

**MINUTES OF A MEETING  
OF THE BOARD OF COUNCIL OF THE  
CITY OF FORT THOMAS,  
CAMPBELL COUNTY, KENTUCKY, ON  
MONDAY, NOVEMBER 18, 2024**

Mayor Haas called the meeting of Council to order at 7:00 p.m.

**Pledge to the Flag**

**Roll Call:** Melissa Beckett, City Clerk, called the roll and the following Council members were present: Lauren McIntosh, Ben Pendery, Andy Ellison, Jeff Bezold, Adam Blau, and Eric Strange. Staff members in attendance included: City Administrative Officer Matt Kremer, Assistant City Administrator/Finance Director Joe Ewald, Fire Chief Chris Amon, Police Chief Casey Kilgore, and City Attorney Tim Schneider.

**Minutes:**

**October 21, 2024:** A motion was made by Mr. Pendery and seconded by Mr. Bezold to approve the minutes from the October 21, 2023 meeting of council. The motion passed by a unanimous vote.

**Visitors and Communications:**

**Fort Thomas Business Council Update:** Tracy Davis reported for the Fort Thomas Business Council. One of their big initiatives is Shop Small that will happen on November 30<sup>th</sup>.

Beth Otto from 19 Miller Lane addressed council regarding keeping the small town feel in Fort Thomas.

Steff Chalk from 21 Lafayette addressed council regarding the community and feeling safe. He also noted that the city should not seek out developers.

Joan Ferris from 66 Burney Lane addressed council regarding the meeting at 5 pm and allowing comments from Brandon Voelker and not the residents to speak.

Olivia Navarre from 18 Miller Lane addressed council regarding keeping Fort Thomas a small town feel and keep it the way it is currently.

Peggy Maggio from 37 S. Shaw Lane addressed council regarding hiring a zoning attorney to review the proposed zoning code update.

Melanie Powers from 13 Pearson addressed council regarding the historic overlay in Tower Park.

Tiffany Huber from 26 Hawthorne addressed council regarding improving transparency for the citizens. She asked how to get the planning and zoning meetings recorded from this point forward. Matt agreed to having Dennis from Aces Computers record these meetings.

Amy Waldfogle from the Village Players of Fort Thomas, 8 N. Highland Avenue addressed council regarding rewards that their playwrights received and their next production called "Holidazed 2".

## **Reports of Officers**

**Fire Department Monthly Report:** Chief Chris Amon presented the monthly report for the Fire Department. A motion was made by Mr. Ellison and seconded by Mr. Pendery to receive and file the monthly report for the Fire Department. The motion passed by a unanimous vote.

**Police Department Monthly Report:** Chief Casey Kilgore presented the monthly report for the Police Department. A motion was made by Mr. Pendery and seconded by Mr. Ellison to receive and file the monthly report for the Police Department. The motion passed by a unanimous vote.

**City Administrator's Report: Matt Kremer:** Matt Kremer reported on the following:

- The Rossford culvert should be opened this week.
- 97.5% of taxes have been collected.
- Matt reviewed legislation. There will be a second reading of the Personnel Manual with the old organizational chart included with it and the first reading of the UDO ordinance.

## **Report of Committees:**

**Recreation Committee:** The recreation committee of council met on November 13<sup>th</sup> to discuss several topics. These topics are as follows:

- Tower Park Tennis Courts: It was decided not to do the overlay as bid. Instead the city will move forward with a complete milling and resurfacing. This total cost is \$450K, which includes a paved path in the woods around the tennis courts, new path to each court, and restriping of the tennis courts, with the lower courts remaining multi-purpose. It was also discussed to add a railing and potentially add steps to the side walkway by the tennis courts because it is steep and would help people get down the incline easier.
- They talked about the playground at Highland Park with the concept of 2 separate playgrounds.
- The city has plans to address Riggs Memorial Park once Highland Park is finished and also discussed putting a new kayak ramp on Route 8 where the city owns a piece of property.

**Public Utilities and Buildings Committee:** The public utilities and buildings committee met on November 13<sup>th</sup> to discuss the Duke Energy LED street light program which is being considered by Fort Thomas. There are 816 streetlights and 84 lampposts, \$636,000 up front to the city \$441,000 for streetlights and \$125,000 for the lampposts. The committee is asking for some clarity regarding the numbers but it could potentially save the city \$7,000 a month.

**Public Works Committee:** The public works committee met on November 13<sup>th</sup>. They discussed the following:

The Midway Streetscape was discussed regarding taking down the overhead utility lines and installing them underground. This work would run from Garrison to Grandview Avenue. The city will also look into widening the sidewalks and including bump outs. The project will cost an estimated \$3.8 million dollars. The committee asked staff to look at options to lessen the cost for the project. This would complete the area to coincide with the other areas that the city and school have worked on in the Midway area.

