

PRESENT: Mayor Maxine Gilman; Council Members Jim Bowers, Angie Fryman, Jody Jones, Linda Lotspaih, Harold Robinson, and Jeff Sanner; City Manager G. Tracy Williams; Law Director Patrick G. Carney; Planning and Economic Development Director David Humphreys; Police Chief Rick Barnhart, Deputy Police Chief Doug Woodard; and Assistant Clerk of Council Alicia Waymire.

The meeting was called to order by Mayor Gilman. City Manager Tracy Williams gave the Invocation. The Pledge of Allegiance and Roll Call followed.

### **MINUTES**

Mrs. Lotspaih motioned, seconded by Mrs. Jones to approve the Regular meeting minutes of January 24, 2006. A roll call vote was taken: Mrs. Jones-yes, Mr. Robinson-yes, Mayor Gilman-abstain, Mrs. Lotspaih- yes, Mrs. Fryman- yes, Mr. Sanner- yes, Mr. Bowers- yes.

Mr. Sanner motioned, seconded by Mrs. Jones to approve the Work Session meeting minutes of January 31, 2006. A roll call vote was taken: Mrs. Jones-yes, Mr. Robinson-yes, Mayor Gilman-abstain, Mrs. Lotspaih- yes, Mrs. Fryman- yes, Mr. Sanner- yes, Mr. Bowers- yes.

Mr. Bowers motioned, seconded by Mrs. Jones to approve the Work Session meeting minutes of February 6, 2006. A roll call vote was taken: Mrs. Jones-yes, Mr. Robinson-yes, Mayor Gilman-abstain, Mrs. Lotspaih- yes, Mrs. Fryman- yes, Mr. Sanner- yes, Mr. Bowers- yes.

### **PUBLIC HEARINGS**

None

### **COMMUNICATIONS AND PRESENTATIONS**

#### **RESOLUTION NO. 2-2006**

A resolution acknowledging the appreciation of the citizens and public officials of the City of West Carrollton for services rendered unto said city by Boyd C. Flynn.

Mayor Gilman read the resolution, and presented Mr. Flynn's copy to his son Bradley Flynn. She indicated that she was grateful for all the years of service Boyd had given to the city.

#### **RESOLUTION NO. 3-2006**

A resolution acknowledging the appreciation of the citizens and public officials of the City of West Carrollton for services rendered unto said city by Leah K. Woodard.

Mayor Gilman read the resolution and presented it to Leah Woodard, thanking her for her service.

The Mayor and all Council Members thanked Boyd Flynn and Leah Woodard for their years of service and dedication.

### **COMMENTS BY THE AUDIENCE**

#### **Mr. Jim Martone**

Spoke about the special grant program for businesses, and indicated that County Corp had purchased five houses for rehab and sale to owners. He thanked council and staff for asking County Corp to assist in addressing neighborhood improvements, and indicated that he was excited about the opportunity to work with West Carrollton.

#### **Mr. Koussa**

Asked God to watch over the troops and bring them home safely, and reminded the residents to conserve gasoline. He urged everyone to buy American made cars and support the American economy. He thanked Mrs. Lotspaih for recommending a book entitled "The Fair Tax Book" and recommended that everyone read this book. He concluded by wishing everyone a Happy Valentine's Day.

#### **Mr. Clark**

Wanted to thank Boyd Flynn for all his service and dedication, he indicated that he had spent many years with Boyd in the sports programs for youth in West Carrollton. He concluded that Boyd had given all his years of service for the "love of the children".

### **UNFINISHED BUSINESS**

None

### **NEW BUSINESS.**

#### **RESOLUTION NO. 4-2006**

A resolution authorizing employees of the City of West Carrollton to contribute sick leave hours to the account of one city employee, Donna L. Moore.

Mr. Robinson introduced and motioned, seconded by Mr. Sanner to approve Resolution No. 4-2006. A roll call vote was taken: Mrs. Jones-yes, Mr. Robinson-yes, Mayor Gilman-yes, Mrs. Lotspaih- yes, Mrs. Fryman- yes, Mr. Sanner- yes, Mr. Bowers- yes.

