

**CITY OF SPRINGBORO
320 W. CENTRAL AVENUE, SPRINGBORO, OH**

CITY COUNCIL WORK SESSION

THURSDAY, OCTOBER 17, 2019

6:00 PM

CITY COUNCIL

**John Agenbroad, Mayor
Dale Brunner, Deputy Mayor/Ward 2
Stephen Harding, At Large
Becky Iverson, At Large
Janie Ridd, Ward 1
Jack Hanson, Ward 3
Jim Chmiel, Ward 4**

CITY STAFF

**Chris Pozzuto, City Manager
Greg Shackelford, 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 Work Session to order on Thursday, October 17, 2019 at 6:00 PM in Council Chambers at the Springboro Municipal Building, 320 W. Central Avenue, Springboro, Ohio.

ITEM 2. ATTENDANCE. Council: Mr. Harding was absent. **Staff:** Mr. Pozzuto, Mr. Shackelford, Mr. Schaeffer and Ms. Martin were present. Police Chief Jeff Kruithoff was also present.

ITEM 3. LEGISLATIVE AGENDA. – Review legislative items slated for October 17.

- 1) **RESOLUTION:** A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A PROFESSIONAL SERVICES AGREEMENT WITH PICKREL, SCHAEFFER & EBELING CO., L.P.A. TO PROVIDE LEGAL COUNSEL AND LEGAL SERVICES FOR THE CITY OF SPRINGBORO AND DESIGNATING GERALD L. MCDONALD AS LAW DIRECTOR FOR THE CITY FROM JANUARY 1, 2020 THROUGH JANUARY 1, 2022.

No discussion.

- 2) **RESOLUTION:** A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT TO PURCHASE APPROXIMATELY 0.23 ACRES OF PROPERTY LOCATED ON WEST CENTRAL AVENUE AND CURRENTLY WITHIN THE WRIGHT STATION DEVELOPMENT.

No discussion.

ITEM 4. CITY MANAGER. – Issues/Reports.

DriveOhio Update: DriveOhio in cooperation with ODOT and the University of Cincinnati (UC) conducted a traffic analysis on S. Main Street using drones this past spring. Two representatives visited Springboro today to adjust the signal timings at Mill Street based on the data they gathered from the earlier analysis, and they think they are very close to implementing a new traffic pattern plan using the traffic signals to help improve the flow of school traffic. A traffic timing study will be conducted at the Mill Street signal to make sure that it synchronizes with the timing of the signals at SR741/SR73 and

the Junior High School. The City's local traffic consultant will be putting that data together for the City, and in a few weeks, they may be able to unveil some new signal timing for the school traffic, which should really help.

Today, they were experimenting with the signal at SR741/SR73 when traffic was leaving school between 2:30-3:00 PM. By just adding 30 seconds to the timing at SR741/SR73 going north and 30 seconds at Mill Street, the traffic only backed up to Market Street, which is only two blocks when it is usually backed up four blocks. This minor adjustment in the timing of the signals made an improvement based on the data they collected and analyzed at UC. Sometime in the next few weeks, they hope to unveil some new traffic signal timing during school traffic hours, but they will let the community know that it will not be a drastic change i.e. it will not change commute times from 20 minutes to 4 minutes, but it may be able to shave a few minutes off the drive time. The traffic consultant confirmed that they cannot move that volume of traffic on a two-lane road in such a small window of time and expect a drastic improvement in drive time. Again, they will be adjusting the timing of the traffic signals along S. Main Street to help improve school traffic flow.

Ms. Iverson commented that the traffic flow entering and exiting the Junior High School is changing, and she asked if this would impact the changes they will be making to the traffic signal timing.

Mr. Pozzuto stated that the new traffic pattern at the Junior High School would be taken into account when the traffic signal changes are made.

Leaf Collection Program: Mr. Pozzuto commented that the leaf collection program began on Monday and crews are working in Area 2. The program will continue through December 31.

Vehicle Donation: Mr. Pozzuto commented that occasionally the City donates old vehicles that are no longer utilized by the City to various organizations. Currently, the City has a 2008 pick-up truck that staff would like to recommend donating to the Springboro Community Assistance Center. The Assistance Center's volunteers do not always have the proper vehicle to collect food donations i.e. a volunteer may have to pick up a palette of food and their vehicle is not large enough. The Springboro Community Assistance Center has asked if the City would be agreeable to donating that vehicle to them. It is an older vehicle with minimal resale value on GovDeals.com, which is typically the way the City disposes of old vehicles and equipment.

