

**MINUTES
PIQUA CITY COMMISSION
Tuesday June 21, 2011
7:30 P.M.**

Piqua City Commission met at 7:30 P.M. in the Municipal Government Complex Commission Chambers located at 201 W. Water Street. Mayor Fess called the meeting to order. Also present were Commissioners Vogt, Martin, Terry, and Wilson. Absent: None.

REGULAR CITY COMMISSION MEETING

Consent Agenda

Approval of Minutes

Approval of the minutes from the June 7, 2011 Regular Piqua City Commission Meeting, and the minutes from the Piqua City Commission Worksession of June 10, 2011.

Moved by Commissioner Martin, seconded by Commissioner Vogt, that the minutes of the Regular Piqua City Commission Meeting of June 7, 2011, and the Piqua City Commission Worksession of June 10, 2011 be approved. Voice vote, Aye: Wilson, Martin, Terry, Fess, and Vogt. Nay: None. Motion carried unanimously.

OLD BUSINESS

ORD. NO. 3-11 (3rd Reading)

An Ordinance enacting and adopting a supplement to the Code of Ordinances for the City of Piqua

City Manager Enderle stated this is the third reading of Ordinance No. 3-11 that would adopt the 2010 supplement to the Code of Ordinances and is an annual housekeeping item.

Public Comment

No one came forward to speak for or against Ordinance No. 3-11.

Moved by Commissioner Terry, seconded by Commissioner Wilson, that Ordinance No. 3-11 be adopted. Roll call, Aye: Martin, Vogt, Terry, Wilson, and Fess. Nay: None. Motion carried unanimously. Mayor Fess then declared Ordinance No. 3-11 adopted.

ORD. NO. 4-11 (3rd Reading)

An Ordinance amending Section 154.019 Floodplain District of the Code of Ordinances and enacting and adopting Chapter 155: Floodplain Regulations of the Code of Ordinance for the City of Piqua

City Manager Enderle stated this is the third reading of Ordinance No. 4-11 that would amend Chapter 154.019 Floodplain District and adopt Chapter 155: Floodplain Regulations and will replace the previous 70's-80's maps.

Public Comment

No one came forward to speak for or against Ordinance No. 4-11.

Moved by Commissioner Vogt, seconded by Commissioner Martin, that Ordinance No. 4-11 be adopted. Roll call, Aye: Vogt, Terry, Wilson, Fess, and Martin. Nay: None. Motion carried unanimously. Mayor Fess then declared Ordinance No. 4-11 adopted.

NEW BUSINESS

ORD. NO. 5-11 (1ST Reading)

An Ordinance amending Sections 52.01, 52.21, 53.06 and 51.81 of the Piqua Code relating to Municipal Utilities General Service Regulations

Finance Director Cynthia Holtzapple stated all of the City Utility Departments have reviewed the current Utility General Service Regulations for clarification, consistency and industry standards. This is typically done every five years and was last updated in 2006. During the review it was determined that some changes needed to be made in order to improve the services to our citizens, to better match the costs paid with those receiving the benefits, and to align policy with the needs of the new information billing system.

This will allow the City to include Stormwater as a utility that is governed by these rules. Stormwater was added as a utility last year as a mandate from the EPA. If passed, we would be able to update rule information for current and future practices taking into account the needs of the new billing system and industry practices, and provide the most cost effective customer service to all our residents, said Ms. Holtzapple.

It is important to note that these changes do not create an overall fee increase for all customers. It would be the City to bill users of certain services our incurred costs to provide those requested services. This method of billing is fair and will help keep the utility costs down for the majority of the customers, said Ms. Holtzapple. This will not change the overall utility rate structures and most customers will not be affected by these changes. The purpose is to align the fees with those customers who use these particular services. A public meeting was held and a notice was published in the newspaper and also posted on the City's website for public input, and a draft ordinance was posted on the city web site to view, stated Ms. Holtzapple

Mayor Fess stated the Commission held a lengthy Worksession and the Commissioners all agreed the changes were very beneficial to the City.

