

In attendance were President Richard Donley, Mayor Richard Zink, Safety-Service Director Ralph Holt, Auditor Gary Lewis, Law Director, Fred Beery and Clerk Beverly Brown

President Donley opened the meeting at 7:00 p.m.

ROLL CALL: Mr. Lee Koogler, Mrs. Bonnie Parr, Mr. David Shoemaker, Mr. Charles Walker and Mr. Tim Young

ABSENT: Mr. Kevin Chambers and Mr. John Levo

Mr. Lewis led the assembly in prayer followed by Mayor Zink leading in the "Pledge of Allegiance". The minutes of March 12, 2007 meeting were approved as presented.

MONTHLY REPORTS: Reports had been received from: The Water Meter Department, Fire Department, Life Squad, Income Tax Bureau, Hillsboro Public Utilities, Street Department, Water/Sewer Maintenance, Wastewater Treatment Plant, Water Treatment Plant, Police Department and Auditor's Office.

PUBLIC REQUESTS: None

COMMUNICATIONS: The clerk read a notice from the Ohio State Liquor Control Board giving instructions for requesting a hearing if any problems occurred with any of the permits in the City of Hillsboro. All permits were up for renewal and now was the time that any problems could be addressed.

CITIZEN COMMENTS: None

COMMUNICATIONS FROM THE MAYOR:

March 7 - Wedding

BWC Safety Council meeting at Wilmington

March 8 - Employee Safety Committee

March 10 - Welcome State meeting – Knights of the York Rite

March 12 - Utilities Committee

Council meeting

March 16 - Wedding

March 19 - Finance Committee

March 21 - Mayors for Meals

March 22 - Bicentennial meeting

March 23 - Casey Fife wanted to come in for an interview for a school project

March 26 - Special Council meeting

March 28 - Met at Liberty Park with bidders for grass mowing

March 30 - Child Abuse Prevention at the Hi-Tech Center

Wedding

March 31 – Welcome for five-county Masonic Grand Lodge at Southern State

As you all know we received a letter from Ohio EPA on March 6th in regards to I&I in the south area of the city. We had until December 1st as a deadline to submit for corrective action. We immediately started a plan of action by contracting with Dreier-Maller to begin vacuum and camera in the area feeding sanitary sewage to the South Lift Station. Dreier-Maller started on March 26th vacuuming the lines and beginning on West Pleasant and Oak Street working east.

The results as you might expect today, are very grim for the sanitary sewer lines. As Dreier-Maller's vacuum truck got lines clean ahead of their camera crew; our Maintenance Department started using the city's camera to help speed up the operation. We are seeing some sections with large cracks in the sewer lines; some sections with large holes and a couple places where the camera actually ran on soil because the bottom of the pipe is completely gone. Some sections will need to be completely replaced as soon as possible

Another issue that will need to be addressed is that during rain we saw laterals with rainwater running into the sanitary sewer. We will begin notifying property owners of this condition as we progress in this program. We're mandated to review four miles per year. Our best estimate is over forty miles of sanitary sewer mains in the city. Locating the problem areas are one thing but the solution to these problems is going to be very expensive. The estimate we have presently for "pipe bursting" is approximately \$122 per foot. To "dig up and replace" would run approximately \$55 per foot. You can see that "dig and replace" will be much less expensive. I do think it will be more time consuming but that's something we'll have to worry about when we get to it.

We will keep Council informed of any future updates. I don't know if anyone of the Council members; I do know Mr. Shoemaker, Mrs. Parr and Mr. Young took the time to go out and watch some of the sewer line cleaning and camera work. I don't know if anybody else had an opportunity or not. I think they have a pretty good first hand picture of what lies beneath the streets.

The other subject that needs to get back on the front burner is plans for the Police Department. Ralph had received information of a possible site well-located in the city; however, this did not materialize so Council will need to resume discussion of which way to go as we have been squatting at the Justice Center now for over a year. The City needs to be addressing this situation as soon as possible.

In regards to Liberty Park upkeep for the season; I've hired George Stroemer for up to twenty hours a week to oversee the park. Some of his duties will be to keep the walking trails in good shape, keep the trash barrels empty and just make sure that everything is properly taken care of during the summer and fall seasons.

On March 28th we met with twelve persons interested in bidding on the mowing at Liberty Park for the summer season. Bids were opened on April 5th and Ralph will have a recommendation later in the meeting in his report but I can honestly report that by bidding out the mowing, hiring HighCo to clean the restrooms coupled with hiring George Stroemer to carry out the rest of the duties; the city will save in the neighborhood of \$40,000. The actual savings will be close to \$50,000, however; we need to purchase some additional equipment that is well within the already appropriated budget for Liberty Park. I think you see that bidding that out is a considerable savings to the city from the way it has been done in the past. Anyone have any questions?