Council agreed that it is a great idea to keep the donation within the community and that the donation is for an important community resource.

A motion would be in order at tonight's Regular Meeting to consider the donation of the 2008 pick-up truck to the Springboro Community Assistance Center.

In addition, Mr. Pozzuto generally commented on the progress of other community projects such as the "Welcome Wall" project at the northeast corner of SR741/SR73 and the Performing Arts Center. Mr. Pozzuto commented that Springboro Community Theatre's next production is "Chicago" with performances beginning November 8. Mr. Pozzuto also mentioned that the Springboro Chamber of Commerce conference rooms in their new space at the PAC are booked almost every day for use by their members. Also, the light poles surrounding the Performing Arts Center have been installed. The poles will have banners attached with the logos of each organization occupying the PAC as well as banners with the Wright Station logo. Seasonal banners will be displayed in the future as well. Lighting will be installed along the roofline of the Performing Arts Center and eventually the trees around the PAC and throughout the Wright Station development will be up lit.

Mr. Shackelford commented on how well the Springboro Chamber Annual Dinner went on Monday night and what a wonderful job Heatherwoode staff did at the event. Mr. Shackelford added that the food was excellent and they received many compliments. Mr. Shackelford also congratulated Mr. Pozzuto and Councilman Harding on the awards they received, which are so well deserved. Councilman Harding received the "Founders Award" and Mr. Pozzuto received the "Friend of the Chamber Award." Mr. Shackelford commented that Mr. Pozzuto spent countless hours trying to make

everything go as smoothly as possible at the Performing Arts Center and deserves that award immensely.

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

Calendar Events: “Trick-or-Treat” will be observed Thursday, October 31, 6:00-8:00 PM. Election Day is Tuesday, November 5; polls open 6:30 AM-7:30 PM. The next City Council Work Session will be held on Thursday, November 7, 2019 at 5:00 PM to accommodate the annual CIP presentation followed by the Regular Meeting at 7:00 PM in Council Chambers. In addition, the City’s annual budget presentation will take place on Thursday, November 21 beginning at 5:00 PM in the Community Room.

ITEM 6. CITY COUNCIL. – Issues/Reports.

Ms. Ridd – No reports.

Ms. Iverson – No reports.

Mr. Hanson – No reports.

Mr. Chmiel – Mr. Chmiel will present a Finance Committee report at tonight’s Regular Meeting under Committee Reports.

Deputy Mayor Brunner – No reports.

Mayor Agenbroad – Mayor Agenbroad noted that an opening on the Board of Zoning appeals was created when City Council appointed Mark Davis to the Planning Commission on October 3. Mike Thompson, who was one of the applicants considered for the Planning Commission opening, has expressed interest in being considered for the open seat on the Board of Zoning Appeals. Mayor Agenbroad asked for a formal motion at tonight’s Regular Meeting to appoint Mike Thompson to the Board of Zoning Appeals for an unexpired term ending December 31, 2022.

In addition, Mayor Agenbroad noted that a motion would be in order at tonight’s Regular Meeting to set a Public Hearing on November 21, 2019 at 7:00 PM in Council Chambers concerning the Planning Commission’s recommendation to repeal and replace the Town Center District Zoning with the proposed Urban Village District Zoning within the City’s Planning & Zoning Code and Zoning Map.

Finally, a motion would be in order at tonight’s Regular Meeting concerning a notice of an application for a liquor permit transfer for Heroes Pizza House located at 92 Edgebrook Drive (the former Campioni’s building).

Mayor Agenbroad asked Mr. Pozzuto when Heroes Pizza House planned to move in.

Mr. Pozzuto answered that they are hoping to move in before the Christmas in Springboro Festival.

ITEM 7. ADJOURNMENT. With no further discussion, Mayor Agenbroad adjourned the Thursday, October 17, 2019 City Council Work Session at approximately 6:15 PM.