There was discussion on the date the utility bills are sent out and when they are received, and the length of the grace period for those bills that are received after the due date. Ms. Holtzapple explained how the bills are received and how they determine when the bills are considered late. They plan to include a statement on the new bills stating "bills should be mailed seven days before the due date". City Manager Enderle stated 95% of the citizen's mail or pay their bills on or before the due date.

There was also a question regarding the reason for the Addendum III being completely crossed out. Ms. Holtzapple explained that section has become part of the policy and procedures and is no longer needed.

Mayor Fess stated the City of Piqua sends out an email to customers using the Bill Payer Services reminding them the City will be taking their payment out on the date that is on listed their bill just as a courtesy reminder.

Public Comment

No one came forward to speak for or against Ordinance No. 5-11.

Ordinance No. 5-11 was given a first reading.

RES. NO. R-74-11

A Resolution accepting for statutory purposes a budget for the calendar year 2012

City Manager Enderle stated Resolution No. R-74-11 will accept the draft of the 2012 County Tax Budget totally about 91.5 million for all of the funds with a 15 million increase over 2011 solely due to the Water Plant Construction Project that is included in this budget. This budget needs to be submitted to Miami County by July 20, 2011. Mr. Enderle stated this is only an estimate based upon current revenues and expenses, and we have not factored in the many unknowns, which include the State Budget. This budget really does not mean much of anything at all, the City of Piqua completes the budget in the fall where we are much more precise and we will have a better idea of what our revenues are for the year and can do a better job of forecasting the budget at that time, said City Manager Enderle.

Mayor Fess stated even through there is 15 million in the budget for the Water Plant; we are just doing an initial design, which is required by the EPA at this time.

Commissioner Martin inquired about the \$5.00 listed in the 323 Fund under Pool Construction.

Finance Director Cynthia Holtzapple explained that is the debt service on the Pool Construction that is there for a couple more years, which includes the pool slide, and further explained how the debt service is set up.

Public Comment

No one came forward to speak for or against Resolution No. R-74-11 at this time.

Moved by Commissioner Terry, seconded by Commissioner Wilson, that Resolution No. R-74-11 be adopted. Roll call, Aye: Wilson, Fess, Martin, Vogt, and Terry. Nay: None. Motion carried unanimously. Mayor Fess declared Resolution No. R-74-11 adopted.

RES. NO. R-75-11

A Resolution approving the Community Development Block Grant Formula Allocation Program Application for Fiscal year 2011

City Manager Enderle stated this resolution would authorize the filing of the City of Piqua's Fiscal-Year 2011 Community Development Block Grant Formula Allocation Program Application. The City of Piqua is proposing to submit a number of different projects for funding to the Ohio Department of Development.

Economic Development Director/Assistant City Manager Bill Murphy gave a brief overview and stated the City of Piqua received official notification on June 18, 2011 from the Ohio Department of Development on the amount of funding available through the FY 2011 Community Development Block Grant Program, which for this year is \$108,000. This is roughly \$10,000 less than last year and was a shift in directions that were provided to communities from the Ohio Department of Development that are to receive funding through this program.

Projects the City would like to see funded are:

1. Playground Improvements (Installation of park equipment at Mote Park) at a cost of \$26,400. The equipment would be very similar to the equipment at Kiwanis Park and Das Park, and they plan to coordinate with the Southview Neighborhood Association in final design and installation.
2. Downtown Street Improvements on the intersections at North Wayne Street and High Street and North Wayne Street and West High Street. These improvements will increase the pedestrian safety in this area by clearly outlining pedestrian cross walks across High Street,

North Wayne and Market Streets and incorporate traffic calming devices which will decrease speed of traveling motorists. Additionally the project will install best management practices for stormwater management as well as include the installation of new trees. These improvements are estimated to cost \$60,000 and the remaining funds received by the grant will be used for the allocated administrative costs (\$16,200) and for fair housing activities (\$5,400).

