

## **Council for the Village of Yellow Springs**

### **Regular Session Minutes**

**In Council Chambers @ 5 P.M.**

**Monday, May 4, 2026**

#### **CALL TO ORDER**

President of Council Gavin DeVore Leonard called the meeting to order at 5:00 pm.

#### **ROLL CALL**

Present were Council President Gavin DeVore Leonard, Council Vice President Angie Hsu and Council members Senay Semere and Stephanie Pearce. Brown joined Executive Session at 5:05pm.

#### **EXECUTIVE SESSION**

Hsu MOVED and Semere SECONDED a MOTION TO ENTER EXECUTIVE SESSION under Ohio Revised Code Section 121.22 (G)(1): To consider the evaluation or compensation of a public employee. The MOTION PASSED 4-0 ON A ROLL CALL VOTE.

Brown joined Executive Session at 5:05. Amy Blankenship joined the session at 6:32.

At 5:58pm, Hsu MOVED and Pearce SECONDED a MOTION TO LEAVE EXECUTIVE SESSION. The MOTION PASSED 5-0 on a VOICE VOTE.

#### **MOTION TO ENTER REGULAR SESSION (6:00)**

Hsu MOVED and Pearce SECONDED a MOTION TO ENTER REGULAR SESSION. The MOTION PASSED 5-0 ON A VOICE VOTE.

#### **ANNOUNCEMENTS**

Semere reported a successful “YS Uproar” Resource Fair held on May 2nd.

#### **CONSENT AGENDA**

1. Minutes of April 20, 2026 Regular Meeting
2. Minutes of Special Meeting April 9, 2026: Housing Retreat

Hsu MOVED and Brown SECONDED a MOTION TO APPROVE THE CONSENT AGENDA. The MOTION PASSED 5-0 ON A VOICE VOTE.

#### **REVIEW OF AGENDA**

There were no changes made.

#### **PETITIONS/COMMUNICATIONS**

The Clerk will receive and file:

Kathy Adams re: Retain Village Management of Lawson Place  
Phillip O'Rourke re: June Street Fair (2)  
Carmen Brown re: Sale of Renewable Energy Credits Memo  
Luisa Bieri re: Support Antioch College (at table)

Hsu reviewed communications.

#### **CITIZEN CONCERNS**

Bieri read her letter to Council in full, asking that Windsor projects be approved promptly as a way of supporting Antioch.

Mitzie Miller spoke about handicap parking availability and signage in the downtown area.

## **PUBLIC HEARINGS/LEGISLATION**

Semere MOVED and Hsu SECONDED a MOTION TO READ SECOND READINGS AND EMERGENCY LEGISLATION BY TITLE ONLY. The MOTION PASSED 5-0 ON A VOICE VOTE.

**Second Reading and Public Hearing of Ordinance 2026-06** Amending Chapter 252.06 “Personnel Policy Manual” of the Codified Ordinances of the Village of Yellow Springs, Ohio. Hsu MOVED and Semere SECONDED a MOTION TO APPROVE.

Giardullo noted no changes made to the ordinance or exhibit since first reading.

DeVore Leonard OPENED THE PUBLIC HEARING.

There being no comment, DeVore Leonard CLOSED THE PUBLIC HEARING and CALLED THE VOTE. The MOTION PASSED 5-0 ON A ROLL CALL VOTE.

**Emergency Reading of Ordinance 2026-07** Approving a Second Quarter Supplemental Appropriation and Declaring an Emergency. Hsu MOVED and Pearce SECONDED a MOTION TO APPROVE.

Robinson described the legislation as housekeeping, noting a number of donations to the Youth Center and Gaunt Park pool.

DeVore Leonard OPENED THE PUBLIC HEARING.

There being no comment, DeVore Leonard CLOSED THE PUBLIC HEARING and CALLED THE VOTE. The MOTION PASSED 5-0 ON A ROLL CALL VOTE.

