
MUNICIPALITY OF CARLISLE COUNCIL MINUTES
REGULAR MEETING OF COUNCIL
September 12, 2017 – 6:00 P.M.
760 CENTRAL AVENUE, CARLISLE, OHIO

Mayor Randy Winkler called the Carlisle, Ohio Municipal Council Regular Meeting of Tuesday, September 12, 2017 to order in Council Chambers at the Carlisle Town Hall building, 760 Central Avenue, Carlisle, Ohio. The meeting was opened at 6:00 p.m. with the Pledge of Allegiance.

Roll Call:

Mr. Randy Jewett	present
Mr. Jake Fryman	present
Mr. James Licklitter	present
Mr. Brad McIntosh	absent
Mr. Jonathan McEldowney	present
Ms. Barb Tankersley	present
Mayor Randy Winkler	present

Staff members present: Village Manager Julie Duffy
Clerk of Council Jennifer Harover

Mayor Winkler stated that Mr. McIntosh would not be able to attend tonight's meeting as he is in Texas assisting with the relief efforts in Houston. Mr. Licklitter made a motion to excuse Mr. McIntosh, seconded by Mr. Jewett.

Roll Call:

Mr. Fryman	yes
Mr. Jewett	yes
Mr. McEldowney	yes
Mr. Licklitter	yes
Ms. Tankersley	yes
Mayor Winkler	yes

Mayor Winkler state the Council would be moving into Executive Session to consider the appointment, employment, dismissal, discipline, promotion, demotion, or compensation of a public employee or official.

Mr. Licklitter made a motion to adjourn to Executive Session to discuss Personnel at 6:01 p.m., seconded by Mr. Jewett.

Roll Call:

Mr. Jewett	yes
Ms. Tankersley	yes
Mr. Fryman	abstain
Mr. Licklitter	yes
Mr. McEldowney	yes
Mayor Winkler	yes

Council reconvened back into Regular Session at 6:34 p.m.

Mr. Licklitter made a motion to appoint Mr. William Bicknell to Carlisle Council. This appointment will be made effective September 16, 2017, seconded by Mr. McEldowney.

Roll Call:

Mr. Fryman	abstain
Mr. Licklitter	yes
Mr. McEldowney	yes
Mr. Jewett	yes
Ms. Tankersley	yes
Mayor Winkler	yes

Mayor Winkler swore in Mr. William Bicknell to his appointment on Council as of September 16, 2017.

Mayor Winkler announced that tonight's meeting would be Mr. Jake Fryman's last meeting. He has resigned his position effective at midnight on September 15, 2017. Mr. Fryman has been an excellent Council Member and Mayor Winkler really hates to see him leave but Mr. Fryman is moving out of town and on to another chapter of his life. Mr. Bicknell will be taking Mr. Fryman's place on Council until the end of the year.

The minutes of August 22, 2017 were presented to Council for review. Ms. Tankersley made a motion to suspend the clerk from reading the minutes, seconded by Mr. Licklitter.

Roll Call:

Mr. Fryman	yes
Mr. Licklitter	yes
Ms. Tankersley	yes
Mr. McEldowney	yes
Mr. Jewett	yes
Mayor Winkler	yes

Mr. Fryman made a motion to approve the minutes as presented, seconded by Mr. Licklitter.

Roll Call:

Mr. Fryman	yes
Mr. Jewett	yes
Mr. McEldowney	yes
Mr. Licklitter	yes
Ms. Tankersley	yes
Mayor Winkler	yes

Public Forum:

Mayor Winkler invited any member of the public who would like to address Council to please come to the podium and state their name and address.

