

The Council Meeting held on January 25, 2012 was called to order by Mayor Stacy with the Pledge to the Flag. All Members of Council were present: Santen, Meyer, Pastrick, Nichols and Meister. Clerk/Treasurer Bolton was present as was Solicitor Hyle.

First order of business was to swear in the new Councilmember appointed to fill the term left vacant by Danny Stacy. Mayor Stacy swore in Megan Randall after which Ms. Randall took her seat at Council.

Mayor Stacy then swore in Harold Duncan as the Street Commissioner for 2012.

	<u>Made By</u>	<u>Seconded By</u>	<u>RESULTS</u>
A Motion to Approve Previous Council Minutes	Santen	Meyers	ALL YEAS
Motion to Pay Warrants & Vouchers and Adopt Pay Ordinance # 1- 2012.	Santen	Pastrick	ALL YEAS

SOLICITOR'S REPORT

Mr. Hyle asked Council to adopt Resolutions to officially authorize two items of business taken care of last meeting with motions.

RESOLUTION # 1 – 2012

APPOINT JOHN SANTEN PRES PRO TEMPORE

A Motion to adopt Resolution #1-2012, A Resolution appointing John Santen, President Pro-Tempore of Council made by Nichols; seconded by Meister. ALL YEAS.

RESOLUTION # 2 – 2012

AUTHORIZE SALARY INCREASE FOR DOVE

A Motion to adopt Resolution #2-2012, A Resolution authorizing increase in salary for James Dove made by Nichols; seconded by Pastrick . ALL YEAS.

Solicitor Hyle reminded Council we can use the services of the County by selling items over the internet. He then brought all Council members up-to-date on the history of our existing TIFF. In summary, our TIFF was established in 2009 and it is a 10-year TIFF. Seventy-five (75%) percent of the TIFF is given to the Village's TIFF Fund. Jan Pastrick asked what the TIFF was originally designated to pay for? A discussion was then held about the kinds of projects that could be paid for from the TIFF funds.

CLERK/TREASURER REPORT

Ms. Bolton asked Council to review legislation which would ask the County Auditor to make advance payment to the Village of their real estate taxes.

RESOLUTION # 3 – 2012

REQUEST ADVANCE OF REAL ESTATE TAXES

A Motion to Adopt Resolution #3-2012, A Resolution Requesting Advance of Real Estate Taxes Owed to the Village made by Nichols; seconded by Santen. ALL YEAS.

The Clerk asked all members of Council to review new phone listing and let her know if all numbers are okay and if any other contact numbers should be added. She then distributed several financial reports and spreadsheets from the 2011 Financial Records. She asked Council to review them and let her know if they have any questions and reminded the new Council members they were meeting Saturday morning for an orientation and information session on the Village accounting and financial recording system.

DEPARTMENT REPORTS

No Departmental reports are expected at this second meeting, but since Street Commissioner Duncan was here to be sworn in, Mayor Stacy asked him to go ahead and give Council an update of any items of interest to them.

Street Commissioner Harold Duncan informed Council the State was going to be changing all of their signs on Rt. 50 and 264 to conform to new reflection regulations. He also indicated his department was going to stay on top of streetlights that are out and stay on Duke to fix them. Mr. Duncan reported he cannot get anyone down to even look at the town clock for less than \$700 to \$1000. It was determined we would wait until permanent appropriations to see what monies we can dedicate to fixing the clock. He then explained how they were caring for the fuel tank currently located on the Maintenance property on N. Miami. They believed they were following OSHA guidelines, but he did contact Fire Chief Ober and he insisted the Village get a pan to place underneath to protect the soil for any leaks. Mayor Stacy asked why we even had the tank and Mr. Duncan explained for cost cutting and convenience. Ms. Meyers asked how many trucks we currently have that operate with diesel fuel and Mr. Duncan indicated two trucks and one tractor. Mr. Duncan finished by indicating they had pre-treated the roads prior to the recent ice event.

