

A regular meeting of the City Commission of The City of Springfield, Ohio, held on Tuesday, May 22, 2018, in the Forum of City Hall, was called to order.

Roll call was answered by Mrs. Chilton, Dr. Estrop, Mr. O'Neill, Mr. Rue, and Mr. Copeland.

The invocation was offered by Mr. Copeland, who then led the assembly in the Pledge of Allegiance.

On motion of Mrs. Chilton, seconded by Dr. Estrop, members approved the minutes of the April 24, 2018, regular meeting as presented.

Yeas, Mrs. Chilton, Dr. Estrop, Mr. O'Neill, Mr. Rue, and Mr. Copeland.

Yeas 5, Nays 0.

### **FIRST READINGS—ORDINANCES**

The following legislation was presented for the first time and requires presentation at a second regular meeting before vote on passage:

**105-18** An Ordinance titled, "Vacating the first alley northeast of Egmont Avenue from the north right-of-way line of Lagonda Avenue northwest to the first intersecting alley."

**104-18** An Ordinance titled, "Amending the Zoning Map of Springfield, Ohio by rezoning 175.78 acres located at 1801, 1820, 1830 and 1860 Prime Parkway, Springfield, Ohio from Springfield Township I-1, General Industrial District to City M-1, General Manufacturing District."

**27-18** An Ordinance titled, "Confirming purchases and the obtaining of services for the City and providing for payments therefor."

**246-04** An Ordinance titled, "Amending and restating provisions regarding the Center City Community Reinvestment Area in The City of Springfield, Ohio, Implementing Sections 3735.65 through 3735.70 of the Ohio Revised Code."

**29-05** An Ordinance titled, "Amending and restating provisions regarding the South Limestone Community Reinvestment Area in The City of Springfield, Ohio, Implementing Sections 3735.65 through 3735.70 of the Ohio Revised Code."

**95-15** An Ordinance titled, "Amending and restating provisions regarding the Burnett and High Community Reinvestment Area in The City of Springfield, Ohio, Implementing Sections 3735.65 through 3735.70 of the Ohio Revised Code."

**128-18** An Ordinance titled, "Confirming and approving a Development Incentive Agreement (Single Family Residential Development) with Cody J. Leece and Ashley M. Bisel to provide for sewer services to real property outside the City limits."

**264-14** An Ordinance titled, "Amending the City's Mow to Own Program to make it available to additional participants; authorizing the disposition of various parcels of real estate owned by the City of Springfield that are not needed for municipal purposes in accordance with the terms of the Program; and directing the City Manager, Law Director and Finance Director to do all things they consider necessary to carry out the Mow to Own Program."

**84-12** An Ordinance titled, "Amending Ordinance No. 16-106 by increasing the authorized expenditure for the City's Home Loan Program to Two Hundred Thirty-Seven Thousand Two Hundred Seventy-Nine Dollars (\$237,279.00)."

**129-18** An Ordinance titled, "Authorizing the City Manager to enter into a Rental Housing New Construction Loan Agreement (North Shaffer Street - 2018) with Mental Health Services for Clark and Madison Counties, Inc. ("Mental Health") for redevelopment at 231-235 North Shaffer Street.

☞☞☞ Next regular City Commission meeting: June 5, 2018. ☞☞☞

### **SECOND READINGS—ORDINANCES**

The following legislation was presented for a second time:

**283-13** An Ordinance No. 18-133 titled, "Authorizing the City Manager to enter into a Mutual Contract Rescission to terminate the Employment Incentive Agreement with Certified Heat Treating, Inc."

On motion of Mrs. Chilton, seconded by Dr. Estrop, the ordinance passed.

Yeas, Mrs. Chilton, Dr. Estrop, Mr. O'Neill, Mr. Rue, and Mr. Copeland.

Yeas 5, Nays 0.

