

CITY OF SPRINGBORO
320 W. CENTRAL AVENUE, SPRINGBORO, OHIO

CITY COUNCIL WORK SESSION

THURSDAY, NOVEMBER 1, 2007

6:00 PM

CITY COUNCIL
John Agenbroad, Mayor

Marie Belpulsi, Deputy Mayor
Scott Anderson
Jim Chmiel

Gary Hruska
Sheila Lairson
John D. Parise

CITY STAFF
Chris Thompson, City Manager

Chris Pozzuto, Assistant City Manager

Alan Schaeffer, Law Director
Lori Martin, Clerk of Council

- ITEM 1. CALL TO ORDER.** Mayor Agenbroad called the Work Session to order at approximately 6:00 PM in Council Chambers.
- ITEM 2. ATTENDANCE.** Mr. Chmiel was absent.
- ITEM 3. LEGISLATIVE AGENDA.** – City Council considered 2 legislative agenda item slated for the November 1, 2007 City Council Regular Meeting.

Mayor Agenbroad asked if there were any objections to amending the legislative agenda to include item 2, a resolution. There were no objections.

- 1) **RESOLUTION:** A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A CONTRACT WITH EARTH & PIPE CONTRACTING INC. FOR THE CONSTRUCTION OF "YANKEE ROAD SANITARY SEWER, PHASE II".

No discussion.

AMENDMENT:

- 2) **RESOLUTION:** A RESOLUTION AUTHORIZING THE CITY MANAGER TO PURCHASE TRAFFIC SIGNAL POLES AND MISCELLANEOUS EQUIPMENT FROM PATH MASTER FOR THE INSTALLATION OF A TRAFFIC SIGNAL AT WEST CENTRAL AVENUE AND THE DRUG MART SHOPPING CENTER.

Mr. Anderson asked what the City's total cost is for this project? Ms. Thompson replied that the City's total commitment to this project is \$66,000.

Ms. Lairson asked if there would be any restructuring of the Drug Mart parking lot? Ms. Thompson answered that the contractor would begin saw-cutting the curbs of the parking lot tomorrow. The contractor has already contacted the Goddard School and shown them the plans. Dick Rentz, who represents Springboro Pointe Plaza, has been involved in the project from the beginning and is helping to finance the project. Drug Mart chose Recko as their contractor, and the City's

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representatives have met with Recko and are comfortable with that choice. Recko will make the improvements on the Drug Mart side first; then they will gravitate to the other side of the street. A temporary signal will be installed until the mast arms are delivered, which will take approximately three to six months once they are ordered. The mast arms are part of the purchase authorized by this resolution. Ms. Thompson stated that the reconstruction work and temporary signal should be in place before the end of the year, as anticipated.

ITEM 4. CITY MANAGER. –Issues/Reports.

Ms. Thompson commented that she received some information regarding recognition the City received for its water source contamination program; she will report this information at the next Council meeting.

2008 Budget Presentation – The 2008 City Budget will be presented and discussed at a City Council Special Meeting on Tuesday, November 13 at 5:00 PM in Council Chambers.

City Building Update – The basement of the City building has been cleaned out despite the standing water. Staff members have been prepping the building for demolition and will begin moving personal items, boxes, etc. to Dalco in the near future. The car wash will be demolished in two weeks and Jack Sharts' building will be demolished in December followed by the City building in January. The City will move to Dalco at 425 S. Pioneer Blvd. on Friday, December 7 and Monday, December 10. The City building cannot be vacated until the phone system is in place at Dalco. The City's Computer Systems Administrator Matt Lang has been working extensively with AT&T regarding the phone system. Ms. Martin has been working with some companies to make sure that the audio/recording systems for Council Meetings are appropriate at the temporary facility. Ms. Thompson thanked Police Lieutenant Tim Parker, Police Chief Kruithoff, and the Service Department who helped clean out the basement and who worked with departments to ensure that the City was not disposing of anything that would violate the new public records retention laws.

