REGULAR MEETING MINUTES
Village of Put-in-Bay Council
Thursday, July 9th, 2026
9:00 AM Village Town Hall

****Live streaming of council meetings now available at www.villageofpib.com***

Mayor Berry called the meeting to order at 9:01 am
Roll: Cerny, Stephens, Schafer, Koehler, Sulesky, and Hahn all present.

ORDINANCES:

1531-26 **THIRD/TABLED**
AN ORDINANCE ADOPTING NEW SECTION 1044.21 "EXTENSION BY PRIVATE ENTITY TO INSIDE CUSTOMERS" OF PART TEN, TITLE FOUR OF THE CODIFIED ORDINANCES OF THE VILLAGE OF PUT-IN-BAY, AND DECLARING AN EMERGENCY.

1532-26 **THIRD/TABLED**
AN ORDINANCE AMENDING SECTION 1044.19 "SERVICE TO CUSTOMERS LOCATED OUTSIDE THE VILLAGE" OF PART TEN, TITLE FOUR OF THE CODIFIED ORDINANCES OF THE VILLAGE OF PUT-IN-BAY, AND DECLARING AN EMERGENCY.

1547-26 **INTRO/EMERG**
AN ORDINANCE ADOPTING NEW POLICY "PROHIBITION AGAINST RECORDING" FOR INCLUSION IN THE VILLAGE OF PUT-IN-BAY'S PERSONNEL POLICY AND PROCEDURE MANUAL AND DECLARING AN EMERGENCY.

Koehler question the need for this ordinance; Mayor stated it just needs to be on the books for the future. Hahn suggested that all employees sign a waiver stating they agree to this policy.

Cerny introduced the ordinance as an emergency.
Legal stated that the ordinance was not written as an emergency. She provided new ordinance with emergency language.
Cerny resinded his introduction.
Cerny moved to amend the ordinance to reflect it as an emergency. Hahn second.
Roll: Cerny; yes, Stephens; yes, Schafer; yes, Koehler; yes, Sulesky; yes, Hahn; yes.
Cerny moved to re-introduce as emergency.
Stephens moved to waive the three-reading rule. Second by Hahn.
Roll: Cerny; yes, Stephens; yes, Schafer; yes, Koehler; yes, Hahan. Yes, Sulesky; yes.
Stephens moved for the ordinance to go in effect immediately. Second by Hahn.
Roll: Cerny; yes, Stephens; yes, Schafer; yes, Hahn; yes, Koehler; yes, Sulesky; yes.

ACTION OF COUNCIL NEEDED:

Hahn moved to approve the Minutes from July 2nd, 2026 Regular Meeting. Second by Sulesky.
Roll: Schafer; yes, Stephens; yes, Sulesky; yes, Koehler; yes, Hahn; yes, Cerny; yes.

Hahn moved to approve the PEP General Liability Insurance Invoice 3 of 4 in the amount of $22,113.20. Second by Cerny.
Roll: Hahn; yes, Stephens; yes, Cerny; yes, Sulesky; yes, Koehler; yes, Schafer; yes.

Koehler moved to approve the Request for the Mayor to attend GLIA summit to be held at Mackinac Island Oct 4, 2026 through Oct 7, 2026. Cost is $160 and travel expenses. Second by Sulesky.
Roll: Koehler; yes, Cerny; yes, Schafer; yes, Stephens; yes, Sulesky; yes, Hahn; yes.

Fremont Fence Invoice $5,382.00 at East Point Lift Station
Discussion took place on recommendation of fence. Village Administrator explained that it is needed for the Protection of the lift station. Will be paid out of the Ibis/East Point Sanitary Sewer Fund, and then reimbursed. Hahn Requested more time to review the history of the project before having to provide approval.

Stephens moved to approve the Fremont Fence Invoice $5,382.00 at East Point Lift Station. Second by Koehler. Roll: Hahn; yes, Koehler; yes, Cerny; yes, Stephens; yes, Schafer; yes, Sulesky; abstain.

PLANNING COMMISSION:
Hahn stated that August 6th, 2026 will be the date of the Public Hearing for the rezoning of Bayview Avenue property.

COUNCIL BUSINESS:
Stephens: How much damage occurred on A-Dock the night of July 3rd, 2026? A sailboat docked there despite dockmasters direction on not to dock there. Village Administrator stated that it is still being assessed. Hahn asked What is the procedure for the docks when there is damage to the dock or a boat? Village Admin. explained that either parties' insurance is involved if necessary. Damage can be assessed and paid in restitution if the scenario presents itself.