**116-18** An Ordinance No. 18-134 titled, "Authorizing the City Manager to enter into an Intergovernmental Agreement by and between the City of Springfield, Ohio ("City"), and The Board of Clark County Commissioners ("County"), for the use of City Service Center refueling station."

On motion of Dr. Estrop, seconded by Mr. Rue, the ordinance passed.

Yeas, Mrs. Chilton, Dr. Estrop, Mr. O'Neill, Mr. Rue, and Mr. Copeland. Yeas 5, Nays 0.

**266-14** An Ordinance No. 18-135 titled, "Dedicating certain rights in real estate owned by the City for the purpose of making and repairing roads which shall be open to the public, without charge in relation to the CLA Belmont Avenue Reconstruction, Phase 2 Project, PID NO. 94814."

On motion of Mr. O'Neill, seconded by Mrs. Chilton, the ordinance passed.

Yeas, Mrs. Chilton, Dr. Estrop, Mr. O'Neill, Mr. Rue, and Mr. Copeland. Yeas 5, Nays 0.

**117-18** An Ordinance No. 18-136 titled, "Adopting a policy to assist owners of certain residential property needing to replace their septic systems and connect to the City's public sewer system."

On motion of Dr. Estrop, seconded by Mr. O'Neill, the ordinance passed.

Yeas, Mrs. Chilton, Dr. Estrop, Mr. O'Neill, Mr. Rue, and Mr. Copeland. Yeas 5, Nays 0.

### **EMERGENCY ORDINANCES**

The following emergency legislation was presented for the first time:

**14-18** An Ordinance No. 18-137 titled, "Providing for Supplemental Appropriations within various funds, and declaring an emergency."

On motion of Dr. Estrop, seconded by Mr. O'Neill, the ordinance passed.

Yeas, Mrs. Chilton, Dr. Estrop, Mr. O'Neill, Mr. Rue, and Mr. Copeland. Yeas 5, Nays 0.

**272-00** An Ordinance No. 18-138 titled, "Authorizing the City Manager to enter into Amendment No. 6 to the Radio Maintenance and Tower Construction Agreement with Michael Wolf dba WS Electronics to increase the contract amount in an amount not to exceed \$20,000.00, for a total amount not to exceed \$150,000.00 for the period of April 1, 2018 through December 31, 2018, and declaring an emergency."

On motion of Mrs. Chilton, seconded by Mr. O'Neill, the ordinance passed.

Yeas, Mrs. Chilton, Dr. Estrop, Mr. O'Neill, Mr. Rue, and Mr. Copeland. Yeas 5, Nays 0.

**110-17** An Ordinance No. 18-139 titled, "Authorizing the City Manager to enter into Amendment No. 2 to the Subrecipient Funding Agreement [Small Business Development Center 2017-2018] between the City and SBDC, Inc. in an amount not to exceed \$10,000.00 for a total agreement amount not to exceed \$90,000.00, and declaring an emergency."

On motion of Mrs. Chilton, seconded by Dr. Estrop, the ordinance passed.

Yeas, Mrs. Chilton, Dr. Estrop, Mr. O'Neill, Mr. Rue, and Mr. Copeland. Yeas 5, Nays 0.

### **EMERGENCY RESOLUTION**

The following legislation was presented for the first time:

**79-18** A Resolution No. 6009 titled, "Ordering the construction or reconstruction of curbs, gutters and sidewalks at Section No. 1 of STREETS of the 2018 Sidewalk, Curb, and Gutter Program, as enumerated in Resolution No. 6002, and declaring an emergency."

On motion of Dr. Estrop, seconded by Mr. Rue, the resolution was adopted.

Yeas, Mrs. Chilton, Dr. Estrop, Mr. O'Neill, Mr. Rue, and Mr. Copeland. Yeas 5, Nays 0.

### **MOTION**

**130-18** Motion for City Staff reporting on Commission Goals & Objectives 2018-2019 and Budget reporting and preparation for 2018-2019.