Commissioner Wilson asked if Resolution No. R-75-11 is approved would this lock these two projects in place if we approve it at this time. Mr. Murphy stated yes, and explained the guidelines for receiving the funds. Commissioner Wilson stated he is not sold on the crosswalk improvements at this time. Commissioner Wilson asked if it would be possible to look into just painting the crosswalks and giving the additional funds to Mote Park for the playground equipment along with a shelter, picnic tables and grills.

City Manager Enderle stated he received along with the Commissioners a letter signed by the President of the Southview Neighborhood Association expressing their support for the proposed budget spending for the improvement of the Mote Park playground equipment.

Public Comment

Frank Barhorst, S. Wayne Street came forward and explained there are plans to build a shelter funded by donations. Mr. Barhorst voiced his opinion on the funds for the Mote Park playground equipment stating he feels the South end of town has not been treated as well as the North end and feels only receiving 24% of the grant money is not enough to purchase the playground equipment needed at Mote Park.

It was stated that \$25,000 was spent on playground equipment for Das Park and Kiwanis Park. There was discussion on whether or not \$25,000 would be enough to cover the playground equipment the Southview Neighborhood Association would like to see installed.

Commissioner Martin stated he would like to see possibly \$50,000 be given to Mote Park and \$25,000 to the intersection improvements.

Mayor Fess asked if Resolution No. R-75-11 could be tabled until Mr. Murphy can set up a meeting with the Southview Neighborhood Association to see what they feel their needs are and to determine how much money is needed for the playground equipment.

Several questions were raised on how much was spent at Fountain Park for playground equipment previously. Commissioner Vogt stated the City hired an outside company to come in and install the playground equipment at Fountain Park, which raised the cost at that time.

Russ Fashner, Forest Avenue, came forward and stated besides the \$25,000 the City is setting aside for the playground equipment had they considered they would also need to apply mulch under the playground equipment.

Commissioner Terry stated the Northparks Neighborhood Association would be willing to help the Southview Neighborhood Association put together the new playground equipment at Mote Park. Mayor Fess further stated this is how the Neighborhood Associations work together to accomplish community projects.

Moved by Commissioner Martin, seconded by Commissioner Vogt, to table Resolution No. R-75-11, until the first City Commission Meeting in July 2011. Roll call, Aye: Fess, Martin, Vogt, Terry, and Wilson. Nay: None. Motion carried unanimously. Mayor Fess declared Resolution No. R-75-11 tabled until the first City Commission Meeting in July.

Resolutions No. R-76-11 through Resolution No. R-79-11

City Manager Enderle asked Economic Development Director/Assistant City Manager Bill Murphy to explain the four resolutions and then they would be voted on separately.

Economic Development Director/Assistant City Manager stated the first resolution is Resolution R-76-11 that supports the application being filed by the Piqua Improvement Corporation to the Clean Ohio Council. It should be noted the City of Piqua cannot apply for the funds since it is the responsible party for the environmental conditions at the power plant. However, through the Clean Ohio Council application procedures, the Piqua Improvement Corporation can apply for the funding.

Resolution No. R-77-11 acknowledges and adopts that the Piqua Municipal Power Plant Site as one of the highest priority redevelopment areas as defined in the Redevelopment Opportunities Redevelopment Analysis Report and will yield additional points for the Piqua Improvement Corporation's Clean Ohio Revitalization Fund Application.

Resolution No. R-78-11 declares that the future development and remediation efforts to take place on the site will incorporate sustainable design principles, and will yield additional points in the Piqua Improvement Corporation's Clean Ohio Revitalization Fund Application.

