

PLEASANT HILL VILLAGE COUNCIL REGULAR MEETING
NOVEMBER 12TH, 2007
MINUTES

Mayor Gary Johnston called the regular meeting to order at 7:00 p.m. Roll call: Melinda Clark, Donna Favorite, Rick Baker, John Schultz and Bob Sollmann all present. Ronald "Bud" Perry was conducting a hunter safety training program and thus was absent. Others present were Richard "Dick" and Norma Holsinger; Charles Hormell, Gary Maggart, Larry and Sue Jackson, Noel Renner, Cynda Shuman, Brian May from Fanning and Howey Engineering, Tim Byrd, Assistant to the Service Superintendent, Gary Johnston, Mayor, Paul Wagner, Solicitor; Debbie Cress, Income Tax Administrator, Tony Fessler, Fiscal Officer, and Deputy Enos and Deputy Friend from the Miami County Sheriffs Department arrived later.

Rick made a motion to approve the October 4th, 2007 regular meeting minutes as submitted, seconded by John. Roll Call: Rick, John, Bob, Donna and Melinda all yes. Motion carried.

John reported that on West High Street a property has two unlicensed vehicles and the Sheriffs Department has served a notice and nothing has been done yet. Mayor will again talk with Gary Back of the Sheriffs Department. Bob emphasized that citizens should be filing their complaints at the Village Office and then the forms will be turned over to the Sheriffs Department when they stop by. Council was reminded that if they notice any Ordinance Violations they can call the Sheriffs Department themselves and report the incidents.

Citizens Comments:

Larry Jackson reported that his neighbor has been blowing leaves onto his property and into the street. (Sheriffs Deputies arrived) Tim will check out the situation and issue them a letter if they are violating Ordinance 1029. Also, their neighbor runs a towing service and is storing vehicles on and around his property overnight and they were wondering if this was considered a business since the property is not zoned for business. Paul stated that it is not considered a business but Village Council can make an ordinance to address weight limits and/or type of vehicles to be parked on the streets. Council will set up a work session to address this problem.

The Sheriff Deputies were informed of John's previous mentioned concerns and they will check on it as soon as they leave the meeting. Deputy Enos asked everyone present to be watching for unfamiliar vehicles in the area and report them to the department and he will check on neighborhood watch signs.

Gary Maggart expressed his displeasure with the tree trimming that was recently done to his trees. Several Council members and the Mayor have seen the trees and how they were trimmed. The Mayor explained the procedure that was followed and that some changes will be made in the future. Melinda moved to not charge the Maggarts for the tree trimming, seconded by John. Roll Call: Melinda, John, Bob, Donna and Rick all yes. Motion carried. Council reminded Gary that State Route 48 will be resurfaced in a few years and he may not want to replace the trees until after the project is completed.

Cynda Shuman was also upset with the tree trimming at 103 West Monument. Since Council and the Mayor had not seen her tree they will look at it and discuss it at the next meeting.

Department Reports:

Tim reported that they have repainted the Gazebo at the Tommy Lewis Park and the brick walkway has been raised and reset in the low spots. They will keep a watch on the brick walkway as

it will probably sink again. After Thanksgiving they will have the Christmas lights put up at the Village entrances and wreaths on the monument. Melinda moved to approve up to \$100.00 for greenery for the boxes around the monument, John seconded. Roll Call: Melinda, John, Bob, Donna and Rick all yes. Motion carried.

Mayor reported that the firehouse roof has been painted. The Council was presented two quotes on repairing the electrical problems at the firehouse. John moved to award the job to Heigel Electric for \$1356.00, seconded by Rick. Roll Call: John, Rick, Donna, Melinda and Bob all yes. Motion carried.

Bob reported that several individuals have expressed the appreciation of the appearance of the cemetery. Tim reported that they did plant a Ginko tree for Bob Beeman in the cemetery.

Brian May, Fanning / Howey Engineering, presented the specifications that were sent to ODOT which did not include the new ideas for street lights. Brian did give Council samples of street light options and answered questions in regards to costs and Villages that have certain lights. Per Brian most 14 foot decorative pole lights are placed anywhere from 85 to 200 feet apart, most are 100 to 125 feet apart. Brian stated that the cost for poles range from \$400.00 to as expensive as you want especially when you add brackets and decorative street signs. Brian reported that modifications to the specifications for the West Monument Street project can be made up to the time when bids go out which is to be in January. The Mayor reported that on the Village Improvement Grant there was \$10,000.00 earmarked for benches, lighting and trees and there is another 80/20 ODOT street lighting grant we may receive for future lighting. Donna asked if \$30,000.00 was available and the Mayor stated it was \$10,000.00.

Brian explained to Council how the traffic flow will occur during the reconstruction. There will be short time periods where local traffic may be restricted but generally local traffic will be accommodated even when road conditions are rough. The project should run at least three months.

Tony informed Council on the process used to inform property owners about the estimated costs assessed to them for the West Monument Street project. The letters to property owners will probably go out in the next few weeks if the necessary resolutions are passed. Brian stated if residents want to remove their own trees it should be done by mid February since the project will probably start around March 1st, 2008. Brian and the Mayor informed everyone present that Vectren will be replacing their lines and will be removing the current sidewalks at their cost so the removal of sidewalks will not be assessed to property owners. Donna asked whether the sidewalks are going to be changed to 4 feet and the Mayor stated they are currently 5 feet and that is what the specifications currently read.

