

Regular Council

May 24

21

The regular meeting of the Waterville Council was called to order by Mayor Timothy Pedro at 7:30 p.m. by video conference with Council members.

The prayer was offered by Mrs. Duncan. The Pledge of Allegiance was then recited and led by Mr. Borowski.

Present at roll call were Mr. Bruno, Mr. Frey, Mayor Pedro, Mr. Rozic, Mr. Borowski and Mrs. Duncan.

Mr. Rozic moved to excuse the absence of Mrs. Bruno. Mrs. Duncan seconded the motion, which passed by unanimous voice vote.

Also present this evening in Council Chambers were Jon Gochenour, Municipal Administrator and Clerk of Council; Phil Dombey, Law Director and Melissa Cook, Recording Secretary. Steve Schult, Treasurer was present by video conference.

Staff Present:

Mark Williams – Director of Finance and Administration by video conference
Joe Valvano – Police Chief by video conference
Doug Meyer – Fire Chief by video conference
Zach Bingham – Deputy Fire Chief by video conference
Ken Blair – Public Works Director by video conference

Citizens Present:

Karen Gerhardinger, Mirror Newspaper by video conference
Josh Metzger, Boy Scout Troop 101 by video conference
Rob Black, Waterville Gas and Oil Company by video conference

Approval of Minutes

Mr. Rozic moved to approve the minutes of the May 10, 2021 Council meeting. Mr. Borowski seconded the motion, which passed by voice vote.

Citizens Comments

Josh Metzger, Boy Scout Troop 101 in Waterville, explained to Council his idea to install a large chess table in Conrad Park behind the library as part of his Eagle Scout Project. He stated that this chess table would be very similar to the one that is outside the former Granite City Restaurant at the Shops at Fallen Timbers. Mayor Pedro stated that Mr. Metzger will be meeting with Mr. Blair and Mr. Gochenour to discuss this proposed project. He also stated that the Boy Scouts will be involved in putting flags on veteran's gravesites in Waterman Cemetery for Memorial Day.

Mr. Gochenour stated that Rob Black, President of the Waterville Gas Company, is in attendance to answer any questions Council might have on Ordinances 02-21 and 03-21 regarding the renewal of Waterville Gas Company's proposed franchise agreement and associated rate renewal agreement. Mr. Black stated that Council received a copy of the proposed changes to the current franchise agreement. He stated that the renewal has very few changes and is very similar to the current agreement and asked if they had any questions. Mayor Pedro then asked that this item be moved up on the agenda.

NEW BUSINESS:

- A. ORDINANCE 02-21 AN ORDINANCE GRANTING TO THE WATERVILLE GAS AND OIL COMPANY, AN OHIO CORPORATION, ITS SUCCESSORS AND ASSIGNS, THE RIGHT TO LAY, CONSTRUCT, MAINTAIN, OPERATE, REPAIR AND REMOVE MAINS, PIPES, REGULATORS AND ALL OTHER NECESSARY FIXTURES, APPLIANCES AND APPURTENANCES IN, OVER, THROUGH AND UNDER THE STREETS, ALLEYS AND PUBLIC GROUNDS OF THE CITY OF WATERVILLE, OHIO, FOR TRANSMISSION AND SUPPLY OF GAS

Regular Council

May 24

21

OR THE MANUFACTURING OF GAS FOR LIGHT, FUEL OR POWER PURPOSES FOR SAID CITY AND ITS INHABITANTS FOR A PERIOD OF FIVE (5) YEARS

First Reading

- B. ORDINANCE 03-21 AN ORDINANCE FIXING THE PRICE AT WHICH GAS SHALL BE FURNISHED TO THE CITY OF WATERVILLE, OHIO AND ITS INHABITANTS BY THE WATERVILLE GAS AND OIL COMPANY, AN OHIO CORPORATION, AFTER ACCEPTANCE HEREOF AND UNTIL FIVE YEARS THEREAFTER

First Reading

Ordinances 02-21 and 03-21 involve the renewal of the Waterville Gas Company's current five (5) year franchise and associated rate agreements with the City of Waterville. Under the City Charter, the franchise agreement between the City and Waterville Gas must be renewed every five years. The current franchise and rate agreements will expire on September 12, 2021. The renewal ordinances contain very few changes from the current agreements; the main changes include the proposed renewal dates and a change in the "volumetric rate" charged for natural gas. The volumetric rate indicated in the ordinance is the current market rate which increases or decreases quarterly based on gas costs charged by suppliers, Ohio use taxes, and an "uncollectible accounts adjustment" fee which is indicated in the rate agreement ordinance. Both ordinances have been reviewed and recommended for approval by the City Law Director. At their May 21, 2021 public meeting, the Finance Committee has also recommended approval of the renewal to City Council.

