65 and older.
  - Publicly funded childcare eligibility expanded; increased funding for childcare infrastructure.
  - \$39.55m/FY earmarked for Ohio Association of Foodbanks.
- **Development and Natural Resources**
  - Maintains funding for environmentally contaminated site cleanup and lead removal
  - Creates the Welcome Home Ohio program to encourage rehabilitation or construction of low-income housing.

**Engineering Report dated September 7, 2023 submitted by CT Consultants**

1. Pavement Condition Ratings:
  - Pavement Condition Ratings Complete. CT has finalized the report and will submit a list of high priority streets.
2. SR 32 – Little Dry Run to Corp Line
  - Project did not receive Safety Funding through ODOT. CT to work with City on approach to remove silt berm. However, this section of roadway is also being considered as part of a future OKI / OPWC funded project (see 7 below).
3. Church Street
  - Estimated Construction Cost - \$358,000 (2023 Estimate)
  - Grant funding was awarded through the Hamilton County Municipal Roadway Fund (MRF) for Church Street resurfacing work - \$98,360.00
  - CT will apply to OPWC again in September, 2023 for 50% and use the funds from MRF as a matching grant for the additional points.
  - Anticipated construction, July, 2024.

4. Little Dry Run
  - Little Dry Run is an MRF approved funding street. MRF funding was applied for in the amount of \$175,000. A 50% funding match was applied for- the total project estimate is \$337,000. The project would resurface Little Dry Run from SR 32 to the Village Corp Limit.
  
5. McCullough's Run
  - CT has reached out the Jones Fish Hatchery to review the plan- the owner has no issues with the current plans.
  - The preliminary plan will be sent to the Floodplain Administrator for review in regards to FEMA permitting,
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  - Final approvals of the stream modifications are expected during the winter of 2023/2024 with the project being bid for construction in spring of 2024.
  
6. Moundview Park Sanitary Sewer
  - In March, 2022, CT presented a sanitary sewer alternative analysis for Moundview Park
    - i. Options and Cost Estimate:
      1. On-site treatment system - \$87,650 (original estimate). SCS provided updated estimate on 6/1/23 between \$48,000 to \$58,000.
      2. Connect to MSDGC sewer – would require the construction of a private lift station (owned and operated by the Village) and 2" force main - \$152,262. Estimated an increase in construction costs of 20% to 30%, our updated estimate would be approximately \$183,000 to \$200,000.
    - ii. Hamilton County Public Health Approved the proposed Covenant of Unity of Title as a way for the proposed on-site treatment system to be constructed across multiple Village parcels.
  
7. Eastern Corridor Project
  - ODOT presented an update specific to the Village of Newtown at the June Council Meeting. A meeting was held with ODOT, OPWC and Village on August 28<sup>th</sup> and September 7<sup>th</sup> to discuss additional funding options.
  - The first phase would include adding a turn lane on SR 32 from Little Dry Run to East Corp Line:
 

Based on current estimates, the Village would apply for the following dollar amounts:

    - Total Project - \$4,765,000 (\$3,790,000 for Construction and \$975,000 for ROW)
    - OKI: May, 2024, 80% of Construction and ROW – total \$3,812,000 (\$3,032,000 for Construction and \$780,000 for ROW)
    - OPWC: September, 2026 - \$758,000 (construction dollars only)
 

Which leaves a budget shortfall of \$195,000 for ROW acquisition. OPWC will not pay for ROW if applying for LTIP funds (most likely source of funding).
  - Council needs to decide if the funding strategy outlined above is an acceptable approach and if the Village would like ODOT to begin design and the Village submit for OKI funding in May, 2024. If OKI funding is not received, the Village and ODOT do not need to move forward with the project.

#### Public Comments/Participation (5 Minutes)

##### Mirror @ Ragland/Newtown Road

Resident of the Hermitage Club, Anderson Township – Ken Reingart asked Village officials to consider replacing the current mirror located on Church Street with a larger one. He suggested a 47" one (\$1600). He also talked about the house on the corner with overgrown bushes that block one's view – this is a dangerous intersection.

