

This is a meeting of the Village Council of Woodstock in public for the purpose of conducting Village business and is not to be considered a public community meeting. There is time for public participation during the meeting as indicated in the agenda. Council may recognize you during their discussion for your comment.

**Village of Woodstock Village Council
REGULAR MEETING
Woodstock Municipal Building
June 9, 2025
6:30 P.M.**

MINUTES

1. CALL TO ORDER – ROLL CALL

Meeting was called to order by Phil Garland, Mayor

Roll Call: Current, Y; Weidner, Y; Polatsek, Y; Belcher, Y; Zizzo, A; Morgan, A.

Pledge of Allegiance

2. SET AGENDA

Belcher moved and seconded by Weidner to set the agenda.

Floor is open for discussion on motion.

Roll Call: Current, Y; Weidner, Y; Polatsek, Y; Belcher, Y; Zizzo, A; Morgan, A.

Motion Carried; Y.

3. APPROVAL OF MINUTES

Polatsek moved and seconded by Belcher to approve the minutes of the May 12, 2025 Regular Council Meeting.

Floor is open for discussion on motion.

Roll Call: Current, Y; Weidner, Y; Polatsek, Y; Belcher, Y; Zizzo, A; Morgan, A.

Motion Carried; Y.

4. FISCAL OFFICER REPORT

Total receipts for the month of May were \$20,110.68 and expenditures were paid for the month totaling \$36,253.89. Receipts included about \$9,500 in sewer payments reflecting the higher rate and \$7,000 from RITA. Expenditures included \$17,180 for new controls at the lift station and \$12,017 in attorney fees.

The most recent North Lewisburg invoice (5/20/2025) shows a balance due of \$197,645.44.

Belcher moved and seconded by Weidner to accept the financial statements for May 2025 and approve May 2025 expenditures as presented by the Fiscal Officer.

Floor is open for discussion on motion.

Roll Call: Current, Y; Weidner, Y; Polatsek, Y; Belcher, Y; Zizzo, A; Morgan, A.

Motion Carried; Y.

5. MAYOR'S REPORT

Tim Barhorst, Mayor of Sidney and associated with the Municipal League, has reached out to area Mayors intending to arrange a meeting. The Mayor will follow up.

6. VILLAGE ADMINISTRATOR'S REPORT

Most residents have gotten a letter from the organization attempting to build a solar farm in Rush Township near Woodstock. The letter outlines their commitments if the Township would permit them to proceed. It's our understanding that they can't proceed without a ruling by a Court higher than the Appeals Court which ruled against the development.

Resident Rusty Pence asked about the wetlands proposed for an area north of Woodstock. The Village has no information. The public comment period has passed and the Ohio EPA is probably the best source of information.

7. PUBLIC

Resident Bryant Bailey asked what the purpose of the wetlands is. The Mayor stated that it's a carbon offset project being managed by a group from Texas. Herron stated that the intention is to turn about 170 acres of farmland into wetlands.

In response to interest expressed by a number of residents present, Herron stated that the sewer service issue is in litigation after two rounds of mediation failed to result in an agreeable solution. The sewer rates were raised based on what North Lewisburg is proposing we pay for usage. If they prevail in litigation, we would likely be required to pay that amount retroactively and we need to be prepared for that. It's possible that the rates will go higher. A resident stated her understanding that after the first 20 years the rate would decrease. Herron clarified that the infrastructure loans had a term of 20 years and that the cost of the loans was built in to the sewer rates. The rates were reduced after the loans were paid off. A resident expressed concern that most residents can't afford a \$200+ sewer bill. Another resident expressed her feeling that North Lewisburg is attempting to make Woodstock pay for their mistakes and mismanagement. Herron explained the components of the Woodstock rates currently in effect, especially the collection system component. A resident asked how the \$197,000 amount due came to be. Herron explained that it is the total of a series of rate increases billed by North Lewisburg. We continue to make the original monthly payments. The Mayor explained that, if we are required to pay retroactively, the money has been set aside. The Woodstock rate increases are the result of North Lewisburg's rate increase projections going forward. A resident stated that the size of the increase could have been better communicated. This was followed by a discussion of the reliability of the US Mail and the impact of non-payers on the problem. A resident asked for an explanation of the "litigation." Herron explained the process. Discussion returned to the reason for increasing our rate now. Herron explained that, while we have the funds to cover what North Lewisburg believes is owed, the alleged debt will be growing faster than revenue from payments. A resident questioned the usage shown in the RCAP study. Herron agreed that there are issues with the flows stated in the study, and that there are issues with North Lewisburg's unwillingness to accurately separate collection costs from treatment costs. A resident asked if the Village is actively researching alternatives to North Lewisburg. Belcher explained several alternatives that were looked at and the reasons they were determined to be not feasible. The Mayor stated that the State is determined to regionalize all wastewater in the future and that is likely what's in Woodstock's future. A resident stated that she had been told that Woodstock stopped paying North Lewisburg. The Mayor stated that North Lewisburg is paid monthly an amount equal to the amount agreed to in the last contract. A resident asked why this issue has just now come up. Herron stated that the new administration found themselves with a system in bad shape and probably felt an urgent need for more funding. They've raised rates for their own residents as well.

Resident Bryant Bailey asked if the Village does anything about abandoned properties that appear to be neglected. It was recommended that the Sheriff be contacted.

A resident asked if an additional dumpster could be rented. No determination was reached after much discussion.

A resident asked if a grant could be secured to help repair the treatment plant. Herron stated that a grant couldn't be awarded because Woodstock has no ownership.

A resident asked if the grinders are being repaired or just replaced. Herron stated that they're repaired when possible.

A resident asked if the \$100 rate will stay in place until the Court resolves the issue. Herron stated that it depends on what North Lewisburg does. If they raise the rate again, Council has a responsibility to make sure we're able to pay it.

A resident stated that the ballpark and playground improvements are much appreciated and the kids in the Village use it a lot.

8. **OLD BUSINESS**

None.

9. **NEW BUSINESS**

None.

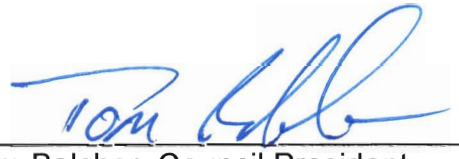
10. **ADJOURNMENT**

Belcher moved seconded by Polatsek to adjourn.
Motion Carried; Y.

This meeting was recorded.



Tom Hallinan, Fiscal Officer



Tom Belcher, Council President



Phil Garland, Mayor