

RECORD OF PROCEEDINGS

Minutes of

WEST CARROLLTON CITY COUNCIL REGULAR

Meeting

DAYTON LEGAL BLANK, INC., FORM NO. 10149

Held May 23, 20 17

PRESENT: Mayor Sanner, Councilmembers Rick Barnhart, Jim Bowers, Jim Folker, Angie Fryman, and Jill Tomlin. City Staff – City Manager Brad Townsend, Law Director Lori Denlinger, Public Relations Coordinator Erika Mattingly, Planning Director Greg Gaines, Economic Development Director Mike Lucking, and Assistant Clerk of Council Carie Cottongim

Excused: Patrick Merris, Councilmember

The meeting was called to order by Mayor Sanner at 6:30 p.m. The Pledge of Allegiance and Roll Call followed.

MINUTES

Mrs. Fryman motioned, seconded by Mr. Bowers to approve the regular meeting minutes of May 9, 2017. A vote was taken: Mr. Bowers-yes, Mr. Folker-yes, Mrs. Fryman-yes, Mrs. Tomlin-yes, Mayor Sanner-yes, and Mr. Barnhart-yes

PUBLIC HEARINGS

None

COMMUNICATIONS AND PRESENTATIONS

OATH OF OFFICE - FF/PM JACK JACOBSEN
OATH OF OFFICE - FF/EMT LINCOLN WEIZMAN

Fire Chief Barnett gave background on both Jack Jacobsen and Lincoln Weizman.

Mayor Sanner gave the oath of offices and congratulated them both.

STATE REPRESENTATIVE NIRAJ ANTANI

Representative Antani gave an update on the State of Ohio budget process and where the state currently is in that process.

PROCLAMATION – EMERGENCY MEDICAL SERVICES WEEK

Mayor Sanner read the proclamation in its entirety.

RECORD OF PROCEEDINGS
WEST CARROLLTON CITY COUNCIL REGULAR

Minutes of

Meeting

DAYTON LEGAL BLANK, INC., FORM NO. 10149

Held May 23, 20 17

GREATER DAYTON RTA

Nikol Miller, Community Relations Manager and Sally Brown, Alternative Transit Solutions Manager updated council on the new RTA Connect Lyft program which affects Route 42 in the West Carrollton Area. This is an on demand program which will run 24/7 starting June 4, 2017 that will take riders from a Connect bus stop to the Transfer Point at 1st and Central in Miamisburg where they can connect to Route 18 which will take riders to the Wright Stop Plaza (between Main and Jefferson Streets in downtown Dayton) and Route 60 which will take the riders to the south hub (on Lyons Road).

COMMENTS BY AUDIENCE

None

UNFINISHED BUSINESS

None

NEW BUSINESS

RESOLUTION 19-2017

A Resolution Authorizing the City Manager to Sign an Amended and Restated Use of Facilities Agreement with the Board of Trustees of the Dayton Metro Library.

Mr. Townsend informed the current facilities use agreement is for the 10,000 square foot space and the new facilities agreement will add an additional 5,000 square feet and will extend their period of time for another 30 years.

Mr. Folker motioned, seconded by Mrs. Tomlin to approve Resolution 19-2017. A vote was taken: Mr. Bowers-yes, Mr. Folker-yes, Mrs. Fryman-yes, Mrs. Tomlin-yes, Mayor Sanner-yes, and Mr. Barnhart-yes

RESOLUTION 20-2017

A Resolution Authorizing the City Manager to Enter into an Agreement with OHM Advisors for the Purpose of Preparing the West Central Avenue Strategic Plan.

