

August 26, 2025

PORT CLINTON CITY COUNCIL MINUTES

REGULAR MEETING

The regular meeting of the Port Clinton City Council held in the Linda Hartlaub City Hall Chambers. Lisa Sarty, President of Council, presided and the meeting opened at 6:00 p.m.

The roll was called, and the following Council members were present: Pat Hovis, Margaret Phillips. Beth Gillman, Richard Morgan, Cathy King and Jerry Tarolli. Avery Robinson excused.

Ms. Phillips moved to approve regular meeting minutes for August 12, 2025, seconded by Mr. Tarolli. All agreed.

The chair notes certification had been received regarding the compliance with the rules and notification of this meeting.

GUEST PRESENTATION

None

PUBLIC COMMENT

Karen O'Keeffe, 1011 Taft Street

Mrs. O'Keeffe has lived in the City of Port Clinton for thirty years and raised her five children here. She loves what this city has to offer for the community and people who visit the area. Her daughter has a short-term rental and has not had any issues. The platform that her daughter uses to rent her property as a short-term rental has their own rules that must be followed to remain on that platform. She feels all the existing short term rentals should remain. The revenue is good for the owners and the community.

Patrick O'Keeffe, 1011 Taft Street

Mr. O'Keeffe advised that he has mailed a letter to all of Council and Administration that probably hasn't arrived yet.

Not looking to offend anyone. However, he wanted to remind the Council about some very simple things. In regard to possibly issuing a moratorium to limit short-term rentals. No jurisdiction including the City of Port Clinton by way of permitting a moratorium or changing Zoning language can put someone out of business. To put someone out of business that has to be a compelling reason to do so. Complaints of a specific business does not meet the test as a compelling reason to put someone out of business; to deny anyone else in that business their property rights.

Chapter 735 provides the means to deal with nuisance for short-term rentals. Existing short-term rentals in residential areas operating in good faith within the requirements of Chapter 735; were the city to deny continued operation without cause will invite messy litigation.

For 235 years the courts have consistently frowned on interfering with legitimate enterprises. Always citing Article 1, Section 8 of the US Constitution.

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Kane Minnich, 429 Lincoln Drive

Mr. Minnich is the Youth Sports Director for the Port Clinton School District. He has been with the PC school district for 14 years.

Advocated for youth athletics for our young children in our community.

Attached is the presentation he provided.

Kim Bender, 803 Fulton Street

Mrs. Bender spoke about the latest Safety Service Committee meeting where the committee discussed and voted to place a hold on processing any further short-term rental applications. What is the current status?

President Sarty advised there is a Safety Service committee meeting following this meeting, that will be discussed further then.

Mrs. Bender inquired how many short-term rentals are currently?

Mr. Morgan advised it is in the range of 226. Mrs. Ostheimer advised 4 additional properties were approved this week: with one additional property being reviewed.

Mrs. Bender inquired how much money is taken in for short-term rentals?

President Sarty advised that Mr. Brenner provides a report at each Council meeting with those numbers.

Mr. Tarolli inquired with Mrs. O'Keeffe what does the handout she provided represent?

Mrs. O'Keeffe advised that the website that she located the handout from was emailed to Mrs. Ostheimer.

Mrs. Ostheimer will review and advise Council via email.

PRESIDENT OF COUNCIL

Friday, September 23, 2025, at 5:30 pm, there will be a public hearing on the Zoning recommendations in the Linda Hartlaub Council Chambers.

Council has received notice of Officer Cipti's retirement party. If you are planning to attend, please RSVP with Mrs. Ostheimer by September 1, 2025.

The new City's website is live. Please review your bio and advise Mrs. Ostheimer of any corrections needed.

MAYOR'S REPORT

In Mayor Snider's absence, Mr. Colston delivered the mayor's report.

I am attending a fair-well picnic at the home of my employer in honor of the six Exchange Visitors that worked for us this summer. The first three will depart for home on Sept 8 with the others departing on

or about Sept 15, 20 & Oct 1. I'd ask that you please take a moment to thank all of the approximately 650 college-aged kids from around the world that called this region home for the past few months. There is no doubt in my mind that the local economy could not maintain itself without their assistance.

Big THANK YOU to Mrs. Ostheimer for her hours of work associated with the City's newly updated website. It went live last week.

