

The Berea City Council met in a regular business session, Tuesday, January 6, 2026.
Mayor Bruce Fraley presiding.
A quorum being present, the meeting was called to order at 6:30 p.m.

WORK SESSION
FY25 Audit

COUNCIL PRESENT: Steve Davis, John Payne, Teresa Scenters, Jerry Little, Steve Caudill,
Cora Jane Wilson, Ronnie Terrill

COUNCIL ABSENT: Katie Startzman

OFFICIALS PRESENT: Jerry Gilbert, Shawn Sandlin, Robin Adams, Tommy Horn, Donna Angel,
Priscilla Bloom, Amanda Haney, Jason Hays, Susan Helton, Charlie Russell

INVOCATION: Teresa Scenters

PLEDGE OF ALLEGIANCE: Teresa Scenters

APPROVAL OF AGENDA

Payne motioned; Davis seconded motion to approve agenda as presented.
Voice Vote: All ayes Motion carried.

APPROVAL OF MINUTES - DECEMBER 16, 2025

Caudill motioned; Little seconded motion to approve minutes as presented.
Voice Vote: All ayes Motion carried.

PUBLIC COMMENTS

Whitney McKnight, Berea

Thanked the City for providing wonderful places for walking her dog. The trails were always beautiful, and she always met people it was nice to see and talk to. Also thanked the City for the Tillie Dog Park and the quick replacement of the waste bags as they go quickly and were really needed. Requested City to consider placing dog stations at the Community Park which would also create friendlier trails. Encouraged neighbors to be considerate and please pick up after their dogs

Judy Baugh, Berea

Concerned about the status of the second exit at Stoney Creek Subdivision.

RFH, PLLC - FY25 AUDIT REPORT

Ashton Powers, CPA, Audit Manager, RFH, PLLC, CPA Consultants, presented an overview of the completed audit for Fiscal Year 2025. Audit was consistent with accounting standards, no audit issues nor internal control deficiencies were disclosed. Results were a clean audit with ideal outcomes for the City of Berea.

Caudill motioned; Payne seconded motion to accept audit report for Fiscal Year 2025, dated June 30, 2025.

Voice Vote: All ayes Motion carried.

STREET ACCEPTANCE - STONEY CREEK, UNIT 3, PHASE 1C

Amanda Haney, Administrator, Codes Department, stated Codes & Planning and Public Works had inspected Stoney Creek, Unit 3, Phase 1C, consisting of the cul-de-sac at Brook Cove and a portion of Middle Creek Way and found that all infrastructure was complete.

Street rights-of-way for acceptance into City Maintenance consisted of Brook Cove, approximately 550 linear feet (50' ROW width) and Middle Creek Way, approximately 310 linear feet (50' ROW width).

A detention pond, P-6, shown on the preliminary plat, had a recorded stormwater maintenance agreement to be maintained by the owner/developer, Stoney Creek Holdings.

Total asset to the City was 860 linear feet of street right-of-way including sidewalks, curb, and gutter in the amount of \$344,000.

Sewer infrastructure was accepted for this phase with the previous street acceptance of Stoney Creek, Unit 3, Phases 1A & 1B.

Caudill motioned; Davis seconded motion to accept 860 linear feet of street right-of-way including sidewalks, curbs, and gutter at Middle Creek Way and Brook Cove. Total asset to the City being \$344,000. Detention pond, P-6, is to be maintained by Stoney Creek Holdings in accordance with the recorded stormwater maintenance agreement.

Voice Vote: In Favor - 6
Opposed - 1
Motion carried.

ORDINANCE #01-2026 AN ORDINANCE OF THE CITY OF BEREA, KENTUCKY, CHANGING THE ZONING CLASSIFICATION OF PROPERTY DESCRIBED HEREIN AND REFERRED TO AS 151 & 170 SEVENTY-SIX BOULEVARD AND OWNED BY WILLIAM TODD HOLBROOK AND ERIN C. HOLBROOK, FROM I-2 (INDUSTRIAL PARK DISTRICT) TO B-4 (INTERCHANGE BUSINESS DISTRICT). - 1ST READING

Corporate Counsel, Gilbert, read Ordinance #01-2026 in entirety.

DEPARTMENT HEAD REPORTS

Jason Hays, Chief, Berea Police Department

Hoped everyone had a good holiday and time with family.