Ms. Thompson stated that she had received an inquiry from Ms. Belpulsi regarding whether anyone was taking photos of the City building to create an historical record. Ms. Thompson explained that Melody Meredith (Police Department Records Manager) is taking those photos and has covered the entire building. Ms. Belpulsi commented that Planning Commission Member Hans Landefeld had actually contacted her regarding the City creating a visual record of the City building. Ms. Thompson assured Ms. Belpulsi that the City was already in the process of taking photos of the building. Ms. Thompson added that Mr. Landefeld's point is well taken; a visual record would show the current conditions of the City building and explain why a new building is needed.

Ms. Thompson continued by stating that the walls would be installed at Dalco prior to November 15. Ms. Thompson added that Mr. Pozzuto has worked hard to organize and coordinate the City's move to Dalco.

New City Building – As far as the new building is concerned, the Police Department internal issues have been worked out with the consultant, David Bostwick, and Architect John Fabelo with respect to the spatial needs and relationships within the department. Next week, the department heads will meet with Mr. Fabelo to discuss the specifics of the plan for the other departments and how departments will relate to achieve the one-stop shopping experience for our citizens. Following the meeting with department heads, Mr. Fabelo will meet with the Clerk of Council and Clerk of Court regarding the Council and Court areas of the building. Finally, Mr. Fabelo will meet with City Council to discuss the appearance of the Council Chambers and related spaces, technology, etc.

Website Remodel – Ms. Thompson explained that the new website design is very late. She further explained that the contractor would be finished with the new design in a couple of weeks, but she intends to address the contract cost because he has not met the deadline.

Austin Road Interchange Project – Steve Stanley, Director of the Montgomery County Transportation Improvement District, will present information regarding the changes in the financing package for the Austin Road Interchange and how these changes will impact the City's interest. Ms. Thompson commented that they met with the financial consultant to the state infrastructure bank, who explained the impact of some of these changes. Mr. Stanley will have spread sheets and information to share with City Council on November 15.

At this time, Ms. Belpulsi asked if the City would be advertising the temporary move to Dalco in the newspaper? Ms.

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Thompson confirmed that the City's move has been advertised in the newspaper. Ms. Belpulsi also asked if there would be signs on the City building property advertising that the City offices have moved to Dalco? Ms. Thompson explained that the Service Department would use the City's sign maker to make directional signs for the move. There will be signage for the City posted at Dalco as well. In addition, Dalco has asked the City to make five signs for their client parking area. Mr. Pozzuto has been coordinating all of these details.

Finally, Ms. Thompson stated that the City's mailing address would remain the same, and the mail would be picked up at the post office daily.

ITEM 5. CLERK OF COUNCIL. –Issues/Reports.

Citizen Committee Update – Ms. Martin commented that she has been receiving letters of interest from residents to serve on the various citizen committees. Ms. Martin will compile the applications and forward them to Council in one of the upcoming agenda packets for review. Ms. Martin also commented that she is advertising the Charter Review Commission again in this week's edition of the local newspapers due to the lack of response. She added that she is grateful to the Star Press for running the ad for the City free of charge.

Christmas in Historic Springboro Festival – The festival will be held November 16, 17, and 18; the Parade will take place on Saturday, November 17 at Noon. Parade transportation for City Council has been arranged per tradition, and details will be forthcoming via e-mail.

Thanksgiving Holiday – The Thanksgiving Holiday will be observed on November 22 and 23. The City offices will be closed.

Ms. Martin announced that she would be on vacation the third week of November, November 19-23. Ms. Thompson stated that she would be on vacation that week as well.

Election Polling Site – The Council Chambers will no longer be a polling site for Springboro Voting Precinct 0032. Due to the City's pending move, the Board of Elections has chosen to permanently relocate this polling site to Springboro Baptist Church at 125 E. Mill Street. City staff is prepared to direct voters to the new polling site if necessary. The Board of Elections has notified all voters in Precinct 0032 regarding this change.

ITEM 6. CITY COUNCIL. –Issues/Reports.

Mr. Parise – Mr. Parise asked if there would be any lane closures on SR73 resulting from the demolition? Ms. Thompson replied no, not that she is aware of, not for the car wash. Mr. Parise clarified by asking if SR73 would be closed for the demolition of the carwash, the corner lot (Jack Sharts' building), or the City building? Ms. Thompson stated that there should not be any road closures during any of the demolitions, but if there were; it would be for the City building.

Mr. Hruska – No issues/reports.

