



VILLAGE OF NORTH BALTIMORE
Council Regular Meeting - 9/8/2026

September 08, 2026
5:30 PM

Minutes

I. Pledge of Allegiance

II. Roll Call

Mayor Patterson – HERE, Ms. Beaupry – HERE, Ms. Hefner – HERE, Mr. Richmond – HERE, Mr. Engard – HERE, Mr. Bosak – HERE, Mr. Sweat – HERE

III. Approval of Minutes

1. 8/11/2026 Council Meeting
Ms. Beaupry made a motion to approve the minutes from the 8/11/2026 council meeting, seconded by Mr. Engard. All members approved.
2. 8/18/2026 Special Meeting
Ms. Beaupry made a motion to approve the minutes from the 8/18/2026 special council meeting, seconded by Mr. Engard. All members approved.
3. 8/24/2026 Special Meeting
Ms. Hefner made a motion to approve the minutes from the 8/24/2026 special council meeting, seconded by Ms. Beaupry. All members approved.

IV. Public Participation (5-min limit)

1. John Harden – Downtown Mural
Mr. Harden discussed town beautification – he explained that the American Legion was responsible for placing banners throughout the village. He was interested in the development of a mural to honor veterans.

Mayor Patterson stated that this topic would fall under the “Economic and Community Development” committee. He asked where Mr. Harden would like a mural to be completed; Mr. Harden replied that he had considered the existing mural near the train viewing platform as well as a few other buildings.

2. John Harden – Ordinance No. 2026-25
Mr. Harden asked about Ordinance No. 2026-25, regarding the grass mowing assessment. He stated that there was no attached exhibit, as there was with Ordinance No. 2026-30; Mr. Overmyer confirmed that there were only two properties that this assessment would apply to – at 601 E. Broadway and 301 South Poe Road.
3. John Harden – Readings for Ordinance No. 2026-24, 2026-25
Mr. Harden asked for clarification on the timeline for readings of No. 2026-24 and 2026-25.

He stated that a first reading was held at the beginning of August [8/11/2026 council meeting], a second reading was held at a private meeting with no public participation [8/18/2026 special meeting], and the third reading would take place during the current meeting [9/8/2026 council meeting].

Mayor Patterson stated that no private meetings had occurred, and such meetings would be illegal. He stated that the meeting in question was a special meeting.

Mr. Harden stated that the schedule for these readings and the lack of public participation at the special meeting caused misunderstandings about the legislative process with the public. He added that some people believed that these were “back-alley deals”.

Mayor Patterson replied that discussions at special meetings could only pertain to topics on the agenda. He stated that he understood Mr. Harden wanted to speak about the assessments and explained he was unaware that he had asked to speak. He apologized to Mr. Harden.

Mr. Harden stated that he had confirmed that he wished to speak about agenda items with Administrator Bender prior to the meeting.

Ms. Hefner explained that confusion was created when public participation was not placed on the agenda. She stated that this has since been corrected.

Mr. Harden stated that he was satisfied and appreciated the apology.

4. Chris Barringer, Street Closure Request

Mr. Barringer requested a street closure on 9/12/2026 for an auction.

He clarified that no driveways were involved in the street closure and that he had spoken with neighboring properties.

Mr. Richmond made a motion to approve the all-event permit, seconded by Mr. Bosak, All members approved.

V. Presentation - Thomas Wesh, PEP

Mr. Welsh, representing the Public Entities Pool of Ohio (PEP), provided a presentation on insurance they could provide to the Village of North Baltimore.

VI. Letters and Communications

Nothing of note.

VII. Administrative Reports

1. Fiscal Officer:

Report Submitted.

1. Ordinance No. 2026-30

Mr. Overmyer stated that Ordinance 2026-30, for supplemental appropriations, would be presented as an emergency. He explained that this was a corrective measure - not enough money was appropriated for health care coverage for village employees. These appropriations were made prior to Mr. Overmyer's employment at the village.

2. Financial Audit Update

Mr. Overmyer stated that he was approximately 60% finished with the Village's audit process with the State Auditor. The current audit will cost

approximately \$16,100.00 and the 2028 audit would be close to \$19,000. He stated that these audits are required by the state.

3. Additional Report Details

Mr. Overmyer added that the final two tax assessments would be presented for final readings later in the meeting.

He sent a draft copy of an EMS and Fire Services renewal agreement to the Henry Township Trustees, which would be presented at a meeting on 9/8/2026.

