

The Berea City Council met in a regular business session, Tuesday, March 3, 2026.
Mayor Bruce Fraley presiding.
A quorum being present, the meeting was called to order at 6:30 p.m.

WORK SESSION

License Agreement - Craft Festival Parking

COUNCIL PRESENT: Steve Davis, John Payne, Teresa Scenters, Jerry Little, Steve Caudill,
Barry Poynter, Ronnie Terrill

COUNCIL ABSENT: Katie Startzman

OFFICIALS PRESENT: Jerry Gilbert, Shawn Sandlin, Robin Adams, Daniel Brindley, Donna Angel,
Priscilla Bloom, Roy Curtis, Jason Hays, Kevin Howard, Susan Helton,
Nancy Conley, Charlie Russell

INVOCATION: Jerry Little

PLEDGE OF ALLEGIANCE: Jerry Little

APPROVAL OF AGENDA

Little motioned; Terrill seconded motion to amend agenda by adding update for Resolution #02-2026 as 7A, following Proclamation reading.

Voice Vote: All ayes Motion carried.

Payne motioned; Davis seconded motion to approve agenda as amended.

Voice Vote: All ayes Motion carried.

APPROVAL OF MINUTES - FEBRUARY 17, 2026

Little motioned; Caudill seconded motion to approve minutes as presented.

Voice Vote: All ayes Motion carried.

PUBLIC COMMENTS

Nora H. Wilson, Berea

Wilson shared her concerns regarding homelessness in our community, suggesting a homeless shelter. She had noticed many people on the streets and thought there should be a place where they could sleep comfortably, not worry about animals, get food, and maybe even get a job to help them to someday have a home. Also, an unhoused person with a child and/or children would need help in getting them to school.

She had been worried about the homeless not getting help and thought some of the abandoned buildings in Berea could be used for homeless shelters. She felt shelters would be good as a community to work together to know that all people were equal, the community was helping people in need, and she wanted kids to have a good life.

As two groups in Berea, Room in the Inn and UP Initiative, were already helping unhoused individuals, maybe the City could collaborate with them to meet these needs.

Recognized Catherine Robinson and Courtney Parish for their assistance.

CHILDREN’S CHAMPIONS PROCLAMATION

Mayor Fraley read Proclamation in entirety, recognizing the month of March 2026 as Children’s Champions of Madison County (CCMC) Month in Berea, Kentucky, and presented to Phillis Adams, President, Children’s Champions of Madison County (CCMC), and Mary Beth Madden, Berea Kiwanis Club.

Adams thanked local officials for their continued support. As leaders in the community, they helped others in the community know the importance of keeping children safe, helping them be successful, and have good environments to live in. Adams also shared additional CCMC events during the month of March and the 2026 winning billboard design, “Be a Children’s Champion, Be Over the Moon Kind,” by a Waco Elementary School student. The second-place winner was from Silver Creek Elementary School.

Madden stated that Berea Kiwanis Club was always honored to work with Adams and CCMC. Their goal was to support and enhance the lives of children in our community. Thanked Adams and invited everyone to Mall Madness 2026 on March 7th at Richmond Mall. A wonderful family event. Everyone was also invited to the 89th Berea Kiwanis Easter Egg Hunt on April 4th, Berea Skate Park.

RESOLUTION #02-2026 EDITORIAL CHANGE**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BEREA, KENTUCKY, AUTHORIZING THE CITY TO SERVE AS THE GRANTEE WITH THE KENTUCKY PRODUCT DEVELOPMENT INITIATIVE (KPMI) GRANT AS AWARDED FOR THE CENTRAL KENTUCKY BUSINESS PARK AUTHORITY PROJECT AT THE TRIPLE CROWN BUSINESS PARK LOCATED IN BEREA, KENTUCKY.**

Although subject to a Work Session and City Council approval at the February 17th City Council Meeting, Mayor Fraley stated that KPMI had requested a technical correction for paragraphs two and four of Resolution #02-2026 as follows:

Paragraph two, removing “involving “\$4,000,000” replacing with “\$4,000,000 or above.”

Paragraph four, removing “for up to \$4,000,000” replacing with “for \$4,000,000 or above.”

Caudill motioned; Poynter seconded motion to approve request of KPMI for technical corrections to Resolution #02-2026 by replacing “involving \$4,000,000” and “for up to \$4,000,000” with “\$4,000,000 or above.”

Voice Vote: All ayes Motion carried.

LICENSE AGREEMENT - CRAFT FESTIVAL PARKING

Mayor Fraley stated the Craft Festival Parking License Agreement was for a three-day period, to provide parking during the Berea Craft Festival, beginning July 2026 for calendar years 2026, 2027, 2028. The premises included approximately two and one half (2 ½) acres located at 2006 Big Hill Road, Berea, Kentucky, across KY Highway 21 from the entrance to Indian Fort Theatre. The fee of \$2000/per calendar year would be paid by the Licensee, City of Berea, to the Licensor, Rick Terrill.

Mayor Fraley referenced Berea’s Code of Ordinances Ethics Code, Chapter 27.011(A)(4) Conflicts of Interest in Contracts, KRS 61.252, stating the exceptions / requirement of contracts.