Mr. Lairson – No issues/reports.

Mr. Anderson – No issues/reports.

Ms. Belpulsi – Ms. Belpulsi will present a Planning Commission report at tonight's City Council Regular Meeting under Reports. In addition, Ms. Belpulsi will present a notice of an application for a Liquor License transfer at tonight's City Council Regular Meeting under Other Business. The notice is for a permit transfer from Grapes of Ruth Inc. to Hey Hey LLC.

Mayor Agenbroad asked if there were any objections to this request for a permit transfer? Ms. Belpulsi replied no, the Police Department has completed their investigation and has not objections.

Mayor Agenbroad – Mayor Agenbroad noted that Mr. Chmiel is on vacation, and he would ask for a motion to excuse Mr. Chmiel at tonight's City Council Regular Meeting.

ITEM 7. ADJOURNMENT. *With no further discussion, Mayor Agenbroad adjourned the City Council Work Session at approximately 6:20 PM.*

CITY OF SPRINGBORO
320 W. CENTRAL AVENUE, SPRINGBORO, OHIO

CITY COUNCIL REGULAR MEETING

THURSDAY, NOVEMBER 1, 2007

7:00 PM

CITY COUNCIL
John Agenbroad, Mayor

Marie Belpulsi, Deputy Mayor
Scott Anderson
Jim Chmiel

Gary Hruska
Sheila Lairson
John D. Parise

CITY STAFF
Chris Thompson, City Manager

Chris Pozzuto, Assistant City Manager

Alan Schaeffer, Law Director
Lori Martin, Clerk of Council

ITEM 1. CALL TO ORDER. Mayor Agenbroad called the Springboro, Ohio City Council Regular Meeting to order at 7:00 PM in Council Chambers at the Springboro City Building, 320 W. Central Avenue, Springboro, Ohio.

ITEM 2. PLEDGE OF ALLEGIANCE. Mayor Agenbroad led the Pledge of Allegiance.

ITEM 3. ROLL CALL. Agenbroad, Present; Anderson, Present; Belpulsi, Present; Chmiel, Absent; Hruska, Present; Lairson, Present; Parise, Present.

Mr. Hruska motioned to excuse Mr. Chmiel from the meeting. Ms. Belpulsi seconded the motion.

No discussion.

VOTE: Agenbroad, Yes; Hruska, Yes; Parise, Yes; Lairson, Yes; Anderson, Yes; Belpulsi, Yes. [APPROVED 6-0]

ITEM 4. APPROVAL OF MINUTES: THE MINUTES OF THE OCTOBER 18, 2007 CITY COUNCIL WORK SESSION AND REGULAR MEETING.

Ms. Belpulsi motioned to approve the Minutes of the October 18, 2007 City Council Work Session and Regular Meeting as submitted by the Acting Clerk of Council. Mr. Hruska seconded the motion.

No corrections.

VOTE: Parise, Yes; Lairson, Yes; Anderson, Yes; Belpulsi, Yes; Agenbroad, Yes; Hruska, Yes. [APPROVED 6-0]

ITEM 5. PRESENTATIONS: No presentations.

ITEM 6. LEGISLATION:

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Mayor Agenbroad asked for a motion to amend the legislative agenda to add item 2, a resolution.

Ms. Lairson motioned to amend the legislative agenda to add legislative item 2, a resolution. Ms. Belpulsi seconded the motion.

No discussion.

VOTE: Agenbroad, Yes; Hruska, Yes; Parise, Yes; Lairson, Yes; Anderson, Yes; Belpulsi, Yes. [APPROVED 6-0]

City Council held a Work Session at 6:00 PM tonight for approximately 20 minutes to discuss the following legislative items as well as other matters before the City.

- 1) **RESOLUTION R-07-49:** "A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A CONTRACT WITH EARTH & PIPE CONTRACTING INC. FOR THE CONSTRUCTION OF "YANKEE ROAD SANITARY SEWER, PHASE II"," was read by the Clerk of Council. Ms. Thompson commented on this item as follows:

This resolution authorizes a contract with Earth & Pipe Contracting Inc. to construct the "Yankee Road Sanitary Sewer, Phase II" from the entrance of Green Leaf Village Subdivision to the lift station, which is currently on Yankee Road. The City is very much in favor of eliminating the lift stations whenever possible, and this project will eliminate the lift station on Yankee Road. This project will also improve Lytle Five Points Road from Country Club Lane to approximately 240 ft. east widening the roadway to three lanes with curb, gutter, storm sewer, and sidewalk.