Infrastructure Project (FLIP)

Plan A: Phase 1 punch list items will be addressed by the asphalt company in the coming weeks. With a budget surplus from this leg of FLIP we were able to coordinate with the County and their regional water line project to pave the 300 block of Lincoln as well as State Street from Maple to Lincoln. This was not to have been done until Plan A - Phase 2.

Speaking of FLIP – Kleinfelder, the engineering firm the City has contracted for the design of FLIP have assured us that final design plans for Plan B (AKA the below ground stuff) will be in the hands of the final environmental inspectors by the end of this week. The inspectors have 60 days to review the designs. We are not anticipating any revisions / delays as we feel their issues have been addressed during the countless meetings and calls leading up to this point in time. With the aforementioned in mind, we are working with the calendar requesting bids in October/November, awarding in December/January and construction in early 2026 for this phase of FLIP.

I would like to commend our police officers for their coordinated efforts during two highly unusual incidents in our community this past week. 1. A high speed pursuit resulting in the apprehension of an intoxicated subject; and 2. A foot pursuit involving multiple departments, drones and K-9 units that resulted in the apprehension of an individual suspected in several car break-ins and vehicle thefts in Port Clinton and other communities.

For some time now, a team from the City consisting of Mr. Colston, Mr. Below, Mr. Nusser and I have been speaking with an individual and their realtor who represent two separate properties currently located just outside the City's boundary. One plot of land is approximately 10 acres and the other 25.

The 10-acre plot is owned solely by the individual we are speaking with and their spouse. The 25-acre plot is owned by the same individual and their two siblings. The intent of the landowner is to bring both

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plots into the city for development as residential subdivisions – 10-acre plot with 30-40 homes; 25-acre plot TBD.

As such, the city has been in discussion with numerous outside sources to educate ourselves on the use of Tax Incremental Financing (TIF) to install the necessary utility and roadway infrastructure improvements required for these plots of land.

Having satisfied most of our concerns with TIF, all parties are ready to move forward. However, there is a “chicken & egg” scenario that must be addressed before moving ahead.

Should the land be annexed and Council NOT take the necessary action to approve & implement the TIF, this endeavor will go nowhere.

Therefore, Mrs. Shenker has been asked to draft a Resolution of Intent to be presented at a future Council Meeting. This Resolution will be worded in such a way as to insure the property owner of these plots of land that Council’s intent will be ready to legislate a TIF for the installation of needed utility and

roadways in one or both parcels. Should the Resolution be approved, at that time the property owner will begin the necessary steps for annexation into the City.

At this time neither the City nor property owner are able to disclose the location of the plots of land. I would ask President Sarty to assign this discussion to the committee of her choosing for further consideration.

Mr. Tarolli inquired about W. Lakeshore Drive revetment project.

Mr. Colston advised the project to start approximately October 14, 2025. This is an ODOT project

Mr. Morgan inquired if the property spoken of possibly being annexed into the City; is this project for single family homes?

Mr. Colston advised, yes.

AUDITOR’S REPORT

Not present

TREASURERS REPORT

As of August 22, 2025

Bed Tax: \$205,357.52

Watercraft Dock Tax: \$21,281.25

STR Registration Fee: \$28,400.00

LAW DIRECTOR REPORT

Ms. Shenker advised the owner of the property seeking to annex their property to the city, will need to go through a lengthy process. The Resolution would support to implement a TIF (tax increment financing). If they do pass the annexation process and are annexed in the city; she doesn't see any negatives for the city in doing a TIF.

Mr. Mogan asked, the city does not pay for the roads and the sidewalks?

Ms. Shenker confirmed that is correct. She will provide Council a pamphlet to explain what a TIF is.

SAFETY SERVICE REPORT

Nothing to present

INCOME TAX COMMISSIONER

Ms. Bryant advised e-file program has been built and functions. She and City Tax are going over it and making edits.

Ms. Bryant is pleased to announce the city is down 300 delinquencies and another 300 that have to go to court. This is a cleanup of about 7,000 returns that were not filed over a six-year period. Jennifer (assistant clerk) has been a tremendous help.

The annual Lottery letters (lottery winners). Also, the income tax department has requested from the USPS the employee listing for the City of Port Clinton. Now we are gearing up for the next tax session that starts September 15, 2025.

We have counseling and educating Landlords on their required bi-annual reporting. As this required submittal period, we are issuing penalty invoices for not filing. This is in reference to Long Term Rentals only.

Mr. Tarolli congratulated Ms. Bryant and her staff.