Staff Reports

Administrator: Jon Gochenour –

- Stated that along with the Finance Director and the Public Works Director he attended a progress meeting for the Water Meter Replacement Program. He added that 690 of the 755 meters that needed to be replaced have been installed. The delay in installing the remaining meters is mostly due to plumbing issues, vacancies and residents being out of town. The next phase will be the installation of five utility poles for radio meter collection devices to be located throughout the City.
- Reported that the repaving of Wakeman Cemetery took place today.
- Stated that the bid opening for the proposed sanitary sewer extension project on Farnsworth Rd. and the 2021 Paving Program will be on June 16.
- Stated that with the changes in the CDC and State of Ohio Health Guidelines, the City is planning on re-opening the Municipal Offices to the public during the first full week of June. We will also begin taking rental reservations for the Recreation Building and shelter houses.
- Reported that we have a note issue coming due in June. We are scheduled to pay off \$1,677,610 in principle and interest. In the 2021 budget, we are looking to reissue notes for 2021- 2022 in the amount of \$1,775,000. In this year's budget we included an extra \$250,000 for the new fire truck. At the Finance Committee meeting last Friday, we discussed rolling the note debt into a refinanced 2012 Bond. He added that it doesn't make sense from a financial standpoint just to refinance the existing bond. He stated that interest rates on bonds varying based on the number of years financed from 1.67% and 2%. Council also received a copy of the repair quote for the 2003 ladder truck. The estimated repairs are going to exceed \$100,000 and will take several months to complete. The cost to replace the ladder truck with a new vehicle is approximately \$1.8 million; a used or "demo" ladder truck is estimated to cost \$1.5 million. Chief Meyer stated that the aerial truck with a platform is different from those in which firefighters operate off a ladder and we have the only one in the Anthony Wayne area. Discussion continued on repair vs.

Regular Council

May 24

21

replacement now and rolling the cost over into the re-financed bond. It was decided that Mr. Gochenour will set up a meeting with Mr. Rozic and Mrs. Bruno of the Public Safety Committee later this week to discuss.

- Mr. Gochenour showed Council a rendering of the proposed Parker Square Phase 1 Park Project which will include an 80-ft. wide river overlook with railings to match the Waterville Bridge, storm water retention areas, a large lawn area and walking paths. The trees will be thinned out along the river for viewing and benches will be included for the overlook. It was the consensus of Council to move forward with the design and proceed with going out to bid next month.

Law Director: Phil Dombey – No report.

Finance Director: Mark Williams –

- Reviewed details of the First Quarter FY 2021 Budget and Financial Report highlighting fund balances, investments and income tax revenues. The First Quarter Budget was outlined in a detailed cover memo included in Council's packet and was presented and approved by the Finance Committee at their May 21, 2021 public meeting. He then reviewed details from the April 2021 Month End Finance Report.

Treasurer: Steve Schult –

- Reviewed details of the Treasurer's Report for the month of April 2021.

Police Chief: Joe Valvano –

- Reported that the Department will be hosting a bike training class for officers from throughout the area during the week of July 12 -16.
- Stated that the national "Click it or Ticket" campaign will be held May 24 – June 6.
- Reported that he is in the process of getting estimates on the value of the police motorcycle. The motorcycle will eventually be sold on GovDeals and then we will move forward with the purchase of a golf cart for public events.
- Stated that the three new officers have completed the FTO training and are now on their own.

Mike Yowler, one of the new officers, was at this evening's meeting. He gave a brief overview of his education, background, interests and hobbies. Council members welcomed him to Waterville.

Fire Chief: Doug Meyer –

- Reported that the Fire Dept. took delivery of their new ambulance on May 14.
- Reported that three new part-time employees have been hired.
- Stated that the full-time job position has been closed. We are in the process of sorting through the applications. The physical agility test will be given next week.

Public Works Director – Ken Blair

- Reported that Courtsmiths of Toledo, Ohio will begin work to convert one tennis court into two pickle ball courts and make improvements to the existing tennis and basketball courts beginning July 1.
- Stated that along with the Administrator and Fire Chief, he attended the May 19 Waterville Chamber "Rock the Block" planning meeting.
- Reported that along with the Municipal Administrator and the Fire Chief, he attended the May 21 "Blues, Brews & Brats" planning meeting.
- Stated that tomorrow, the Department will be distributing 65 - gallon replacement trash containers to residents that requested them.
- Thanked the Anthony Wayne Area Arts Commission for planting the containers downtown on Third Street. He also thanked the Countryside Garden Club for

Regular Council

May 24

21

all their work at Pioneer Point.