Mayor Agenbroad presented the item for questions/comments. No questions/comments.

Mr. Hruska motioned to adopt Resolution R-07-49. Ms. Lairson seconded the motion.

No discussion.

VOTE: Anderson, Yes; Belpulsi, Yes; Agenbroad, Yes; Hruska, Yes; Parise, Yes; Lairson, Yes. [APPROVED 6-0]

AMENDMENT:

- 2) **RESOLUTION R-07-50:** "A RESOLUTION AUTHORIZING THE CITY MANAGER TO PURCHASE TRAFFIC SIGNAL POLES AND MISCELLANEOUS EQUIPMENT FROM PATH MASTER FOR THE INSTALLATION OF A TRAFFIC SIGNAL AT WEST CENTRAL AVENUE AND THE DRUG MART SHOPPING CENTER," was read by the Clerk of Council. Ms. Thompson commented on this item as follows:

This resolution authorizes the purchase of traffic signal poles and miscellaneous equipment from Path Master for the installation of a traffic signal at West Central Avenue and the Drug Mart Shopping Center. The bids for the traffic signal poles were \$26,955, \$28,292, and \$32,313. The lowest bid was from Path Master at \$26,955. This resolution is for a total amount of \$38,355, which includes \$11,400 to purchase signal heads, pedestrian push buttons, and the controller unit as required. Ms. Thompson thanked the representatives from the Drug Mart organization and from the Springboro Pointe Plaza who are making financial contributions in order to accomplish this project.

Mayor Agenbroad presented the item for questions/comments. No questions/comments.

Mr. Parise motioned to adopt Resolution R-07-50. Ms. Belpulsi seconded the motion.

No discussion.

VOTE: Agenbroad, Yes; Hruska, Yes; Parise, Yes; Lairson, Abstain; Anderson, Yes; Belpulsi, Yes.

[APPROVED 5-0-1]

ITEM 7.

REPORTS:

Mayor's Report – Election Day is Tuesday, November 6, 6:30AM-7:30PM. For questions regarding the election or voting, please contact the Board of Elections at 937-425-1358. A City Council Special Meeting will be held on Tuesday, November 13 at 5:00PM in Council Chambers to accommodate the 2008 City Budget Presentation. The Christmas in Historic Springboro Festival will be held on November 16, 17, and 18; Santa's Parade will take place at Noon on Saturday, November 17. The Thanksgiving Holiday will be observed on November 22 and 23; whereby, the City offices will be closed. The next City Council Work Session will be held on Thursday, November 15, 2007 at 6:00 PM in Council Chambers, as scheduled. The next City Council Regular Meeting will be held on Thursday, November 15, 2007 at 7:00 PM in Council Chambers, as scheduled. In addition, the Finance Committee will be held on Thursday, November 15, 2007 at 5:30 PM in Council Chambers, as scheduled.

City Manager's Report – No report.

Committee Reports –

Mr. Parise – No reports.

Mr. Hruska – No reports.

Ms. Lairson – No reports.

Mr. Anderson – No reports.

Ms. Belpulsi – Planning Commission – The Planning Commission held a Formal Meeting on Wednesday, October 31, 2007 at 7:00 PM in Council Chambers to act on the following items: Site Plan Review – 550 North Main Street, proposed office park consisting of two buildings; Site Plan Review – 610 West Central Avenue, TrueNorth/Dunkin' Donuts, new retail building consisting of a new convenience store and restaurant; Site Plan Review – 150 Remick Boulevard, Southwest Church, landscaping plan, revised building elevations and site plan; Landscaping Plan – 3363 South Tech Boulevard, landscaping for Maverick manufacturing facility; Revision to Approved Landscaping Plan – 3143 West Lower Springboro Road, Beck Ridge Planned Unit Development-Residential, revised landscaping plan and development identification signage. All plans were approved. The next Planning Commission Work Session will be held on November 14, 2007 at 7:00 PM in Council Chambers, as scheduled.