#### **ORDINANCE NO. 3318**

An ordinance levying special assessments for the repair of certain described sidewalks and curbs in the City of West Carrollton, Ohio.

Mrs. Fryman motioned, seconded by Mrs. Jones to dispense with the second reading of Ordinance No. 3318. A roll call vote was taken: Mrs. Jones-yes, Mr. Robinson-yes,

Mayor Gilman-yes, Mrs. Lotspaih- yes, Mrs. Fryman- yes, Mr. Sanner- yes, Mr. Bowers-yes.

Mr. Sanner motioned, seconded by Mr. Bowers to approve Ordinance No. 3318. A roll call vote was taken: Mrs. Jones-yes, Mr. Robinson-yes, Mayor Gilman-yes, Mrs. Lotspaih- yes, Mrs. Fryman- yes, Mr. Sanner- yes, Mr. Bowers- yes.

CONSIDERATION OF AN  
AGREEMENT WITH ARCHITECT JOHN POE

Consideration of a contract with Architect John Poe for services related to the renovation and expansion of the Police Department offices.

Mr. Williams indicated that Mr. Poe had done the preliminary work in the design and cost. The offices have been in constant use since 1979 and they are showing considerable wear and tear. Along with the expansion, updated technology will be installed. The contract with Mr. Poe is to prepare the architectural specifications for the bidding process for this project.

Mr. Sanner motioned, seconded by Mrs. Fryman to authorize the City Manager to enter into an agreement with Architect John Poe for services related to the renovation and expansion of the Police Department offices. A roll call vote was taken: Mrs. Jones-yes, Mr. Robinson-yes, Mayor Gilman-yes, Mrs. Lotspaih- yes, Mrs. Fryman- yes, Mr. Sanner- yes, Mr. Bowers- yes.

CONSIDERATION OF AN  
AGREEMENT BETWEEN COUNTY CORP

Consideration of an Agreement with County Corp for the Concentrated Investment Program – Old Downtown.

Mrs. Fryman inquired as to whether the properties being renovated will be changed back to single family dwellings. She was told that yes, the dwellings would be changed back to the original one-family home, and a deed restriction will be put in place specifying the home will be owner-occupied.

Mr. Robinson motioned, seconded by Mrs. Lotspaih to authorize the City Manager to enter into an agreement with County Corp for the Concentrated Investment Program – Old Downtown.

A roll call vote was taken: Mrs. Jones-yes, Mr. Robinson-yes, Mayor Gilman-yes, Mrs. Lotspaih- yes, Mrs. Fryman- yes, Mr. Sanner- yes, Mr. Bowers- yes.

CONSIDERATION OF AN AGREEMENT  
WITH MONTGOMERY COUNTY

Consideration of an Agreement with Montgomery County for the \$325,000 CDBG Grant for the Waterline Replacement and Street Rehabilitation project in the Shannon Avenue, Home Avenue, Poplar Street and Burns Avenue area.

Mr. Williams indicated that the water lines that are being replaced are old 4" diameter lines, that will be replaced with 8" lines improving the service lines. The city will be resurfacing the streets when the project is completed.

Mrs. Fryman motioned, seconded by Mrs. Jones to authorize the City Manager to enter into an agreement with Montgomery County for the \$325,000 CDBG Grant for the Waterline Replacement and Street Rehabilitation project in the Shannon Avenue, Home Avenue, Poplar Street and Burns Avenue area. A roll call vote was taken: Mrs. Jones-yes, Mr. Robinson-yes, Mayor Gilman-not voting, Mrs. Lotspaih- yes, Mrs. Fryman- yes, Mr. Sanner- yes, Mr. Bowers- yes.

Mayor Gilman indicated that she abstained from the voting because she owns property in the area that was selected.

### **REPORTS BY OFFICERS**

Mr. Williams addressed Mr. Napper's suggestion regarding a brine system, prior to a snowfall. He indicated that he and Mr. Norton are looking into this possibility.