COUNCIL & COMMITTEE REPORTS

Ms. Meister just wanted everyone to know she had also attended the Hamilton County Planning Meeting discussed at the last Council meeting along with Jan Pastrick.

Ms. Pastrick wished to receive Council's approval and authorization to move forward with two grant opportunities she was applying for on the behalf of the Village. The first one was a We Thrive Grant with a filing deadline of Friday, January 27th. This is a \$24,000 grant which does not require a match by the Village. She is exploring a couple of project this grant could cover at the Park, but thinks a fitness system that costs around \$24,000 would be ideal. Lockland currently has this system and the system included smart tag technology. The entire Council indicated they support Ms. Pastrick to move forward and apply for the Grant.

The second grant is an Ohio Department of Natural Resources Nature Works Grant. This grant has a deadline of February 1st and required a 25% local match. This local match can come from in-kind contributions and other grants. Ms. Pastrick has spoken with Neyer Plumbing and is securing the necessary information to consider the construction of a bathroom over at the Park. Port-o-lets are currently being used over at the Park due to lack of electric and the location of the Park in the flood plain. After gathering various information, she is estimating permanent bathroom costs to be approximately \$80,000 to \$90,000 with the building cost about \$60,000 to \$65,000. The bathroom would be operated on solar power, not electric. Once again, the entire Council indicated their support of Ms. Pastrick to move forward and apply for grant on behalf of the Village. She then asked Ms. Nichols if she had a contact number for anyone from Gulf and Ms. Nichols indicated she did and would get it to her as soon as possible.

Ms. Nichols had nothing special to report.

Mr. Santen began by reading legislation the Planning Commission is recommending to help control animals running at large in the Village. Following the reading of the legislation, a number of questions were asked: Who was going to enforce the Ordinance? Would enforcement be complaint generated? Was the Village going to "grandfather" any existing families with four (4) dogs? Further discussion was held and it was mentioned we had a similar Ordinance in the past and some people actually went to jail. Discussion was held about the penalty for violation of this Ordinance outlined in Section 3. Following discussion, Solicitor Hyle indicated he would revise the wording in Section 3 making violation of this Ordinance a minor misdemeanor. Further discussion was held about the wild outdoor cats and whether or not anyone would acknowledge ownership over them. Ms. Randall indicated she believed if an outdoor cat has no registration tag, they are considered feral. Following discussion, Council took the following action:

ORDINANCE #1-2012

ESTABLISHING POLICY ON ANIMALS

A Motion to Introduce Ordinance #1-2012, An Ordinance Establishing a Policy on Animals, as a first reading was made by Santen; seconded by Meyers. (Pastrick, Yea; Nichols, Yea; Meister, Yea; Santen, Yea; Randall, Abstain; Meyers, Yea.)

At this time, Mr. Santen asked Council to consider another item of legislation concerning vacant property within the Village of Cleves and requiring owners to register the vacant properties. Discussion was held concerning this Ordinance and Council took the following action:

ORDINANCE #2-2012

VACANT PROPERTY REGISTRATION & MAINTENANCE

A Motion to Introduce Ordinance #2-2012, An Ordinance Establishing a Vacant Property Registration & Maintenance Ordinance, as a first reading was made by Santen; seconded by Nichols. ALL YEAS.

Lastly, Mr. Santen indicated Mr. Zimmer representing Three Rivers School District and a Developer, Mr. Meierjohan were at Planning concerning Mr. Meierjohn's plans for developing the out-lots at Cooper Road.

MAYOR'S REPORT

Mayor Stacy has several items to report to Council. He first asked them to review his recommendations for Committee assignments for 2012. Following review, **A Motion to Approve Committees as Presented by the Mayor made by Santen; seconded by Pastrick. ALL YEAS.** Committee Chairs as assigned are: Nancy Nichols, Chair of Safety. John Santen, Chair of Planning & Zoning. Bev Meyers, Chair of Parks. Jan Pastrick, Chair of Finance. Geri Meister, Chair of Public Works Utilities. Megan Randall, Chair of Streets.