ITEM 8.

OTHER BUSINESS. Ms. Belpulsi presented a notice of an application for a Liquor License transfer as follows:

A notice of an application for a Liquor License transfer from Grapes of Ruth Inc., 495 N. Main St., Springboro, Ohio 45066 bearing the number 3329353 to Hey Hey LLC, 495 N. Main St., Springboro, Ohio 45066 bearing the number 3814668. The Liquor License is for Permits D-1, D-2, and D-3 – On premises sale, consumption, or take out of beer, wine, mixed beverages, and also the on premises sale and consumption of spirituous liquor until 1:00 a.m. The Springboro Police Division can find no cause for objection to this application, and recommends that City Council and the City of Springboro not express any objections and not request a hearing from the Ohio Division of Liquor Control.

Ms. Belpulsi motioned that the City Council and the City of Springboro not express any objections and not request a hearing from the Ohio Division of Liquor Control regarding this application. Mr. Hruska seconded the motion.

No discussion.

VOTE: Parise, Yes; Lairson, Yes; Anderson, Yes; Belpulsi, Yes; Agenbroad, Yes; Hruska, Yes. [APPROVED 6-0]

Ms. Martin mentioned that for many, many years the City Building has been a polling site for Precinct No. 0032 in the

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City. In anticipation of the City's move, the Board of Elections has chosen to permanently relocate this voting precinct to the Springboro Baptist Church located at 125 E. Mill Street. Voters in City Precinct 0032 who would normally vote at the City Building will now vote at the 125 E. Mill Street polling site. The Board of Elections has notified all of the voters in Precinct No. 0032 regarding this change. If voters do come to the City building to vote, staff will direct voters to the new polling site.

ITEM 9.

FINAL COUNCIL AND MANAGER COMMENTS. Mr. Hruska commented that he had the pleasure of riding with Springboro Police Officers on Beggar's Night, as he does every year, to hand out Cracker Jacks to all of the Trick-or-Treaters. It was an enjoyable experience for everyone. In addition, Mr. Hruska reminded voters to exercise their right to vote on Tuesday, November 6.

Ms. Belpulsi commented that the City of Springboro has a number of openings on various boards and commissions. Ms. Belpulsi further commented that one of the most important committees for which the City will be looking for volunteers is the Charter Review Commission. By law, the City reviews the Charter every eight years. The Charter Review Commission consists of nine citizens of Springboro, required to be registered voters and residents of the City. Ms. Belpulsi encouraged anyone interested in City government to volunteer for this commission because the Charter is the foundation of the City's government and dictates how the City operates. If anyone were interested in learning more about our City government this commission would be a great opportunity. The Charter Review Commission is a temporary, short-term commission lasting six months. The commission will meet a couple of times a month and make recommendations to City Council regarding any changes that need to be made to the City Charter. Anyone interested in this volunteer opportunity, please contact Lori Martin, Clerk of Council, at the City. Interested volunteers may e-mail Ms. Martin a letter of interest at lori@cityofspringboro.com or contact her for more information at 748-4356.

Mayor Agenbrood stated that this time last year, folks in Springboro were gracious enough to give about \$13,100 toward sending World War II Veterans to the memorial in Washington, D.C. Another three World War II Veterans from Springboro are going to Washington, D.C. this weekend. Mayor Agenbrood commented that City Council would not have another meeting until after Veterans Day on November 11, but he encouraged everyone to hug a vet; it means a lot to them. Mayor Agenbrood echoed Councilman Hruska's comments by stating that veterans have served and died paving the way for our freedom, and that is why everyone should vote on November 6.

ITEM 10.

GUEST COMMENTS. 1) Mike Hemmert, 115 Heatherwoode Boulevard, Springboro – Mr. Hemmert commented that he wished to update City Council on a couple of very positive things happening in the Springboro business community. Rooster's Restaurant located in Springboro Pointe Shopping Center recently closed their business for about three weeks to make an extensive investment into the restaurant. Rossoti's Restaurant in Springboro on the west edge of town recently added a dining room to the restaurant, which is another significant investment. Mr. Hemmert encouraged everyone to try these restaurants. In addition, Mr. Hemmert recently spoke with a man who plays golf on a regular basis, but who had not played at Heatherwoode Golf Course in about five years because of a bad experience he had at Heatherwoode when American Golf managed the course. Mr. Hemmert explained that this gentleman went back to Heatherwoode with a friend, and was glowing with positive comments about Billy Casper Golf.