Mr. Williams concluded by stating that at the last meeting Mr. Robinson had brought up some traffic issues and concerns: the 4-way stop at Miami Avenue and Main Street; the "bump out" on Central by the hair styling shop, as well as some additional matters. He wanted to let council know that we are looking into those and doing a traffic analysis, and hope to get back to Council on all the matters as soon as possible.

### **UNSCHEDULED BUSINESS**

Mayor Gilman addressed council regarding the recent vote to move council meetings to 6:30 p.m. She indicated that on occasion this would be difficult for her to make due to meetings that she attends on behalf of the city. She asked if council would be willing to discuss this further in work session and possibly vote again. It was agreed that council would discuss this matter further in work session.

### **COMMENTS BY AUDIENCE**

Mr. Clark

Responded to the questions regarding the 4-way stop signs at Miami Avenue and Main Street. He indicated that this 4-way stop is essential to the residents who live there so that they can get in and out of that plat. He concluded by stating that without the stop sign there is no way to access the Allen Plat.

Mr. Robinson indicated that there will be traffic studies done about this area, and further discussions would be held once the information is received.

### **COMMENTS BY COUNCIL**

Mr. Robinson thanked staff for the quick responses and the extensive information regarding the overpass/underpass at Alex Rd. He indicated that he was given so much information the he would like to think on the matter further, and indicated that the city engineer had indicated it would be very costly and difficult to accomplish this.

Mr. Robinson inquired if the city had a comprehensive plan. Mr. Humphreys indicated that there is a Comprehensive Plan in place, and that most of the goals and changes had been implemented. Mr. Robinson inquired whether it was time to do another comprehensive plan, and indicated that other cities update their comprehensive plans every five years.

Mr. Williams responded that we could probably use the existing plan as a foundation and create another comprehensive plan. Mr. Robinson stated that he felt it was past time to create a new comprehensive plan, and felt that we should put together a new one and have an outline ready for the new Assistant City Manager for Economic Development. Mr. Williams agreed that this did need to be done, and indicated that staff would look into creating another plan.

Mrs. Lotspaih extended thanks from the residents at the mobile home park to the Police Department. There had been a car theft in the area, and the Police Officers went from door to door checking on everyone making sure they were ok. She indicated that the residents were very grateful for the consideration and concern.

She concluded by wishing her husband a Happy Valentine's Day.

Mr. Sanner indicated Mr. Humphreys had indicated in his monthly report that he had met with Greater Ohio Ethanol of Lima, and asked Mr. Humphreys if they were any closer to a making a site selection for their plant. Mr. Humphreys indicated that they are still evaluating information. They are down to six Ohio sites, and they are interested in multiple sites. Mr. Humphreys has not heard back if a preferred site has been chosen, but our sites are very much in the running.

Mayor Gilman welcomed John Weaver from Wright Patterson, and thanked Mr. Sanner for presiding over the meetings in her absence. She indicated that Bit Place and Bridle Lane will be receiving a water line replacement. She also stated that the Lions Club is having their annual rose sale, cost is \$15 per dozen, \$22 if you want them delivered by UPS. The Mayor concluded by stating the Relay For Life meeting will be held at the Civic Center on March 8 at 7:00. They are still looking for volunteers, and if anyone is interested, they should contact Karla at 866-0350 or Bill Gordon at 859-5909.

#### RECESS

Mayor Gilman motioned, seconded by Mr. Sanner to recess to a work session to discuss the items on the agenda, to be followed by an executive session according to Ohio Revised Code 121.22 Section G4. Council may or may not return to a regular session. A unanimous vote by roll call carried the motion.