On motion of Dr. Estrop, seconded by Mr. Rue, the City Commission calendar for the remainder of the calendar year the following timelines are adopted:

The City Manager is requested to provide to the City Commission in July, 2018, a report on the status of the "City Commission Goals and Objectives 2018-2019" as adopted by the Commission on April 10, 2018.

The Finance Director is requested to provide to the City Commission in July, 2018, a report on revenues and expenditures for the year-to-date and as-compared-to budget.

The City Commission on one of its regularly scheduled meeting dates in October, 2018, shall accept public comment on the Goals and Objectives and consider adjusting or amending the Goals and Objectives for 2019 in order to provide guidance to the administration in preparing the budget and proposed appropriation ordinance for 2019.

The City Commission budget meetings shall be held as scheduled on November 13 and 14, 2018, with the intention of adopting the 2019 appropriations ordinance in December, 2018.

Yeas, Dr. Estrop, Mr. O'Neill, Mr. Rue, and Mr. Copeland. Nays, Mrs. Chilton

Yeas 4, Nays 1.

### **LIQUOR PERMIT**

**112-18** On motion of Dr. Estrop, seconded by Mrs. Chilton, the administration's report relative to notification from the Ohio Department of Liquor Control of a request to transfer a liquor permit from 3ND LLC, 1251 North Belmont, Springfield, Ohio 45503 to Angela M. Tracy, 1251 North Belmont, Springfield, Ohio 45503, was ordered received and filed with the City Clerk and the Clerk was directed to request a hearing as there is a concern or issue associated with this request.

Yeas, Mrs. Chilton, Dr. Estrop, Mr. O'Neill, Mr. Rue, and Mr. Copeland.

Yeas 5, Nays 0.

### **COMMUNICATIONS**

The following communications were ordered received and filed:

**96-18** Minutes of the April 9, 2018, National Trail Parks and Recreation Board.

**99-18** File-stamped copy of Ordinance No. 18-101 related to issuance of bonds by Clark County Auditor.

**100-18** File-stamped copy of Ordinance No. 18-102 related to issuance of bonds by Clark County Auditor.

### **COMMENTS ON AGENDA ITEMS**

**246-04, 29-05, and 95-15** Mrs. Chilton inquired if landlords may participate in the Community Reinvestment Areas (CRA) that are proposed for amendment. Deputy City Manager Heck stated that residential owners may apply for consideration for new and remodel construction projects located within the CRA boundaries. Interested owners may contact Ms. Jackie Sudhoff in the Community Development Department. Mr. Heck added that residential projects have a flat rate and commercial projects are negotiated. The application fee has been removed from the programs.

Mr. O'Neill asked if the boundaries for the three subject CRA locations were expanding. Mr. Heck explained that the boundaries are not changing, just the benefit provisions. Staff is working to promote the program.

Dr. Estrop explained the tax abatement benefits for new residential construction and remodeling projects. Mr. Copeland added that the abated tax is what would have been directed to the local school district, but the schools are supportive of the programs.

**266-14** Dr. Estrop asked for information on the Belmont Avenue Reconstruction Project. City Engineer Shanayda explained the reconstruction of Belmont Avenue from McCreight Avenue to Home Road will include sidewalks on both sides of the road.

**117-18** Mr. O'Neill asked if the policy for property owners to replace septic systems with a connection to city sewer included Development Incentive Agreements. City Manager Bodenmiller stated that the program will assist owners within the city limits who still have septic systems change over to the city sewer thus not requiring a DIA.

**272-00** Dr. Estrop inquired about the large increase to the radio maintenance contract. Mr. Bodenmiller explained new radios that are compliant with other systems will be purchased for three new medic units.

**79-18** Mr. Copeland commented that the areas designated for the 2018 Sidewalk, Curb and Gutter Program indicates upcoming street construction projects in the same areas.