The Mayor reported that the second Wednesday of each month starting in November at 10:00am the weather warning siren will be tested. John asked who is paying the electric for the siren incase the elevator has their electric shutoff. The Mayor stated that if that would occur the Village or JFD would probably pick up the electric.

The Mayor explained that if a meeting is scheduled in the Village Council Room before or after working hours a key can be signed out from the Village Office or Mayor. Council agreed to the procedure.

The Mayor explained that Paul Wagner, solicitor, would like to have letters, faxes and e-mails sent to him in advance and he will present his answers at the next meeting for all Council members to hear.

The Mayor recommended Richard and Norma Holsinger, Charlie and Donna Hormell and the Council Representative to be John Schultz for the Street Tree Commission. Rick moved to accept the aforementioned appointments, seconded by Donna. Roll Call: Rick, Donna, Melinda, Bob and John all yes. Motion carried. John explained what the former Tree Committee had been helping with and asked Village Council to help give direction to the newly formed Street Tree Commission. After much discussion Council decided that Council first needs to decide on the type of street lighting and

the spacing of the lights and then the Street Tree Commission can look as to what type of tree to plant and the placing of the trees. Melinda asked about the cost estimate of trees. The Mayor reported that he had priced 2 inch trees and they run about \$200 to \$225 a tree. Council agreed that maybe a work session would be appropriate to discuss the street lighting situation. Norma Holsinger presented to the Village Council a sample of a Tree Maintenance Ordinance that Council may want to consider adopting. It was agreed to review this further at the workshop session.

Committee Reports:

Beautification Committee – John and Donna asked Council for their input on how many signs should be put on the Village entrance signs, how many can one business have and how often they should be rotated. The Mayor suggested that the number of signs be discussed at the workshop. Bob moved to have the signs made of aluminum and they be no larger than 18” x 16” x ¼”, seconded by John. Roll Call: Bob, John, Rick, Donna and Melinda all yes. Motion carried.

Ordinances and Resolutions:

Resolution 2007-10 Statement of Principles Regarding Ohio’s Open Records Act and Open Meetings Act was not acted upon.

Melinda moved Resolution 2007-12 Contract for County Public Defender Services to Municipal Corporations, seconded by John. Roll Call: Melinda, John, Bob, Donna and Rick all yes. Motion carried.

Rick moved Resolution 2007-13 Declaring Necessity for Improvement to Monument Street, seconded by Donna. Roll Call: Rick, Donna, Melinda, Bob and John all yes. Motion carried.

Donna moved Resolution 2007-14 Adopt, Amend or Restate the Cafeteria Plan under Section 125 of the Internal Revenue Code, seconded by John. Roll Call: Donna, John, Rick, Bob and Melinda all yes. Motion carried.

Melinda moved the First Reading of Ordinance 1030 For Public Improvement, seconded by Bob. Roll Call: Melinda, Bob, John, Rick and Donna all yes. Motion carried.

Donna moved the First Reading of Ordinance 1031 For Retention and Destruction of Electronic Recordings, seconded by John. Roll Call: Donna, John, Bob, Melinda and Rick all yes. Motion carried.

Old Business:

The Mayor reported that he was informed that an elevator is not required for the 2 North Main Street property but permits and drawings (which could cost \$12,000 to \$15,000) will be necessary for any renovation to the building. Council discussed obtaining more renovation estimates to help determine the future of the 2 N. Main St. property. The cost of renovation is a major concern to all due to the limited funds available to the Village. The Mayor stated that the West Monument project does provide \$27,000 to be used to move the Monument and the CDBG Distress Grant provides another \$60,000 to provide pavement and landscaping at the 2 N. Main St. location. If the Monument is not moved the \$27,000 will have to be returned to the State. The concern is if the cost to renovate the building is very large Council would need to go to voters for the funds. The Mayor informed Council that if the decision is to tear the building down it would have to be approved by the State. If any grant money is used to restore the building the Mayor believes the State Historical Society would than be involved in the process.

New Business:

Melinda moved to put the 2008 mowing and refuse programs out for bid and the bids are to be opened at the December 10th, 2007 Village Council meeting, seconded by Donna. Roll Call: Melinda, Donna, Rick, John and Bob all yes. Motion carried.

Donna moved to have a special workshop session on Wednesday November 28th, 2007 at 7:00pm to discuss street lighting, vehicle ordinance, tree maintenance ordinance, quarterly work session meetings and employee evaluations, seconded by Bob. Roll Call: Donna, Bob, John, Rick and Melinda all yes. Motion carried.

Council discussed the November 28th open records seminar at Wright State University and who would be attending and the possibility that the Mayor could be the designee for Council. The Mayor, Debbie Cress, Tony Fessler and Jeff Derksen were planning on attending.

The Mayor informed Council if they were unable to attend the NIMS training put on by the Joint Fire Department the course can be completed online and take the test. Donna asked if the Village has a disaster plan other than the County plan. The Mayor stated currently it is whatever the Joint Fire District is working on.

Donna moved to pay the October bills, other than warrant 3963 and 3968 to Rick Bakers Auto, seconded by Bob. Roll call: Donna, Bob, John, Rick and Melinda all yes. Motion carried. Donna moved to pay warrants 3963 and 3968, seconded by Melinda. Roll call: Donna, Melinda, Bob and John all yes, Rick abstained. Motion carried.

Bob moved to adjourn, seconded by John. Roll Call: Bob, John, Rick, Donna and Melinda all yes. Motion carried. Meeting adjourned at 10:40 p.m.

Mayor / Gary Johnston

Fiscal Officer / Tony Fessler