Mr. Young asked what equipment they were looking at and Mayor Zink responded, "We'll be looking probably at a gator and we already have a little trailer. The old pick-up truck out there is shot so what we're going to do is purchase a gator and we have a small utility trailer so when he goes back on the trails, he'll be able to trim what brush needs to be trimmed out of there and keep it so we can run the mowers through. Also he can use the gator and the little trailer to haul his trash cans to dump the trash. I've talked to George several times and he says that probably the first two or three weeks he'll probably need twenty hours, but after things get up and running he said that he wouldn't be putting in twenty hours a week. In his hiring we stipulated up to twenty hours. He'll never go over that and he'll be under that a lot. So probably the savings will even be greater than what I stated here, but at this time that is with mowing the grass; I think I figured thirty times which we probably won't have to mow that much and the restrooms be cleaned thirty-four times. The bid we got from HighCo was \$180 for three times a week so we'll be contacting them to perform that service for us. Any other questions?"

SAFETY-SERVICE DIRECTOR'S REPORT:

Getting back on the same subject that the mayor was talking about; Dreier-Maller was in Hillsboro doing camera investigation of the sewer infrastructure the weeks of 3/26/07 and 4/3/07. They have completed 16,114 linear feet of infrastructure. Of that footage they found approximately 3,000 linear feet of infrastructure that needs replaced immediately. This completes the southwest section of the three sections that flows to the South Lift Station. Dreier-Maller are back this week beginning on the southeast section and after that section is complete they will finish with the southern most section. That will complete all the sections that we are required to inspect for the EPA.

The cost for Dreier-Maller was \$14,603.75 for the week of 3/26 and \$10,177.50 for week of 4/03 for a total of \$24,781.25.

I've talked with Randy Barr and we feel that it will take another four weeks to clean and camera the other two sections that we are being required to do. We are not sure of the amount of time that will be needed to smoke all three sections. I am requesting another \$75,000 to complete the two sections and do the smoke testing for all sections as emergency legislation.

On another matter, I have contacted McCarty's Engineering, contracted with them to begin work on North West Street for paving, curbs, gutters and storm sewers.

On the bids that we have put out for Liberty Park; we received seven bids. The low bid was \$575 a week for mowing. I'm requesting that council approve the bid for this.

The bid was from Biron's Lawn Care of Lynchburg and basically we're going to have to depend on our contract that our law director writes up to make sure that we can control issues out there if they are not mowing enough; then we can either get another contractor or talk to them and make sure they get the mowing done. But with the amount of money we're saving from our budget, it's worth trying this by contracting it out I believe.

Mr. Koogler asked since their bid was so much lower than everybody else's; do they fully understand the scope of the project they're going to be taking on. Mr. Holt responded, "Well, we met with all the bidders on March 28th and we met out at Liberty Park at the shelter house. Mr. Stroemer was there and I took my laptop; pulled up Liberty Park and showed them the amount of grass that needed to be mowed. They all looked at that and all the bidders looked at it and "yes" they know how much grass there is to mow. The issue is this, that they bid on it; they're the low bid and if they can't do the work; then we fire them and we hire somebody who can. I explained that we want it mowed the way it was mowed last year and years prior. We've got soccer out there every night, weekends; so it's a big issue on when that soccer field is mowed so George is going to help us out there as far as making sure that's done correctly.

Mayor Zink said that the bidders were told that they couldn't run over pop cans and trash; they had to pick it up, too because that's a safety hazard for any kids that might be out there that could get cut on it. We went through the whole ball of wax with them on the 28th and it was kind of chilly out there, but they all stood and paid attention. Really, there's not that much difference between the three low bids; a couple hundred dollars a week. Evidently they had a pretty good idea of what they were going to be mowing. Plus, there's about ten acres that had been mowed in the past that we won't be mowing that's not on city property.

Mr. Walker made a motion to approve the mowing bid of Biron's Lawn Care and Mr. Young seconded the motion with all members present voting yea. Bid approved.

AUDITOR'S REPORT:

All of you have copies of the Fund Report and the Bank Report. Please note that the bank balance of \$3,601,045.97 matches the unexpended balance of all the funds combined.

Now, pursuant to council's revision of their sewer rates last month; I've introduced Resolution 07-18 that overrides previous transfer legislation of 07-13 and that reflects the changes that were made last month.