He stated that budget discussions would take place in mid-October and that he would contact department heads with more information.

2. EMS Chief:

Report Submitted.

Mayor Patterson asked Chief Phil Walter II for an update on the Jackson Township EMS contract; Chief Walter replied that the Village had assisted with 7 service calls since the agreement commenced.

3. Fire Chief:

Report Submitted.

4. Police Chief:

Report Submitted.

5. Utility Director:

Nothing of note.

6. DPW Superintendent:

Nothing of note.

7. Village Administrator:

Report Submitted.

1. East Broadway Sidewalk Project

Administrator Bender stated that the design phase of the project has begun with American StructurePoint. Affected residents have received notifications. The project is expected to begin and conclude in 2029.

2. South Main Improvement Project (STBG Funding)

Administrator Bender was informed that the village's application for STBG funding through the Lake Erie West Regional Council was recommended for funding. If funded, he anticipates the project will take place in 2031-2032.

3. SR-18 MUP

Administrator Bender stated that Kleinfelder Inc. had signed the Master Service Agreement [see Resolution No. 15-2026].

4. OPWC Funding

Administrator Bender stated that he would submit an application for funding with the Ohio Public Works Commission (OPWC) for funding on stormwater projects at SR-18 and Village Park.

5. Homecoming Parade

Administrator Bender presented an all-event permit submitted by Ms. Allison Beaupry for the High School Homecoming Parade on October 2nd from 5-6 PM. The parade route is from the intersection of Water Street-Main Street to the intersection of Elm Street-Main Street.

Mr. Engard made a motion to approve the all-event permit, seconded by Mr. Richmond. All members approved.

8. Clerk:

Mr. Davis stated that the North Baltimore Historical Society requested an updated photo of council for historical records. The previous photo had been taken before Mr. Bosak had joined council. He requested that council members stay after the meeting to take a photo.

9. Appointed Legal Counsel:

Nothing of note.

10. Mayor:

Nothing of note.

VIII. Standing Committee

1. Economic and Community Development (Hefner) -

1. Festival

Mr. Sweat stated that he was in favor of Council hosting the 2027 Summer festival.

Mr. Engard disagreed, citing the need for liability coverage and the capabilities of the North Baltimore Festival Organization. He stated that more than one legal counsel had informed council that this shouldn't be done.

Ms. Hefner replied that previous legal counsel had stated that the village would require additional coverage, such as the recent insurance premium of \$375.00 for the June 2026 festival.

Mayor Patterson, who is on the Festival Organization board, asked if council was willing to contribute funds for both events if the organization assumed responsibility.

Mr. Bosak stated that funding decisions would likely be contingent on an organization member requesting funds from council.

Mr. Sweat made a motion for council to assume all responsibility and liability for the 2027 summer festival, seconded by Ms. Hefner; Ms. Beaupry – YES, Ms. Hefner – YES, Mr. Richmond – YES, Mr. Engard – NO, Mr. Bosak – YES, Mr. Sweat – NO; motion passed.

2. Public Safety (Engard) -

1. Drug Enforcement Agreement

Administrator Bender stated that Chief Bingham had recommended that the Resolution 18-2026 be passed non-emergency.

Mr. Engard preferred that the K-9 unit begin operations before this agreement be considered. He felt that the required funds should not be spent at this time.

Ms. Hefner disagreed and stated that drug enforcement should be prioritized and did not see any benefit in delaying the decision.

3. Personnel, Policy and Ordinance Review (Bosak) -

Nothing of note.

4. Public Works (Beaupry) -

Nothing of note.

5. Public Utilities (Sweat) -

Nothing of note.

6. Finance and Technology (Richmond) -

Nothing of note.

IX. New Legislation

1. ORDINANCE NO. 2026-30: AN ORDINANCE APPROVING SUPPLEMENTAL APPROPRIATIONS AND MODIFICATIONS FOR THE FISCAL YEAR ENDING DECEMBER 31, 2026, AND DECLARING AN EMERGENCY

Mr. Richmond made a motion to suspend the 2nd and 3rd readings of Ordinance No. 2026-30, seconded by Ms. Beaupry. All members approved.

Mr. Richmond made a motion to adopt Ordinance No. 2026-30 as an emergency, seconded by Ms. Beaupry. All members approved.

