

Ordinance 2025-10

AN ORDINANCE DECLARING THE NECESSITY TO ASSESS ALL PROPERTIES IN THE VILLAGE OF SWANTON, PURSUANT TO OHIO REVISED CODE SECTION 727.01.ET SEQ.FOR THE COST OF LEAF COLLECTION, APPROVING PLANS, ESTABLISHING TENTATIVE ASSESSMENTS, AND METHOD OF PAYMENT

BE IT ORDAINED, by the Council of the Village of Swanton, two-thirds of the members elected thereto concurring and as follows:

Section One. It is hereby determined necessary to assess all properties in the Village of Swanton for leaf collection in accordance with the plans and specifications referred to in Section Two.

Section Two. That the plans, profiles and specifications, and estimates of the cost for leaf collection on file in the office of the Village Administrator, are approved.

Section Three. That the entire cost of the proposed assessment, less one-fifteenth of the cost which shall be paid by the village, shall be assessed on all lots and lands benefiting from such improvement in the proportion to the benefit by the leaf collection, and further set forth in Section Four. The assessments shall be paid in two (2) annual installments, with interest on any unpaid assessments at the rate of up to 10%, provided that the owner of any property assessed may, at their option, pay the assessment without the interest expense by paying the same by its due date. The remainder of the cost of said leaf collection, after the application of the assessments, shall be provided by other funds available and appropriated for such purpose.

Section Four. That the improvement shall be made by the Village of Swanton with assessments levied against the benefited properties, tentatively established as follows: \$15.00 per property owner.

Section Five. The Village of Swanton intends to issue bond anticipation notes in anticipation of the levy of leaf collection special assessments.

Section Six. That it is found and determined that all formal actions of this Village Council concerning and relating to the adoption of this ordinance were adopted in an open meeting of this Village Council, and that all deliberations of this Village Council and of any of its committees that resulted in such formal action, were in meetings open to the public in compliance with all legal requirements including Section 121.22 of the Ohio Revised Code.

Section Seven. This ordinance shall take effect and be in full force from and after the earliest date allowed by law.

First Reading: April 14, 2025

Second Reading: April 28, 2025

Third Reading: May 12, 2025

Vote on Passage

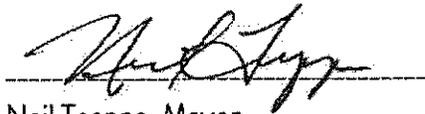
Moved: Kania

Second: Schmidt

YEAS: 6

NAYS: 0

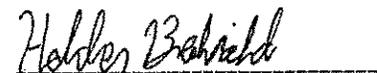
Date of Passage: May 12, 2025



Neil Toeppe, Mayor

Attest:

I, Holden Benfield, Fiscal Officer of the Village of Swanton, do hereby certify that this is a true and accurate copy of Ordinance 2025-10, passed on May 12, 2025



Holden Benfield, Fiscal Officer

Ordinance 2025-11

**AN ORDINANCE DECLARING THE NECESSITY TO ASSESS ALL PROPERTIES IN THE VILLAGE OF SWANTON, PURSUANT TO OHIO REVISED CODE SECTION 727.01.ET SEQ. FOR THE COST OF STREET LIGHTING, APPROVING PLANS, ESTABLISHING TENTATIVE ASSESSMENTS, AND METHOD OF PAYMENT**

BE IT ORDAINED, by the Council of the Village of Swanton, two-thirds of the members elected thereto concurring and as follows:

Section One. It is hereby determined necessary to assess all properties in the Village of Swanton for street lighting in accordance with the plans and specifications referred to in Section Two.

Section Two. That the plans, profiles and specifications, and estimates of the cost for street lighting on file in the office of the Village Administrator, are approved.

Section Three. That the entire cost of the proposed assessment, less one-fifteenth of the cost which shall be paid by the village, shall be assessed on all lots and lands benefiting from such improvement in the proportion to the benefit by the street lighting, and further set forth in Section Four. The assessments shall be paid in two (2) annual installments, with interest on any unpaid assessments at the rate of up to 10%, provided that the owner of any property assessed may, at their option, pay the assessment without the interest expense by paying the same by its due date. The remainder of the cost of said street lighting, after the application of the assessments, shall be provided by other funds available and appropriated for such purpose.

Section Four. That the improvement shall be made by the Village of Swanton with assessments levied against the benefited properties, tentatively established as follows: \$32.00 per property owner.