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

CITY COUNCIL REGULAR MEETING

THURSDAY, OCTOBER 17, 2019

7:00 PM

CITY COUNCIL

John Agenbroad, Mayor
Dale Brunner, Deputy Mayor/Ward 2
Stephen Harding, At Large
Becky Iverson, At Large
Janie Ridd, Ward 1
Jack Hanson, Ward 3
Jim Chmiel, Ward 4

CITY STAFF

Chris Pozzuto, City Manager
Greg Shackelford, 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 of Thursday, October 17, 2019 to order at 7:00 PM in Council Chambers at the Springboro Municipal Building, 320 W. Central Avenue, Springboro, Ohio.

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

Mayor Agenbroad called upon Deputy Mayor Brunner to give the Invocation.

Invocation presented by Deputy Mayor Dale Brunner.

(Council observed the prayer before proceeding with the Regular Order of Business.)

ITEM 3. ROLL CALL. Agenbroad, Present; Brunner, Present; Chmiel, Present; Hanson, Present; Harding, Present; Iverson, Absent; Ridd, Present. Staff: Mr. Pozzuto, Mr. Shackelford, Mr. Schaeffer and Ms. Martin were present. Police Chief Jeff Kruihoff was also present.

Mayor Agenbroad called for a motion to excuse Ms. Iverson.

Ms. Ridd motioned. Mr. Harding seconded the motion.

No discussion.

VOTE: Brunner, Yes; Ridd, Yes; Agenbroad, Yes; Chmiel, Yes; Hanson, Yes; Harding; Yes. [6-0]

ITEM 4. APPROVAL OF MINUTES: THE MINUTES OF THE CITY COUNCIL WORK SESSION AND REGULAR MEETING OF OCTOBER 3, 2019.

Mayor Agenbroad presented the minutes for additions/corrections. No additions/corrections.

Mayor Agenbroad called for a motion to approve the Minutes.

Mr. Chmiel motioned. Ms. Ridd seconded the motion.

No discussion.

VOTE: Agenbroad, Yes; Chmiel, Yes; Hanson, Yes; Harding, Abstain; Brunner, Yes; Ridd, Yes. [Approved]

ITEM 5. PRESENTATIONS: No Presentations.

ITEM 6. LEGISLATION: City Council held a Work Session at 6:00 PM tonight for approximately 10 minutes to discuss the following legislative items as well as other City business.

- 1) **RESOLUTION R-19-42:** "A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A PROFESSIONAL SERVICES AGREEMENT WITH PICKREL, SCHAEFFER & EBELING CO., L.P.A. TO PROVIDE LEGAL COUNSEL AND LEGAL SERVICES FOR THE CITY OF SPRINGBORO AND DESIGNATING GERALD L. MCDONALD AS LAW DIRECTOR FOR THE CITY FROM JANUARY 1, 2020 THROUGH JANUARY 1, 2022," was read by the Clerk of Council.

This resolution authorizes a professional services agreement with Pickrel, Schaeffer & Ebeling Co, LPA to provide legal services for the City and designating Gerald L. McDonald as Law Director for the City from January 1, 2020 through January 1, 2022.

Mayor Agenbroad commented on this item as Chairman of the Legal Committee as follows: The Legal Committee is composed of Mayor Agenbroad, Deputy Mayor Brunner and Councilman Hanson. The Legal Committee has recommended approval of a two-year renewal of the contract with Pickrel, Schaeffer & Ebeling and the designation of Jerry McDonald as Law Director effective January 1, 2020. Mr. Schaeffer has served the City as Law Director for many years and deserves many accolades for all of the work he has done for the City. Although Mr. Schaeffer will continue to be involved with the City in an advisory capacity, the City thanks him for his service over the years. Mayor Agenbroad also congratulated Jerry McDonald, who will be serving as the City's Law Director going forward.

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

Mayor Agenbroad called for a motion to adopt Resolution R-19-42.

Mr. Harding motioned. Ms. Ridd seconded the motion.

No discussion.