Mr. Gaines informed that last year we applied for a grant from the Montgomery County Land Bank. They have a planning grant fund and we applied for and were awarded \$50,000 to allow us to do a strategic redevelopment plan for our West Central Avenue corridor. They require a local match of \$12,500 so our total project cost is \$62,500. "The goal of preparing a strategic redevelopment plan for this area is to identify its highest and

RECORD OF PROCEEDINGS

Minutes of

WEST CARROLLTON CITY COUNCIL REGULAR

Meeting

DAYTON LEGAL BLANK, INC., FORM NO. 10149

Held May 23, 20 17

best reuse potential and to clearly articulate a plan of future action which will promote economically-viable, market-based, and sustainable redevelopment in order to create a stable and vibrant district."

Mr. Gaines is recommending that we hire OHM Advisors out of Columbus. They are creative and have a unique approach to each situation, have a successful track record with similar projects, strong client recommendations, focusing on real world solutions, strong team and diverse range of expertise, and they are a local company.

Mayor Sanner motioned, seconded by Mr. Bowers to approve Resolution 20-2017. A vote was taken: Mr. Bowers-yes, Mr. Folker-yes, Mrs. Fryman-yes, Mrs. Tomlin-yes, Mayor Sanner-yes, and Mr. Barnhart-yes

ORDINANCE 3607

An Ordinance Authorizing the City Manager to Enter into a Contract with Humaid Hotelwala for the Sale of 416 Greenport Drive and Declaring an Emergency.

Mr. Lucking advised that this would formally authorize the sale of 416 Greenport Drive set to close on May 30, 2017. We have a full price sale of \$167,900. After paying some miscellaneous real estate commissions and costs, the amount received at closing will be \$153,452. We have to pay back the \$50,000 zero percent interest loan from the Montgomery County Land Bank, we will reimburse the city \$42,000 which were advanced for the renovation costs of the property and end with a profit of \$61,492. Those funds will be placed in reserve for future housing renovation projects.

Mrs. Fryman motioned, seconded by Mr. Barnhart to approve Ordinance 3607. A vote was taken: Mr. Bowers-yes, Mr. Folker-yes, Mrs. Fryman-yes, Mrs. Tomlin-yes, Mayor Sanner-yes, and Mr. Barnhart-yes

ORDINANCE 3608

An Ordinance Authorizing the City Manager to Sign a Lease Agreement with the State of Ohio Department of Public Safety for the West Carrollton Branch of the Deputy Registrar License Agency and Declaring an Emergency.

Mr. Lucking informed that the State of Ohio likes to formalize their agreements with leases. The city has represented to our tenants an intent to keep the Carrollton Plaza property open through December 31, 2017. This lease formalizes their rate of rent and their termination arrangement which gives each party a 30 day notice. After December 31, 2017 those tenants will be month to month. This ordinance will give the city manager authorization to sign the lease agreement on behalf of the city.

RECORD OF PROCEEDINGS
WEST CARROLLTON CITY COUNCIL REGULAR

Minutes of

Meeting

DAYTON LEGAL BLANK, INC., FORM NO. 10149

Held May 23, 20 17

Mrs. Fryman motioned, seconded by Mr. Bowers to approve Ordinance 3608. A vote was taken: Mr. Bowers-yes, Mr. Folker-yes, Mrs. Fryman-yes, Mrs. Tomlin-yes, Mayor Sanner-yes, and Mr. Barnhart-yes

ORDINANCE 3609

An Ordinance Authorizing the City Manager to Sign a Lease Agreement with the Montgomery County Board of Commissioners for the West Carrollton Branch of Montgomery County Clerk of Courts Auto Title Division and Declaring an Emergency.

Mr. Lucking informed that the Montgomery County Clerk of Courts likes to formalize their agreements with leases. The city has represented to our tenants an intent to keep the Carrollton Plaza property open through December 31, 2017. This lease formalizes their rate of rent and their termination arrangement which gives each party a 30 day notice. After December 31, 2017 those tenants will be month to month. This ordinance will give the city manager authorization to sign the lease agreement on behalf of the city.

