

PLEASANT HILL VILLAGE COUNCIL REGULAR MEETING  
SEPTEMBER 6, 2005  
MINUTES

Mayor Gary Johnston called the meeting to order at 7:04 pm. Roll Call: Melinda Clark, Georgiana Weaver, Becky Phillis, Brenda Stephens and Judy Barga all present. Paul Didier was absent. The following guests were present Jason Winner from Fanning/Howey, Bob Sollman, Dave and Barb Ferguson, Shirley Cochran, Rick Baker and John Schultz. Others present were Bob Chaney Village Superintendent, Tony Fessler Fiscal Officer, Gary Johnston Mayor and Paul Wagner Solicitor. Donna Favorite arrived much later.

Brenda moved to approve the August 2<sup>nd</sup>, regular meeting minutes, seconded by Becky. Roll Call: Brenda, Becky, Georgiana, Melinda and Judy all yes. Motion carried.

Citizens Comments: There was none.

Reports:

Jason Winner from Fanning/Howey Engineering asked if there were any comments on the drawings for Long Street Project and there were none. The curtain drains have been removed because they would have cost about \$30,000 for the benefit of about 3 property owners which would not be cost efficient. The final documents will be turned over to Miami County Engineers on September 16<sup>th</sup> for their review. Then on October 3<sup>rd</sup> and October 10<sup>th</sup> the County will put the Bid advertisement in the Troy Daily News at the Counties cost. Than on October 20<sup>th</sup> the bids will be opened at the County Commissioners Office at about 10:00am. Construction should be done between February and June of 2006. The paving can not probably be done until after April 15<sup>th</sup> since that is when most of the asphalt plants open. There will be some reference about traffic flow for the School. Trees will be removed along Long Street between the curb and gutter from the School to Hill Street and the trees at the School can be removed at this time. Tony is to ask the School about the traffic flow and the trees.

Jason reported that the Monument Street topography surveys have been completed for the preliminary design.

Jason reported that the Household Income Surveys were turned in to Dan Brandewie at the Miami County Planning and Zoning office. The results if certified by the State in the next few weeks will show the median income dropping from \$43,500+ to \$30,000 which makes the Low to Moderate Income (LMI) at 60% which is very good for applying for grants. The Village should be able to compete for CDBG Formula 1, CDBG Water and Sewer Funding, increase points for State Issue 2 grants and other grants.

Jason reported they have done the templates for the water line replacements for State Route 48 and North Church Street.

Jason stated that the West Monument Street Project's earliest start date would be the fall of 2006 and wrap around to spring of 2007 and then the East Monument Street Project would start in the fall of 2007, assuming the grants applied for are received.

Jason was asked to get with Wagner Paving and Star Excavating as to what their schedule is in paving Phase 2 section of Ash Knoll since most of the homes have been completed and Keystone has cleaned that area up.

Reports:

No Sheriff's Department Report.

Bob Chaney reported that Ordinance 997 relating to trimming of trees, shrubbery, weeds and grass has been enforced in the Ash Knoll area and a few other residents in regards to the mowing. Any unpaid bills will be turned into the Miami County Auditors office by September 12<sup>th</sup> so they can be put on the real estate taxes. Next month notices will be sent out to residents in regards to trimming of trees and they will have 2 weeks to comply. The cemetery rod iron fence supports have been rusted off and Bob is waiting on some quotes to repair the fence. The flower boxes around the Monument will be done as a winter project by Bob and Jeff and should cost around \$150.00.

Paul Wagner had no specific reports for this meeting.

Mayor reported that Mr. Wagner found nothing showing conflicts of interest to have Jamie Clark on BPA and the Planning Commission. Therefore the Mayor was presenting Jamie Clark and Bob Sollman as Planning Commission members to replace Bob Gurklies (deceased) and Don Brining (moved outside Pleasant Hill). Brenda moved to accept Jamie Clark and Bob Sollman as Planning Commission members, seconded by Becky. Roll Call: Brenda, Becky, Georgiana and Judy all yes, Melinda abstained. Motion carried 4-1.

Mayor reported that The Blair Group Land Company, LLC had extended his letter of credit of \$35,000 for 6 more months to 03-13-2006 since many items on the punch list has not completed, especially the generator and street lights. The French drain between Ash Knoll and Brethren Street residents has been installed.

Melinda wanted to know if the Village of Pleasant Hill had any emergency plans in place if a disaster was to occur in the Village. Kenny Artz FEMA Director works with the local Fire Department in regards to the emergency plans. Mr. Artz is currently working with Zandee and Associates on a package for County wide services such as emergency sirens.

Ordinances and Resolutions:

Becky moved to suspend the three reading rule for the safety and welfare of the Village of Pleasant Hill for Ordinance 1008 Stating Applicable Charges for Mowing Grass and Trimming Trees, seconded by Brenda. Roll Call: Becky, Brenda, Judy, Melinda and Georgiana all yes. Motion carried. Becky moved to adopt as an emergency Ordinance 1008 Stating Applicable Charges for Mowing Grass and Trimming Trees, seconded by Brenda. Roll Call: Becky, Brenda, Judy, Melinda and Georgiana all yes. Motion carried.

Discussion on the pros and cons of the second reading of Ordinance 1005 to increase the Permissive Tax on Vehicles by \$5.00, which would raise about \$6000.00 for the Village, resulted in the second reading being tabled. Judy and others will check on surrounding community charges and Mr. Wagner will check on how the Village implements the tax if the Ordinance 1005 is passed.

Brenda moved the first reading of Ordinance 1007 Adopting New Plat Development Standards, seconded by Judy. Roll Call: Brenda, Judy, Melinda, Georgiana and Becky all yes. Motion carried. Copies are available in the office for review.

Committee Reports:

Recreation/Beautification – Melinda reported that the committee will meet on the last Wednesday of September at 7:00pm with Jason Winner to go over drawings of a proposed park plans.

Old Business:

Becky reported for the committee that met to review the cemetery rates and regulations and presented their findings and recommended no changes at this time. The Council will review the report and possibly discuss at the next meeting.

Judy moved to donate the (2) 12 gauge shotguns and the 22 caliber rifle that the Village owned for the Police Force to Edison Community College, seconded by Melinda. Roll Call: Judy, Melinda, Georgiana and Becky all yes, Brenda no. Motion carried 4-1.

New Business:

Village Council instructed the Fiscal Officer to request a hearing to be held in the County seat in regards to C&C Innovation LLC asking for a Liquor Permit.

Mayor reported that the Village cemetery deeds could be revised to allow the Village to terminate new deeds after 20 to 50 years of inactivity, with provisions to of how to inform the owners of termination and how renewals can be made.

Brenda reported that the roof over the Fire Room is still leaking in the attic and needs to be repaired.

Judy moved to pay bills, seconded by Melinda. Roll Call: Judy, Melinda, Georgiana, Becky and Brenda all yes. Motion carried.

Judy moved to adjourn, seconded by Melinda. Roll Call: Judy, Melinda, Brenda, Georgiana and Becky all yes. Meeting adjourned at 9:07 p.m.

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Mayor/ Gary Johnston

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Fiscal Officer/ Tony Fessler