

**MINUTES
PIQUA CITY COMMISSION
Tuesday, January 20, 2015 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 Terry, Wilson, and Martin. Absent: Commissioner Vogt.

Moved by Commissioner Martin, seconded by Commissioner Terry, to excuse Commissioner Vogt from the Regular City Commission Meeting. Voice vote, Aye: Martin, Wilson, Terry, and Fess. Nay, None.

OATH OF OFFICE – PIQUA FIRE DEPARTMENT

ASSISTANT FIRE CHIEF – JONATHAN A. STEVENS

Law Director Stacy Wall administered the Oath of Office of Assistant Fire Chief to Jonathan A. Stevens.

**OATH OF OFFICE – PIQUA FIRE DEPARTMENT
FIRE CAPTAIN – TIMOTHY S. RISNER**

Law Director Stacy Wall administered the Oath of Office of Fire Captain to Timothy S. Risner.

REGULAR CITY COMMISSION MEETING

Consent Agenda

Approval of Minutes

Approval of the minutes from the January 6, 2015 Regular Piqua City Commission Meeting.

RES. NO. R-8-15

A Resolution of Appreciation for the public service of Michael A. Peltier as City Employee

Mayor Fess read the proclamation and presented it to Mr. Peltier.

Mr. Peltier provided a brief overview of his employment with the various City Managers, Fire Chief's, and Officers he served under and with over his 30 years of service. Mr. Peltier thanked the City of Piqua for the support and leadership, and also his family for their support with him being away from home on holidays and birthdays the last 30 years. Piqua is a great community, and I am glad I was given the opportunity to serve the citizens of Piqua, stated Mr. Peltier.

Public Comment

No one came forward to speak for or against Resolution No. R-8-15.

Moved by Commissioner Martin, seconded by Commissioner Terry, that Resolution No. R-8-15 be adopted. Voice vote, Aye: Wilson, Terry, Martin, and Fess. Nay, None. Motion carried unanimously.

Moved by Commissioner Terry, seconded by Commissioner Martin, to approve the Consent Agenda. Voice vote, Aye: Martin, Fess, Terry, and Wilson. Nay: None. Motion carried unanimously

Moved by Commissioner Martin, seconded by Commissioner Terry, to adjourn into Executive Session at 7:40 P.M. to consider the purchase or sale of property for public purposes. Roll call, Aye: Martin, Fess, Wilson, and Terry. Nay: None. Motion carried unanimously.

EXECUTIVE SESSION

Move to Executive Session to consider the purchase or sale of property for public purposes.

Moved by Commissioner Martin, seconded by Commissioner Terry, to adjourn from Executive Session at 8:15 P.M. Voice vote, Aye: Martin, Fess, Wilson, and Terry. Nay: None.

Moved by Commissioner Terry, seconded by Commissioner Martin convene as the Regular City Commission Meeting. Voice vote, Aye: Martin, Fess, Wilson, and Terry. Nay: None.

NEW BUSINESS

ORD. NO. 1-15 (1st Reading)

An Ordinance amending Chapter 50 of the Piqua Code, relating to garbage and refuse

Amy Welker, Director of Health & Sanitation provided the Staff Report.

Ordinance No. 1-1-5 cleans up the language and aligns with current adding language to prepare for the addition of curbside recycling as a service that will be offered by the Sanitation Department. The changes do not include any additional rate adjustments or fee increases, stated Ms. Welker.

Amendments include adding a definition of bulk items and limiting these items to 3 per week; definition of recyclable material and the requirement of the items to be placed in a container provided by the city which will remain the property of the city, and customers will be charged for replacement of the container if misused; clarifies yard waste is to be placed in paper biodegradable bags; also add recyclables to the list of items that are not to be tampered with once placed out for pickup by customers.

Commissioners ask several questions regarding the number of containers customers can have, if the refuse trucks will be picking up the carts or will the refuse worker do it, and if the same container will be used for refuse?

Ms. Welker answered all questions.

Ordinance No. 1-15 was given a First Reading.

ORD. NO. 2-15 (1st Reading)

An Ordinance authorizing the issuance of \$165,000 of Bonds for the purpose of paying part of the cost of a building known as the Zollinger Building and associated interests in real property

Assistant City Manager/Finance Director Cynthia Holtzapple provided the Staff Report.

The City of Piqua has declared the necessity of the Zollinger building and associated interests in real property for future development. The City wishes to issue and sell bonds for the purpose of paying part of the cost of the Project, and estimates the life of the improvements at least 5 years, and certifies the maximum maturity of the bonds issued for thirty (30) years, stated Ms. Holtzapple.

