



City of Green

Central Administration
Building
1755 Town Park Blvd.
PO Box 278
Green, OH 44232

Meeting Minutes

City Council

Barbara Babbitt - Ward 1
Christopher J. Meager - Ward 2
Rick Miller- Ward 3
Jeff Noble - Ward 4, President
Justin Speight - At-Large, Vice President
Clark A. DeVitis - At-Large
Gerard Neugebauer- At-Large
Nichole Messner, MMC- Clerk of Council

Tuesday, June 10, 2025

7:00 PM

Council Chambers

I. Call to Order

Council President Noble called the meeting to order at 7:00 p.m.

II. Pledge of Allegiance

III. Roll Call of Council Members

Present: 7 - Clark A. DeVitis, CJ Meager, Jeff Noble, Barbara Babbitt, Gerard Neugebauer, Justin Speight and Rick Miller

Also Present:

Valerie Carr, Service Director

Paul Pickett, City Engineer

Wayne Wiethe, Planning Director

Steve Schmidt, Finance Director

Nichole Messner, Clerk of Council

IV. Council Study Session

[TMP-4993](#) Approval of the May 27, 2025 Council Meeting Minutes

Attachments: [5-27-25 Draft Council Meeting Minutes](#)

A motion was made by Council Member Speight, seconded by Council Member Neugebauer, to approve the Minutes. The motion carried by the following vote:

Aye: 6 - DeVitis, Meager, Babbitt, Neugebauer, Speight and Miller

Abstain: 1 - Noble

V. Public Report

Cyndy Colley, 2569 Raber Rd, Green OH-

Mrs. Colley asked about the mowing rules for properties within the city, she

mentioned that there were a number of lots that are very overgrown and need mowed. She stated that the property next to her was not maintaining their property or mowing at all and it was way over 8 inches tall.

VI. Public Hearings

None.

VII. Reading of Correspondence

The Clerk of Council read in the correspondence.

[TMP-4995](#) April 16, 2025 Planning & Zoning Commission Meeting Minutes

Attachments: [4-16-25 PZC Meeting Minutes](#)

[TMP-4996](#) PZC Recommendation to City Council for Vacation Plat

Attachments: [25-20 Arlington & ETL Road alley Vacation Plat PZC Recommendation to CC](#)

[TMP-4997](#) May 21, 2025 Planning & Zoning Commission Meeting Summary

Attachments: [PZC Summary 5-21-25](#)

VIII. New Legislation - Items on First Reading

Clerk of Council Messner read in the new legislation and Council President Noble referred each piece to the appropriate committee.

[2025-R26](#) **A RESOLUTION AWARDING A CONTRACT TO KUNKLE & SONS FOR THE 2025 MISC. CONCRETE REPAIRS PROJECT, AND DECLARING AN EMERGENCY.** -Referred to the Transportation, Connectivity and Storm Water Committee

Attachments: [2025-R26 2025 Misc. Concrete Repairs](#)
[2025-R26 Attachment](#)
[2025-R26 Request for Legislation](#)

[2025-R27](#) **A RESOLUTION AUTHORIZING THE CITY OF GREEN TO ENTER INTO AN AMENDED AND RESTATED TAX INCREMENT FINANCING COMPENSATION AGREEMENT WITH THE GREEN LOCAL SCHOOL DISTRICT, AND DECLARING AN EMERGENCY.** -Referred to the Planning and Economic Development Committee

Attachments: [2025-R27 Amend & Restate TIF with GLS](#)
[2025-R27 Exhibit A](#)
[Attachment 1](#)
[Attachment 2](#)
[2025-R27 Request for Legislation](#)

[2025-08](#) **AN ORDINANCE VACATING TWO UNNAMED ALLEYS AT THE
NORTHEAST CORNER OF S. ARLINGTON ROAD AND E.
TURKEYFOOT LAKE ROAD.** -Referred to the Planning and Economic
Development Committee

Attachments: [2025-08 Ordinance 2 unnamed alleys at S. Arlington & ETL Road](#)
[Vacation Legislation](#)
[2025-08 Exhibit A](#)
[2025-08 Request for Legislation](#)

IX. Report of Council Committees

A. Finance (Neugebauer*, DeVitis**, Meager)

Councilman Neugebauer gave his committee report.

SECOND READING ITEMS

[2025-R25A](#) **A RESOLUTION MODIFYING APPROPRIATIONS WITHIN CERTAIN
FUNDS IN ORDER TO PROVIDE SUFFICIENT FUNDING AND
DECLARING AN EMERGENCY.** -(Introduced on 5/27/2025)(***Amended
June 10, 2025***)

Attachments: [2025-R25 Amended 2nd Quarter 2025 Supplemental Appropriations](#)
[2025-R25 Amended Exhibit A](#)
[2025-R25 Request for Legislation](#)

Councilman Neugebauer read in the legislation and gave a brief summary of the discussion that took place during committees.

No additional comments or questions. Time was requested and granted.

B. Environment & Parks (Miller*, Speight**, Babbitt)

Did not meet.

C. Public Safety (Babbitt*, Miller**, DeVitis)

Councilwoman Babbitt gave her committee report.

