

Meeting Date; 5/13/2025
Meeting of; Madison County Fiscal Court
Meeting Type; Regularly Scheduled

HONORABLE REAGAN TAYLOR COUNTY JUDGE EXECUTIVE PRESIDING

The Madison County Fiscal Court convened in regular session on the 13th of May 2025 at 9:30AM in the Council Chambers' Courtroom in Berea, Ky. Present was the Honorable Reagan Taylor in the chair presiding and the following members of the Fiscal Court: James Brian Combs, Stephen Lochmueller, Billy Ray Hughes, and Tom Botkin were present. Madison County Assistant Attorney Brooke Bowman, Madison County Sheriff Mike Coyle, Jailer Larry Brock, and Madison County Clerk Kenny Barger were also present.

It being determined a quorum was present, the meeting was called to order.

A moment of silence was observed in honor of fallen officers across the United States, as this week is National Police Week.

Judge Taylor asked Pastor Randy Calico of Pilot Knob Missionary Baptist Church, to lead the Court in prayer.

Judge Taylor asked Sheriff Mike Coyle to lead the Pledge of Allegiance.

IN RE: Approval of Meeting Minutes 4-22-2025:

Motion by Billy Ray Hughes seconded by Stephen Lochmueller to approve the minutes from the regularly called meeting on April 22, 2025.

Motion carried on roll call vote as follows:

James Brian Combs-Yes	Stephen Lochmueller-Yes
Billy Ray Hughes- Yes	Tom Botkin- Yes
Reagan Taylor – Yes	

IN RE: Approval of Meeting Minutes 4-29-2025:

Motion by James Brian Combs seconded by Stephen Lochmueller to approve the minutes from the special called meeting on April 29, 2025.

Motion carried on roll call vote as follows:

James Brian Combs-Yes	Stephen Lochmueller-Yes
Billy Ray Hughes- Yes	Tom Botkin- Yes
Reagan Taylor – Yes	

IN RE: Sheriff's Office Quarterly Financial Report – First Quarter:

Mary Margaret Young presented the 2024 Quarterly Financial Report for the first quarter for the Sheriff's Department. She stated that they are currently in the red because their money doesn't come in until the fourth quarter of each year. For the first quarter of 2025, they have spent \$1,546,186.29 in claims and have brought in \$691,421.01 in receipts, which makes them \$-854,765.29.

Judge Taylor stated that the Sheriff's Department is on a calendar year, from January to December, because Madison County is a fee county since the population is over 70,000. The Sheriff's Department gets most of their revenue in October, November, and December from the collection of delinquent taxes.

IN RE: Regional Plan Update—Andi Johnson, Commerce Lexington, Inc.:

Andi Johnson, Commerce Lexington, Inc., Chief Policy Officer & Director of Regional Engagement, was in attendance to present the Regional Competitiveness Plan update. She stated the region they work within comprises of nine (9) counties: Madison, Clark, Montgomery, Jessamine, Woodford, Fayette, Bourbon, Scott, and Franklin. Working as a region has been an asset they have utilized from a job creation standpoint, as well as on public policy advocacy at both the federal and state levels and bringing awareness of the challenges and strengths of this region. The plan was implemented to be more intentional, have a strategic focus, and identify

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action items that could make the region more competitive to help attract more jobs and people into the area. When looking at how the region compares to competitor cities, the region is right behind Nashville, TN in regard to Quality of Place, but is below the national average in economic momentum as far as the jobs that are being created in the area, the wages they are paying, and workforce growth. The challenges the region is facing is lack of build ready land for development projects, housing availability, lack of skilled labor, high development costs, relatively unknown to outside audiences, and investments. The strengths of the region they focus on are access to healthcare, location and accessibility, public safety, public schools and higher education, the cost of living, and the quality of life. When they looked into areas that they knew were losing young professionals, they did surveys, and the takeaway was that people were not aware of the area as being a place to live and work.