Ordinance No. 2-15 was given a First Reading.

RES. NO. R-9-15

A Resolution authorizing the purchase of 101 S. Wayne Street, Parcel No.'s N44-001930 and N44-001235

City Planner, Chris Schmiesing provided the Staff Report.

The property located at 101 S. Wayne Street has been identified by the Downtown Riverfront Redevelopment Strategy as a key parcel in regards to the redevelopment envisioned for the area, and it is essential that a pro-development entity, such as the City control the property. GPN, PIC and other agencies, and members of the community have expressed support for moving forward with the acquisition. Negotiations with the property owner have produced terms and conditions acceptable to both parties resulting in a purchase agreement that expires in March of 2015, stated Mr. Schmiesing.

Mayor Fess stated this project was discussed in the Executive Session. It is very exciting to see the Riverfront District come to life, as it will change the whole look of the downtown and the community, stated Mayor Fess.

Public Comment

No one came forward to speak for or against Resolution No. R-9-15.

Moved by Commissioner Wilson, seconded by Commissioner Martin, that Resolution No. R-9-15 be adopted. Roll call, Aye: Wilson, Fess, Terry, and Martin. Nay: None. Motion carried unanimously. Mayor Fess then declared Resolution No. R-9-15 adopted.

RES. NO. R-10-15

A Resolution requesting authorization to purchase property located at 117 S. Main Street

City Planner, Chris Schmiesing provided the Staff Report.

The property located at 117 S. Main Street has been identified by the Downtown Riverfront Redevelopment Strategy as a key parcel in regards to the redevelopment envisioned for the area, and it is essential that a pro-development entity, such as the City control the property. GPN, PIC and other agencies, and members of the community have expressed support for moving forward with the acquisition. Negotiations with the property owner have produced terms and conditions acceptable to both parties resulting in a purchase agreement that expires in December of 2015, stated Mr. Schmiesing.

Public Comment

No one came forward to speak for or against Resolution No. R-10-15.

Moved by Commissioner Terry, seconded by Commissioner Wilson, that Resolution No. R-10-15 be adopted. Roll call, Aye: Wilson, Terry, Martin, and Fess. Nay: None. Motion carried unanimously. Mayor Fess then declared Resolution No. R-10-15 adopted.

RES. NO. R-11-15

A resolution requesting authorization to purchase property located at 101 S. Main Street

The property located at 101 S. Main Street has been identified by the Downtown Riverfront Redevelopment Strategy as a key parcel in regards to the redevelopment envisioned for the area, and it is essential that a pro-development entity, such as the City control the property. GPN, PIC and other agencies, and members of the community have expressed support for moving forward with the acquisition. Negotiations with the property owner have produced terms and

conditions acceptable to both parties resulting in a purchase agreement that expires in May of 2015, stated Mr. Schmiesing

Public Comment

No one came forward to speak for or against Resolution No. R-11-15.

Moved by Commissioner Martin, seconded by Commissioner Terry, that Resolution No. R-11-15 be adopted. Roll call, Aye: Fess, Wilson, Terry, and Martin. Nay: None. Motion carried unanimously. Mayor Fess then declared Resolution No R-1-15 adopted.

RES. NO. R- 12-15

A Resolution retaining the services of the Auditor of State for the 2014 Annual Audit for the City of Piqua

Assistant City Manager/Finance Director Cynthia Holtzapple provided the Staff Report.

Annually the City of Piqua undergoes an audit of the financial statements. Prior to this year an Independent Certified Accounting firm has completed the audits. The auditor of State has decided to complete the audit themselves for the fiscal period of January 1, 2014 through December 31, 2014. The audit will begin shortly and be completed on or before June 30, 2105 at a cost not to exceed \$40,795, stated Ms. Holtzapple.

Commissioners ask several questions regarding who completed the audits in the past, and why changing companies now. Ms. Holtzapple provided the information.

Public Comment

No one came forward to speak for or against Resolution No. R-12-15

Moved by Commissioner Martin, seconded by Commissioner Wilson, that Resolution No. R-12-15 be adopted. Roll call, Aye: Martin, Fess, Wilson, and Terry. Nay: None. Motion carried unanimously. Mayor Fess declared Resolution No. R-12-15 adopted.

RES. NO. R-13-15

A Resolution requesting the final legislation to enter into an agreement with the Ohio Department of Transportation for the replacement of the traffic signal on US Route 36 at Looney Road, Scott Drive/Centre Court, and the two I-75 entrance/exit ramps

City Engineer, Amy Havenar provided the Staff Report.