**Reading of Resolution 2026-20** Authorizing the Village Manager to Enter into an Agreement with M&L Tree Services & Lawncare, LLC for 2026 Utility Line Clearance (Section 4) of the Village. Hsu MOVED and Brown SECONDED a MOTION TO APPROVE.

Burns noted that tree-trimming occurs annually, and that this practice has resulted in a significant reduction in power outages since its inception.

Responding to a question from Semere, Burns stated that M&L has been awarded the bid for the last four years.

DeVore Leonard CALLED THE VOTE, and the MOTION PASSED 5-0 ON A VOICE VOTE.

## **SPECIAL REPORTS**

There were no Special Reports.

## **MANAGER’S REPORT**

Burns presented information on cleanup from the recent windstorm, noting that Mutual Aid was called in from Piqua and Tipp City to provide Village crews with some relief.

## **OLD BUSINESS**

**Parking Expansion Discussion.** Burns introduced the topic, stating that the parking expansion plans were developed as part of the 2020 Comprehensive Land Use Plan, but had been removed. The plans came back into circulation during the Short Street discussion, and Council had expressed interest in looking further at those options.

Burns commented that the need for more parking in the downtown area is an ongoing conversation. He added that parking is not in the 2026 budget, and that it will be important to allow Mills Lawn to complete the pick-up/drop-off plan and construction prior to making any final determination regarding parking expansion in that area.

Burns suggested that if Council wants to create more parking this year, there are areas on Elm and Phillips streets that could be blacktopped to create several spots along each of those streets.

Burns cautioned that the expansion plans are concept plans, and that his recommendation would be to revisit the matter during the budget process for 2027 and include funding at that time if there is Council will to do so.

DeVore Leonard expressed agreement with the idea of waiting for construction decisions to be firmed up prior to moving forward.

Responding to a question from Semere, Burns opined that the parking conversation seems to ebb and flow, rising to the surface whenever development or change is proposed in the downtown area.

Burns described the options pictured, stating that while putting parking on Walnut Street would be the highest cost because electric and fiber lines in that location need to be undergrounded, he would recommend starting with Walnut Street so that the electric and fiber improvements are addressed early on.

Burns noted that parking, including handicap parking, on Corry Street in front of Beatty Hughes Park would be fairly inexpensive and could increase use of Beatty Hughes.

DeVore Leonard asked whether key stakeholders tend to identify parking as a significant issue.

Burns responded that the issue seems to arise when other projects are under consideration.

Phillip O'Rourke, Chamber of Commerce, differed, opining that parking is an ongoing issue and stakeholders raise it when changes are proposed out of fear that the problem may be exacerbated.

Burns noted that the Village has added 125 parking spots since 2018.

Semere asked that the issue of handicap parking continue to be addressed.

Burns stated that if so directed by Council, he will have Choice One Engineering assess Village parking in the downtown area and make recommendations regarding handicap parking.

Council generally agreed to Burns moving forward with Choice One.

Burns stated that he would also ask Choice One to provide an estimate for a parking area in front of Beatty Hughes Park.

Mitzie Miller commented that she has reviewed parking and will provide the information for the next meeting.

**Economic Development: Parameters; Capacity; Goals.** Giardullo referenced the memo she had provided and walked Council through staff understanding of the Village's role and activities associated with economic development, focusing on the following three key areas: Village role in economic development; current economic development activities and/or anticipated activities, and perceived gaps in current approach.

Giardullo identified five Village economic development roles: land use regulation; infrastructure stewardship; stakeholder partner; business/development support and support for community activities.

Giardullo then noted gaps in understanding or coordination, including communication of expectations or roles; capacity and organizational alignment; strategic alignment and tools/policies.

Burns advised that he was waiting for more information before engaging a realtor for the CBE, in response to a question from DeVore Leonard.

Phillip O'Rourke, Chamber of Commerce stated the role of the Chamber and expressed willingness to work with the Village moving forward.