Resolution No. R-79-1 provides funds from the City's Power System to the Piqua Improvement Corporation for the match funding that is required through the Clean Ohio Revitalization Fund Application. The match will only be provided to the Piqua Improvement Corporation and will only be expended if the application is funded from the Clean Ohio Council. The assistance provided will be 25% of the total project costs, with a maximum amount of \$500,000.

Mayor Fess stated the plan is to put green space at the site of the Power Plant and is considered to be the best use of the property. City Manager Enderle also stated this will open up that segment of the river area to the public, and taking down the Dam structures it will open the opportunity for River Overlooks and other potential development and will also reopen the walkways to the riverfront area again along with other possibilities in the future.

Mayor Fess inquired as to the \$500,000 figure. City Manager Enderle explained without the grant we would still need to spend five million out of the Power Fund.

Commissioner Martin asked if receiving this grant would it affect the Hospital grant money. City Manager Enderle stated no that it was a different fund and would have no affect on the Hospital grant money.

Mayor Fess inquired about the Hospital grant at this time. Mr. Murphy explained he would be presenting to the Clean Ohio Council at their June 29th meeting, and all the projects will have two minutes to present to the Council. We should know within a week or so if we are successful in securing the two million dollars, said Mr. Murphy.

RES. NO. R-76-11

A Resolution in Support of an Application to the Clean Ohio Council

City Manager Enderle stated this is first of the four resolutions the City Commission is being asked to adopt which will accomplish different aspects of the filing procedures dealing with the Clean Ohio Revitalization Fund Program Application for the Piqua Power Plant Waterfront Redevelopment Project.

Public Comment

No one came forward to speak for or against Resolution No. R-76-11

Moved by Commissioner Martin, seconded by Commissioner Vogt, that Resolution No. R-76-11 be adopted. Roll call, Aye: Martin, Vogt, Terry, Wilson, and Fess. Nay: None. Motion carried unanimously. Mayor Fess declared Resolution No. R-76-11 adopted.

RES. NO. R-77-11

A Resolution declaring Future Development at the site of the Piqua Municipal Power Plant will incorporate sustainable design principles.

City Manager Enderle stated this is the second of the four resolutions.

Public Comment

No one came forward to speak for or against Resolution No. R-77-11

Moved by Commissioner Wilson, seconded by Commissioner Terry, that Resolution No. R-77-11 be adopted. Roll call, Aye: Vogt, Terry, Wilson, Fess, and Martin. Nay: None. Motion carried on a unanimously. Mayor Fess declared Resolution No. R-77-11 adopted.

RES. NO. R-78-11

A Resolution acknowledging and adopting the status of the Piqua Municipal Power Plant as one of the highest priority redevelopment areas as defined in the redevelopment opportunities Redevelopment Analysis Report

City Manager Enderle stated this is the third of the four resolutions.

Public Comment

No one came forward to speak for or against Resolution No. R-78-11

Moved by Commissioner Terry, seconded by Commissioner Wilson, that Resolution No. R-78-11 be adopted. Roll call, Aye: Terry, Wilson, Fess, Martin, and Vogt. Nay: None. Motion carried unanimously. Mayor Fess declared Resolution No. R-78-11 adopted.

RES. NO. R-79-11

A Resolution acknowledging and adopting the status of the Piqua Municipal Power Plant as one of the highest priority redevelopment areas as defined in the redevelopment opportunities Redevelopment Analysis Report

City Manager Enderle stated this is the last of the four resolutions.

Public Comment

No one came forward to speak for or against Resolution No. R-79-11

Moved by Commissioner Terry, seconded by Commissioner Wilson, that Resolution No. R-79-11 be adopted. Roll call, Aye: Wilson, Fess, Martin, Vogt, and Terry. Nay: None. Motion carried unanimously. Mayor Fess declared Resolution No. R-79-11 adopted.