ODOT approached the City of Piqua to see if they were interested in replacing the traffic signals at Looney Road ad Scott Drive/Centre Court at the same time they are replacing their traffic signals at the US 36/I-75 interchange. ODOT offered to provide all of the design services for the City traffic signals and bid out the project as well. The existing traffic signals will be replaced with decorative mast arms and will include emergency preemption and video detection.

Preliminary Legislation with ODOT was passed on October 7, 2015 for the Traffic signal replacement project. This is the final legislation needed for ODOT to complete the bidding and award the project, stated Ms. Havenar.

The City is responsible for paying the entire cost of the traffic signal construction at Scott Drive/Centre Court and Looney Road. The City is also responsible for paying the difference in the cost to upgrade from standard mast arms to the decorative mast arms at the two signalized ramp intersections. This item was discussed in detail during the 2015 103 Fund Budget Meeting, stated Ms. Havenar

Commissioners asked several questions which Ms. Havenar provided the information.

City Manager Huff stated this will make the area more attractive when coming off I-75.

Public Comment

No one came forward to speak for or against Resolution No. R-13-15.

Moved by Commissioner Wilson, seconded by Commissioner Martin, that Resolution No. R-13-15 be adopted. Roll call, Aye: Terry, Martin, Fess, and Wilson. Nay: None. Motion carried unanimously. Mayor Fess declared Resolution No. R-13-15 adopted.

RES. NO. R-14-15

A Resolution to Award a contract to CDM Smith for the construction administration of the new Water Treatment Plant

Assistant Water Plant Superintendent, Bob Jennings provided the Staff Report.

On November 12, 2012, CDM Smith was contracted by the City of Piqua to engineer and design a new Water Treatment Plant. In September of 2014, the plans for the new plant were finalized and approved by the Ohio EPA.

On October 30, 2014 bids were opened for the construction of the new plant. A Resolution to award contract to Peterson Construction Company for that construction is before the Commission in conjunction with this Resolution.

On November 18, 2014, Resolution #R-121-14 was passed authorizing an intent to award the contract to CDM Smith for loan purposes.

This Resolution will allow CDM Smith to oversee all aspects of the construction of the plant and ensure that it follows the plans as designed.

The contract for the construction administration with CDM Smith is \$4,101,352.00. However, we are including a 5% contingency which brings the total to \$4,306,420.00

This is an emergency Resolution due to construction timelines. A pre-construction meeting, groundbreaking, and actual construction start dates have already been set. Any further delay in awarding the contract would postpone these dates and possibly incur additional costs to the City, stated Mr. Jennings.

Bob Yoxthimer of CDM Smith provided a brief overview of the reason for this legislation.

Several questions were asked regarding the groundbreaking and the reason for the emergency legislation. Law Director Stacy Wall explained the reason for the emergency legislation at this time.

Public comment

Jeff Lange, St. Rt. 66, came forward thanking the City for taking the initiative to put in the new water treatment plant, as we need to continue to protect our waterways.

Moved by Commissioner Wilson, seconded by Commissioner Terry, that Resolution No. R-14-15 be adopted. Roll call, Aye: Wilson, Terry, Martin, and Fess. Nay: None. Motion carried unanimously. Mayor Fess declared Resolution No. R-14-15 adopted.

RES. NO. R-15-15

A Resolution to award a contract to Peterson Construction Company for the construction of a new Water Treatment Plant

Assistant Water Plant Superintendent, Bob Jennings provided the Staff report.

A survey conducted by the Ohio EPA in 2006, showed that the age and condition of the current Water Treatment Plant would not allow it to meet EPA regulations in upcoming years. The EPA recommended that the City explore options for future needs.

In the following years, various studies were conducted to look at alternatives for the City of Piqua and its needs for water treatment. It was found that the best viable option was to build a new 6.75 million gallon per day surface water treatment plant.

CDM Smith was contracted by the City to engineer and design the new treatment plant. On September 18, 2014, a mandatory pre-bid meeting was held to allow contractors a chance to view the site and ask questions about the project. On October 30, 2014, four bids were received for the above referenced project.

Peterson Construction was the low bidder with a base bid amount of \$35,900,000.00. The bid also included two alternate items that the City feels is imperative to include at this time. The bid for these two items is \$302,000.00. The total project cost will be \$38,012,100.00 which includes a 5% contingency.

On November 18th, 2014, Resolution # R-120-14 was passed to authorize intent to award the contract to Peterson Construction for loan purposes.

Attached is a letter from our engineering consultant, CDM Smith, making recommendation to award a contract to Peterson Construction as well as a bid summary sheet.