POLICE CHIEF

Not present

FIRE CHIEF

Not present

COMMITTEE REPORTS

Finance Committee

Ms. Hovis

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Committee meeting scheduled for Wednesday, September 3, 2025, at 6:00 pm

Environment and Public Works Committee

Mr. Tarolli

A committee meeting was held prior to tonight's Council meeting. The meeting minutes will be submitted soon.

Safety Services Committee

Ms. Phillips

A committee meeting will be held following this Council meeting.

Economic and Community Development Committee

Mrs. Gillman

Nothing to report

CORRESPONDENCE

Safety & Service Committee meeting minutes, August 12, 2025

Mrs. Gillman moved to adopt the correspondence as presented; seconded by Mr. Tarolli. All agreed.

Ohio Department of Commerce, Division of Liquor Control, Magi Enterprises Inc., 1708 E. Perry Street, transferring liquor permit to Port Clinton Restaurant, LLC, 1708 E. Perry Street.

Mrs. Gillman moved to waive the right to a hearing for Magi Enterprises, Inc., 1708 E. Perry Street; seconded by Mrs. King.

Results of a voice-roll call are as follows: Mrs. Gillman, yes; Ms. Phillips, yes; Ms. Hovis, yes; Mrs. King, yes; Mr. Morgan; yes; and Mr. Tarolli, yes. Motion carried 6-0: per Mrs. Sarty

THIRD READING OF ORDINANCES AND RESOLUTIONS

None

SECOND READING OF ORDINANCES AND RESOLUTIONS

Ordinance 23-25

AN ORDINANCE AMENDING ORDINANCE NO. 14-25, AS AMENDED,
OF THE CITY OF PORT CLINTON

No action taken. Ordinance 23-25 will be moved to its third reading on September 9, 2025.

FIRST READING OF ORDINANCES AND RESOLUTIONS

None

BUSINESS FROM THE FLOOR

Mr. Morgan – Nothing to present

Mr. Robinson – Not present

Ms. Phillips – Likes the new website.

Ms. Hovis – Nothing to present

Mr. Tarolli – Nothing to present

Mrs. King – Announced that Greater Area Arts Council annual fund raiser will be held at The Art Garage on September 20, 2025. There will be a live auction, artists battle (you can watch artist paint battling against one another and buy the art that evening). The theme is inspired by Summer Block Busters. Tickets are available online or at The Art Garage.

Mrs. Gillman – Nothing to present

ANNOUNCEMENTS

None

ADJOURNMENT

With no further business to discuss, Ms. Phillips moved to adjourn; seconded by Mr. Tarolli. With all those in favor, the meeting was adjourned at 6:37 p.m.

Sandra Ostheimer
Clerk of Council

Lisa Sarty
President of Council

Kane Minnich

PCCSD Youth Sports Director

Cell: 330.473.0755

Email: kminnich@pccsd-k12.net

Athletics can have one of the strongest and most influential impacts on a child. I think sports drive a community, bring it together, and improve the culture. The kids of our community need youth sports. Participation in sports can improve academic performance, foster teamwork, create leadership skills, and build community connections. Investing in youth can provide a positive outlet for their energy, improve the overall quality of life, and strengthen the social fabric of the city for years to come. I am not asking to start a Parks and Rec Department. I am asking for the city to explore running leagues/sessions for volleyball, basketball, and possibly baseball. The model would be similar to Bellevue's Parks and Rec athletics.

There would be a K-1st grade *Smart Start* league. The city would charge \$20-\$30 per child. It would be capped at around 30 kids. This would generate roughly \$600-\$900, enough to pay the person(s) running it. This league would have stations with MANDATORY parental involvement. The parent takes the kids through each station, reads the directions, and leads the child through it. This type of league would be 5-6 sessions, 45 - 60 minutes per session.

There would also be a 2nd-3rd grade league. This would consist of volunteer parents that coach. Again there would be a fee to participate. This would be closer to a league with some type of competition. Each session of the league would be 60 minutes, 30 minutes of practice then 30 minutes of a game.

The city would need someone to handle organizing the dates, advertising the leagues, and dealing with registration. If someone in the city could not take on these additional duties they would need to hire someone at a very part-time capacity. There would then need to be 1-3 people that would run the sessions. I think a great option would be to look into high school students to run these sessions and get paid for their time. I have not formally spoken to any local businesses about sponsorship. However, I have had some informal conversations about it. This would be an avenue to explore to increase funds.

Thank you for your time and service to our community.