Andi stated that the three (3) goals they are working on through the plan are increasing regional jobs, wages, and GDP growth rates to the national average, increasing the regional labor force including the attraction and retention of young professionals, attract state and federal funds, and advocate for policy improvements to support the plan. The successes they have seen over the last year in the talent and workforce campaign include a new website www.LookAtLex.com, a digital market campaign, and the creation of a talent resource hub to support workforce development and community connection. The successes that have been seen in the economic development campaign are a refreshed job attraction website, kept engaged with key sector companies with interest in relocating to the region, connected with site selectors to promote the Greater Lex region, and launched a digital marketing campaign to position the region as a premier sophisticated business hub.

Andi stated that the plan is about being better together and leveraging assets as a unit to be more competitive for jobs and talent. She expressed her appreciation to the Court for investing and supporting this plan.

Magistrate Combs thanked Andi for all that they have done so far. He stated Economic Development is intentional and not something that just happens; they have to recruit and market what is offered to get businesses to come into the community.

Magistrate Lochmueller stated that they are happy to be a part of the group and look forward to working together in the future.

IN RE: 1st Reading Ordinance 2025-005— Animal Control Ordinance:

Sissy Slone, Director of Animal Care & Control, presented the 1st Reading of Ordinance 2025-005— Animal Control Ordinance for the Court's approval. This Ordinance is related to the control and regulation of the animal population in Madison County and is repealing Ordinance 19-09.

Magistrate Hughes asked what the differences are in Ordinance 19-09 and this new Ordinance. Sissy stated that the major changes that are being made are updates to the enforcement for animals at large and the licensing of animals.

Assistant County Attorney Brooke Bowman stated that a lot of changes involved updating language due to a typo or wording. The substantial changes were due to the animals at large, which gave a mechanism for animal control to address situations in which an animal is damaging property or other animals. They also added in the option of microchipping.

Sissy also stated that they made an adjustment in the fee scheduling due to the cost of services or multiple occurrence situations.

Magistrate Lochmueller stated that he believes that bringing this to current standards is a great thing. He expressed his appreciation to Sissy and her staff.

IN RE: 1st Reading Ordinance 2025-006— Land Use Change for 70.27 Acres on College Hill Road – Fike Road:

Bert Thomas, Planning and Development Director, presented the 1st Reading of Ordinance 2025-006— Land Use Change for 70.27 Acres on College Hill Road – Fike Road for the Court's approval. This Ordinance approves the zone change of 70.27 acres on College Hill Road/Fike Road, Waco, Kentucky, and authorizes the amendment of the official zoning map of Madison County, Kentucky.

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Magistrate Hughes stated that this is not the first time this property has been brought before the Fiscal Court for a zone change. It was brought up in 2022, turned down by the Fiscal Court, and the Fiscal Court was sued based on that denial, with a ruling in the Fiscal Court's favor.

Magistrate Lochmueller suggested they communicate with each other concerning issues that they might have with any agenda items.

Magistrate Botkin stated that the 2022 zone change did fail at that time, but he has seen situations that might have been declined the first time they were presented, but after doing some work and changes to the property or being able to look at the property, it was passed the second time it was presented.

Judge Taylor stated that the second reading will be at the next court meeting, which will be held in the new Fiscal Courtroom in the Annex Building at 135 W. Irvine St. in Richmond.

IN RE: 1st Reading Ordinance 2025-007— Administrative Code for FY 2025-2026:

Jill Williams, Deputy Judge Executive, presented the 1st Reading of Ordinance 2025-007— Administrative Code for FY 2025-2026 for the Court's approval. This Ordinance adopts the FY 2025-2026 Administrative Code and repeals ordinance 2024-04.

Judge Taylor stated that the second reading will be at the first meeting in June to allow the magistrates time to read over the documents.

Magistrate Combs stated that the Administrative Code is an important document that dictates how every County office and employee is to conduct themselves and is glad it is looked at yearly.

IN RE: Resolution 2025-036—Madison County Clerk's Motor Vehicle and Boat Bills Claim:

Kenny Barger, Madison County Clerk, presented Resolution 2025-036—Madison County Clerk's Motor Vehicle and Boat Bills Claim for the Court's approval. This Resolution is authorizing the payment for the Madison County Clerk's claim for calculation of motor vehicle and boat bills for 2025 with a total number of bills being 106,671 and a claim amount of \$16,000.65.