In addition, the Police Department has received a significant donation this month from the Cassner Foundation. We anticipated \$7,000 in donations for the year, however; this donation was for \$9,000. Therefore, I've introduced legislation to appropriate the additional money in the General Fund to make up that \$2,000 difference. That's pretty much all I have this evening.

PLANNING COMMISSION REPORT- Mr. Young

On March 22nd Hillsboro Planning Commission held a meeting at the Public Access Building. The first item on the agenda was a request from Randy Abbott for curb cuts for two properties. One property was on East Main Street and was zoned Business C. The other one was on East Walnut Street and it's currently zoned Residential B. Mr. Abbott plans to put apartment complexes on each property. There was discussion about the parking lot setups. A motion was made and seconded to allow the two apartment complexes with the condition that the curbs be continued around East Main Street and that there be a least at forty-foot entrance center. All members voted yes. Motion carried.

The second item on the agenda was a request from Ed Tipton. He wanted to purchase some of the property that was the old railroad bed off of North West Street. Mr. Tipton wants to add on to the Ole Depot and needs the additional property to do this. The commission discussed different things that had been brought up in the past for uses of the old railroad bed and if the land was sold as requested; there would be no proper access to the rest of the railroad bed property. The commission did not want the access to be blocked so it was suggested that the property line of the Suiter property which is located behind the Ole Depot and also abuts the railroad property be used as a starting point and line be drawn to North West Street keeping the width of that consistent. Mr. Tipton was told he would need to get the area resurveyed and Mr. Tipton said he would contact McCarty's to do that. A motion was made to recommend to council that some of the property be sold using the Suiter property as a guide down to North West Street. The motion was seconded and all voted yes.

Mr. Holt said that he had a comment; he said, "I've got an email from Eric Smith and when they looked at the piece of property that was adjacent to North West Street; that the property lines are inaccurate on the drawing that we had, so actually that drive would be narrower than we thought it would be on the required thirty-five feet. So we'll have to address that again in planning. I'm sure Eric will bring that up in Planning Commission.

Mr. Walker said, "At one time there was talk of taking an access road over to US 50."

Mr. Young replied, "What they're doing though Charlie; they're not taking that; they're only talking about taking from this corner here straight down so you would still have an access."

REPORT OF THE STANDING COMMITTEES-

FINANCE COMMITTEE – Mr. Koogler, Chairman

Finance met on March 19th and at that time we were educated by our auditor in regards to government accounting and finance. Furthermore, we did discuss the issue of hiring two new employees that was proposed by another committee. We jointly agreed on hiring new employees which has already been acted upon. Furthermore, we did go into executive session at that time to discuss employee issues. I have also met with members of the committee off and on at various times on the issue that is before council at this time which would be a revised pay ordinance that has been in the works for numerous months at this point. It is before council for its first reading this evening. I would be asking though with two members of council not being here tonight, that probably haven't had a chance to fully digest other than Mr. Levo who is a member of the committee who is aware of everything. I would ask that we just give it a first reading this evening.

PROPERTY MAINTENANCE & RESTORATION-Mr. Chambers, Chairman

Mr. Shoemaker had the report in Mr. Chambers absence. The Property Maintenance and Restoration Committee met on April 2, 2007. On hand were committee members Shoemaker, Parr and myself (Mr. Chambers) as well as Councilman Levo, Mayor Zink and SSD Holt as well Chris Walker of Hometown Payday Loans and Walker Real Estate Consultants.

One item was on the agenda; a sign request for Chris Walker of Hometown Payday Loans on South West Street was reviewed. The sign had already been placed on the roof of the building. This is in violation of a sign ordinance prohibiting roof mounted signs.

Mr. Walker stated that due to windows on the front of the building, it would be impossible to mount his existing sign on the front. The sign would need to be placed as a pylon in the parking lot out of the right-of-way of the city. I asked Mr. Walker if he had applied for a permit for his other sign on the front for Walker Real Estate Consultants. He stated he did not think one was needed as he was replacing an existing sign. He was informed that a permit for that sign would be needed and Mr. Walker said that that would be no problem. After discussion of the committee members, a motion to disallow his currently placed Hometown Payday Loan sign was made by Mr. Shoemaker, seconded by Mrs. Parr and with a vote of 3-0. A variance for the sign was not allowed.

I then stated that I would stop by his place of business to see if any of his other ideas could be used to work for both parties. With no further items on the agenda; the meeting was adjourned. Kevin Chambers, Committee Chairman

CIVIL SERVICE AND EMPLOYEE RELATIONS- Mr. Levo, Chairman

Mr. Koogler said that that committee did not meet in the last month and he didn't believe there was anything pending before the committee.