- Stated that this year's "Annual Fishing Derby" will be held on Saturday, September 18. This is the 15th year we have held this event with the Waterville Rotary Club.
- Reported that the repaving of Wakeman Cemetery was completed today. He added that it looks great.
- Reported that our seasonal worker has started.
- Stated that our new tractor will be arriving on May 28.

Mr. Rozic commented that the baseball diamonds at Baer Park look in great shape. Mr. Blair stated that this year we had a company from Whitehouse, OH rework the ballfields since they needed more in depth rehabilitation than in prior years.

Communications from Council Members/Committees

Mrs. Duncan –

- Reminded residents that fireworks will be held in Waterville on Sunday, July 4.

Mr. Frey – No report.

Mr. Borowski –

- Reminded residents that Waterville's Community Garage Sale will be held June 3 – 5.

Mr. Bruno – No report.

Mr. Rozic –

- Mentioned that he has received some complaints from residents regarding litter being left after Republic Services collects trash on Mondays. Mr. Gochenour stated that he has brought up this issue with representatives from Republic.

Mr. Pedro –

- Reminded Council that the Whitehouse American Legion Memorial Day Services will be held at approximately 11:00 a.m. at Wakeman Cemetery with a keynote speaker and a performance by the AW High School Band. He encouraged all to attend.
- Reported that he attended the last Finance Committee meeting. They will be meeting again this coming Wednesday.
- Stated that the next Council meeting will be moved up a week and will be held on Monday, June 21. The July Council meeting will be held on Monday, July 19.
- Stated that he attended an open house at Liberty House.
- Stated that Browning Masonic Community is also planning a fireworks display and parade for their residents on Wednesday, June 30.

OLD BUSINESS:

- A. RESOLUTION 22-21 A RESOLUTION DESIGNATING THE WATERVILLE COMMUNITY IMPROVEMENT CORPORATION (CIC) AS AN AGENCY OF THE CITY FOR ECONOMIC DEVELOPMENT IN THE CITY OF WATERVILLE

Tabled May 10, 2021

Mr. Bruno made a motion to take Resolution 22-21 off the table. Mr. Frey seconded the motion. Mr. Rozic suggested keeping this tabled until Mrs. Bruno is in attendance. Mayor Pedro, Mrs. Duncan, Mr. Borowski, Mr. Frey and Mr. Bruno voted "yes." Mr. Rozic voted "no." The motion passed by a 5-1 vote.

Regular Council

May 24

21

Mr. Gochenour explained that over the past several years, the Waterville Economic Development Corporation (WEDC) has discussed various ways by which it could be more effective in promoting economic development in the City of Waterville. One proven method of collaboration between business and local government in Ohio has been through the formation of local “Community Improvement Corporations” or CICs. Under Ohio law, CICs are non-profit corporations created to assist local governments in undertaking numerous types of economic development activities. The WEDC is interested in obtaining the CIC designation in order to promote balanced economic growth and improve the quality of life in the City of Waterville. Passage of this Resolution would allow the Waterville Economic Development Corporation to transition into its desired new role as a community improvement corporation to be a more effective partner in the promotion of economic development with the City of Waterville.

Mayor Pedro read Resolution 22-21. Mr. Bruno moved to adopt Resolution 22-21. Mrs. Duncan seconded the motion.

Council then held a discussion on Ordinance 22-21. Mr. Rozic had questions regarding how the CIC would be funded and expressed concern about the amount of time that Mr. Gochenour would need to devote to this. He also stated that he did have some issue with Section 3 that states that the Mayor or Municipal Administrator are authorized to enter into any agreement necessary to accomplish any of the purposes designed under ORC Section 1724.10. Mr. Dombey suggested that the language on Section 3 be changed to “Mayor or Municipal Administrator is authorized to enter into any agreement necessary to accomplish any of the purposes designed under ORC Section 1724.10 subject to the approval of Council. Discussion continued.

Mr. Bruno then moved to adopt Resolution 22-21 as amended with the language proposed by Mr. Dombey. Mrs. Duncan seconded. The motion passed unanimously.

B. RESOLUTION 23-21 A RESOLUTION AUTHORIZING THE MUNICIPAL ADMINISTRATOR TO ENTER INTO AN AGREEMENT WITH THE MONTROSE GROUP LLC FOR CONSULTING SERVICES FOR THE CREATION OF A DOWNTOWN REDEVELOPMENT DISTRICT (DRD) PLAN FOR THE CITY OF WATERVILLE

Tabled May 10, 2021

Mr. Frey made a motion to take Resolution 23-21 off the table. Mr. Bruno seconded the motion. Mr. Rozic and Mr. Borowski suggested keeping this tabled until Mrs. Bruno is in attendance. Mayor Pedro, Mrs. Duncan, Mr. Frey and Mr. Bruno voted “yes.” Mr. Rozic and Mr. Borowski voted “no.” The motion passed by a 4-2 vote.