Section Five. The Village of Swanton intends to issue bond anticipation notes in anticipation of the levy of street lighting special assessments.

Section Six. That it is found and determined that all formal actions of this Village Council concerning and relating to the adoption of this ordinance were adopted in an open meeting of this Village Council, and that all deliberations of this Village Council and of any of its committees that

resulted in such formal action, were in meetings open to the public in compliance with all legal requirements including Section 121.22 of the Ohio Revised Code.

Section Seven. This ordinance shall take effect and be in full force from and after the earliest date allowed by law.

First Reading: April 14, 2025  
Second Reading: April 28, 2025  
Third Reading: May 12, 2025

Vote on Passage

Moved: Kania                      Second: Westhoven                      YEAS: 6                      NAYS: 0

Date of Passage: May 12, 2025

  
\_\_\_\_\_  
Neil Toeppe, Mayor

Attest:

I, Holden Benfield, Fiscal Officer of the Village of Swanton, do hereby certify that this is a true and accurate copy of Ordinance 2025-11, passed on May 12, 2025

  
\_\_\_\_\_  
Holden Benfield, Fiscal Officer

**RESOLUTION 2025-11**

**A RESOLUTION TO ASSESS UNPAID PUBLIC SERVICE FEES TO THE PROPERTY TAXES OF 2050 HOLIDAY LANE, FULTON COUNTY PARCEL NO. 28-053868-15.000 WITHIN THE VILLAGE OF SWANTON OHIO**

**WHEREAS**, pursuant to Codified Ordinance Section 53.1 of the Village of Swanton, charges incurred for services provided by the Public Service Department may be billed directly to the property owner and, if left unpaid, may be certified to the County Auditor for collection as a lien on the property taxes; and

**WHEREAS**, an invoice for services rendered by the Public Service Department was issued to the property owner of **2050 Holiday Lane**, also known as **Fulton County Parcel No. 28-053868-15.000**, and has remained unpaid for more than **60 days**; and

**WHEREAS**, the invoice was sent to the homeowner via both regular mail and certified mail, with no response, payment, or attempt to establish a repayment plan; and

**WHEREAS**, it is necessary for the Village to recover the outstanding costs incurred for services provided.

**NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE VILLAGE OF SWANTON, COUNTY OF FULTON, STATE OF OHIO:**

**SECTION 1:** That the unpaid invoice for services rendered at 2050 Holiday Lane, Parcel No. 28-053868-15.000, is hereby certified to the Fulton County Auditor for placement on the property's tax duplicate as a lien, in accordance with Codified Ordinance Section 53.1 and applicable provisions of the Ohio Revised Code.

**SECTION 2:** That the Village Administrator and Fiscal Officer are hereby authorized and directed to take all necessary actions to submit the unpaid balance to the Fulton County Auditor for collection.

**SECTION 3:** This Resolution shall take effect and be in full force from and after the earliest period allowed by law following its passage and approval by the Mayor.

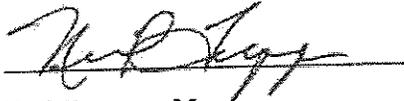
**RESOLUTION 2025-11**

**A RESOLUTION TO ASSESS UNPAID PUBLIC SERVICE FEES TO THE PROPERTY  
TAXES OF 2050 HOLIDAY LANE, FULTON COUNTY PARCEL NO. 28-053868-15.000  
WITHIN THE VILLAGE OF SWANTON OHIO**

Vote on Passage

Moved: Kania      Second: Schmidt      YEAS: 6      NAYS: 0

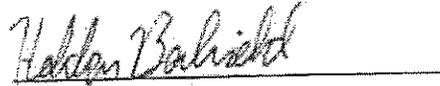
Date of Passage: June 9, 2025



Neil Toeppe, Mayor

Attest:

I, Holden Benfield, Fiscal Officer of the Village of Swanton, do hereby certify that this is a true and accurate copy of Resolution 2025-11, passed on June 9, 2025



Holden Benfield, Fiscal Officer

## Shannon Shulters

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**From:** Amy Miller  
**Sent:** Wednesday, May 28, 2025 8:24 AM  
**To:** Shannon Shulters  
**Subject:** FW: Amber Glenn-2050 Holiday Lane-Catch Basin Repairs  
**Attachments:** Glenn, Amber-2050 Holiday Lane.pdf

Good morning,

Amber Glenn signed for her certified mail on April 26<sup>th</sup>. We have not received any form of payment from her at this time.