Mr. Lindy Minnix and Darren Andersen approached Council. They are in business together and would like to propose a cannabis processing facility here in Carlisle. They are proposing a site currently owned by Ryan Morris of Associate Construction. Mr. Minnix knows that the Council's main concern with this type of business is security so he would like to address the types of security they would have for this particular business. Mr. Minnix began his presentation by showing how new cannabis legislation can provide tax revenue for the Village as well as saving taxpayer's money. It is based on the fact that legalizing marijuana has reduced annual opiate drug overdoses by 25%. The legalization helps increase jobs through cultivation, processing and distributing sites. Security for these particular sites have to follow strict guidelines through the State of Ohio. Each property must be completely fenced with cameras both inside and outside of the building which have to be tied into the State of Ohio for direct access to any facility at any time. There must be sensors on the fence that will monitor anyone trying to access the facility without permission. These sensors can be tied into the local police departments as well as the State of Ohio monitoring system. Individual areas of the facility will have security access limitation as well. There must be specific lighting requirements both inside and outside of the facility. Their security expert worked for the National Security Agency and he will be helping to implement these security protocols throughout the facility. Their security administration will have access to Secret Service agents. Mr. Minnix believes that they will have the best security that one could find for these types of facilities. This facility will bring jobs to Carlisle, two of the jobs will be \$75,000+ annual income. There will also be approximately 8-10 employees for the extraction portion of this processing facility. Comparing this proposed facility to those in California, Colorado and Washington areas, Mr. Andersen estimates that it would make a tax base of approximately \$3-4 Million within the first couple of years. Cannabis growth in Colorado since 2014 has generated \$500 Million in tax revenue. Because of these numbers, Mr. Andersen would like to think that cannabis growth/processing could bring significant tax revenue to the State of Ohio. Mr. Minnix and Mr. Anderson really like the small town of Carlisle for their proposed facility as it is a good location to the bigger cities of Dayton and Cincinnati.

Mayor Winkler thanked Mr. Minnix and Mr. Andersen for their time. He stated that he was not aware how quickly this facility needed approval from the Village. He informed Mr. Minnix that Council would discuss this proposal once their new Council member joined them and when Mr. McIntosh would be back in town.

Mr. Jewett had a couple of questions for Mr. Minnix. "What is the filing deadline with the State?" – They do not have a final date but Mr. Minnix is assuming it will be some time in November. Mr. Andersen stated that they are checking the State website daily for those specific deadlines to be posted. "What location in Carlisle are you proposing for this facility?" - Mr. Ryan Morris of Associate Construction stated the site being looked at is 33 Eagle Court which is a one acre parcel. This would be commercial property designed by Associate's architect who would work with Mr. Minnix to incorporate all of the security requirements and surveillance as well as fencing of the property. This building would be built from scratch so that all of these requirements are met. The group originally approached Associate Construction to lease space for this facility but there were too many security requirements that they

could not meet with that. There are other areas where the group is looking to open their facility so they can meet deadlines if the proposed site in Carlisle does not get Council's approval; this is why the timing piece is so urgent for them to secure a location site. "Does this decision have anything to do with Carlisle having one of the applicants for the cultivation site?" Mr. Minnix said it does not really change their prospective on having their site in Carlisle but it does help because they can buy product from the cultivation site that is needing to sell their product to a processing facility. This would be a mutual benefit to both companies. "Your decision does not totally depend on whether or not the cultivation site gets their license or not?" If the cultivation site does not get their license, Mr. Minnix is still interested in the Carlisle site for a processing facility.

Ms. Tankserly asked "What time frame are you looking at to secure the facility to keep you from going somewhere else?" Mr. Minnix stated that they would like to know as soon as possible if Carlisle will accept their proposal so that they have time to secure another location prior to other companies saturating the area. They would like to keep their opportunities open if Carlisle is not interested in this type of facility.

Mayor Winkler asked "Will you have 24/7 security at your facility?" Mr. Minnix stated that there will be 24/7 security monitoring at the facility. This will allow local police and/or State of Ohio to visualize activity on the premises at any time; however, there will not be actual police presence 24/7 on the property.