Other topics brought up by the Mayor:

- Status of Streetlights waiting on repair.
- Saturday, February 18th at 10:00 a.m. has been established for a Goal-Setting session of Council
- He has received a letter from the Superintendent of Three Rivers School concerning the proposed development of property on Cooper Road.
- Harold Duncan and Andy Pittman working together to solve some problems we are currently experiencing with temperature control in the Municipal Building.
- Larry Sutton, former Mayor, Councilman and Firefighter for the Village of Cleves passed away. Funeral services being held tomorrow at Dennis George Funeral Home.
- He encouraged all Council members and employees to use the "Work Order" forms if they need any work performed by the Maintenance Department. The Mayor should be contacted first with any urgent issues.
- He checked into the cost of video-taping our meetings and found out the Village of North Bend pays \$150 per meeting to tape the meetings. A discussion was held about this issue and it was decided not to move forward with this at this time.

Lastly, Mayor Stacy asked Council to consider returning to two (2) monthly meetings as they have done in the past. It is his intention to have the first meeting include everyone including Department Heads with full reports of departments and committees. The second meeting would not include department heads and would be more of a brain-storming and decision-making session.

The Mayor then recognized a Finley Street resident, Daniel Fitzhugh, who had problems with Parking and cars not being moved for days along the roadway. Mayor Stacy indicated he would have the Police and Zoning Departments check into this problem. Mr. Santen also mentioned the International Property Maintenance Code has some guidelines concerning parking and property owners providing parking on their property for each car they own.

The Mayor then recognized developer, Ralph Meierjohan, who passed out some conceptual drawings showing developments he was hoping to make on property he has under contract to buy on Cooper Road by the new school property. He indicated he did not believe he could develop on this property unless the Village committed to acquire notes and bonds to borrow money to invest \$1,500,000 toward the redevelopment of Cooper Road. A lengthy discussion was held at this time about this proposal and whether or not the Village could secure enough money for the properties they have placed a TIFF on to cover the cost of the loans to perform road improvements on Cooper Road as Mr. Meierjohan has requested. Mr. Meierjohan is estimated the value of his development once done to be \$15,000,000.00 and estimates the Village would receive over \$250,000.00 per year in TIFF monies over the remaining years of the TIFF. Mayor Stacy wanted to reinforce the need to really look into the issue of the blue line stream and not to take it lightly. Many questions were asked of Mr. Meierjohan's proposal, some of which along with answers are listed below:

- Ms. Pastrick – Are you basing \$15,000,000 value on potential development? Ans: Yes.
- Ms. Meyers – Have you contacted the Army Corp of Engineers concerning fill and blue line stream issues? Ans: Not Yet, but he's familiar with the process.
- Ms. Patrick – Have you worked with the School District and taken care of any Unresolved Issues? This question prompted a discussion about changes the school would have to make to accommodate some of the developer's requests and how this would impact available monies the school has set aside for road improvements.
- Ms. Meyers – Do you own all the property in question? Ans: No.
- Ms. Pastrick – Regardless of Village's final decision, are you still moving forward with variance requests for parking? Ans: Yes.

Mr. Santen expressed he was not willing to bet on final value of property being developed and commit Village to this kind of debt. Mayor Stacy has questions about the round-about and if any of this would affect our current plans to improve Cooper Road and Miami Roads from corp line to corp line. Several other Council members expressed concern and a reluctance to make any kind of decision on this proposal at this time. Mayor Stacy recommended the Street Committee look into this proposal further with the assistance of our Village Engineers, JMA. The next Street Committee Meeting is scheduled for next Thursday, February 2nd.

A Motion to Adjourn made by Santen; seconded by Meyers. ALL YEAS.

Mayor Danny Stacy

Clerk/Treasurer Linda Bolton