Thank you,  
Amy

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**From:** Amy Miller  
**Sent:** Monday, April 21, 2025 8:34 AM  
**To:** Shannon Shulters <admin@villageofswantonohio.us>  
**Cc:** Holden Benfield <fiscal@villageofswantonohio.us>  
**Subject:** Amber Glenn-2050 Holiday Lane-Catch Basin Repairs

Hello,

We have not yet received payment from Amber, for the catch basin repairs on March 4<sup>th</sup>. I have attached the same documents I placed in your mailbox. Did you want me to mail her a past due invoice before you proceed with tax assessment?

Thank you,

*Amy Miller*  
Administrative Assistant  
Village of Swanton  
219 Chestnut St.  
Swanton, Ohio 43558  
[amiller@villageofswantonohio.us](mailto:amiller@villageofswantonohio.us)  
419.826.9515 opt. 4 or 8

# INVOICE

## Village of Swanton

219 Chestnut Street  
Swanton, Ohio 43558  
Municipal Office: 419.826.9515  
Administrator: 419.826.0701

INVOICE #1017  
DATE: MARCH 11, 2025

**TO:**  
Amber Glenn  
2050 Holiday Ln.  
Swanton, Ohio 43558

**FOR:**  
Catch Basin Repairs-3/4/2025  
Ord. 2025-04, Section 53.01 Fees

DESCRIPTION	AMOUNT
Public Service Department-Fees for catch basin repair performed on 3/4/2025	
<b>Village Equipment Used:</b>	
Vactor & Operator- \$300.00/hr. x 8 hours=\$2400.00	\$2400.00
Backhoe and Operator-\$250.00/hr. x 8 hours=\$2,000.00	\$2000.00
3-Laborers- \$100.00/hr. each x 8 hour=\$2400.00	\$2400.00
<b>Materials:</b>	
1-2'x2'x48" Catch Basin	\$405.00
2-12" Catch Basin Risers at \$140.00 each	\$280.00
1-Catch Basin Grate	\$195.00
2-Clay to Plastic Ferncos at \$22.40 each	\$44.80
1-Plastic to Plastic Fernco	\$22.40
6 Feet of SDR35 Sewer Pipe at \$9.80/ft.	\$58.80
1-45 Street Elbow	\$31.30
<b>TOTAL</b>	<b>\$7837.30</b>

Make all checks payable to Village of Swanton  
Payment is due within 30 days  
If you have any questions concerning this invoice, please call Public Service at 419.826.2531

**Thank you for your business!**



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419/897-8000  
800/869-3309  
Fax: 419/897-8061  
www.kuhlman-corp.com  
info@kuhlman-corp.com

**INVOICE**

<b>INVOICE DATE:</b>	<b>NUMBER</b>
02/24/25	424602

A Finance charge of 1 1/2% per month (18% per annum) will be applied to the unpaid balance after 30 days. This sale is subject to terms and conditions of our Quotation & Supply Contract.

**SOLD TO:** 084990  
VILLAGE OF SWANTON  
219 CHESTNUT ST  
SWANTON, OH 43558-1303

**DELIVER TO:** SAME  
VILLAGE OF SWANTON  
219 CHESTNUT ST  
SWANTON, OH 43558-1303

ACCOUNT NO.	YARD	DOCUMENT NUMBER	TERMS	SLSP	SHIPPED VIA	DATE SHIPPED	CUSTOMER ORDER NO.
084990	04	696774	NET 30 DAYS	JLM/CPU		02/24/25	
QUANTITY SOLD	ITEM NUMBER	DESCRIPTION	UNIT PRICE	UNIT	AMOUNT		
1	5242048	2' x 2' x 48" catch basin with knockout panels 11213	405.000	EA	405.00		
1	5511043	EJ 5110M3 Grate UNDIIPPED HEAVY DUTY (00511043)	195.000	EA	195.00		
2	5243022	12" tall riser for PL1 and 2' x 2' catch basin 40528	140.000	EA	280.00		
<b>SUB-TOTAL</b>		<b>STATE TAX</b>	<b>DELIVERY CHARGE</b>	<b>IF PAID ON OR BEFORE DISCOUNT DATE</b>	<b>YOU MAY DEDUCT DISCOUNT</b>	<b>FROM THIS TOTAL INVOICE TOTAL</b>	
880.00		.00	.00			880.00	