VOTE: Agenbroad, Yes; Chmiel, Yes; Hanson, Yes; Harding, Yes; Brunner, Abstain; Ridd, Yes. [5-0-1]

- 2) **RESOLUTION R-19-43:** "A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT TO PURCHASE APPROXIMATELY 0.23 ACRES OF PROPERTY LOCATED ON WEST CENTRAL AVENUE AND CURRENTLY WITHIN THE WRIGHT STATION DEVELOPMENT," was read by the Clerk of Council. Mr. Pozzuto's comments are summarized as follows:

This resolution authorizes an agreement to purchase approximately 0.23 acres of property located on West Central Avenue and currently within the Wright Station Development. This property formerly known as the Lensink / Dr. Ball building at 66 W. Central Avenue recently purchased by the developer of Wright Station, Mills-Barnett (Synergy Group). The developer has created an LLC known as YOLO Development 1, but is the same entity. They originally purchased the property with the building and subsequently demolished the building. The City will now assume ownership of this property in order to incorporate it into the overall master Ground Lease Agreement with Mills and Synergy for future development. The City will purchase this property in the amount of \$409,640, which was a budgeted capital expenditure for 2019 as the City anticipated purchasing this property this year.

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

Mayor Agenbroad called for a motion to adopt Resolution R-19-43.

Ms. Ridd motioned. Mr. Harding seconded the motion.

No discussion.

VOTE: Brunner, Yes; Ridd, Yes; Agenbroad, Yes; Chmiel, Yes; Hanson, Yes; Harding, Yes. [6-0]

ITEM 7. REPORTS: Mayor's Report – “Trick-or-Treat” will be observed Thursday, October 31, 6:00-8:00 PM; be safe and have fun! Election Day is Tuesday, November 5; polls open 6:30 AM-7:30 PM. Please contact the Board of Elections with any questions about voting at 937-425-1358 or visit their website at www.warrencountyboe.us. The next City Council Work Session will be held on Thursday, November 7, 2019 at 5:00 PM to accommodate the City's annual CIP presentation followed by the Regular Meeting at 7:00 PM in Council Chambers.

City Manager's Report – Mr. Pozzuto reported that the leaf collection program has begun in Springboro. Service crews began collecting leaves on Monday and are currently in Area 2 of the City. The City's website provides daily updates on the leaf collection schedule. The leaf collection program runs through December 31.

Mr. Pozzuto also commented that it has been great getting to know Mr. Schaeffer and working with him. Mr. Pozzuto thanked Mr. Schaeffer for his many years of service and dedication to the City. Mr. Pozzuto also acknowledged that Mr. Schaeffer would continue to serve the City as back up to Jerry McDonald, who will begin serving as City Law Director effective January 1.

Committee Reports –

Ms. Ridd – No reports.

Mr. Harding – No reports.

Mr. Hanson – No reports.

Mr. Chmiel – Finance Committee - The Finance Committee met at 5:30 PM tonight to review the City's finances. Year-to-date revenues are up, expenses are below budget and all City funds are in good condition.

Deputy Mayor Brunner – No reports.

ITEM 8. OTHER BUSINESS. Mayor Agenbroad called for the following motions:

A MOTION TO DONATE A 2008 FORD F-250 PICK-UP TRUCK NO LONGER UTILIZED OR NEEDED BY THE CITY TO THE SPRINGBORO COMMUNITY ASSISTANCE CENTER.

Ms. Ridd motioned. Mr. Brunner seconded the motion.

No discussion.

VOTE: Ridd, Yes; Agenbroad, Yes; Chmiel, Yes; Hanson Yes; Harding, Yes; Brunner, Yes. [6-0]

The City of Springboro is in receipt of a notification for a request for the transfer of a liquor permit bearing the number 3784510 to Heroes Pizza House LLC dba Heroes Pizza House 92 Edgebrook Drive, Springboro, OH 45066. The request is for Permit D-5I – Food service operation where liquor sales are less than 25% gross receipts. On premises consumption and take out same as D-1 and D-2 permits.

The Springboro Police Division has completed a records check on the applicant/application and based on its investigation makes the following recommendation:

The Springboro Police Department can find no cause for objection to this application and recommends Council and the City of Springboro not express any objections and not request a hearing from the Ohio Division of Liquor Control concerning this application.

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

MAYOR AGENBROAD CALLED FOR A MOTION 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 LIQUOR PERMIT APPLICATION.

Mr. Chmiel motioned. Ms. Ridd seconded the motion.

No discussion.