The city administration has requested to hire two additional greenspace employees. This will cost approximately \$136,000 for both employees. Staff is asking for a budget amendment of \$57,000 to hire two additional full time greenspace employees. A motion was made by Mr. Blau and

seconded by Mr. Ellison to approve the budget amendment of \$57,000 to hire two full time greenspace employees. Upon call of the roll, the following members voted “aye”: Mrs. McIntosh, Mr. Pendery, Mr. Ellison, Mr. Bezold, Mr. Blau and Mr. Strange. Voting “no” none. The motion passed by a unanimous vote.

Mr. Blau had several items to discuss:

Language for bicycle code: Matt Kremer indicated that it is on his agenda to look at in the near future.

Historical Overlay in Tower Park: Mr. Blau is asking to do a grant program and take from the Grow Grant Program if funds are unused, for the homes or businesses by Tower Park to make sure that the properties are maintained the way they should. Council would like to look into this more and Mr. Kremer will do some research on it and report back to council.

The Kentucky League of Cities is offering an ethics training and Mr. Blau thought it would be a good idea to look into this to make sure we are following the guidelines.

Adam wanted to follow-up with the conversation regarding the Ameristop area and asked if council would like to review this before the second reading of the ordinance. Matt asked council to email him their initial thoughts on this so he can have Alissa Duffy Rogers prepare for the questions.

Adam noted that he did not get a copy of the Personnel Policy in the council packet and he has not seen the organizational chart. Mr. Kremer indicated that is the same organizational chart as last month. Mr. Ellison said he would go by Mr. Kremer’s word that the only change in the document would be the police officers exiting the union and the bereavement paragraph. The original organizational chart would stay the same.

Mr. Bezold asked if the city could reach out to KYTC to ask about fixing the barrier on I-471. KYTC said that they would replace it when they widen I-471. Matt will reach out again to the KYTC and get a timeline.

**Finance Committee Report of Disbursements:** The Finance Committee presented its Report of Disbursements and recommended the payment of warrants numbered 26216-26392 for the period of **October 18 – November 15, 2024.** A motion was made by Mrs. McIntosh and seconded by Mr. Pendery to concur in the recommendation of the Finance Committee. Upon call of the roll, the following members voted “aye”: Mrs. McIntosh, Mr. Pendery, Mr. Ellison, Mr. Bezold, Mr. Blau and Mr. Strange. Voting “no” none. The motion passed by a unanimous vote.

### **Ordinances, Resolutions and Orders**

**Ordinance O-09-2024:** An ordinance repealing ordinance O-04-2007 and any subsequent amendments thereto including, but not limited to, ordinance O-06-2019, which had previously adopted and promulgated a new “personnel policies and procedures manual”. A motion was made by Mr. Bezold and seconded by Mr. Pendery to approve Ordinance O-09-2024. Upon call of the roll, the following members voted “aye”: Mr. Bezold, Mr. Blau, Mr. Pendery, Mr. Ellison, Mrs. McIntosh and Mr. Strange. Voting “no”: none. The motion passed by a unanimous vote.

**Ordinance O-10-2024:** Tim Schnieder read the finding of facts of the ordinance. A motion was made, seconded and approved to adopt a new Unified Development Ordinance. The motion was made in accordance with findings of facts, which omitted the Fort Thomas Avenue

overlay and prohibited murals. Which said findings were reduced to writing and incorporated by reference in the motion. That ordinance is an ordinance of the City of Fort Thomas, in Campbell County, Kentucky, repealing the official zoning ordinance of the City of Fort Thomas, Kentucky, Ordinance O-13-2012, amendments thereto, as well as all ordinances, regulations, codes and/or orders in conflict herewith, and repealing the official subdivision regulations enacted in May of 1990 as well as all amendments thereto and adopting and approving pursuant to K.R.S. Chapter 100 new zoning and subdivision regulations and zoning map as the official unified development ordinance and zoning map of the City of Fort Thomas, Kentucky.

**Executive Session:** A motion was made by Mr Pendery and seconded by Mr. Blau to enter into executive session per KRS 61.810 (b) deliberations on the future acquisition or sale of real property by a public agency.

A motion was made by Mr. Pendery and seconded by Mr. Bezold to return from executive session with no action taken. The motion passed by unanimous vote.

**Adjournment:** With no further business to come before council, a motion was made by Mr. Pendery and seconded by Mr. Blau to adjourn the meeting.

**APPROVED:**

---

Eric Haas, Mayor

**ATTEST:**

---

Melissa K. Beckett, City Clerk