

Buckeye Lake Village Council Meeting Minutes  
Held in Council Chambers, streamed live on Facebook  
**July 28, 2025**

**Call to Order:** By Council President John Lemmon 7:22p.m.

**Pledge of Allegiance and Moment of Silence:** Led by Council President John Lemmon.

**Roll Call:** Present: Don Cable, Kellie Green, Deb Julian, Douglas Keener, John Lemmon, Sue Wadley  
Absent: Tom Wolfe

**Staff Present:** Linda Goodman, Mayor; Samantha Torres, Clerk of Council; Jason Harget, Police Chief; Jerry Brooks, Interim Fire Chief; Rex Adkins, Code Enforcement Officer; Amanda Hoppel, Fiscal Officer; Toby Miller, Public Works Superintendent; Kevin Strang, Zoning Inspector

**Approval of Special Council Meeting Minutes:** Motion by Councilor Julian, seconded by Councilor Wadley, to approve the June 26, 2025 special council meeting minutes.

**Roll call vote:** Yes: Cable, Julian, Lemmon, Wadley;

**Abstain:** Green, Keener; **Nays:** 0; **Motion Passed 4 – 2 - 0**

**Approval of Regular Council Meeting Minutes:** Motion by Councilor Julian, seconded by Councilor Wadley, to approve the July 14, 2025 regular council meeting minutes.

**Roll call vote:** Yes: Cable, Julian, Lemmon, Wadley;

**Abstain:** Green, Keener; **Nays:** 0; **Motion Passed 4 – 2 - 0**

**Approval of Reconciliations and Clerk Treasurer's Report:** Motion by Councilor Keener, seconded by Councilor Julian, to approve the May and June 2025 Reconciliations and Treasurer's report dated July 24, 2025.

**Roll call vote:** Yes: Cable, Green, Julian, Keener, Lemmon, Wadley

**Abstain:** 0; **Nays:** 0; **Motion Passed 6 - 0**

**APPOINTMENTS AND PRESENTATIONS:**

Mayor Goodman swore in Firefighter / EMTs Joseph Simpson, Grace Varanelli, and Emerson Szewczyk-White to the Buckeye Lake Fire Department. Doug Sanderson was unable to attend but has been promoted to Captain at the Fire Department. Mayor Goodman also swore in Jerry Brooks as Fire Chief for the Fire Department. Nevaeh Wall introduced two members of the Fire Fighter Explorer Program.

**Solicitor Brad Nicodemus – Charter change to Planning / Zoning / BZA Commissions** - Brad explained that when the Charter proposal came up, there were concerns about the workability of the 3 separate commission and the number of people. Unfortunately, after the Charter change passed, the mayor has not been able to gather enough volunteers to comply with this charter change but the village still has to be able to do business. This new proposal moves the planning and zoning back to one commission, with the Board of Zoning Appeals as a separate group. The make up of the Planning and Zoning Commission would be the mayor, a council designee, and 3 residents of the village. The make up of the Board of Zoning Appeals would be the 3 residents who are one the Planning and Zoning Commission plus 2 additional residents. He used the ORC as the basis for this make up. Brad also explained that there are two ways charter amendments can get out: via a two-thirds "yes" vote from council or a charter commission makes recommendations to full council. Brad also explained that the wording can go back to "electors" instead of "resident" but in ORC, it mentions "citizens" so that you do not have to worry about the election status.

**COUNCIL STANDING COMMITTEE REPORTS IN THE FOLLOWING ORDER:**

**Finance Committee:** Meeting scheduled for 8/11, time to be determined, probably 5:30pm. Will have quite a few things to discuss. There is work being prepared for the purchase of a dump truck by the end of the year, upkeep on pavilion. Need to find out where we are on the Stryker equipment purchase for the Fire Department. Looking to get larger purchases in the budget so there is a cleaner budget for next year.

**Public Safety Committee:** Absent, no report.

**Public Service Committee:** Nothing to report at this time. Next meeting will be held August 4th at 6:30pm.

**Rules Committee:** Would like to have a 10-minute meeting

**Community Development Committee:** Held a meeting tonight where they discussed parks and pickleball courts, signage for parking and Ryan-Braden Park. Also discussed short-term rentals.