Motion by Tom Botkin seconded by James Brian Combs to approve Resolution 2025-036—Madison County Clerk's Motor Vehicle and Boat Bills Claim.

Judge Taylor stated that the number of bills is in line with the population, and this shows that the population in the County is growing.

Magistrate Hughes asked how the mail was doing recently. Clerk Barger stated that there are still some issues with the mail, but reminded the public that not getting the card in the mail doesn't give any grounds for not paying the bill. He also stated that based on the Kavis database, about 75-100 vehicles a month are moving from out-of-state into Madison County.

Motion carried on roll call vote as follows:

James Brian Combs-Yes Stephen Lochmueller-Yes

Billy Ray Hughes- Yes Tom Botkin- Yes

Reagan Taylor – Yes

IN RE: Resolution 2025-037—Proposed Discontinuance of County Road Maintenance for a Portion of Courage Road:

Scott Shepherd, Road Supervisor, presented Resolution 2025-037—Proposed Discontinuance of County Road Maintenance for a Portion of Courage Road for the Court's approval. This Resolution is approving the proposed discontinuance of County Road Maintenance for a portion of Courage Road in Waco, Kentucky (2,997 square feet – Parcel D).

Motion by Billy Ray Hughes seconded by James Brian Combs to approve Resolution 2025-036—Madison County Clerk's Motor Vehicle and Boat Bills Claim.

Magistrate Hughes stated that there was an issue with the postal service not being able to turn around at the end of the road. He commended Scott and Judge Taylor on their work to get that fixed by putting in a cul-de-sac.

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Judge Taylor expressed his appreciation to Scott for all his hard work on this project.

Motion carried on roll call vote as follows:

James Brian Combs-Yes Stephen Lochmueller-Yes
Billy Ray Hughes- Yes Tom Botkin- Yes
Reagan Taylor – Yes

IN RE: Resolution 2025-038—Purchase of Conducted Energy Weapons for the Madison County Detention Center Bid Award:

Larry Brock, Jailer, presented Resolution 2025-038—Purchase of Conducted Energy Weapons for the Madison County Detention Center Bid Award for the Court's approval. This Resolution is to approve a bid award for the purchase of Conducted Energy Weapons (CEW) for the Madison County Detention Center (MCDC) to Axon Enterprise, Inc. in the amount of \$48,096.00 for a 60-month term; which will consist of five (5) annual payments of \$9,619.20.

Motion by James Brian Combs seconded by Stephen Lochmueller to approve Resolution 2025-038—Purchase of Conducted Energy Weapons for the Madison County Detention Center Bid Award.

Magistrate Botkin asked what the lifespan was on those tasers. Jailer Brock stated it was about 5 years. He explained that the ones they currently have are being phased out and this new model is the only option they have right now. The new model is more advanced and has the spread that is designed for close quarter circumstances.

Magistrate Botkin also asked if there is a warranty and maintenance with these tasers. Jailer Brock stated that there is a 5-year warranty, and this contract is for the taser, cartridges that go with it, and training that must be conducted to operate the tasers. He also explained that the payment is set up in five (5) yearly payments instead of one lump sum payment.

Motion carried on roll call vote as follows:

James Brian Combs-Yes Stephen Lochmueller-Yes
Billy Ray Hughes- Yes Tom Botkin- Yes
Reagan Taylor – Yes

IN RE: Resolution 2025-039—Southern Madison Water District Board Appointment:

Judge Taylor presented Resolution 2025-039—Southern Madison Water District Board Appointment for the Court's approval. This Resolution approves the appointment of Larry Todd to the Southern Madison Water District Board, with an expiration date of June 17, 2029.

Motion by Tom Botkin seconded by James Brian Combs to approve Resolution 2025-039—Southern Madison Water District Board Appointment.

