

## Minutes of City Council Meeting Cheviot, Ohio

Page 1 of 3

October 5, 2010

The regular session of Council was called to order at 7:34P.M. with the Pledge of Allegiance and a moment of silence. Roll call was taken and the following were found in attendance:

|                              |                     |
|------------------------------|---------------------|
| Mayor                        | Samuel D. Keller    |
| President of Council         | Deborah M. McKinney |
| Law Director                 | Mark Waters         |
| Safety-Service Director      | Tom Braun           |
| Council 1 <sup>st</sup> Ward | Ryan Zech           |
| Council 2 <sup>nd</sup> Ward | Matthew McGowan     |
| Council 4 <sup>th</sup> Ward | Bill Clark          |
| Council at Large             | Kathleen Zech       |
| Council at Large             | Dennis Dinkelacker  |
| Council at Large             | Steve Braun         |

Mr. McGowan made a motion to excuse Mr. Sunderhaus as he is recovering from surgery, seconded by Mr. Clark. The motion passed with a 6-0 voice vote. President McKinney stated there was an Ordinance concerning part-time firefighters and a Resolution to approve the Hamilton County Auditor's Amounts and Rates. A motion to approve and file the minutes for September 21, 2010 was made by Mr. Dinkelacker, seconded by Ms. Zech. The motion passed with a 6-0 voice vote.

### **Public Recognition on Agenda Items**

Jonathan Price of Abundant Life Ministries addressed Council and the Public concerning their project at the former Sunshine Cleaners. Mr. Price stated that extensive testing has been done on site to ensure that the property is environmentally cleared. Approximately \$10,000 was spent to have this done. The Ministry acquired the property for \$133,000. It is an 8,000 square foot building with approximately 15 parking spots. Abundant Life Ministries is a 501C3. The property will serve as a ministry hub. They will store large quantities of food and clothing and distribute out to smaller locations. The front part of the store will be a small retail shop/thrift store. The back will be used as a warehouse. The building inspector has seen the property and plans. Mr. Price assured the public and Council that this will not be a soup kitchen. He stated the regulations with the Board of Health are very detailed and there are many other great kitchens in the area. Mr. Price stated that currently, renovations are taking place on their Mozart Avenue property.

Mayor Keller complimented Mr. Price on the great work that is being done on the Mozart Avenue Project. There will be an open house to showcase all the work that has been done. A tentative date is set for November 13<sup>th</sup> and 14<sup>th</sup>. Mayor Keller informed Mr. Price that the adjoining building to Sunshine Cleaners is owned by Vitor's and currently has demolition orders written.

### **Reports of Standing Committees**

Mr. Clark read a report of the Streets, Sidewalks and Lights Committee meeting held September 28, 2010. Mr. Clark added that he spoke to Mr. Hertzog and he wishes to proceed. Mr. Waters stated that there are still a lot of details but he will contact special counsel. Mr. Clark made a motion to receive and file, seconded by Mr. Braun. The motion passed with a 6-0 voice vote.

### **Introduction of Ordinances and Resolutions**

Mr. McGowan made a motion to introduce an Ordinance *To Establish Certain Wages, Benefits, and Working Conditions of Part-Time Fire Personnel; and to Declare an Emergency*. Mr. McGowan made a motion to introduce, seconded by Ms. Zech. The motion passed with a 6-0 voice vote. The Ordinance was assigned number ORD 10-33. Mr. Clark made a motion to suspend the rules, seconded by Mr. Dinkelacker. A roll call vote was taken and the motion passed with a 6-0 vote. Mr. McGowan explained that while the safety of our residents is top priority, it is also important to spend

our tax money wisely. He stated that increases will be reconsidered after a year when the committee can review and set the budget. Mr. McGowan made a motion to adopt, seconded by Ms. Zech. A roll call vote was taken and the motion passed with a 5-1 vote. Ordinance 10-33 is hereby adopted.

Mr. McGowan made a motion to introduce a Resolution *To Accept the Amounts and Rates as Determined by the Budget Commission; To Authorize the Necessary Tax Levies; To Certify Them to the County Auditor; and to Declare an Emergency.* Mr. McGowan explained this is a resolution council passes annually per the County Auditor. Mr. McGowan made to introduce, seconded by Mr. Dinkelacker. The Resolution was assigned number 10-15. The motion passed with a 6-0 voice vote. Resolution 10-15 is hereby adopted.