Mr. Morris asked that Mr. Minnix could give the Council a brief description of his personal employment history. Mr. Minnix stated that he is a retired Federal Agent. His background is in security actually working with bomb-dogs. He has many contacts with other retired Federal Agents that will be assisting him with the security requirements of this facility.

Mr. Jewett asked "Will a one acre parcel be large enough for this facility?" Mr. Minnix said that a processing facility could be condensed into a 20' x 20' area but the remainder of the facility will be used for offices and security. The one acre parcel will be more than enough space for them. "Is there anything that you will need as far as water or other utilities?" Mr. Minnix said they will need basic utilities including water for the processing plant. "What type of waste will be produced?" – Basic waste will be a byproduct of the cannabis which is also regulated by the State of Ohio. It is a non-toxic waste but does need to be secured for disposal. It will be picked up for proper disposal by the State under specific regulations, it cannot be put out with the regular trash/waste. "So there will be no hazardous emissions from your facility?" Mr. Minnix stated that the waste will be distilled down to where it is basically CO₂ and ethanol in a "butter" form.

Mr. Minnix stated that the opiate epidemic across West Virginia, Kentucky and Ohio can be reduced by legalizing cannabis. Doctors that are involved with their company have had patients addicted to opiates whom started using products derived from cannabis and were able to turn their lives around, kicking their addictions. The derivative, THC, provides the patient the ability to end their opiate addiction without beginning another drug addiction.

Mayor Winkler questioned the previous comment pertaining to a waste product of "butter" and asked for an explanation of that. Mr. Minnix said it is a waxy substance that is what is left of the cannabis product once it is has been processed. Mayor asked "So that butter substance will not be put into our sewer system or environment?" Mr. Minnis stated that the "butter" will be picked up by State regulations and

is a very minimal amount as they distill so much from it during processing. It will be placed in specific containers for State removal.

Mr. Jewett asked what size facility is being proposed. Mr. Minnix stated that the facility will be approximately 2,700-3,000 square foot building. Mr. Andersen stated that this will be strictly an industrial space with no customer space. It will not be a "pleasing-to-the-eye" type of building where people will be wanting to walk to that area. It is proposed as a very non-descript building with no access to the public.

Mr. Lickliter asked how many jobs they proposed for this facility. Mr. Minnix said they are proposing approximately 16 jobs with two of those being high-end paying positions.

Mr. McEldowney reiterated that Council would like to discuss this proposal once their new member comes on board and Mr. McIntosh returns. They would also like to take the time to get community input as well. Each member will need to do their due diligence on this matter.

Mayor Winkler and Council thanked Mr. Minnix and Mr. Andersen for their proposal and for taking the time to give them the details of their facility.

No other members of the public approached Council.

Council Report:

Ms. Tankersley thanked Mr. Minnix and Mr. Andersen for coming out this evening and for giving them all of the information. She also thanked Jake for his service on Council and she has had really good times working with him and hates to see him go. She wished him the best of luck in everything ahead of him.

Mr. McEldowney gave his condolences and respects to the various areas of our country that have been affected by devastating hurricanes. He sent out thoughts and prayers to those individuals, the victims as well as the safety of the first responders and all of those helping such as Mr. McIntosh and other professionals assisting with the clean-up efforts. Mr. McEldowney congratulated and welcomed Mr. Bicknell on his appointment to Council. He also wished Jake the best of luck with his future and thanked him for all that he has done for the Village of Carlisle not only professionally but also as a long-time resident that grew up in Carlisle. Mr. McEldowney asked Mrs. Duffy when he could expect to have the first reading of the 2018 budget. Mrs. Duffy stated that, in order to avoid any emergency language, it would need to have its first reading by the second meeting in October. He is trying to think ahead as last year they discussed compensation of employees and that date is quickly approaching. He knows that they have a lot of information to discuss at a work session and hopefully this will be one of those items.