**Personnel Committee:** Nothing at this time.

**Report of Council President:** Written report submitted.

#### **REPORT OF VILLAGE OFFICIALS – WRITTEN OR VERBAL**

**Police Department – Chief Jason Harget:** Congratulations to Fire Department; great to see how fast that worked out and the department was rebuilt. Happy to work with Chief Brooks. Thanked council and mayor for capital funds for purchase of new police vehicle, Cruiser 803. Few small things to do to it to make it more visible. Talked briefly about BLASST. Got some fireworks calls that night. For that many visitors, citizens, and with ODNr and other counties helping, it was a very safe event. Thank you to the BLASST committee for providing extra funds for special duty officers and making it such a great event. What will we do with the old police vehicle? Engine is blown. Could put it on GovDeals website for sale; someone may want it for parts. Councilor Lemmon stated there were complaints that there was a busy signal when calling the sheriff's office recently. Chief Harget was concerned to also hear that and he learned that sometimes the towers are too overloaded due to busy, large events, festivals, etc.

**Fire Department – Interim Chief Jerry Brooks:** Thanked everyone for the opportunity to come back. Support from the Police Department has been great. Have really good safety forces now. Last month they did 70 runs: 55 EMS, 15 fire runs. 1 working fire, 22 transports, did 8 mutual aid runs, received 7 mutual aid EMS runs, given 8 mutual aid fire runs, gas leaks. Both engines passed pump test and ladders passed. New tires on Engine 922. Door opener on one of the bays is repaired, would not open. He had some crew members paint their front lobby.

**Public Works – Superintendent Toby Miller:** Next meeting in August. One thing could not wait until the next meeting which is the ordinance for paving project. There is enough appropriated to start the program. Allows this to be done prior to October. Toby passed out a Village Properties Improvements Priorities List - July 2025.

**Parks and Recreation – Annetta Macedonia:** Representative absent. Meeting minutes submitted.

**Code Enforcement – Rex Adkins:** 93 complaints received, 115 active cases, 4 active court cases. 46 applications total that have been received that are in the system for short-term rentals. 14 have their license. 5 are scheduled for fire inspection, some are re-inspections. 10 on final inspection. 3 did not pass. 3-4 properties are scheduled for initial inspection. 21 unlicensed with 15 that have started the application.

**Zoning – Kevin Strang:** Kevin had ocular shingles and was in the hospital last month. 11 on-site visits this month, 35 electronic, and 2 stop work orders. Cable – 2 new houses on Myers across the street from each other. The setback of the houses to the street are very close. When you give someone a variance to do that, there are reasons for setbacks.

**Planning / Zoning / BZA Commissions:** No representatives. No reports.

**Report of Mayor Goodman:** Written report submitted.

**Citizen's Comments Regarding Legislation on Tonight's Agenda:** None.

**ORDINANCES**

**Ordinances for 3<sup>rd</sup> Reading** – None.

**Ordinances for 2<sup>nd</sup> Reading** –

**Ordinance 2025-37** - AN ORDINANCE AMENDING THE COMPOSITION OF THE PLANNING COMMISSION AND THE ZONING COMMISSION AND THE DECLARATION OF AN EMERGENCY.

Motion by Councilor Keener, seconded by Councilor Julian, to suspend the rules.

**Roll call vote:**           **Yes:** Cable, Green, Julian, Keener, Lemmon, Wadley

**Abstain:** 0;               **Nays:** 0;                   **Motion Passed 6 – 0**

Motion by Councilor Julian, seconded by Councilor Green to change any instance of “resident” to “elector” on Ordinance 2025-37.

**Roll call vote:**           **Yes:** Green, Julian, Keener, Lemmon, Wadley

**Abstain:** 0;               **Nays:** Cable;                   **Motion Passed 5 – 1**

Motion by Councilor Keener, seconded by Councilor Green, to adopt Ordinance 2025-37 as amended.

**Roll call vote:**           **Yes:** Cable, Green, Julian, Keener, Lemmon, Wadley

**Abstain:** 0;               **Nays:** 0;                   **Motion Passed 6 – 0**

**Ordinances for 1<sup>st</sup> Reading** –

**Ordinance 2025-38** – AMENDING ORDINANCE 2024-66 PERMANENT APPROPRIATIONS ORDINANCE AND DECLARING AN EMERGENCY.

Motion by Councilor Cable, seconded by Councilor Keener, to suspend the rules.

**Roll call vote:**           **Yes:** Cable, Green, Julian, Keener, Lemmon, Wadley

**Abstain:** 0;               **Nays:** 0;                   **Motion Passed 6 – 0**

Motion by Councilor Keener, seconded by Councilor Green, to adopt Ordinance 2025-38.

**Roll call vote:**           **Yes:** Cable, Green, Julian, Keener, Lemmon, Wadley

**Abstain:** 0;               **Nays:** 0;                   **Motion Passed 6 – 0**

**Ordinance 2025-39** - AMENDING ORDINANCE 2024-66 PERMANENT APPROPRIATIONS ORDINANCE AND DECLARING AN EMERGENCY.

Motion by Councilor Julian, seconded by Councilor Wadley, to suspend the rules.

