

RECORD OF PROCEEDINGS VILLAGE OF DEGRAFF COUNCIL REGULAR SESSION

The Legislative body of the Village of DeGraff convened in regular session on July 7th, 2026, from 7:00p.m. to 8:38p.m. at 107 S. Main St., DeGraff, OH 43318.

Council President, Gabe Kean, called the meeting to order at 7:00p.m. with the following Council Members and staff Present:

Mayor Stephanie Orsborne – Absent	Jenny Purtee, Council Member – Present
Gabe Kean, President Pro Tempore – Present	Amber Armbruster, Council Member – Present
Nancy Hall, Council Member – Present	Wesley McBean, Council Member – Present
Heidi Duckro, Council Member – Present	

Staff Present:

Stephanie Knight – Fiscal Officer
Ken McAlexander – Village Administrator
Merle Orsborne – Zoning Officer

Ms. Duckro made the motion to excuse Mayor Orsborne as she was out of town, seconded by Ms. Purtee.
Roll Call – All ayes. **MOTION**

Ms. Armbruster made the motion to suspend the reading and accept the June 16th, 2026, minutes as presented, seconded by Ms. Hall.
Roll Call – All ayes. **MOTION**

Visitors –

- Darlene Roll, Pam Pope and Ron Pope – representing GRACE:
 - Provide weekend backpack support to 110 children throughout the school year (30 times within the school year). Enough food for 7, kid friendly meals to be prepared at home.
 - Provide lunch in the park every Wednesday throughout the summer for anyone who comes to the event. This includes gluten free options. In the 5 lunch time events to date, there were a total of 751 lunches served.
 - In October will provide soup and sandwiches every Monday night for those who can attend.
 - During the August 12th, lunch in the park, GRACE will be joined by the Bellefontaine YMCA and will provide the following activities: coloring, “axe throwing”, soccer, drum circles, dancing, and more.
 - They receive help and donations from United Way, Cargill, local churches, and the help of many volunteers. The annual budget is approximately \$30K with Darlene leading the grant writing. The United Way grant alone, takes 40 hours to write.
 - Thanks to the Village of DeGraff for the use of the park facilities during the Wednesday lunches.
 - Mr. Kean thanked Darlene and GRACE for their excellent community programs and outreach to the children and families of our community.
- Bruce Thurman – regarding the clean up of his property at Ellis St.
 - Requested to know what else needs to be done at his property. Mr. McAlexander advised council should discuss what is considered good enough. Mr. Orsborne stated there have been improvements but not enough, Village will need to move forward. Mr. Thurman asked about putting up a privacy fence, Mr. Orsborne advised he would need to request a permit.
 - Mr. Thurman advised of the items that remain in the back of the property. Needs help to finish the shed cleanup. Wants to know councils’ expectations as he would like to finish. Mr. Kean asked how much is left and what needs to be done to be compliant. Mr.

- Thurman said the trailers can be moved but how do you define unsightly. Mr. Kean asked if he has stopped friends from dropping items off at his house and Mr. Thurman said yes.
- Mr. Thurman does not want an extension but to know what is allowed to stay.
 - Ms. Armbruster asked if the privacy fence would be okay. Mr. Orsborne advised yes but the items need to be under control and maintained. Mr. Orsborne reports to council and for council to decide. Verified the boat has been removed.
 - Mr. McAlexander advised he never stated to put items into corner of the back lot.
 - Derrick Andrews was going to help but had not reached back out since the last of the month.
 - Ms. Armbruster believes the fence would help a lot.
 - Mr. Orsborne advised he has been up front with the process.
 - Mr. Kean asked how much more time is needed and Mr. Thurman stated it's not about time but exactly is he allowed to keep on the property. Mr. Kean asked if council needed to go an reassess. Mr. Wagner advised that is the job of the Zoning Officer and the Village Administrator. Council does not attend field trips.
 - Mr. Orsborne advised Mr. Thurman that he needs to decide what is important enough to keep, figure out how to store it, and get rid of the trash and what he is not using. The Thurman residence is the first and must get done before the Village can move forward.
 - Mr. Kean advised to Mr. Wagner's point that the Village will conduct one more assessment of current state and will move forward. Mr. McAlexander advised it will need to be kept in good standing as well.
 - Mr. Wagner disagreed with Mr. Thurman, that he is not treating him like a child. He has been working with him since December of 2025. June 8th was the hard deadline and it is now July 7th. Mr. Thurman advised that Mr. Wagner was not very respectful.

Ms. Duckro made the motion to have the Zoning Officer and the Village Administrator reassess all the properties that were served with certified letters, seconded by Ms. Hall.

Roll Call – All ayes

MOTION

Mr. McBean requested for photo's to be taken for documentation as well.

Zoning – Merle Orsborne provided the following information:

- Had a meeting with the Village Administrator reviewing the difficulty of the position in asking residents to do difficult things and having hard conversations. Mr. Thurman advised that Mr. Orsborne has always been kind and respectful.
- There are 17 permits in process. Five of those were due to storm damage and he did not charge a permit for those. Has had other residents upset about storm damage issues not being charged. Ms. Armbruster advised that it's difficult but we must be firm. Asked if there are fines. Mr. Wagner advised there are 2 avenues, first is criminal and goes to prosecutor with a \$150 fine. Second is the Village will contract the cleaning and have assessed to the property taxes; both of which are spelled out in the ordinance 2025-43. Mr. Wagner advised it is the function of government to treat all equitably. Ms. Armbruster said we just need to adhere to the ordinance. Mr. Kean advised the first step is to fill out a compliant. Mr. McAlexander verified that the Zoning Officer places a door knocker as notice for the resident, gives them 14 days, then an authorized letter via the solicitor from the Sheriff. Mr. Wagner advised we have given numerous extensions. Ms. Armbruster stated we should follow the law. Mr. Wagner advised all letters have been served and it is now up to the village about how to move forward. If Mr. Orsborne and Mr. McAlexander say it is okay, then the village should contract for clean outs.