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### **Mayor's Report**

Mayor Keller stated that project "Clean Sweep" has begun. Orders for Camvic Terrace have been written and will continue to be written. The project will take time but will focus on one area and then move on when that project is completed.

The entry level police and fire exams have been completed.

Ms. Zech asked Mayor Keller if he had any input as she will be calling a meeting of the Laws, Rules and Ordinances Committee. Mayor Keller advised that Tom Braun will be taking the lead on this and will be an advisor to the committee. Ms. Zech and the Mayor agreed there is still more information that needs to be obtained. President McKinney mentioned that she spoke with Mr. Clark concerning our current nuisance ordinance. Questions arose as to the number of police calls required before a property can be considered a nuisance. President McKinney suggested the committee review that ordinance as well.

Ms. Zech called a meeting of the Laws, Rules and Ordinances Committee for Tuesday, October 12, 2010 at 7:00pm to discuss the rental inspection ordinance as well as review the current nuisance ordinance.

There were no further questions for Mayor Keller.

### **Safety-Service Director's Report**

Mr. Tom Braun stated that the Applegate Reconstruction is finished with the exception of a few punch list items. He stated that Duke is doing some work and will be patching and fixing the lanes.

Mr. Braun informed council that a structural engineer has inspected the fire department.

The Safety-Service Director was pleased to inform Council that due to the current electric aggregation program for the City, the City will be saving approximately \$1700 a month. He also has reviewed a way for our Cincinnati Bell service to lower the rates. Mr. Braun is also working on a lighting incentive due to our new traffic signals.

Mr. Tom Braun would like to wish his brother, Councilman Steve Braun, a very Happy Birthday.

Mayor Keller asked Mr. Tom Braun if the punch list for the Applegate project will include the crosswalks that have been damaged due to their vehicle traffic. Mayor Keller stated that three of the crosswalks are black.

President McKinney asked Mr. Braun about the status of the projects to make the Lodge and Fieldhouse "green". Mr. Braun stated that they are still being worked on but the process is very slow.

There were no further questions for the Safety-Service Director.

### **Law Director's Report**

Mr. Waters stated the contract for Joe Schuster has been drawn up and just needs his signature. He is having a hard time meeting up with him to obtain his signature. Mr. Waters invited Mr. Schuster to attend tonight's meeting and sign the contract.

Mr. Waters informed Council that he received a letter from the attorney for Rack concerning the meeting with the planning commission last November and their inquires into a private sewer system on Bruestle Avenue. Mr. Waters stated he still needs to review the letter in depth.

Mr. Waters informed Council that he will have the Ordinance for bagging of the meters ready on October 19<sup>th</sup> so it may have three readings before Council. Mayor Keller stated that he has discussed the issue with the CWCA and others. The Mayor feels that the Ordinance may do more harm than good as for its intentions to attract shoppers to the city. The issue will go into committee for further discussion.

Mr. Clark called a meeting of the Streets, Sidewalks and Lights Committee for Tuesday, October 12, 2010 at 6:00pm to discuss the issue.

There were no questions for the Law Director.

### **Economic Development Director's Report**

Clerk McKinney summarized the report submitted by Ms. Statkus for September 2010. A full copy of the report can be viewed at City Hall upon request.

### **Public Recognition on Other Issues**

There were no members of the Public who requested to address Council on any other City Issues.

### **Other Business**

President McKinney reminded Council and the public of the Public Hearing on Electric Aggregation set for Tuesday, October 19, 2010 at 7:00pm.

### **Mayor's Court and Treasurer's Receipts**

Mr. Clark made a motion to receive and file the Treasurer's Receipts for May, June and July 2010, seconded by Ms. Zech. The motion passed with a 6-0 vote.

Clerk McKinney noted a discrepancy with the Mayor's Court Receipts for September 2010. Mayor Keller stated they will be fixed and submitted to Council next regular meeting.

### **Correspondence**

- Upcoming Magistrate's Court Dates
- No New Business Permits for September 2010
- 2 Building Department Notices for Camvic Terrace
- CHMA Briefing September 2010
- Notice about the Lettuce Eat Well Farmers' Market

There was a motion to adjourn the meeting by Ms. Zech, seconded by Mr. McGowan. The motion passed with a 6-0 voice vote. The meeting adjourned at 8:16pm.