Schafer asked the Mayor what is the status of the rental housing software that the Village paid $3,000.00 for, and what is the next step in the process? Mayor stated a letter will be drafted and sent out with the Ordinance next week. The Village has 16 known rental properties.

President of Council:
Cerny stated that the Illuminating Company plans to replace all existing lights in the Village with LED bulbs in 2027 for free. Based on report that was done, it would have cost $150/light.
Questioned leasing golf carts and the legality behind it? Mayor stated there is nothing in the books prohibiting it.

MAYOR REPORT:

1. Pop-up businesses: Mayor circulated chapter 830; itinerate vendors; they will have to follow specific qualifications to be legal. Koehler provided several pros and cons behind pop-up vendors. As long as there is an agreement signed, and the proper licensing is paid for, they should be legal. Brad Ohlemacher stated that it is good for the island; there is a lack in shopping in person anyway, and this provides tourists with an experience of local vendors. Sulesky stated that sever zoning issues present itself with pop-ups; example: parking. This will be tabled until August with a possible committee meeting.

DEPARTMENTS:

Chief of Police: Three police vehicles in the fleet are having lights/siren issues. Technician is coming up next week to look at each vehicle and diagnose issue. Stated there will be an announcement on facebook and other social media regarding the enforcement of traffic laws/ parking/ open containers/ public use of marijuana that will go live on Friday.

Village Administrator: Provided updates on July report. Reviewed the 2026 water loss report with council.

LEGAL COUNSEL:
Annexation: after 60 days, council will pass a resolution to approve the annexation. This will be done at the September 2026 meeting. An oral argument is set for August 22nd, 2026 regarding the Erie Island/IBR golf cart litigation. There was a notice of appeal filed regarding the 198 Delaware property. Within 40 days the Village will file record with court.

Hahn discussed the planning commission and their decisions regarding 198 Delaware and the financial strain on the Village it is causing. Zoning legal fees are very very high. Lengthy discussion took place on plans and variances submitted for 198 Delaware. It was stated that since it is being appealed, the fees are increasing for that work. Discussion took place on the number of appeals the Village has had in the past; which is very low.

Legal requested an executive session to consider the appointment, employment, dismissal, discipline, promotion, demotion, or compensation of a public employee or official; and for the discussion of pending and imminent litigation.

Council asked if agenda can be sent out earlier for review? Fiscal Officer stated that she send the agenda out as soon as all departments forward all information and documents for meeting. Council rules state that the agenda is to be circulated the day before by noon.

The potential of changing the August meetings to the 1st and 3rd instead of 1st and 2nd was discussed. No action taken.

PUBLIC PARTICIPATION:
Rudy Cooks; Airline Drive: Asked for clarity on busy weekends that are not sanctioned 'special" weekends; what kind of enforcement is the island going to be putting out. Chief stated that there are extra officers on the streets all busy weekend in July/August.

Brad Ohlemacher; 827 Westshore: Stated that in the past there has been themes for the weekends that can draw a rowdy crowd. Also stated that lemonade stands ran by children should be exempt.

Carter Pugh; 72 Chapman: The Crews Nest is having a concert August 19th and 20th and also a mini boat show is in the works. Asked if there is a potential for collaboration with A and C Docks and having show boats docked there. Asked for clarification on mobile signage; how would someone be able to advertise via air and water? How would it be enforced? Asked council to consider pop-ups and auctions legal. The Crews Nest is also exploring ways to promote family friendly fun the 3rd weekend in July which is historically X-mas in July.

Steve Cooks; Shore Villas: Status on e-bike and electric scooters?

Stephens moved for council to enter executive session to consider the appointment, employment, dismissal, discipline, promotion, demotion, or compensation of a public employee or official; and for the discussion of pending and imminent litigation; and for the sale of property. Second by Sulesky.
Roll: Koehler; yes, Hahn; yes, Schafer; yes, Cerny; yes, Stephens; yes, Sulesky; yes.

Council entered at 10:41 am.

Stephens moved to exit executive session. Second by Cerny.
Roll: Koehler; yes, Hahn; yes, Schafer; yes, Sulesky; yes, Cerny; yes, Stephens; yes.

Council exit at 11:00 am.

Stephens provided a motion to adjourn the meeting. Second by Cerny.
Roll; Voice Vote; all yes.
Meeting adjourned at 11:00 am.

_____ _____
Approve: Date:

_____ _____
Attest: Date:

Council may enter Executive Session to consider the appointment, employment, dismissal, discipline, promotion, demotion, or compensation of a public employee or official; and for the discussion of pending and imminent litigation; and for the sale of property.
Council may enter Executive Session for any items listed in R.C. 121.22