Ms. Armbruster made the motion to proceed forward with the cleanup, as stated in the certified letters, seconded by Ms. Purtee.

Roll Call – All ayes

MOTION

- Ms. Purtee asked if there could be proof of storm damage for documentation. Mr. Orsborne advised that it is only on his recommendation. Mr. Wagner agreed that it is a judgement call for the Zoning Officer but should review the ordinance. Mr. Kean advised the ordinance may need to be revised. Mr. Wagner stated that if an insurance claim is filed, it usually covers the permit fee.

Solicitor – No updates at this time.

Village Administrator – Ken McAlexander provided the following information:

- Thank you to Vineyard Church volunteers as they painted the village fire hydrants.
- Working through water meter replacements as needed.
- EPA inspection items are in process of updating now.
- The sanitary sewer pitless adapter is slow going due to many issues and challenges.
- Curbs have been painted in downtown.
- Have a cybersecurity quote through Aunalytics. Will be approximately \$10440 and increase by 3% each year for a full 3-year contract. Will cover firewalls, MS Suite, Adobe, MFA and various other security needs per the auditor of state; helping the village to be compliant with state requirements. Assistance available 24/7, 365 days a year.

Safety Committee – Gabe Kean – lack of quorum for the last meeting.

Finance – Stephanie Knight provided the following information:

- Where to put funds from sale of police cruiser. The solicitor will write an ordinance for the money to go back to the general fund.
- Audit end date likely to be August 31st. Will keep updated.
- Fire Department Association would like to purchase a trailer for the Gator and donate said trailer to the village. How will insurance and title be handled. The solicitor will draft an ordinance for this as well. Mr. Kean will follow up with the fire chief to get details of the trailer. Ms. Knight will contact Comer Insurance for details on coverage.
- Explained reason for reallocation ordinance to pay for ordinance advertising and audit cost. Led to discussion of publication opportunities. Mr. Wagner advised can use our village website along with a dedicated Facebook page and can then avoid additional costs. Logan County Chronicle paper does not meet the requirements per state as of yet. Mr. McAlexander will look into the Facebook page.

Park Committee – Heidi Duckro provided the following information:

- Thanked the ball association for all of their work over the season. They also installed signs regarding the use of the bathrooms.
- Need a better solution for getting the bathrooms unlocked and locked every day. Consider hiring someone. Fiscal Officer suggested the maintenance crew. They could open but not here to close. Will keep looking for a better option. Mr. Kean advised it is a difficult situation as there are folks who abuse the bathrooms, causing unsanitary situations and additional clean up beyond the normal.
- Screen door to concession stand is broken. The Village Administrator is already in the process of repairs.
- Ball Association has provided a list of materials to the Village Administrator for the dugout roofing project. Reminder that the labor is being donated by the ball association members.

Cemetery – Amber Armbruster provided the following information:

- Meeting will be next week.
- The Fiscal Officer had cut a check for them but researching amount before sending. Will contact Sheryl Hatfield directly.

Joint Sewer Board – Ken McAlexander provided the following information:

- All is going well.
- Coy and Leiss pay increases were discussed. Would like to have them approved in July meetings to be effective for August 1st, 2026. Looking a \$1.00 pay raise for each individual.
- Annual flows for 2027 will be Quincy 35% and DeGraff 65%.

Ordinances & Resolutions -

Ordinance 2026-11 AN ORDINANCE REALLOCATING FUNDS FROM APPROPRIATIONS ORDINANCE AND AMENDING THE APPROPRIATIONS ORDINANCE FOR PURPOSES PAYING OPERATING EXPENSES FROM APPROPRIATED FUNDS AND DECLARING AN EMERGENCY IN THE VILLAGE OF DEGRAFF, OHIO.

Ms. Duckro made the motion to suspend the 3 readings of Ordinance 2026-11, seconded by Ms. Armbruster.

Roll Call - All Ayes.

APPROVED

Ms. Armbruster made the motion to approve Ordinance 2026-11, seconded by Mr. McBean.
Roll Call - All Ayes.

APPROVED

Ms. Hall made the motion to adopt Ordinance 2026-11, seconded by Ms. Purtee.
Roll Call - All Ayes.

APPROVED

Old Business: No updates at this time.

New Business:

- Ms. Duckro advised there was a stop sign in need of repair. The Village Administrator is already working on the issue.

Ms. Duckro made the motion to pay the bills, seconded by Ms. Armbruster.
Roll Call - All Ayes

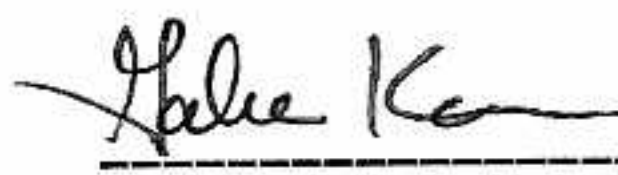
MOTION

Mr. McBean made the motion to adjourn at 8:38p.m., seconded by Ms. Armbruster.
Roll Call - All Ayes

MOTION

Next regularly scheduled Council meeting is July 21st, at 7:00p.m., at the Village Hall.


Mayor Stephanie Orsborne


Gabe Kean, Council Pro Tempore


Stephanie A. Knight, Fiscal Officer

All formal actions of the VILLAGE OF DEGRAFF COUNCIL concerning and relating to the adoption of Ordinances, Resolutions and/or motions passed at this meeting were adopted in a meeting open to the public, in compliance with the law, including section 121.22 of the Ohio Revised Code.