##### Traffic Church Street

Resident Cheryl Morgan, 3401 Church Street once again brought before Council her concerns regarding traffic on Church Street. She also asked about increased traffic once the Kinney property is developed.

#### MAYOR AND COUNCIL MEMBER REPORTS:

##### Mayor's Report

##### Planning Commission Appointment

Mayor Kobasuk informed Council that he will be appointing resident Jon DeCurtins to the vacant seat on the Planning Commission at the 09.14.2023 Planning Meeting. This is the seat held many years by longtime resident John R. Russell, who was a past mayor of Newtown.

##### Newtown Fill

Newtown Fill is expected to close in one year – final capping will be supervised by the certifying Professional Engineer during placement of cap material to ensure proper compaction and permeability is met. Nothing official has been submitted on closure to HCPH; however, they did receive a withdrawal of their license addendum application for the C&DD processing operation. More information will come after the next licensing cycle with HCPH.

#### Main Street Development

New townhomes are coming to the 6700 block of Main Street. The proposed townhomes are pictured below. Construction is projected to begin this fall.

#### ODOT Funding

Mr. Fairley made a motion to proceed with CT Consultants applying for funding (grants) for the ODOT project. Mr. Short seconded the motion. All Aye. Motion Carried.

#### Council Members Report:

##### 2023 August Finance Packet (Mr. Fairley)

As part of the audit compliance, Mr. Fairley made the following motion – we are in good shape in regards to revenue.

**Mr. Fairley made a motion to accept the August 2023 Finance Packet presented to Council. Mr. Short seconded the motion. All Aye. Motion Carried.**

##### Planning Commission Update (Mr. Schwab)

September 12th for a zone change and site plan approval for new building owned by Smith Hughes property located at 3775 Round Bottom Road

October 26th for a zone change and site plan approval for a building addition for Miami Valley Christian Academy.

##### Fireman's Festival

Mr. Short met with Anderson Township Trustee Josh Gerth to discuss logistics of Short Park to possibly host a Fireman's Festival there Spring 2025. This would be a two-day event, held late spring.

##### Solicitor Report (Moundview Septic)

Solicitor Supinger explained that the property at Moundview Park has two parcels (501-0008-0127-00 and 501-0008-0128-00) This ordinance authorizes Mayor Kobasuk to execute a Covenant of Unity of Title, Restriction on Future Conveyances, and Septic System Easement. This is for the preservation of public peace, health, safety and general welfare for the citizens of the Village of Newtown.

#### LEGISLATION

**Mr. Fairley made a motion to suspend the rules, seconded by Mr. Schwab. All Aye. Motion Carried.**

**Mr. Fairley made a motion to adopt ORDINANCE NO. 13-2023 AN ORDINANCE AUTHORIZING THE EXECUTION OF A COVENANT OF UNITY OF TITLE, RESTRICTION OF FUTURE CONVEYANCES, AND SEPTIC SYSTEM EASEMENT AND DECLARING AN EMERGENCY. Mr. Short seconded the motion. Roll Call: Mr. Fairley-Yes, Mr. Short-Yes, Mr. Schwab-Yes, Mr. Drescher-Yes, Ms. Quallen-Yes. Motion Carried.**

#### New Business

##### Ohio Division of Liquor Control

**Mr. Fairley made a motion to “not” request a hearing regarding (permit #6263125) to Newtown One Stop LLC, located at 7381 Main Street.**

##### Council Checklist

**Mr. Schwab made a motion to approve the 09/12/2023 Council Checklist for \$311,846.75. Mr. Drescher seconded the motion. Aye. Motion Carried.**

##### Newtown Annual Reunion

Mr. Short said “all are welcome” on Saturday 9/23/2023 at Moundview Park to participate and bring a dish to share at the annual Newtown Reunion! People will begin gathering around 11am.

**Mr. Short made a motion to adjourn at 6:37p.m., seconded by Mr. Drescher. Meeting Adjourned.**