Lisa Abel, Executive Director of YSDC, presented on behalf of herself and Board President Michael Slaughter. She referenced several documents provided in Council's packet, noting that both Council and Miami Township Trustees designated YSDC as their economic development agent in 2020.

Abel stated that YSDC needs an overall strategy that satisfies the needs of local government and its residents. YSDC has taken on several projects related to economic development, she said, but it is not clear at the Village level that this work fits with a community strategy.

Abel asked that economic development be understood as it affects the community as a whole, listing the following factors as interconnected and important considerations: Affordable living; Culture Diversity; Economic development; Housing; Living wage jobs; Local goods and services; Public school system; Taxes and utility costs, and a vibrant downtown.

Abel concluded by stressing the need for understanding of roles and responsibilities among YSDC, Village, Township Trustees, Chamber, Community Foundation, and other entities affecting economic development.

Responding to a question from DeVore Leonard regarding strategy, Semere commented that there is a lack of available properties to support new enterprise.

Abel commented that she has some skepticism about how the community sees economic development. She stated that her experience is that there is a suspicion that economic development is done primarily to attract tourism. She added that newspaper coverage tends to cast a negative light on YSDC and its activities, which can have a chilling effect on potential business interests.

Abel stressed that significant economic growth is most likely to occur at the CBE or Millworks. She stated that such enterprises will affect the village in all ways, not just economically, saying that it is critical to determine whether this growth is desired and supported not just by Village Council but by villagers. The connections between economic development and cost of utilities, housing, etc. need to be made, she said.

Michael Slaughter, YSDC Board President, stated that he sees his job as working to bring in enterprise. He commented that he is working with Ohio Means Jobs, and asked who is responsible for making contacts and engaging in outreach.

Phillip O'Rourke commented on the value of emphasizing positives in the village.

Noting that the picture will change with the new Planning and Zoning Coordinator, DeVore Leonard suggested a follow-up check in in about three months.

**Strategic Plan Scope.** DeVore Leonard went over his draft RFQ.

Burns asked to push the response date out given staff commitments in May.

Hearing no objection to the draft, DeVore Leonard asked Council and staff to send suggestions for changes to the Clerk, and stated that he will return with a final version at a subsequent meeting.

**NEW BUSINESS**

**Data Center Moratorium Discussion.** Pearce referenced her memo, stating that a moratorium is a way to halt any such development while the Village sets out any regulations necessary to protect local infrastructure.

Brown described the effects of mega centers on the environment and upon people living in lower income areas, where such enterprises tend to locate.

Burns commented that the max demand for electricity in the village is about 11Mw, and the demand from a mega center is about 100Mw. He added that language needs to be in the ordinance that will protect data centers such as MVECA, which are much smaller scale.

Blankenship responded that she will work with Pearce and staff to assure that the ordinance that comes back to Council addresses the concerns raised by Burns

**FUTURE AGENDA ITEMS**

- May 18: 5pm Work Session: Information Session with Craig Kleinhenz of AMP re: Power Contracts and PJM Capacity Charges
- 6pm Regular Session**
- Ordinance: Data Center Moratorium
- Resolution: ODNR Grant Application
- Discussion of Village Mediation Program Coordinator Job Description
- Residential Sidewalk Discussion
- Goal Prioritization
- Municipal Land Trusts
- Discussion of Fewer Meetings During Summer
- June 1: Executive Session re: Clerk and VM Pre-Evaluation Check-In
- Set Joint Meeting with Township and School Board (School Board availability?)
- Well Ordinance
- Smoke Shop Moratorium Ordinance
- June 15:

**ADJOURNMENT**

At 7:50pm Semere MOVED and Brown SECONDED a MOTION TO ADJOURN. The MOTION PASSED 5-0 ON A VOICE VOTE.

Signed: \_\_\_\_\_  
Gavin DeVore Leonard, Council President

Attest: \_\_\_\_\_  
Judy Kintner, Council Clerk