2. RESOLUTION NO. 29-2026: A RESOLUTION ACCEPTING THE AMOUNTS AND RATES AS DETERMINED BY THE BUDGET COMMISSION AND AUTHORIZING THE NECESSARY TAX LEVIES AND CERTIFYING THEM TO THE COUNTY AUDITOR PER ORC 5705.34 AND 5705.35, AND DECLARING AN EMERGENCY

Mr. Richmond made a motion to suspend the 2nd and 3rd readings of Resolution No. 29-2026, seconded by Ms. Beaupry. All members approved.

Mr. Richmond made a motion to adopt Resolution No. 29-2026 as an emergency, seconded by Mr. Engard. All members approved.

X. Second Reading of Ordinances and Resolutions

1. RESOLUTION NO. 28-2026: A RESOLUTION AUTHORIZING THE VILLAGE ADMINISTRATOR TO DIRECT THE RENEWAL OF VILLAGE PROPERTY AND LIABILITY INSURANCE WITH OHIO PLAN FOR THE 2026-2027 YEAR; CONTRIBUTION AT A COST NOT TO EXCEED \$82,229.00 (Emergency Reading = October 13)

XI. Third Reading of Ordinances and Resolutions

1. ORDINANCE NO. 2026-24: AN ORDINANCE AUTHORIZING THE CERTIFICATION OF DELINQUENT UTILITIES AS A SPECIAL ASSESSMENT TO THE WOOD COUNTY AUDITOR, AND DECLARING AN EMERGENCY

Mr. Bosak made a motion to adopt Ordinance No. 2026-24 as an emergency, seconded by Ms. Beaupry. All members approved.

2. ORDINANCE NO. 2026-25: AN ORDINANCE AUTHORIZING THE CERTIFICATION OF GRASS MOWING AS A SPECIAL ASSESSMENT TO THE WOOD COUNTY AUDITOR, AND DECLARING AN EMERGENCY

Ms. Beaupry made a motion to adopt Ordinance No. 2026-25 as an emergency, seconded by Ms. Hefner. All members approved.

- 3. RESOLUTION NO. 18-2026: A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE AN AGREEMENT FOR DRUG ENFORCEMENT SERVICES WITH THE WOOD COUNTY SHERIFF’S OFFICE AND THE WOOD COUNTY BOARD OF COMMISSIONERS, ATTACHED HERETO AS EXHIBIT A (AND DECLARING AN EMERGENCY?)

Ms. Hefner made a motion to adopt Resolution No. 18-2026, seconded by Mr. Sweat; Ms. Beaupry – YES, Ms. Hefner – YES, Mr. Richmond – YES, Mr. Engard – NO, Mr. Bosak – YES, Mr. Sweat – YES. Motion passed.

- 4. ORDINANCE NO. 2026-19: AN ORDINANCE AMENDING ORDINANCE NO. 2025-18 REGARDING THE DESIGNATED OUTDOOR REFRESHMENT AREA; AND DECLARING AN EMERGENCY (Emergency Reasoning = Expanded DORA to be in place before the September 19 Fall Festival)

Ms. Hefner made a motion to adopt Ordinance No. 2026-19, seconded by Mr. Sweat. All members approved.

- 5. RESOLUTION NO. 15-2026: A RESOLUTION AUTHORIZING THE EXECUTION OF A PROFESSIONAL SERVICES AGREEMENT WITH KLEINFELDER, INC. FOR THE SR 18 MULTI-USE PATH AND POE ROAD SIDEWALK PROJECT; APPROVING THE AGREEMENT ATTACHED HERETO AS EXHIBIT A; AND DECLARING AN EMERGENCY (Table?)

This item remained tabled.

Executive Session: To confer with the Village Solicitor concerning a dispute involving the Village that is the subject of pending or imminent court action under ORC 121.22(G)(3), with potential action to follow.

Ms. Beaupry made a motion to enter an executive session, seconded by Ms. Hefner. All members approved.

Executive session began at 6:47 PM. Regular session was resumed at 7:00 PM.

XII. Other New Business

Nothing of note.

XIII. Other Old Business

Nothing of note.

- XIV. Payment of Bills:** A motion was made by Mr. Sweat to pay the bills in the amount of \$344,998.93, seconded by Mr. Richmond. All members approved

XV. Adjournment

Ms. Beaupry made a motion to adjourn the meeting, seconded by Mr. Richmond. All members approved.

The meeting was adjourned at approximately 7:00 PM.

Approved:

Mason Davis, Clerk of Council

Aaron Patterson, Mayor

Bob Bohmer, Attorney

Dee Hefner, Pres of Council