VOTE: Agenbroad, Yes; Chmiel; Yes; Hanson; Yes; Harding, Yes; Brunner, Yes; Ridd, Yes. [6-0]

IN ACCORDANCE WITH OHIO REVISED CODE SECTION 713.12, A PUBLIC HEARING WILL BE HELD BEFORE THE CITY COUNCIL OF THE CITY OF SPRINGBORO, OHIO AT 7:00 P.M. ON THURSDAY, NOVEMBER 21, 2019 IN COUNCIL CHAMBERS AT THE SPRINGBORO MUNICIPAL BUILDING, 320 WEST CENTRAL AVENUE IN SPRINGBORO TO AMEND THE PLANNING & ZONING CODE AND THE OFFICIAL ZONING MAP OF THE CITY OF SPRINGBORO TO REPEAL CHAPTER 1267, TOWN CENTER DISTRICT, AND REPLACE IT WITH THE URBAN VILLAGE DISTRICT, REPEAL AND REPLACE CHAPTER 1286, NONCONFORMITIES, AND AMEND OTHER SECTIONS OF THE PLANNING & ZONING CODE WITH CROSS-REFERENCES TO THE EXISTING TOWN CENTER DISTRICT AND THE PROPOSED URBAN VILLAGE DISTRICT. THE ZONING MAP

AMENDMENTS WOULD REFLECT THE TEXT AMENDMENTS AND PROPOSAL AS RECOMMENDED BY THE PLANNING COMMISSION.

Ms. Ridd motioned. Mr. Harding seconded the motion.

No discussion.

VOTE: Brunner, Yes; Ridd, Yes; Agenbroad, Yes; Chmiel, Yes; Hanson Yes; Harding, Yes. [6-0]

MAYOR AGENBROAD CALLED FOR A MOTION TO APPOINT MIKE THOMPSON TO THE BOARD OF ZONING APPEALS FOR AN UNEXPIRED TERM ENDING DECEMBER 31, 2022.

Ms. Ridd motioned. Mr. Brunner seconded the motion.

No discussion.

VOTE: Ridd, Yes; Agenbroad, Yes; Chmiel, Yes; Hanson Yes; Harding, Yes; Brunner, Yes. [6-0]

ITEM 9. FINAL COUNCIL AND MANAGER COMMENTS. Mayor Agenbroad congratulated Mr. Pozzuto on receiving the “Friend of the Chamber” Award at the Springboro Chamber of Commerce Annual Gala on Monday night. Mayor Agenbroad commented that the award speaks volumes about all of the good things Mr. Pozzuto does on behalf of the City. Mayor Agenbroad thanked Mr. Pozzuto for all of his hard work now and going forward.

Mr. Chmiel commented that it has been a pleasure working with Mr. Schaeffer over his many years of service to the City. Mr. Chmiel further commented that Mr. Schaeffer has been a great Law Director and a great person to know. Mr. Chmiel thanked Mr. Schaeffer for all of his work on behalf of City Council; it has been a pleasure to work with him.

Mr. Schaeffer stated that it has been his pleasure to serve the City and City Council as Law Director.

Mr. Harding commented that the Heatherwoode Golf Course staff deserves accolades for the great job they did with respect to the food and service at the Springboro Chamber Gala on Monday night.

Mr. Pozzuto commented that he would pass Mr. Harding’s compliments on to the Heatherwoode staff.

ITEM 10. GUEST COMMENTS. No Guest Comments.

ITEM 11. EXECUTIVE SESSION. No Executive Session.

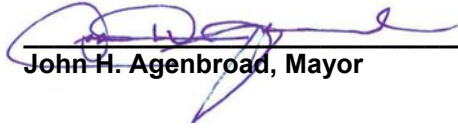
ITEM 12. ADJOURNMENT. Mayor Agenbroad thanked the MVCC for tonight’s telecast and scheduled rebroadcasts of this Springboro City Council Meeting.

Mayor Agenbroad called for a motion to adjourn the Thursday, October 17, 2019 Springboro City Council Regular Meeting at approximately 7:10 PM.

Ms. Ridd motioned. Mr. Harding seconded the motion.

VOTE: Brunner, Yes; Ridd, Yes; Agenbroad, Yes; Chmiel, Yes; Hanson, Yes; Harding, Yes. [6-0]

—MEETING ADJOURNED—



John H. Agenbroad, Mayor

John H. Agenbroad

Presiding Officer