Mr. Lickliter stated that he is calling this period "The End of the Jake Era"! He jokingly stated that he thought they really should take a last minute vote on whether or not Council should actually let Mr. Fryman leave his seat. He is sorry to see him leave. He has enjoyed working with him and does not hold his difference of political parties against him! He wished him the best of luck and told him that he could always come back to Carlisle and run again. He welcomed and congratulated Mr. Bicknell on his appointment to Council. He also commented on the devastation and destruction of the hurricanes in

Houston and Miami. He has a sister in Orlando and was able to get a "first hand" perspective of someone living through those devastating weather events.

Mr. Fryman had some final remarks as it was his last meeting with Council. He said he feels like it has been a quick four years but, in the same time, it feels like forever. A lot has happened in these last four years both professionally and personally. He has really enjoyed what they have been able to do here on Council. Six years ago he was approached by Mayor Winkler to volunteer on the Planning Commission, he did not think that volunteering one night per month for about a year would lead to him being on Council. He has really enjoyed these opportunities even though they happened out of nowhere. He thanked the citizens for putting him into this seat four years ago. He knows that taking a chance on a twenty-one year old kid could be a roll of the dice but he appreciates them putting their faith in him. When he ran for Council and took this seat, he only had one goal in mind and that was to make Carlisle a better place. He believes that has happened and will continue. He believes they have made a lot of progress here. Given the current members and those coming in, he thinks Carlisle will continue to move forward as a community. It shows that if the right people are in charge and let them do their thing, that great things can happen. He thanked Council for working with him. He knows that they didn't always agree but that is a good thing. There have been some very productive discussions and he feels that it educated Council, the community and the staff and that is how you make a town grow. He thanked Mrs. Duffy and her staff for working with him. He is sure that she never thought she would have a boss the same age as one of her kids but he never felt disrespected. He always felt that his opinion mattered with her and with Sherry Callahan. He thanked Mrs. Duffy for always taking his questions and for treating him like everyone else. It made his job easier and he will not forget that. He stressed that while Council has made a lot of progress in these past few years that it can be reversed and it does not take much to lose progress in a town. When you start to lose the right people or you start to make bad decisions with the budget or who you put in charge, things can deteriorate quickly. He has seen this happen in other communities and it could happen in Carlisle. His advice to citizens is to stay the course, ask questions, be informed of what your town is doing and who is making these decisions. Be conscious when you are voting in November and in future elections who you place in charge here and who you are listening to. We are doing very well right now, but we did place two levies on the ballot in the past couple of years for a reason. We were trying to think ahead about how our town will look in the next three to four years. Please ask questions if you don't understand. We have good people here who can help you out with understanding specific issues. He thanked everyone again and stated that he will miss Carlisle. He will probably come here every second and fourth Tuesday out of habit. The only thing that he won't miss about Carlisle is the trains but there is a track close to where he is moving to so he will think about Carlisle often. He will be back in some way whether it be with another municipality or maybe even here in Carlisle. He will keep in touch.

Mr. Jewett thanked Mr. Fryman for his time served. They came on to Council together and they have each learned a lot. They have been through a lot and have had discussions where they don't always agree but he appreciates his professional attitude. He wishes him the best of luck in every venture he takes from here. Mr. Jewett extended his condolences and sympathies to the hurricane victims and to also the many wild fire victims in the West. There are a lot of people in this country that have bad things going on and his prayers are with them.

Mayor's Report:

Mayor Winkler thanked Mr. Fryman for taking the time to want to be involved in the community. As a young twenty-one year old he stepped up to be on the Planning Commission. He was young in age but he was much older in wisdom. He has done a fabulous job and he will be missed in Carlisle. He congratulated him on his new adventure in life and wished him nothing but the best of luck.

Mayor Winkler also congratulated Mr. Bicknell on his appointment to Council.