PUBLIC COMMENT

Jean Frantz, Parkridge Place came forward and inquired as to how far the blighted and slum area extended into the north side of town, stating residents in the south end resent their neighborhood being called blighted and slum areas. Mrs. Franz also stated Mote Park needs to be fixed up before the new Bike Path comes through the park area.

Commissioner Terry explained the reason for the term "Blighted and Slum" stating it is an unfortunate term, but is required language to receive the Block Grant Funds.

Mayor Fess stated the City has completed the repairs on the Mote Park Building as promised, and will see what can be done about getting the other things that are needed at the park.

Brad Boehringer, Mound Street voiced his opinion on using some of the rehab funds to fix up some of the buildings in the blighted areas.

City Manager Enderle stated the city needs to follow certain guidelines when receiving grant money. Over the years the City has put millions of dollars in rehabbing properties.

Regina Favorite, New Haven Rd. inquired as to the status of the Hospital Project at this time.

Economic Development Director/Assistant City Manager Bill Murphy explained the City is applying for two million dollars from the State of Ohio for the demolition/cleanup of the property site. If successful the City will begin cleanup/demolition of the site in preparation to make it site ready for development. The Piqua School Board is looking for new sites for a new pre K through 6th grade school and possibly the hospital site will be considered, said Mr. Murphy.

Commissioner Wilson stated a meeting was held on June 16, at the YWCA offering information to anyone who is interested in running for office for Piqua City Commission or Piqua School Board. Mr. Wilson stated it was very informative and will be airing on Channel 5 the week of June 20-27. The YWCA did a very nice job setting up the program.

Commissioner Terry stated Mayor Fess, Commissioner Wilson, and City Manager Fred Enderle attended the meeting to offer their input. Commissioner Terry also reminded citizens the Piqua Civic Band would be performing again on Thursday, June 23rd, at 7:00 P.M. at the Hance Pavilion at Fountain Park.

Commissioner Vogt stated the Piqua Swimming Pool is open and he is getting good reports on the sales at the concession stand and the quality of the food, and further stated the pool attendance is up so far this year. Commissioner Vogt encouraged citizens to check out the pool.

Commissioner Martin stated asked if it would be possible to look at repairing/replacing the bricks at the crosswalks at Main and High Streets. City Manager Enderle stated it is in the concrete program at this time.

Commissioner Martin also asked at the end of the program, how does an area change the distinction of being slum and blighted, would the City Commission do some type of Resolution stating the slum and blighted areas are no longer slum and blighted areas? City Manager Enderle stated this language really has no real meaning and is only terms that the Federal Government uses to get the grant money. Private investment is our only hope to not require the use of federal funds. When there isn't a need to apply for the Federal Grant funds any longer then you can consider doing something about the language/terms used to receive the funds, said City Manager Enderle.

Mayor Fess stated when she was on the City Commission back in the 1990's the City received millions of dollars in grant funds that were put into the south end in forgivable loans to homeowners. City Manager Enderle stated we receive a half million dollars every couple of years that is put into rehabilitation of properties. Unfortunately the cost is about \$40,000 a unit to rehab and when doing so they must be brought up to code which is where the costs are incurred, and unfortunately a half million dollars only does about ten units at best, stated City Manager Enderle. The City does everything they can to assist the homeowner and investors to help them bring the homes up to code, said Mayor Fess.

Mayor Fess stated she is really excited about the Power Plant area and the possibility of receiving the grant funds. That is going to do a lot for the area down there with the new Green Space and the nice park/recreational area along the River. It will certainly enhance that area greatly, said Mayor Fess.

Adjournment

Moved by Commissioner Vogt, seconded by Commissioner Martin, to adjourn from the Regular Piqua Commission meeting at 9:00 P.M. Voice vote, Aye: Martin, Wilson, Terry, Fess, and Vogt. Nay: None. Motion carried unanimously.

LUCINDA L. FESS, MAYOR

PASSED: _____

ATTEST: _____
REBECCA J. COOL
CLERK OF COMMISSION