**Roll call vote:**           **Yes:** Cable, Green, Julian, Keener, Lemmon, Wadley

**Abstain:** 0;               **Nays:** 0;                   **Motion Passed 6 – 0**

Motion by Councilor Keener, seconded by Councilor Julian, to adopt Ordinance 2025-39.

**Roll call vote:**           **Yes:** Cable, Green, Julian, Keener, Lemmon, Wadley

**Abstain:** 0;               **Nays:** 0;                   **Motion Passed 6 – 0**

**Ordinance 2025-40** - AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO CONTRACT WITH ADR & ASSOCIATES, FOR PROJECT DESIGN, BIDDING, AND INSPECTION SERVICES FOR THE 2025 TRENCH LINE REPAIR AND PAVING PROGRAM, AND DECLARING AN EMERGENCY.

Motion by Councilor Green, seconded by Councilor Wadley, to suspend the rules.

**Roll call vote:** Yes: Cable, Green, Julian, Keener, Lemmon, Wadley

**Abstain:** 0; **Nays:** 0; **Motion Passed 6 – 0**

Motion by Councilor Keener, seconded by Councilor Wadley, to adopt Ordinance 2025-40.

**Roll call vote:** Yes: Cable, Green, Julian, Keener, Lemmon, Wadley

**Abstain:** 0; **Nays:** 0; **Motion Passed 6 – 0**

**Ordinance 2025-41** – AMENDING ORDINANCE 2024-66 PERMANENT APPROPRIATIONS  
ORDINANCE AND DECLARING AN EMERGENCY.

Motion by Councilor Julian, seconded by Councilor Green, to suspend the rules.

**Roll call vote:** Yes: Cable, Green, Julian, Keener, Lemmon, Wadley

**Abstain:** 0; **Nays:** 0; **Motion Passed 6 – 0**

Motion by Councilor Keener, seconded by Councilor Julian, to adopt Ordinance 2025-41.

**Roll call vote:** Yes: Cable, Green, Julian, Keener, Lemmon, Wadley

**Abstain:** 0; **Nays:** 0; **Motion Passed 6 – 0**

**Ordinance 2025-42** - AN ORDINANCE AMENDING ORDINANCE 81-6 AND UPDATING THE VILLAGE  
BED TAX REQUIREMENTS AND PENALTIES AND THE DECLARATION OF AN EMERGENCY.

This will move to a second reading.

**RESOLUTIONS**

**Resolutions for 3<sup>rd</sup> Reading** – None.

**Resolutions for 2<sup>nd</sup> Reading** –

**Resolution 2025-12** - A RESOLUTION PROVIDING FOR THE SUBMISSION TO THE ELECTORATE OF  
THE VILLAGE OF BUCKEYE LAKE AN AMENDMENT TO THE CHARTER OF THE VILLAGE OF  
BUCKEYE LAKE PROPOSING TO AMEND ARTICLE 7 BOARDS AND COMMISSIONS OF THE  
CHARTER TO AMEND THE MEMBERSHIP OF THE PLANNING AND ZONING COMMISSION AND  
DECLARING AN EMERGENCY.

Motion by Councilor Keener, seconded by Councilor Wadley, to suspend the rules.

**Roll call vote:** Yes: Cable, Green, Julian, Keener, Lemmon, Wadley

**Abstain:** 0; **Nays:** 0; **Motion Passed 6 – 0**

Motion by Councilor Keener, seconded by Councilor Green to change any instance of “resident” to “elector” on  
Resolution 2025-12.

**Roll call vote:** Yes: Green, Julian, Keener, Lemmon, Wadley

**Abstain:** 0; **Nays:** Cable; **Motion Passed 5 – 1**

Motion by Councilor Keener, seconded by Councilor Julian, to adopt Resolution 2025-12 as amended.

**Roll call vote:** Yes: Cable, Green, Julian, Keener, Lemmon, Wadley

**Abstain:** 0; **Nays:** 0; **Motion Passed 6 – 0**

**Resolutions for 1<sup>st</sup> Reading** – None.

**UNFINISHED BUSINESS** –

**Ordinance 2025-28** - AN ORDINANCE ESTABLISHING A MUNICIPAL INCOME TAX AT A RATE OF ONE  
AND ONE-HALF PERCENT (1.5%) PER YEAR, EFFECTIVE JANUARY 1, 2026, AND AUTHORIZING



THE MAYOR AND FISCAL OFFICER TO EXECUTE AN AGREEMENT FOR PARTICIPATION IN THE REGIONAL COUNCIL OF GOVERNMENTS (A/K/A REGIONAL INCOME TAX AGENCY) RELATING TO THE ADMINISTRATION AND COLLECTION OF MUNICIPAL INCOME TAX.