**130-18** Mrs. Chilton asked for further information on the motion pertaining to the Commission's 2018 calendar as it relates to the adopted Goals and Objectives. Dr. Estrop explained that requiring the City Manager and Finance Director to provide status reports will allow the City Commission to measure the progress of the adopted goals. A public comment period would be added at a meeting in October and the regular budget meetings in November.

Mrs. Chilton stated her objections to the changes including staff spending time working on the reports instead of meeting the needs of the citizens and community.

Mr. Bodenmiller added that the timeline requested was very similar to the existing schedule for budget reporting.

Mr. Rue commented that the reporting requirement would keep the goals in the forefront.

Mr. O'Neill stated that he would vote favorably to see how a new process would work for reporting back to the Commissioners and citizens. Mr. O'Neill also commented on citizens not knowing when street repairs are planned and suggested that the proposed list of upcoming projects be published.

Mr. Copeland stated that the neighborhood street reconstruction projects will be made public but cannot be planned very far into the future. Public input on the priority of various areas will be accepted. Mr. Copeland also stated that the City Commission is committed to the promise of \$2 million per year for residential street repairs where state and federal dollars are not available with the understanding that most streets cannot be completed in the first five years.

**112-18** Mrs. Chilton asked for the reasons why the City Manager recommended a hearing with the Ohio Liquor Control Board be requested. Police Chief Graf stated that the standard investigation for the liquor permit transfer to Angela M. Tracy indicated two major concerns. One concern pertained to a primary staff member whose employment at the drive-thru would violate the terms of his probation. The other concern was an active bench warrant for the permit applicant.

Mrs. Chilton asked if the violations could be addressed and eliminated, and Chief Graf answered yes.

### **COMMENTS FROM COMMISSIONERS**

**25-18** Mr. Copeland stated that he offered to be the commission liaison to the CONA Board (Council of Neighborhood Associations). Two announcements from their most recent meeting included the cancellation of their June picnic and the addition of an August meeting to hold elections.

### **COMMENTS FROM THE AUDIENCE**

**25-18** Mr. Bob Hulsizer, 1909 West Washington, spoke on dilapidated buildings and his frustration with the conditions found on the west side of the city. He spoke on the positive impact of the Waste Management District building in the neighborhood. He added that the Catanzaro family erected a Welcome sign for the area.

Mr. Copeland stated that the commission cares about the west side of the city, and pointed out the same conditions exist in many areas. The demolition budget has been increased to address some of the issues. The city plans to place a sign on the west side of the city like the other corridors but the location has been an issue.

Mr. Rue added that dilapidated buildings is a city problem, not just certain sections.

Mrs. Chilton added that the Land Bank is also working to purchase property and demolish old buildings.

**25-18** Mr. David Sanford, 528 Yellow Springs, spoke on the proposed calendar changes for the staff and commission related to the goals and objectives. Mr. Sanford also spoke on the need for fence permits and property surveys requirements. Commissioners agreed that Mr. Sanford should speak to the County about property surveys.

**25-18** Mr. Jason Hague, 1211 Terrace, spoke on planning a Second Saturday plaza party on Saturday, June 9, and additional summer months.

**25-18** Mr. Bodenmiller recognized the beautification efforts of the Service Department and National Trail Parks and Recreation District staff who have been planting flowers in celebration of the Clark County Bicentennial.

**25-18** Mrs. Chilton spoke on the upcoming Memorial Day Parade held on Monday, May 28. The parade route has been changed this year and a concert will be held in Veteran's Memorial Park on Monday evening.

**25-18** Mr. Copeland spoke on a tragic incident that occurred in the city during the previous week and remembered the families involved.



There being no further business, on motion of Mr. Rue, seconded by Dr. Estrop, the meeting adjourned.

Yeas, Mrs. Chilton, Dr. Estrop, Mr. O'Neill, Mr. Rue, and Mr. Copeland.

Yeas 5, Nays 0.

PRESIDENT OF THE CITY COMMISSION

CLERK OF THE CITY COMMISSION