This is an emergency Resolution due to construction timelines. A pre-construction meeting, groundbreaking, and actual construction start dates have already been set. Any further delay in awarding the contract would postpone these dates and possibly incur additional costs to the City.

Public Comment

No one came forward to speak for or against Resolution No. R-15-15.

Moved by Commissioner Martin. seconded by Commissioner Terry, that Resolution No. R-15-15 be adopted. Roll call, Aye: Fess, Wilson, Terry, and Martin. Nay: None. Motion carried unanimously. Mayor Fess declared Resolution No. R-15-15 adopted.

RES. NO. R-16-15

A Resolution authorizing a purchase order to Cascade Engineering for the purchase of recycling carts

Director of Health and Sanitation, Amy Welker provided the Staff Report.

The Sanitation Department will begin providing curbside recycling service to customers on May 1, 2015. As part of that service the city will provide refuse customers with a 64 gallon recycling cart with a lid and wheels. The carts will be distributed beginning in April and there will be o increase to customers with the addition of this service, stated Ms. Welker.

The Sanitation Department opted to utilize the national Joint Powers Alliance (NJPA) Cooperative purchasing contract with Cascade Engineering. The NJPA works the same as the State bid contract process, and the city has utilized NJPA for other contracts.

Cascade Carts meet the specifications of the department and are highly recommended by other municipalities that utilize them and have a 10 year warranty with full replacement, stated Ms. Welker. (A cart was brought forward for Commissioners to see.)

Commissioners asked several questions regarding the use and storage of the containers, if the 64 gallon was the only size available, will there be a need to increase staff, and what happens if they are damaged. Ms. Welker answered all questions.

City Manager Huff stated he has seen this type of container used in other municipalities without any problems.

Public Comment

No one came forward to speak for or against Resolution No. R-16-15.

Moved by Commissioner Terry, seconded by Commissioner Wilson, that Resolution No. R-16-15 be adopted. Roll call, Aye: Martin, Fess, Wilson, and Terry. Nay: None. Motion carried unanimously. Mayor Fess declared Resolution No. R-16-15 adopted.

RES. NO. R-17-15

A Resolution authorizing a purchase order to Barrett Paving Materials, Inc. as the primary supplier of hot mix for the 2015 Street and Alley Maintenance Program

Public Works Director, Doug Harter provided the Staff Report.

In December of 2015 bids for asphalt were sent out to several companies, and bids were received on January 8, 2015.

The City has had issues over the past few years with obtaining the type and amount of asphalt they need for a project from the Barrett plant. The Barrett plant has only one hopper which means they can only produce one type of asphalt at a time. Several times the City has had to delay a project until they get the type of asphalt needed, and if for some reason the Barrett plant breaks down we are at their mercy as to when we can get the asphalt, stated Mr. Harter.

In the past the City has purchased asphalt from both Valley Asphalt and Barrett Paving depending on who had the mix available that was needed at any given time. We would like to issue a Purchase Order to both Barrett Paving and Valley Asphalt for the purchase of 402 & 404 asphalt to ensure that the asphalt will be available to the City when it is needed, said Mr. Harter.

Public Comment

No one came forward to speak for or against Resolution No. R-17-15.

Moved by Commissioner Terry, seconded by Commissioner Wilson, that Resolution No. R-17-15 be adopted. Roll call, Aye: Terry, Martin, Fess, and Wilson. Nay: None. Motion carried unanimously. Mayor Fess declared Resolution No. R-17-15 adopted.

RES. NO. R-18-15

A Resolution authorizing a purchase order to Piqua Material Inc. as the supplier of stone and cold patch for the 2015 Street and Alley Maintenance Program

Public Works Director Doug Harter provided the Staff Report.

Barrett Paving plant is located in Moraine and is too far to drive to pick up the cold patch needed. We would like to purchase all stone and cold patch from Piqua Materials due to the close proximity of their plant to the work areas and increasing efficiency, stated Mr. Harter.

Public Comment

No one came forward to speak for or against Resolution No. R-18-15.

Moved by Commissioner Wilson, seconded by Commissioner Terry, that Resolution No. R-18-15 be adopted. Roll call, Aye: Wilson, Terry, Martin, and Fess. Nay: None, Motion carried unanimously. Mayor Fess then declared Resolution No. R-18-15 adopted.

RES. NO R-19-15

A resolution requesting authorizing to enter into an agreement with Howell Contractors, Inc. for construction of the Great Miami River Interceptor Siphon Improvements

Underground Utilities Superintendent, Todd Brandenburg provided the Staff Report.