Motion by Councilor Julian, seconded by Councilor Cable, to adopt Ordinance 2025-28.

**Roll call vote:** Yes: Cable, Green, Julian, Lemmon, Wadley  
**Abstain:** Keener; **Nays:** 0; **Motion Passed 5 – 1 – 0**

**Resolution 2025-09** - A RESOLUTION PROVIDING FOR THE SUBMISSION OF THE QUESTION OF A ONE AND ONE-HALF PERCENT (1.5%) INCOME TAX TO THE ELECTORS OF THE VILLAGE.

Motion by Councilor Lemmon, seconded by Councilor Cable to take Resolution 2025-09 from the table.

**Roll call vote:** Yes: Cable, Green, Julian, Lemmon, Wadley  
**Abstain:** Keener; **Nays:** 0; **Motion Passed 5 – 1 – 0**

This is now the third reading or Resolution 2025-09.

Motion by Councilor Lemmon, seconded by Councilor Wadley to add emergency language to Resolution 2025-09.

**Roll call vote:** Yes: Cable, Green, Julian, Lemmon, Wadley  
**Abstain:** 0; **Nays:** Keener; **Motion Passed 5 – 1**

Motion by Councilor Julian, seconded by Councilor Wadley to adopt Resolution 2025-09 as amended.

**Roll call vote:** Yes: Cable, Green, Julian, Lemmon, Wadley  
**Abstain:** 0; **Nays:** Keener; **Motion Passed 5 – 1**

**Mopar** – Mayor Goodman met with both Chiefs and Toby last week and everyone was in agreement that we stick with the plan that we had last year for MOPAR (August 8 and 9) and some business owners agree.

#### **NEW BUSINESS** –

**Animal Waste** – President Lemmon – He put in his report that he has had many calls about people not picking up dog waste on properties. Hard to enforce but we do not have an ordinance. Can at least put up signage. Could be talked about in committee or he could have an ordinance prepared.

#### **Limiting the Number of Short-term rentals in the village** –

Floor Vote per President Lemmon – Recommendation from Community Development Committee to create an ordinance limiting the number of short-term rentals to 60 within the boundaries of the Village of Buckeye Lake, to be reviewed annually.

**Roll call vote:** Yes: Cable, Green, Julian, Keener, Lemmon, Wadley  
**Abstain:** 0; **Nays:** 0; **Motion Passed 6 – 0**

#### **CITIZEN'S COMMENTS** – None.

#### **COUNCIL MEMBER COMMENTS** –

**Councilor Cable** – Commends Mayor Goodman. A lot of things happening. Looking for a Christmas tree is refreshing to see and to see the camaraderie with the administration, businesses, and organizations. Commends mayor on choosing a competent Fire Chief. Congrats to him. Congrats on fixing the Fire Department. It seemed to be worse than we thought. Shame on us. Thank you. Buy local.

**Councilor Green** – How positive it is, each new appointment to the Fire Department. Congrats to Chief Brooks. Thanks everyone for a long Community Development Committee meeting and the sharing of thoughts and ideas. Glad we can brainstorm and toss things around because that's what those meetings are for.

**Councilor Keener** – Nothing tonight.

**Councilor Lemmon** – Thanks everyone for the respect and hard work. This stuff is not easy and everyone has had to put in a lot of time.

**Councilor Julian** - Congrats to Chief Brooks and Captain Sanderson and the rest of the crew. It is fantastic. She loves seeing the Fire Explorers. Nice to see them and the support from their families. It took a while to get the income tax together. She is glad how it came together. We got a new police cruiser; getting a new dump truck and new equipment for the Fire Department. It is good for planning ahead and updating our equipment. Thanks to all for working on these.

**Councilor Wadley** – Congrats to Chief Brooks and Captain Sanderson. Welcome to the new Fire personnel and the Explorers. Thanked Bridget Charles for sharing her concerns and experience with short-term rentals. Thanks for bringing it to our attention. Thanks to Councilor Green for work on short-term rentals. Parks are doing great things over there. Thanks to Sam for keeping us organized during council meetings.

**Adjournment:** Motion by Councilor Keener, seconded by Councilor Cable, to adjourn the meeting. All in favor. Meeting adjourned at 8:53pm.

**NEXT MEETING:** Regular Council Meeting – August 11, 2025



Samantha Torres, Council Clerk



John Lemmon, Council President