LICENSE ITEMS

[TMP-4992](#) Ohio Springs Inc. New D1 Liquor License
DBA Sheetz Convenience Store
1651 E. Turkeyfoot Lake Road
Green, OH 44312

Attachments: [Sheetz Convenience Store- New D1 Liquor License](#)

Councilwoman Babbitt read in the liquor license request. No questions or comments.
Committee ok with passage. A motion was made to not request a hearing.

A motion was made by Council Member Babbitt, seconded by Council Member Miller, to not request a hearing the License. The motion carried by the following vote:

Aye: 7 - DeVitis, Meager, Noble, Babbitt, Neugebauer, Speight and Miller

D. Planning, Community & Economic Development (DeVitis*, Neugebauer**, Speight)

Councilman DeVitis gave his committee report.

THIRD READING ITEMS

[2025-07](#) **AN ORDINANCE AMENDING CHAPTER 157, SECTION 157.085: TABLE OF ALLOWED USES (TABLE 157.085-1) TO ADD CERTAIN USES IN THE I-1 (GENERAL INDUSTRIAL) DISTRICT.** -(Introduced on 5/13/2025) **A PUBLIC HEARING WILL BE HELD TUESDAY, JUNE 24, 2025 @ 7:00 P.M. IN COUNCIL CHAMBERS**

Attachments: [2025-07 Chapter 157 Section 157.085 Table of Allowed Uses Certain Uses](#)
[2025-07 Exhibit A](#)
[2025-07 Request for Legislation](#)

Councilman DeVitis read in the legislation and gave a brief summary of the discussion that took place during committees. A public hearing is scheduled for June 24 on this item.

No additional comments or questions. Time was requested and granted.

[2025-R22](#) **A RESOLUTION AMENDING THE CONCEPTUAL SITE PLAN OF THE EXISTING PLANNED DEVELOPMENT DISTRICT ON THE EAST SIDE OF MASSILLON ROAD, SOUTH OF BURGESS DRIVE, AND DECLARING AN EMERGENCY.** -(Introduced on 5/13/2025 ** A PUBLIC HEARING WILL BE HELD ON TUESDAY, JUNE 24, 2025 @ 7:00 P.M. IN COUNCIL CHAMBERS**

Attachments: [2025-R22 Conceptual Site Plan Amendment](#)
[2025-R22 Amended Exhibit A](#)
[2025-R22 Request for Legislation](#)

Councilman DeVitis read in the legislation and gave a brief summary of the discussion that took place during committees. A public hearing is scheduled for June 24 on this item.

No additional comments or questions. Time was requested and granted.

E. Rules and Personnel (Noble*, Babbitt**, Miller)

Did not meet.

F. Transportation, Connectivity & Storm Water (Meager*, Noble**, Neugebauer)

No items of legislation. Did hear construction updates from City Engineer Pickett.

G. Intergovernmental & Utilities (Speight*, Meager**, Noble)

Councilman Speight gave his committee report.

THIRD READING ITEMS

[2025-R23](#)

A RESOLUTION ESTABLISHING A STREET LIGHTING DISTRICT FOR SPRING HILL VILLAS, AND DECLARING AN EMERGENCY.

-(Introduced on 5/13/2025) ** A PUBLIC HEARING WILL BE HELD ON TUESDAY, JUNE 24, 2025 @ 7:00 P.M. IN COUNCIL CHAMBERS**

Attachments: [2025-R23 Spring Hill Villas Street Lighting District Legislation](#)

[2025-R23 Attachment 1](#)

[2025-R23 Attachment 2](#)

[2025-R23 Attachment 3](#)

[2025-R23 Request for Legislation](#)

Councilman Speight read in the legislation and gave a brief summary of the discussion that took place during committees. A public hearing is scheduled for June 24.

No additional comments or questions. Time was requested and granted.

[2025-R24](#)

A RESOLUTION ESTABLISHING A STREET LIGHTING DISTRICT FOR SPRING HILL PHASE VI, AND DECLARING AN EMERGENCY.

-(Introduced on 5/13/2025) ** A PUBLIC HEARING WILL BE HELD ON TUESDAY, JUNE 24, 2025 @ 7:00 P.M. IN COUNCIL CHAMBERS**

Attachments: [2025-R24 Spring Hill Phase 6 Street Lighting District Legislation](#)

[2025-R24 Attachment 1](#)

[2025-R24 Attachment 2](#)

[2025-R24 Attachment 3](#)

[2025-R24 Request for Legislation](#)

Councilman Speight read in the legislation and gave a brief summary of the discussion that took place during committees. A public hearing is scheduled for June 24.

No additional comments or questions. Time was requested and granted.

X. Mayor's Report

Mayor Yeargin gave his report.

XI. Unfinished Business

None.

XII. New Business

None.

XIII. Adjournment

A motion was made by Council Member Noble, seconded by Council Member Speight, to adjourn the meeting at 7:24 p.m. The motion carried by the following vote:

Aye: 7 - DeVitis, Meager, Noble, Babbitt, Neugebauer, Speight and Miller

ATTEST: _____
NICHOLE MESSNER, MMC, CLERK OF COUNCIL

APPROVED: _____
JEFF NOBLE, PRESIDENT

Upon approval by City Council, this official written summary of the meeting minutes shall become a permanent record and the official minutes shall consist of a permanent video recording, in accordance with Green City Council Ordinance 2014-12, adopted on November 25, 2014.