#### WORK SESSION

### POOL FEES

Christian Mattingly, Parks & Recreation Director, discussed various ideas about increasing the revenue at the pool by increasing attendance. Various ideas for attempting to increase attendance at the pool were discussed. It was also noted that it may be counterproductive to increase rates at the pool, if they make our pool non-competitive with rates in the surrounding area. Council requested that the resolution establishing the pool fees be placed on the next agenda for their consideration. Also, City Council discussed staff's proposal that the water slide at the swimming pool be replaced due to its age and deterioration. Council was in agreement that the city should proceed to replace the slide, and requested that staff place the bid ordinance for this purchase on the next City Council agenda. However, City Council noted that they will make a final decision on whether or not to proceed with this purchase after completing their review of the proposed 2006 annual budget.

Following discussion on this matter, Christian Mattingly left the meeting.

### I-75 / EXIT 47

Rich Norton, Service Director, reviewed the preliminary design plans for adding the four (4) missing ramps to the interchange, as well as the new intersection proposed at the junction with Dryden Road and Central Avenue/Dixie Drive. Mr. Norton described the planned improvements and noted that a public open house will be held by ODOT at a future time to receive public input on these preliminary plans.

Following discussion on this matter, Rich Norton left the meeting.

### SIGN CODE

Director of Planning & Economic Development, David Humphreys, discussed the proposed modifications to the city's Sign Code. Specific issues and concerns were discussed. City Council requested that the design regulations component of the Sign Code be further discussed with the Board of Zoning Appeals.

### ADMINISTRATIVE FEE FOR LAWN CARE

City Council reviewed a survey of fees charged by area communities for lawn care. After a discussion on this matter, Council indicated that they felt the administrative fee charged to those property owners who make it necessary for the city to take action to have their lawns maintained should be one hundred fifty dollars (\$150.00) . Council requested that the appropriate legislation be placed on their agenda.

Following discussion on this matter, David Humphreys left the meeting.

### OTHER BUSINESS

City Council discussed whether the starting time of the regular meetings of City Council should be changed from 7:30 p.m. to 7:00 p.m. or to 6:30 p.m. After discussion on this matter, it was decided that City Council meetings will be held at 6:30 p.m. as previously

voted upon at the previous Council meeting. City Manager Williams indicated that he would give public notice accordingly.

City Manager Williams said that he had been advised by Appleton Papers that they intend to install a water line to serve the properties along Hydraulic Road. Williams indicated that Appleton Papers had inquired about the possible waiver of city fees associated with the installation of this water line. City Council noted that this water line was being installed to serve residents in the Hydraulic Road area, and that the city should cooperate with Appleton Papers to assist in getting safe, city drinking water to the residents in that area. Accordingly, Council authorized the City Manager to work with Appleton Papers to waive various fees that would normally be associated with the installation of this 8 inch water main to be extended along Hydraulic Road. Council reiterated that they felt the city should support Appleton Papers' request for a waiver in these fees since it is for the benefit of the residents in that area.

Note: Mayor Maxine Gilman had excused herself from the discussion involving Appleton Papers due to a possible conflict of interest.

City Council postponed any discussion in this Work Session on the proposed 2006 annual budget due to the lateness of the hour, and requested that it be placed on the February 28, Council work session agenda.

### **EXECUTIVE SESSION**

Mayor Gilman moved and it was seconded by Councilmember Angie Fryman to recess to an Executive Session as previously mentioned in the regular meeting.

Following the Executive Session, a motion was made by Councilmember Jody Jones, seconded by Deputy Mayor Jeff Sanner to reconvene into regular session.

### **REGULAR WORK SESSION**

Councilmember Linda Lotspaih moved that the City Council accept the Fact Finder's Report for the collective bargaining contract with the West Carrollton Independent Employees Association (WCIEA), the union which serves the Parks and Recreation Department and Service Department. The motion was seconded by Councilmember Jody Jones. All voted to approve the motion to accept the Fact Finder's Report. Council requested that the ordinance adopting the new contract with this union be placed on their next regular meeting agenda for their consideration.

### **ADJOURNMENT**

There being no further business, a motion was made by Mayor Gilman, seconded by Councilmember Jody Jones to adjourn. All present voting in favor, the meeting was adjourned at 10:20 p.m.