Mayor Agenbrood thanked Mr. Hemmert for his comments. Mayor Agenbrood asked if there were any other guests who wished to be heard, to please come to the podium and state their name for the record and make their comments accordingly.

2) Joseph Koussa, 1537 Beaver creek Lane, Kettering, OH – Mr. Koussa asked God to protect the troops serving overseas and to bring them home safely. In addition, Mr. Koussa encouraged everyone to vote on Tuesday, November 6. Mr. Koussa commented that 24 million women did not vote in 2004 because they did not have a good choice on the ballot. Mr. Koussa again encouraged everyone to exercise their right to vote.

Mayor Agenbrood thanked Mr. Koussa for his comments. Mayor Agenbrood asked if there were any other guests that wished to be heard, to please come to the podium and state their name for the record and make their comments accordingly.

3) Terry Easton, Springboro – Mr. Easton commented on the upcoming Christmas in Historic Springboro Festival,

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November 16, 17, and 18. Mr. Easton presented the new festival poster created by a resident who recently moved to Springboro and volunteered her artistic talents. Mr. Easton further commented that some new features have been added to the festival this year including a corn hole tournament, which began last year, a karaoke competition on Saturday night, and Bethlehem Village by the South Dayton Church of Christ on State Street. The church plans to convert the whole street to a village with a live nativity at the back, which will be a nice addition to the festival. The children's area will be greatly expanded also. The festival committee has involved the community quite a bit. The girl scouts are going to hold a bake sale and in exchange for their space they will decorate the six trees that are being donated by Beyond the Greenhouse. The boy scouts are selling greenery and in exchange for their booth they are going to help decorate the tents. In addition, Mr. Easton mentioned that the City always donates a little bit of money to the festival; however, in doing research they talked to Jim Reppert who was one of the people that started the Americana Festival in Centerville 20 years ago, and he suggested that the City should give a little more money. Mr. Easton stated that he realizes things are much different in Centerville, and they appreciate those differences and will appreciate anything that the City is able to donate to the festival. Mr. Easton thanked City Council and offered to answer any questions about the festival.

There were no questions of Council. Mayor Agenbroad commented that the City appreciates all of the work the festival committee does, and they do a great job.

Ms. Thompson asked what year this would be for the festival? Mr. Easton answered that this is the 21st year of the festival.

Mr. Easton also commented that he attended Midfest and the Manchester Inn had a wine garden outside their front entrance. Mr. Easton further commented that there is one restaurant in downtown Springboro with a beer and wine license, and he suggested a wine garden to them, but they could not figure out a way to get the approval to do it. Mr. Easton added that it would be nice to have a wine garden because this restaurant is really packed during the festival, and if they had room on the sidewalk to put up twice as many tables, it would be good business for the festival. Mr. Easton suggested that maybe next year they would find a way to do it. Finally, Mr. Easton announced that the festival has a web site at www.springborofestivals.org.

Mayor Agenbroad thanked Mr. Easton for his comments, and looks forward to the festival. Mayor Agenbroad asked if there were any other guests who wished to be heard, to please come to the podium and state their name for the record and make their comments accordingly.

No other guests came forward.

ITEM 11. EXECUTIVE SESSION. No Executive Session.

ITEM 12. ADJOURNMENT. Mayor Agenbroad thanked the MVCC for tonight's telecast and eventual rebroadcast of this Springboro City Council Meeting.

Ms. Belpulsi motioned to adjourn the meeting; whereby, the Thursday, November 1, 2007 Springboro City Council Regular Meeting was adjourned at approximately 7:20 PM. Mr. Hruska seconded the motion.

No discussion.

VOTE: Parise, Yes; Lairson, Yes Anderson, Yes; Belpulsi, Yes; Agenbroad, Yes; Hruska, Yes. [APPROVED 6-0]

John Agenbroad, Mayor

Presiding Officer

Lori A. Martin, Clerk of Council