

MINUTES
PIQUA CITY COMMISSION WORK SESSION
THURSDAY June 13, 2013
7:30 P.M.

Piqua City Commission met in a City Commission Work Session 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. Present were Commissioners Terry, Martin, Wilson, and Vogt. Absent: None. Also present were: City Manager Gary Huff, Law Director Stacy Wall, Finance Director/Assistant City Manager Cynthia Holtzapple, Health & Sanitation Director Amy Welker, Development Program Bill Lutz.

Code Enforcement Compliance

City Manager Huff stated the Commissioners have inquired about the status of Code Enforcement in the City and provided information regarding code enforcement within the City of Piqua. One of the options is to use an outside source to help with code enforcement in the City of Piqua. We want to be pro-active with citizens and be fair in administering the program.

Health & Sanitation Director Amy Welker provided background on code enforcement stating there are three main code enforcement areas. They include: Nuisance, Property Maintenance, and Zoning. Ms. Welker provided the number of complaints they have received in each category in 2013, along with statistical information dating back to 2008.

One of the options discussed to help with the code enforcement is the use of an outside company, National Inspection Corporation. Ms. Welker provided cost information on adding new employees versus the use of an outside source.

Andrew McKenzie of National Inspection Corporation was present and provided information regarding the various types of services his company can provide.

City Manager Huff stated he would like to go with the National Inspection Corporation for six months using the property maintenance service section to see how the program works, and possibly expanding it in the future to other areas. City staff has spoken to several other communities who are using the National Inspection Corporation now and they stated they would never go back to doing it in house again, and are very satisfied with NIC.

There was discussion of the various ways citizens are notified of violations, the time limits, the steps that are taken to achieve the end result, and the response to the letters by the citizens who receive them.

All Commissioners present stated they were in favor of moving forward with using National Inspection Corporation at this time on a trial basis.

Mr. McKenzie explained how the inspection process would be handled. Ms. Welker stated National Inspection Corporation is willing to work with the City's current computer system which will be a great asset as far as being able to see the progress being made on the inspections.

Community Development Block Grant

City Manager Huff provided a brief overview of the projects that are in process at this time. The building on Wood Street is scheduled in the future for demolition and will be coming down soon. There was discussion of screening the empty lot on Wood Street after the building comes down.

For the fiscal year 2014, the City has been allocated only \$72,000 this year which is down from the \$92,000 received last year. Public hearings were held on the best use of the funds. Staff

recommended improvements to the infrastructure and paving of W. High Street from Downing Street to College Street.

The city has approved the demolition of six houses using Moving Ohio Forward funds, with the possibility of doing four more. There may be a second round of Moving Ohio Forward funds and hope to receive more money in the future, state City Manager Huff.

Moved by Commissioner Vogt, seconded by Commissioner Wilson, to adjourn from the Piqua City Commission Work Session at 8:15 P.M. Voice vote, Aye: Fess, Vogt, Wilson, Martin, and Terry. Nay: None. Motion carried unanimously.

LUCINDA L. FESS, MAYOR

PASSED: _____

ATTEST: _____
REBECCA J. COOL
CLERK OF COMMISSION