This Resolution authorizes an agreement with the Montrose Group of Columbus, Ohio for consulting services related to the creation of a Downtown Redevelopment District (DRD) in the City of Waterville. DRD is an economic development tool which would allow the City to divert increases in property tax revenue to finance redevelopment projects in the district, which must contain historical buildings, through grants, loans and public infrastructure improvements. A DRD would function similar to the City’s existing Tax Increment Financing District (TIF) located on Pray Boulevard which has been used to finance past infrastructure improvement projects. As with TIF revenues, DRD revenues would be dedicated revenues under the control of the City to be used exclusively for economic development and infrastructure projects in the downtown area. The cost for these consulting services is \$30,000.

Mayor Pedro read Resolution 23-21. Mr. Bruno moved to adopt Resolution 23-21. Mr. Frey seconded the motion. After discussion, the vote was taken and the motion passed unanimously.

NEW BUSINESS:

C. ORDINANCE 04-21 AN ORDINANCE AMENDING ORDINANCE 01-21, THE AMENDED FY 2021 ANNUAL APPROPRIATIONS ORDINANCE AND DECLARING AN EMERGENCY

This Ordinance would authorize the second amendment to the 2021 Appropriations. Significant items included in the amendment are: expenses related to the Fire Station Renovations (\$26,000), adding a street light to the downtown street lighting project (\$30,000), additional revenue (\$23,000) and expense (\$23,000) related to service payments required by the Tax Equivalent (TIF) Fund and other routine items. Detailed information on this amendment is enclosed with this ordinance.

Mrs. Duncan made a motion to suspend the rules to allow for the passage of Ordinance 04-21 as an emergency measure. Mr. Rozic seconded the motion.

Roll Call: Mr. Rozic – yes, Mayor Pedro – yes, Mrs. Duncan – yes, Mr. Bruno – yes, Mr. Borowski – yes, Mr. Frey - yes. The motion passed unanimously

Mrs. Duncan made a motion to move for the passage of Ordinance 04-21 as an emergency measure. Mr. Borowski seconded the motion.

Roll Call: Mr. Rozic – yes, Mayor Pedro – yes, Mrs. Duncan – yes, Mr. Bruno – yes, Mr. Borowski – yes, Mr. Frey - yes. The motion passed unanimously

D. RESOLUTION 24-21 A RESOLUTION AUTHORIZING THE TRANSFER OF CASH FUNDS FROM THE GENERAL FUND (100) TO THE PARKS AND GREENSPACE FUND (225), THE FIRE LEVY FUND (265) AND FIVE YEAR CAPITAL FUND (325)

Although various inter-fund transfers were authorized by the 2021 Appropriation Ordinance as amended, the State Auditor has issued a bulletin requiring specific legislative action to ratify such actions. This Resolution would meet that requirement.

Mr. Rozic moved to adopt Resolution 24-21. Mr. Borowski seconded the motion, which passed by unanimous voice vote.

E. RESOLUTION 25-21 A RESOLUTION AUTHORIZING THE MUNICIPAL ADMINISTRATOR TO FILE AN APPLICATION AND ENTER INTO AN AGREEMENT WITH THE OHIO DEPARTMENT OF NATURAL RESOURCES FOR FINANCIAL ASSISTANCE THROUGH THE OHIO NATUREWORKS PROGRAM

This Resolution would authorize the submission of an application for financial assistance from the Ohio Department of Natural Resources for improvements to the multi-use paths in Prairie Trail Park. The project involves repaving the existing paths and adding a path extension to the west to connect to the existing paths on Waterville-Monclova Road and Pray Boulevard. The new path extension would end at the intersection of Pray Boulevard and Waterville Monclova Road at a new pedestrian crosswalk signal which will be added this year as part of the U.S. 24/St. Rt. 64 traffic signal improvement project. The application is for a grant of \$36,000 toward the estimated \$100,000 construction cost. If the application for financial assistance is successful, construction on this improvement project would begin in 2022.

Mr. Rozic moved to adopt Resolution 25-21. Mr. Borowski seconded the motion, which passed by unanimous voice vote.

Regular Council

May 24

21

Other Business

None

Adjournment

There being no further business to come before Council, Mr. Bruno made a motion to close the meeting at 9:27 p.m. Mayor Pedro seconded the motion, which carried by unanimous voice vote.

Jon D. Gochenour, Clerk of Council

Timothy G. Pedro, Mayor