Motion carried on roll call vote as follows:

James Brian Combs-Yes Stephen Lochmueller-Yes
Billy Ray Hughes- Yes Tom Botkin- Yes
Reagan Taylor – Yes

IN RE: Resolution 2025-040—Madison County Board of Adjustments Appointment:

Judge Taylor presented Resolution 2025-040—Madison County Board of Adjustments Appointment for the Court's approval. This Resolution approves the appointment of Keith Parke to the Madison County Board of Adjustments, with an expiration date of June 20, 2029.

Motion by Billy Ray Hughes seconded by James Brian Combs to approve Resolution 2025-040—Madison County Board of Adjustments Appointment.

Motion carried on roll call vote as follows:

James Brian Combs-Yes Stephen Lochmueller-Yes
Billy Ray Hughes- Yes Tom Botkin- Yes

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Reagan Taylor – Yes

IN RE: Resolution 2025-041—Madison County Board of Adjustments Appointment:

Judge Taylor presented Resolution 2025-041— Madison County Board of Adjustments Appointment for the Court's approval. This Resolution approves the appointment of Keith Wever to the Madison County Board of Adjustments, with an expiration date of June 30, 2029.

Motion by Stephen Lochmueller seconded by James Brian Combs to approve Resolution 2025-040— Madison County Board of Adjustments Appointment.

Magistrate Combs expressed his thankfulness to those that are willing to serve on the County's boards.

Motion carried on roll call vote as follows:

James Brian Combs-Yes Stephen Lochmueller-Yes

Billy Ray Hughes- Yes Tom Botkin- Yes

Reagan Taylor – Yes

IN RE: Resolution 2025-042—Potential Purchase of 2494 Lexington Road:

Jill Williams, Deputy Judge Executive, presented Resolution 2025-042— Potential Purchase of 2494 Lexington Road for the Court's approval. This Resolution approves the terms and contingencies of the purchase agreement for 2494 Lexington Road and to assign said purchase agreement to the Central Kentucky Business Park

Authority if agreed upon by all parties.

Motion by James Brian Combs seconded by Stephen Lochmueller to approve Resolution 2025-042— Potential Purchase of 2494 Lexington Road.

Motion carried on roll call vote as follows:

James Brian Combs-Yes Stephen Lochmueller-Yes

Billy Ray Hughes- Yes Tom Botkin- Yes

Reagan Taylor – Yes

IN RE: Resolution 2025-043— Due Diligence Services Bid Award:

Jill Williams, Deputy Judge Executive, presented Resolution 2025-043— Due Diligence Services Bid Award for the Court's approval. This Resolution approves a bid award for due diligence services to Bayer Becker and Spencer Land Surveying for services at 2494 Lexington Road in Richmond, Kentucky.

Motion by James Brian Combs seconded by Stephen Lochmueller to approve Resolution 2025-043— Due Diligence Services Bid Award.

Magistrate Botkin expressed his appreciation to Judge Taylor and Jill for answering his questions about the payment portion earlier.

Lucas Witt, Co-founder MWM Consulting, LLC, provided an overview of the next steps of this deal. He stated that there was a lot of strategy that went into how this deal was put together and the timeline. This is the commitment to take the next step in doing due diligence with engineering work to determine whether the property is suitable for large economic development opportunities, as well as determining if there is anything wrong with the property before the acquisition happens. They will also work to find funding mechanisms for this deal to help offset the expenses.

Magistrate Lochmueller asked if the vision of the property will be a land ready development. Lucas stated that he believes it would take some costs to get it land ready, but they would market it as such with funding mechanisms that they hope to obtain.

Magistrate Botkin asked Lucas if he thought some of the funding from the second round of PDI funding would apply to this. Lucas believes that it could, but also suggested they take it phase by phase with funding they could get through other federal, and state sources.

Motion carried on roll call vote as follows:

James Brian Combs-Yes Stephen Lochmueller-Yes

Billy Ray Hughes- Yes Tom Botkin- Yes

Reagan Taylor – Yes

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IN RE: Personnel:

Jill Williams, Deputy Judge Executive, recommended the status change of Ben Hall from a Captain to Battalion Chief, at a rate of \$16 per hour, effective May 21, 2025; and the hiring of Samantha Smoker as HR Assistant, at a rate of \$18 per hour, effective May 21, 2025.