RECEIVED  
FEB 26 2025  
Village of Swanton

**ORIGINAL**

**Amy Miller**

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**From:** Swanton Public Service  
**Sent:** Monday, March 10, 2025 12:02 PM  
**To:** Amy Miller  
**Cc:** Shannon Shulters  
**Subject:** 2050 Holiday Lane catch basin repair info

Hello,

Here is the information for the catch basin repair at 2050 Holiday Lane performed on 3/4/2025:

**Materials:**

1	2'x2'x48" catch basin -	\$405
2	12" catch basin risers at \$140 each -	\$280
1	catch basin grate -	\$195
2	clay to plastic ferncos at \$22.40 each -	\$44.80
1	plastic to plastic fernco -	\$22.40
6	feet of SDR35 sewer pipe at \$9.80/ft -	\$58.80
1	45 street elbow -	\$31.30

**Village equipment used:**

	Vac truck and operator at \$300 an hour -	\$2,400
	Backhoe and operator at \$250 an hour -	\$2,000
3	Laborers at \$100 an hour	- \$2,400

Crew was onsite from 8AM to 4PM for a total of 8 hours.

Total for everything listed: \$7,837.30

Thank you,

**Zack Holdridge**  
Shop Foreman  
Village of Swanton Public Service Department  
204 Bassett Avenue, Swanton OH 43558  
Cell: 419-280-4679

**Summary**

Parcel Number 28-053868-15.000  
 Account Number 28-02D-096-00  
 Location Address 2050 HOLIDAY  
 SWANTON OH 43558  
 Acres 0.344  
 Legal Description HOMEVILLE SUBDIVISION LOT 13  
 (Note: Not to be used on legal documents.)  
 Land Use S10 Single family Dwlg platted lot  
 (Note: Land Use is for valuation purposes only. Consult the  
 local jurisdiction for zoning and legal use.)  
 Neighborhood 2852802 -  
 City SWANTON  
 Township SWAN CREEK TWP  
 School District SWANTON LSD  
 Homestead No  
 Reduction  
 Owner Occupancy No  
 Credit  
 Effective Tax Rate 44.68906  
[View Tax Distribution](#)

**Owners**

Owner Address Tax Payer Address  
 GLENN AMBER L GLENN AMBER L  
 2050 HOLIDAY LN 2050 HOLIDAY LN  
 SWANTON OH 43558 SWANTON OH 43558

**Land**

Land Type	Land Description	Calculated Acres	Actual Frontage	Effective Frontage
L1	L1 Regular Lot 1 Per Front Foot - Effective Frontage	0.34	120	120

**Buildings**

Card	1	Exterior Wall	92 - FRwMAS
Number Of Stories	1	Heating	Yes
Style		Cooling	Yes
Year Built	1964	Basement	FULL CRAWL
Year Remodeled	0	Attic	NONE
Rooms	5	First Floor Area	1352
Bedrooms	3	Upper Floor Area	0
Full Baths	2	Half Floor Area	0
Half Baths	0	Finished Basement Area	0
Other Fixtures	0	Total Basement Area	0
Basement Garages	0	Attic Area	0
Grade	C	Fireplace	N
Condition	NML	Number of Fireplaces	0
Featura Description		Feature Area	

**Additions**

Card	Addition Code	Description	Base Area	Year Built
1	ST1	Stoop/Masonry	20	1964
1	GR1	Garage/Frame	364	1964
1	CY3	Canopy/Over Patio	128	1964

**Improvements**

Card	Improvement Code	Description	Length x Width	Total Area	Year Built	Appraised Value (100%)
1	NVO	No Value Structure	0 X 0	0	0	\$0.00

**Sales**

Sale Date	Sale Price	Seller	Buyer	No. of Properties
8/4/2021	\$202,000	FLECK LUANN L	GLENN AMBER L	1
8/3/2021	\$0	TILTON DEWILA J (TOD)	FLECK LUANN L	1
12/10/2012	\$0	RICHARD LUANN K	TILTON DEWILA J (TOD)	1
11/23/2009	\$0	TILTON DEWILA J	RICHARD LUANN K	1
5/15/2009	\$0	TILTON DEWILA J	TILTON DEWILA J	1
4/17/2009	\$0	TILTON JAMES C & DEWILA J	TILTON DEWILA J	1
1/4/2005	\$0	UNKNOWN	TILTON JAMES C & DEWILA J	0