Manager's Report:

Mrs. Duffy stated that it has been an honor working for Mr. Fryman. He has been a great source of knowledge and guidance for her over the years during her current position as well as her previous one. She really has enjoyed the last four years working with him in various capacities. She wished him well and hopes to see him out in the community or other various avenues in the future. She expects this will not be the last time that their paths may cross. As Mr. Fryman is leaving, she wanted to make sure that Council is aware of the various seats that Mr. Fryman will be vacating on boards and commissions for the Village. It is not an urgent matter but in the near future, Council will need to look at filling those spots vacated by Mr. Fryman's resignation. Those openings will be sent to Council for their review.

The Fire Department is having an Open House in October. Monday, October 9th, they will be having an open house in recognition of Fire Safety Week. The event will begin at 5:30 p.m. down at the fire station. It will be open to the public and there will be various activities and events. They have been working very, very hard at sprucing up the place. They have put in new flooring and new paint. They have made it look very nice so she encourages everyone to stop by and check it out and learn a little more about your Carlisle Fire Department.

Mrs. Duffy wanted to pass along information from an anonymous phone call received at Town Hall. It goes along with previous comments that Mr. Fryman had made this evening. A citizen took the time to complement the town. They indicated that Carlisle, as a community, is looking very nice. They see a definite difference in its appearance. All around town the properties are looking well-kept as well as roadways and infrastructures. They have seen Carlisle not only growing in size but also in being a better place to live. She believes that this is a reflection of top/down and side/side that everyone has had a hand in that.

Mrs. Duffy is requesting that a Finance Committee meeting be held for a couple of topics. She knows that Mr. McIntosh serves on this committee and she is not sure of his return but she would like to have them meet after the next Council meeting. It should not be a lengthy one but they do need to touch base with our 2017 budget where they are year-to-date as well as the audit report from fiscal years '15 and '16. This meeting is proposed for after the Council meeting on September 26th. It is also time for the 2018 budget. The new Finance Director, Ryan Rushing, has been working diligently on it and trying to get all of the pieces of the puzzle together for everyone for his first fiscal budget. She would like to propose that they have a meeting on an off Council night as the first budget meeting tends to be quite lengthy to go over all of the ins and outs of the budget. If this meeting could take place the first part of October, this would allow time for any subsequent meetings that may be needed. She would like to have the first reading of the budget on the October 24th Council meeting. Mayor Winkler proposed a Tuesday evening opposite of Council since most members leave Tuesday evenings "open". Mrs. Duffy

said that Monday evenings would not work for Mr. Rushing as he has graduate classes to attend. Hopefully everyone can check their schedules so that a meeting can be put in place at the next Council meeting in order to publicize the date/time. Mr. Licklitter asked that a Saturday be considered as they have a lot of issues to speak about. Mrs. Duffy said that whatever Council wanted to schedule, she could accommodate whether it be one large meeting or several smaller ones. Mr. Jewett stated that Saturdays would be out for him from now until late October. Mr. McEldowney said that Saturday meetings would be very hard for him. Both Mr. Jewett and Mr. McEldowney would prefer to keep any meetings to a Tuesday evening. October 3rd was determined to work for most members and they will try to get as much taken care of that evening as possible. This will be a work session to start off with the 2018 budget as that will be the longest discussion item. From there, they can determine time for any other topics of discussion. Hopefully, Mr. McIntosh will be back from relief efforts by then to join Council. Time for this meeting will be at 6:30 p.m.

Committee Report: none

Old Business: none

New Business: none

First Reading of Ordinances and Resolutions: none

Second and Third Readings of Ordinances and Resolutions: none

With no further business, Mr. Licklitter made a motion to adjourn, seconded by Mr. Jewett.

Roll Call:

Mr. Licklitter	yes
Ms. Tankersley	yes
Mr. Fryman	yes
Mr. McEldowney	yes
Mr. Jewett	yes
Mayor Winkler	yes

Meeting adjourned at 7:16 p.m.

Date: September 26, 2017

Randy Winkler
Mayor

Attest: [Signature]
Clerk of Council