

PLEASANT HILL BOARD OF PUBLIC AFFAIRS

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March 25, 2008

The Village of Pleasant Hill Board of Public Affairs met in regular session on March 25, 2008. BPA President Stanley Fessler called the meeting to order at 7:30 p.m. Roll call: Stan Fessler – present; Kory Krofft – present; Jamie Clark – present. Others present: Nick Diehl, N SR48; Kurt Bayer – Cox Rd; Service Superintendent Jeff Derksen arrived at 9:30 p.m.; Fiscal Officer Debbie Cress.

Kory made a motion to approve the February 20, 2008 regular meeting minutes as presented; seconded by Stan. Roll call: Kory – yes; Stan – yes; Jamie - abstained. Motion carried.

Citizens Concerns:

Nick Diehl, 1455 N SR48, questioned the status of the water line replacement on N SR48. Stan reported that the BPA is considering replacement of the water lines in that area because of the possibility that they could get a favorable price for the project, coat-tailing on Finrock Construction's bid on the W SR718 project. Stan also addressed the topic of sewer service for the area of N SR48, Henry St, Lauver Rd (W Walnut St) that does not currently have service. Mr. Diehl expressed his opinion that the out-of-town people shouldn't have to pay for the new water line, and questioned what the capital improvement fund is used for. The Board replied that the primary use of water capital improvement fund is the water tower payment.

Kurt Bayer, Cox Rd, wanted to know what the Board's position will be on billing of capital improvement fees in the proposed new ordinance. He stated that as the owner of several unsold properties, he is concerned about charges he might have to pay. Kory explained that the capital improvement fees will be charged for the privilege of being connected to the service, to support the cost of maintaining the infrastructure. It was clarified that this charge would be imposed when the water meter is purchased/installed (initiation of service). Mr. Bayer asked if the Board would be willing to waive the capital improvement fees for unoccupied new construction; the Board indicated their willingness to address this on a situation by situation basis, upon application from the property owner, especially if the property owner specifies a requested duration.

Stan reported that he has received a request from Sunoco for him not to be charged for sewer usage because most of his water is used to make ice. The Board discussed requiring an extra meter. The Board agreed they would think about this, and discuss the situation with him when he comes to the next meeting.

Department Reports:

Clerk's Report: The letter and registration form for duplicate bills has not been sent to the landlords. No update on the utility system tracking of penalty waiver or financial projections. Debbie reminded the Board that she will be out of the office April 26 – 28 for Fiscal Officer training.

Old Business:

Debbie stated that the Mayor had asked her to report on the Lauver Rd (W Walnut St) sewer situation: the meeting with the Miami County Health Department has not happened, but he intends to tell them that they will need to determine and find funding for what needs to be done. The Board expressed that they and Gary want it to be very clear that this is not a situation that Pleasant Hill has initiated, and while they are willing to be part of a solution, the Health Department needs to take the lead.

Kory reported that the round robin system is ready to be installed.

Jamie made a motion to pay the bills; Kory seconded. Roll call: Jamie – yes; Kory – yes; Stan – yes. Motion carried.

Ordinances and Resolutions:

Second Reading by Title of Ordinance 1019 – Commercial Water Usage was tabled.

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Third Reading by Title of Ordinance 1023 – Partial Billing for Residents Who Are Permanently or Temporarily Leaving was tabled. The Board and Debbie reviewed specific language and procedures.

Second Reading by Title of Ordinance 1034 – An Ordinance Imposing a Fee for Issuance and Mailing of Duplicate Utility Bills - Jamie made a motion for the second reading by title of Ordinance 1034, Kory seconded. Roll call: Jamie – yes; Kory – yes; Stan – yes. Motion carried.

Superintendent's Report: Jeff reported that the EPA has prepared a Drinking Water Protection Plan for Pleasant Hill, which lays out where the wells are and the protection area. Pleasant Hill is classified as a highly susceptible area. Alison Reed of the Ohio EPA is working on signs that will be installed on W SR718 and Lauver Rd. Templates have been provided, and Jeff is working on filling those out. Jeff reported that he has advised the Fire Department of the situation and the action plan. Jeff reported that the Ohio EPA wants an educational plan established. Kory suggested posting it on the Village's web site, Jeff stated that it isn't reading to be posted yet. Jeff said they are requesting establishment of an informal committee consisting of the Fire Chief, a BPA member, and Jeff, that will get together once a year to update records and procedures. Jeff reported that Bob is working on this, and is in the process of turning it over to Jeff.

Jeff updated the Board on the Mary (Shellenbarger) Flory failing septic system situation and reported that the Miami County Health Department is at the point of requiring her to move out of her house. Jeff stated that the Mayor's position is that this is the same as new construction, and will be handled at the Village level, with the BPA kept advised. Jeff reported that the Village position is that they want to be a nice neighbor, but these are not Village residents, and the Village is not going to require nor solicit them to connect to the Village sanitary sewer system; if these property owners want to obtain Village services, and assuming capacity is not an issue, they can, but the Village will not pay the cost of any connection, and all standards will be enforced.

Jeff reported that they've been working on cemetery projects, but he is in the process of getting quotes for fencing around the well field area. Jeff reported why he had to purchase new belts, and that he had requested that Craig Mescher, Fanning/Howey address this situation.

Jeff explained that the January 2008 missing operating report was due to a computer glitch: the old permit expired in December 2007, and the new permit was not effective until February 2008, and he has resolved the issue.

Jeff reported that his broadband connection is working.

Jeff reported that he has 5 more weeks of classes and his test will be May 14.

Jeff reported that Bob is not signing the log books and does not go down to the wells, he just does the paperwork.

The Board asked Jeff to request that Bob submit the CCR report for the April meeting.

The Board discussed what day of the week to have regular meetings. Because of conflicts, Monday seemed the best choice. Kory made a motion to schedule the regular Board of Public Affairs monthly meetings for the third Monday of each month, same time 7:30 p.m., Jamie seconded. Roll call: Kory – yes; Jamie – yes; Stan – yes. Motion carried. It was noted that the next meeting would be on April 21.

Kory made a motion to adjourn, Jamie seconded. Roll call: Kory – yes; Jamie – yes; Stan – yes. Motion carried. Meeting adjourned at 10:05 p.m.