



**Monroe Council Agenda
Regular Meeting of Council
October 14, 2025 – 6:30 PM
233 South Main Street, Monroe, Ohio**

Pledge of Allegiance

Roll Call

Approval of the Minutes

Council Minutes of September 23, 2025

Visitors

Swearing-In of Jay Marlow as Council Member

Ceremonial swearing-in of Firefighter/EMT Evan Fortner, Firefighter/EMT Travis Terry, and Firefighter/EMT Chad Ruther

Committee Reports

Public Works Committee

Finance Committee

Administrative Liaison Committee

Technology Committee

Public Involvement Committee

Public Safety Committee

Old Business

New Business

Resolution No. 58-2025. A Resolution amending Emergency Resolution No. 44-2007 to expand the City of Monroe Community Reinvestment Area #1.

Sponsor: Seth Geisler

Strategic Priority: Strategic Growth and Development

Background: The inclusion of the Expansion Area into CRA 1 encourages development, economic stability, maintains real property values, and generates new employment opportunities and therefore constitutes a public purpose for which real property exemptions may be granted in the City. This expansion fills in areas of the current boundaries that need remodeling or new construction.



Resolution No. 59-2025. A Resolution authorizing the City Manager to enter into Amendment No. 1 by and between the City of Monroe and Fishbeck for the Community Park stormwater drainage improvements design project.

Sponsor: Gary Morton

Strategic Priority: Well Managed Services and Infrastructure

Background: Community Park Stormwater Drainage Improvements Design Amendment No. 1 (Project No. 230742)

Consultant: Fishbeck

Request Date: August 20, 2025

Amendment Amount: \$48,500 (not-to-exceed)

The City accepted Fishbeck's original proposal for drainage improvements at Community Park on March 27, 2024. Since project initiation, property acquisition challenges have necessitated significant design modifications. The original design relied on a larger outlet channel along the south property line. Property owners on the park's southwest side declined to grant the necessary drainage easement for the proposed outlet channel improvements, requiring an alternative design approach.

Fishbeck has developed an alternative outlet channel design consisting of:

Access Road Relocation — Moving the paved access road to an existing gravel drive on the northwest side of the property

Enhanced Detention Basin — A new, larger detention or bio-retention basin at the south end, where the current access road is located, providing greater storage capacity than the original multiple smaller basins

Outlet Channel Modifications — Minor improvements to the outlet channel at the southeast end using existing easements

Additional Drainage Infrastructure — A new drainage ditch parallel to the relocated access road with an outlet to the South Main Street ditch near the park entrance

Fee Breakdown

Additional Topographic Survey: \$13,000

Hydrologic and Hydraulic Calculations: \$7,000

Revised Construction Drawings: \$16,000

Roadway Design utilizing Monroe Standards: \$12,500

Total Amendment: \$48,500

Staff recommends that Amendment No. 1 be approved to allow the project to continue with the revised design approach, which addresses property acquisition constraints while maintaining practical stormwater management objectives.

Consideration of motion to authorize the expenditure of \$39,479.57 to Civica North America, Inc. for the 2026 License, support, and maintenance agreement to maintain the police department's records management system.



Sponsor: Chief Buchanan

Strategic Priority: Communication and Interpersonal Connections

Background: The current CAD/RMS system used by the police department requires an annual maintenance fee for the system's upkeep. As we consider the transition to a new CAD/RMS, this system will need to be maintained until the current data and information is transferred to the new system. That new system is being considered for a 2026 capital improvement expenditure for the police department and will take up to a year to implement and replace the current CAD/RMS.

Consideration of motion to accept the Firehouse Subs Public Safety Foundation grant in the amount of \$11,908 for the purchase of a Zodiac MilPro inflatable boat.

Sponsor: Chief David Leverage

Strategic Priority: Well Managed Services and Infrastructure

Background: The Monroe Fire Department has been awarded a Public Safety Grant from the Firehouse Subs Foundation in the amount of \$11,908.00 for the purchase of a Zodiac MilPro inflatable boat. This boat was in our Capital Budget request plan for next year but with this grant we will be able to purchase it with outside funds and free up Capital Improvement money for other needed purchases. This is a grant that funds 100% of the cost and no match is required.

Public Hearing: Stonybrook Incentive Tax Increment Financing (TIF) District.

Sponsor: Jake Burton

Strategic Priority: Strategic Growth and Development

Background: This Public Hearing is a required step in the process for creation of the Stonybrook Incentive Tax Increment Financing District (TIF) or often called a Residential Improvement District (RID).

City Council passed Emergency Ordinance 2024-31 on November 26, 2024, declaring the Stonybrook subdivision parcels as "non-performing" in order to remove them from the commercial TIF district they were previously included in.

City Council passed Resolution 52-2025 on September 9, 2025, as the first step in the creation of the Stonybrook "RID" and setting a Public Hearing for October 14, 2025. Public Hearing notices were issued to the property owner, Grand Communities, LLC and the Butler County Board of Commissioners on September 12, 2025, following the adoption of the Resolution, informing both parties that the city intends to adopt an ordinance creating the incentive district. The letters and a copy of the TIF Ordinance to be adopted are included for review.

Following this public hearing, Provision of Notice Letters will be sent to the Lakota Local School District. A First Reading of the Ordinance adopting the incentive district will be on the Council



agenda at the November 11, 2025, meeting, with a Second Reading and Emergency adoption at the November 25, 2025, meeting, in order to ensure all documents are filed prior to December 31, 2025.

Administrative Reports

Executive Session

To consider the compensation of a public employee or official; and

To consider confidential information related to the marketing plans, specific business strategy, production techniques, trade secrets, or personal financial statements of an applicant for economic development assistance, or to negotiations with other political subdivisions respecting requests for economic development assistance. The information to be discussed is directly related to a request for economic development assistance or involves public infrastructure improvements or the extension of utility services that are directly related to an economic development project. Council determines that executive session is necessary to protect the interests of the applicant or the possible investment or expenditure of public funds to be made in connection with the economic development project. A unanimous roll call vote is required to enter Executive Session for this reason.

Adjournment