Motion by James Brian Combs seconded by Stephen Lochmueller for the status change of Ben Hall from a Captain to Battalion Chief, at a rate of \$16 per hour, effective May 21, 2025; and the hiring of Samantha Smoker as HR Assistant, at a rate of \$18 per hour, effective May 21, 2025.

Motion carried on roll call vote as follows:

James Brian Combs-Yes	Stephen Lochmueller-Yes
Billy Ray Hughes- Yes	Tom Botkin- Yes
Reagan Taylor – Yes	

IN RE: Employee Spotlight:

Judge Taylor, spotlighted Sarah Stewart, Treasurer, since 2023. A colleague stated that Sarah is a caring, diligent employee with unwavering loyalty to her county and team. She is dedicated to her career, the betterment of Madison County, and exemplifies the definition of teamwork and leadership.

Judge Taylor expressed his appreciation of Sarah.

RE: Judge's Report:

- Citizen Shoutout to Arlene Wilson and Wilma Smith. Thank you for taking time out of your busy schedules to clean out a fence row at Battlefield Golf Course. We greatly appreciate your efforts in helping us make Madison County better.
- Kentucky River Foothills is accepting application for the Spring Subsidy Cooling program through **Low-Income Home Energy Assistance Program (LIHEAP)**. Applications will be accepted through May 30, 2025, or until funds are depleted. Visit www.foothillscap.org for more information.
- Reminder – The courthouse dedication will be held on Friday, May 23, 2025, at 10:00 AM, at the courthouse. Everyone is welcome to attend.
- Join us for a Town Hall Meeting at 5:30 PM on Thursday, May 29th, at the Madison County Fairgrounds. This event is open to the public for community discussions.
- Visit our website at www.madisoncountyky.gov/community-events to see a list of some of the events happening throughout our community. If you have an event you would like to feature on this page, simply click on the "Submit an Event" button and complete the form.
- Madison County Government and its related offices will close Monday, May 26th for the Memorial Day Holiday. Offices will re-open on Tuesday, May 27th at 8:00 AM.

Comments from Magistrates:

Judge Taylor thanked Berea Mayor and the Berea City Council for allowing them to use their chambers. He also recognized the Road Department for the self-performance work they did putting in the cul-de-sac on Courage Road.

Magistrate Hughes advised the public that the County has started right-of-way mowing.

Magistrate Botkin stated that the State has also started their mowing. At Exit 83, they are milling and will be doing some black-top work and asked the Sheriff's Department if they could provide extra efforts to keep the

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ramp clear of trucks during this time. He also expressed his appreciation to the Sheriff's Department and deputies for their service, as well as to all the other police forces in our area.

Magistrate Combs stated that the Berea Chamber is having an open house and ribbon cutting ceremony today at the Tolle Building in Berea for a new City of Berea Event Center between 2 – 4 PM.

Magistrate Lochmueller thanked all the County employees for their work, and congratulated Sarah on her recognition.

Sheriff Coyle commended the Court and AOC for the security measures that were taken and the work that was done on the new renovation of the courthouse.

Comments from Department Heads:

No Comments from Department Heads.

Public Comments:

No Comments from the Public.

IN RE: Pay Claims and Approve Transfers:

Motion made by Billy Ray Hughes seconded by James Brian Combs to approve to pay claims and transfers.

ANNOUNCE NEXT COURT DATE:

Judge Taylor announced the next court date for May 27, 2025, in the Fiscal Courtroom of the Courthouse Annex Building in Richmond, Ky at 9:30 AM.

IN RE: ADJOURNMENT

Motion from Stephen Lochmueller to adjourn, seconded by Tom Botkin. Hearing no objection, the meeting adjourned at 11:02 AM.


REAGAN TAYLOR MADISON CO. JUDGE/EXECUTIVE