Caudill motioned; Little seconded motion to approve and make a finding that the Agreement was in the best interest of the City of Berea and the public due to limited parking and public safety.

Roll Call Vote: Ayes - Davis, Payne, Scenters, Little, Caudill, Poynter

Nays - None

One abstention, Ronnie Terrill

Motion carried.

ORDINANCE #03-2026 AN ORDINANCE OF THE CITY OF BEREA, KENTUCKY, AMENDING THE 2025-2026 FISCAL YEAR BUDGET FOR THE CITY OF BEREA, ORDINANCE #08-2025 REVENUES AND EXPENDITURES. - 2ND READING

Corporate Counsel, Gilbert, read Ordinance #03-2026 by summary.

Caudill motioned, on behalf of the Finance Committee, to approve and adopt Ordinance #03-2026.

Roll Call Vote: Ayes - Poynter, Terrill, Davis, Payne, Scenters, Little, Caudill

Nays - None

Motion carried.

DEPARTMENT HEAD REPORTS

Roy Curtis, Director, Public Works Department

Finished Projects

- After the recent snow event, they were in the process of restocking the salt supply and repairing plows and plow trucks.
- Hired two new employees, James Alexander and John Isaacs
- Repair and maintenance on Parks Department mowers.

Current Projects

- Continued roadside maintenance, safety checks, and trash pick-up.
- Brush pick-up and leaf removal.
- Snow trucks repair and maintenance.
- Pothole repairs and concrete repairs for streets that would be resurfaced, street cuts, curbs, gutters, and storm boxes.
- New employee training.

Future Projects

- Elm Street tree removal(s).
- Creekside pond trash and debris pick up and cutting limbs and trees.
- CDL training.
- Street resurfacing.
- Storm box repairs on Logston Lane and Bond Street.
- Culvert replacement/repair for drainage issues on Misti Drive.
- Widening of Johnson Road from bypass to Blue Lick Road.

CITY ADMINISTRATOR'S REPORT

- Shared an update / slide presentation regarding Farristown Community Center. The Center was located on 3.27 acres, at the end of the Mayde Road extension area. The access road was ready to be able to move forward and begin construction. The Center would be a 3 ,000 sq. ft. building, which would include meeting spaces, front porch, back porch, warming kitchen, storage room, mechanical room, restrooms, and a parking area.
Aaron Banther, along with his wife, Jamie, were securing artifacts and memorabilia to be placed in the Center.
Full funding for the project was provided from a Community Development Block Grant (CDBG) along with City funding matching portions.
- Aaron Banther, founder of Our Land of Promise, recalled it had been nearly four years since discussion of the Farristown Community Center began. Our Land of Promise was a non-profit

organization dedicated to preserving African American heritage here in Berea, Kentucky. Banther got the name for Our Land of Promise from abolitionist and Berea College Professor, John R. Rogers, who described these African American slaves and their rickety carts, horse carts, seeing Berea as their “Land of Promise.” As Farristown represented that part of local history and its resilience, thoughts and/or questions arose, i.e., what happened once the slaves were free, how do we live, how do we raise our families, how do we raise communities, how do we sustain our communities, etc. Banther expressed his support for the City and the Farristown Community Center. A valid investment of our community and thrilled to have a role in its development. Our Land of Promise was committed to funding the internal area of space, envisioned with historical photos, wall murals, and hopes to make oral narrations interactive to hear comments of descendants who lived in this community. They were committed to full transparency and continued partnership with the City of Berea.

MAYOR’S REPORT / COMMENTS

- No report.

COUNCIL COMMENTS

Terrill No comment.

Davis Thanked and appreciated Nora Wilson for her comments, great to see young people come to a government place to talk to them about their heart. Although he did not know if the City could solve the problem, hoped they would take it to heart and do something.

Payne Echoed Davis’ sentiments for Wilson, thanking her for caring and coming to speak with Council.

Scenters Thanked Wilson, commenting she was brave to come and speak, appreciated her heart. She could tell how much Wilson cared. Thanked Phillis Adams, appreciated how much she cared and had for years. Thanked Curtis and his staff.

Little Thanked Wilson, she did a great job, thought she had a great future ahead of her.

Caudill Exciting to see what was happening with the Farristown Community Center. Commended Banther on the work that had been done by him and his organization, Mayor Fraley and Beverly, and Sandlin for following up. It had stayed as an ever-present priority in the work the City was doing in our Industrial Park. Thought it was going to be a benefit and an additional location for people to gather for events, etc. Appreciated Wilson and seeing someone her age who recognized an issue and took the initiative to bring it to City Council. Same as Davis, he also hoped the Council would look at it, find opportunities, and thanked her.

Poynter As a new Council Member, the Farristown Community Center project was new to him. Appreciated and impressed in learning what Banther was doing and partnering with the City and everyone involved. Thanked Wilson for coming and sharing tonight.

ADJOURNMENT

Payne motioned; Caudill seconded motion to adjourn at 7:15 p.m.

Voice Vote: All ayes Motion carried.

Mayor Bruce Fraley

City Clerk