Mr. Barnhart motioned, seconded by Mayor Sanner to approve Ordinance 3609. A vote was taken: Mr. Bowers-yes, Mr. Folker-yes, Mrs. Fryman-yes, Mrs. Tomlin-yes, Mayor Sanner-yes, and Mr. Barnhart-yes

REPORTS BY OFFICERS

Mr. Townsend reminded everyone that Wilson Pool opens on Saturday, May 27th. Also reminded everyone that the city will be closed on Memorial Day, May 29th but trash will run on schedule. Mr. Townsend updated council on the demolition status of Sonny's Car Wash. The tank removal contractor has been given the go ahead to start on June 5th which should take about a week or two to complete.

Mrs. Mattingly gave community updates:

- Deadline for pre-season pool passes is this Friday, May 26, 2017. You can purchase the passes at the Civic Center or on line at www.westcarrollton.org.
- Friday, June 2nd will be a movie night with the fire department. The fire department will have demonstrations and hot dogs from 6-8 p.m. The pool will open up at 9 p.m. for the movie.
- Friday, June 9th will be the Family Camp Out at Hintermeister Park. The cost is \$10 per family and you can also register online at www.westcarrollton.org.

UNSCHEDULED BUSINESS

None

RECORD OF PROCEEDINGS

Minutes of

WEST CARROLLTON CITY COUNCIL REGULAR

Meeting

DAYTON LEGAL BLANK, INC., FORM NO. 10149

Held May 23, 20 17

Comments by the Audience

None

Comments by Council

Mrs. Tomlin wished everyone a safe and happy Memorial Day weekend.

Mayor Sanner wished everyone a safe and happy Memorial Day weekend.

Mayor Sanner motioned, seconded by Mr. Bowers to recess to a Work Session to discuss the items on the agenda to be followed by adjournment. A vote was taken: Mr. Bowers-yes, Mr. Folker-yes, Mrs. Fryman-yes, Mrs. Tomlin-yes, Mayor Sanner-yes, and Mr. Barnhart-yes

WORK SESSION

PRESENT: Mayor Sanner, Councilmembers Rick Barnhart, Jim Bowers, Jim Folker, Angie Fryman, and Jill Tomlin. City Staff – City Manager Brad Townsend, Law Director Lori Denlinger, and Public Relations Coordinator Erika Mattingly.

MVCC Fiber Optic Expansion Project

Mr. Townsend presented information provided by MVCC concerning a proposal to construct a one gigabit fiber optic network connecting seven of the eight MVCC member cities, plus the Kettering Schools, Centerville Schools and Washington Township. The end result of this project would give member cities and the school districts within adequate broadband for current and future needs as well as true backup service in the event a section of the fiber is damaged or goes out of service. It will also provide cost savings in terms of internet provision, Voice over Internet Protocol (VoIP) telephony, and shared software costs for the participants. It would also provide an alternative to our current wireless mesh system, which must be upgraded or replaced. A cost estimate to upgrade the system has not yet been provided, but a replacement alternative provided by Spectrum is \$26,000 per year for the next five years.

Funding for the first phase of this project would be, in part, a no-interest loan from the Local Government Innovation Fund (LGIF), with debt service and other costs being covered in part by savings realized by MVCC, the member cities, and the participating school districts. In our case, we would realize some savings by consolidation (\$8,000 per year), but our portion of the cost of the project is estimated to be approximately \$23,000 per year for the next 10 years. After a brief discussion, it was the consensus of council to proceed with participation in the project.

RECORD OF PROCEEDINGS
WEST CARROLLTON CITY COUNCIL REGULAR

Minutes of

Meeting


DAYTON LEGAL BLANK, INC., FORM NO. 10149

Held May 23, 20 17

ADJOURNMENT

With no further business, Mayor Sanner motioned, seconded by Jim Folker to adjourn the meeting. Voice vote was unanimous, motion carried. The meeting was adjourned at 7:46 p.m.


Clerk of Council


Mayor