Current Events

- Eric Davidson was promoted to Captain.
- Lynn Goforth was promoted to Lieutenant.
- Barry Manley was promoted to Sergeant.
- As an agency over the past year, felt the Police Department had strengthened their community partnerships, i.e. Berea Food Bank, Chamber of Commerce, Berea College, etc. Working hard to continue strengthening partnerships.
- In the planning phase, getting ready for the New Year 2026, i.e., in-house training planned, special events planned, and in-service training for all officers.

2025 Statistics

- Responded to 17,538 calls for service, average of 48 calls per day; down from 19,000+ in 2024.
- 352 crimes reported; down from 402 In 2024. Hoped to continue this trend through 2026.

2025 Activity

- Issued 233 speeding citations.
- Responded to 546 collisions; one fatality.
- 742 arrests were made.

2025 Drug Statistics / Narcotics Team Only (2 officers) / Drug Trafficking

- Seized over 144 grams of marijuana.
- Seized numerous types of pills, total of 229.
- Seized 267 grams of synthetic marijuana.
- Seized 51 grams of heroin and fentanyl.
- Seized 2,033+ grams of meth.
- Seized 324 grams of cocaine.
- Seized \$63,000+ in cash connected to drug related arrests.

2025 Other Drug Statistics Outside of Trafficking

- Berea had 86 overdoses in 2023.
- Berea had 53 overdoses in 2024.
- Berea had 48 overdoses in 2025, a decrease of 44% in the past three years.
Although numbers remained too high, still wanted to see numbers continue to drop. Felt this showed the efforts of the narcotics team and officers in fighting the drug epidemic in Berea. Very proud of all officers.

Currently, the Department was fully staffed. Most recent departures had been due to retirement. Attested some of their success to the support from City Council, Mayor Fraley, and City Administrator, Shawn Sandlin. Appreciated the support and ready for 2026.

CITY ADMINISTRATOR'S REPORT

- Trailhead Restrooms pre-construction meeting was scheduled for tomorrow, January 7th. Construction was scheduled to begin on Thursday, January 8th.
- Pickleball Signs had been installed at the Pickleball Courts. This would also allow electricity for the lighting.
- Memorial Park Restroom remodel plans were in the process of being finalized. Hoped to get the bid out in February and begin and complete project prior to summer.
- Continued to work with engineers on the park improvements. Should have a rendering(s) available by the end of January.
- Farristown Community Center Site Plan had been approved. Waiting to find out when the Mayde Road extension would be let by the Kentucky Transportation Cabinet (KYTC) to proceed. The goal was to bring these two projects together at the same time.

MAYOR'S REPORT / COMMENTS

- Notified today that the City had received funds from the state, a non-reimbursable grant, for spending as needed, going forward. The City was still in acquisition of right-of-way negotiations for the Kenway Extension Project. All plans were in place with some needed final details. Continuing to work with City Engineers on the project.
- The contract was awarded for the State project for replacement of the Farristown single lane wooden bridge. A preconstruction meeting was held prior to Christmas. Excited to see this getting started.

- Regarding the FY 2025 Audit, acknowledged the professionalism, level of detail, and effort of everyone, especially our Finance Director, Susan Helton. Helton would also be the first person to let you know it was a total team effort with our budgeting to make sure public funds were used correctly and we were good stewards of public trust. Credit also goes to the City Administrator, Department Heads, and City Council as everyone plays a critical role in making sure funds are used correctly and properly accounted for. Thank you to everyone in making sure we have clean audits and good reports.

COUNCIL COMMENTS

Little No comment.

Caudill No comment.

Wilson No comment.

Terrill Thanked Tourism for the Christmas lights, wanted more next year. He received a lot of good comments about the lights this past year. Kudos for Tourism.

Davis Thanked Judy Baugh for keeping the Council on notice regarding Stoney Creek's second exit. Knew Haney was working hard on the exit. The audit showed the City in a very good financial position, which was great. Hoped they continued to move funds forward with plans and projects and come up with new ones so they could utilize the money most effectively for our citizens.

Payne A good meeting tonight. Thought the right tone was being set for 2026 for Berea's progress, momentum, and responsible growth.

Scenters As we start a new year, grateful for all City employees and Department Heads and the work they do every day, how well the City is running, as the audit was proof. Excited about community investment and approving projects that the citizens are willing to invest their hard-earned money. Thanked Judy Baugh for bringing the Stoney Creek exit to their attention. Have a good week.

ADJOURNMENT

Davis motioned; Payne seconded motion to adjourn at 7:25 p.m.

Voice Vote: All ayes Motion carried.

Mayor Bruce Fraley

City Clerk