As a critical element of the Sanitary Sewer System Master Plan (April 2013 performed by CDM Smith, it has been recommended and agreed upon by the Underground Utilities Department, that the Great Miami River Siphon Line be augmented by an additional 24” siphon line as stated in Section 8.1 Capital Improvement Plan – Phase 1.

This necessary improvement is vital to the City’s efforts in eliminating the current Sanitary Sewer Overflow (SSO) located on the west side of the Great Miami River. Through flow monitoring and system modeling, it has been determined that the City’s existing siphon capacity is creating a “hydraulic bottleneck” during wet weather events. This improvement will allow for greater flow rates to be conveyed to the Wastewater Treatment Plant for equalization and treatment, thus reducing the risk of surcharging into the collection system and subsequently creating an SSO event.

The City has currently been working with ARCADIS U.S., Inc., to complete a design and bid the additional 24” siphon under the Great Miami River.

On June, 26, 2014, the City of Piqua Finance Department opened bids for the Great Miami River Siphon Improvements Project with no responding bidders. ARCADIS U.S., Inc., along with City staff interviewed potential bidders to determine why there were no responses and made some minor changes to the contract in an effort to attract some competitive bids in the future.

On December 6, 2014, the request for bidders for this improvement project was advertised and again advertised for a second time December 13, 2014. On January 9, 2015 at 1:00 P.M., bids were opened by the City Finance Department

Two bids were received and analyzed by City staff and consulting engineers at ARCADIS U.S., Inc., and it was determined that Howell Contractors Inc., is the lowest and best bid for this project.

Public Comment

No one came forward to speak for or against Resolution No. R-19-15.

Moved by Commissioner Terry, seconded by Commissioner Wilson, that Resolution No. R-19-15 be adopted. Roll call, Aye: Martin, Fess, Wilson, and Terry. Nay: None. Motion carried unanimously. Mayor Fess declared Resolution No. R-19-15 adopted.

MONTHLY REPORTS – NOVEMBER 2014

Monthly Reports for the month of November 2014 were accepted.

PUBLIC COMMENT

Don Friesthler, Piqua Water Plant Superintendent came forward and thanked the City Commission for their support on the new Water Treat Plant project, and invited them to the groundbreaking ceremony on January 28th, at 10:00 A.M.

Bill Jaqua, Sunset Drive, came forward stating he provided a letter to the Mayor and the City Commissioners regarding some changes he would like to see take place in City Government, to help the city grow. Mr. Jaqua further stated he hopes the Mayor and Commissioners read his letter.

Mayor Fess thanked Mr. Jaqua for his information and request, further stating she also wants to see Piqua continue to grow.

City Manager's Report

City Manager Huff stated there was a large water main break on High Street that effected 2500 resident in the west end of the city. City Manager Huff explained the process in notifying residents of the boil advisory, further stating he realized that the Time Warner telephone customers were not notified for some reason, and are working on the situation.

City Manager Huff thanked the Underground Utilities Department employees for all of their hard work during the water main break.

Water Plant Superintendent Don Friesthler provided information regarding the testing of the water samples before lifting the boil advisory.

City Manager Huff stated a water pipe broke in the Ft. Piqua Plaza but the water was confined to the stairwell, further stating they are taking steps to prevent this from happing again in the future. City Manager Huff thanked Bob Grazer for working all weekend helping with clean up to keep the Ft. Piqua Plaza open.

Commissioners Comments

Commissioner Wilson asked if only land line customers were notified of the boil advisory? City Manager Huff provided information on the boil advisory, further stating customer can call in and provide telephone numbers for future notification.

Commissioner Wilson stated the new Dunham's Sporting Goods Store will be holding job interviews on Saturday, January 24th from 9:00 a.m. to 4:00 p.m. at the Miami Valley Centre Mall, and are hoping to hire around 50 people.

Commissioner Terry congratulated Assistant Fire Chief Jonathan Stevens, Fire Captain Tim Risner on their promotions, and Mike Peltier on his retirement from the Fire Department after 30 years of service to the City of Piqua and the Community.

Commissioner Martin also congratulated the Fireman and Mike Peltier.

Mayor Fess asked Public Works Director Doug Harter how the cold weather has effected the patching and if there has been much damage due to the cold weather. Mr. Harter stated there has been some damage but will keep working to keep things going,

Moved by Commissioner Martin, seconded by Commissioner Wilson, to adjourn from the Regular Commission Meeting at 9:25 P.M. Voice vote, Aye: Martin, Wilson, Terry, and Fess. Nay: None.

LUCINDA L. FESS, MAYOR

PASSED: _____

ATTEST: _____
REBECCA J. COOL
CLERK OF COMMISSION