STREET & SAFETY COMMITTEE- Mr. Walker, Chairman

We did not have a meeting this month, but we do have one problem at the skate park and I talked to the Chief today and I forgot to ask him about it. I talked to Mr. Hennison and they're having some problems down there as far as congregating kids that are not skate boarding and stuff. I just wonder if there is some way that the Police Department can kind of check on that.

Chief Thompson said that when they go down there the kids all go out the back and down the railroad bed. Mr. Hennison said that he had put a lock on the gate but he wasn't sure if that would hold.

President Donley asked if anyone had heard anything more about the bike race and Mr. Holt said that he had not received any more communication from them.

UTILITIES COMMITTEE- Mr. Shoemaker, Chairman

The Utilities Committee met on April 2, 2007 at the Hillsboro City Conference Room. Those in attendance were Committee members Kevin Chambers, Tim Young and myself. Also attending were Mayor Zink, Bonnie Parr, John Levo and Ralph Holt.

The agenda was as follows:

Amending Ordinance 1974-4 city code Section 51.40 to amend by adding additional wording concerning placement of curb stops and the repair and replacement of service lines when they are needed to be replaced to the curb. All members present voted yea.

Item two was amending Ordinance 2002-18 city code Section 51.47 to clarify water access fees on multiple occupancy developments. All members there voted also yea.

It is the Utilities Committee recommendation to Council to approve legislation to be brought before Council later on in this meeting. The committee received an update from Mr. Holt on the cleanout and cameraing of sewer lines in the southern section of the city. Being no other further items to be brought before the committee; the committee was adjourned. Respectfully submitted by Dave Shoemaker, Utilities Chairman

ZONING AND ANNEXATION COMMITTEE- Mr. Young, Chairman

We had no meeting this past month but the committee will start working again on the CRA, the Community Reinvestment Areas. Kirby Ellison took a two day class this past month dealing with the CRA. I met with her once last week and we're going to meet again this week. Then we'll have a committee meeting and start working on this again and decide what we want to do. Decide what areas of town we want to set up for the program, if we want to do it at all. We will have a meeting sometime between now and next council meeting.

COMMUNITY ENHANCEMENT COMMITTEE- Mrs. Parr, Chairman

I don't have anything at this time.

UNFINISHED BUSINESS-

PASSAGE OF ORDINANCES AND RESOLUTIONS-

1. ORD. 2007-6 – AN ORDINANCE TO AMEND THE CITY ZONING MAP-The ordinance was read by title only for a third reading. Mr. Young made a motion to vote by full council. Mr. Walker seconded the motion and said that he thought they needed to vote it down and leave it as is and Mrs. Parr said that she agreed. Vote as follows: Mr. Shoemaker, abstained; Mr. Walker, no; Mr. Young, yes; Mr. Koogler, yes; Mrs. Parr, no. Law Director Beery said that each officeholder had to be their own judge about whether they vote or not. President Donley said that his vote was “no”. Ordinance did not pass.

SECOND READING OF ORDINANCES AND RESOLUTIONS-

1. ORD. 2007-9 – AN ORDINANCE TO REQUIRE STREET LIGHTING PLANS AND INSTALLATION IN NEW SUBDIVISIONS- The clerk read the ordinance by title only for a second reading.

FIRST READING OF ORDINANCES AND RESOLUTIONS-

1. ORD. 2007-7 – AN ORDINANCE TO REPEAL ALL PREVIOUS ORDINANCES REGARDING THE COMPENSATION FOR NON-UNION CITY EMPLOYEES, AN ORDINANCE ESTABLISHING THE SCHEDULE OF AUTHORIZED NON-UNION CITY EMPLOYEES, AN ORDINANCE ESTABLISHING THE COMPENSATION FOR NON-UNION CITY EMPLOYEES AND TO DECLARE AN EMERGENCY- The clerk read the ordinance by title only for a first reading.

2. RES. 07-18 – A RESOLUTION TO OVERRIDE RESOLUTION 07-13 AND TO TRANSFER FUNDS FROM THE SEWER REVENUE FUND TO OTHER SEWER FUNDS WITHIN THE CITY- The clerk read the resolution in full for a first reading.

3. RES. 07-19 – A RESOLUTION TO AUTHORIZE A CONTRACT AND TO DECLARE AN EMERGENCY- The clerk read the resolution in full for a first reading.

4. ORD. 2007-12 – AN ORDINANCE TO ESTABLISH CHARGES FOR MULTIPLE-OCCUPANCY UNITS AMENDING ORDINANCE NO. 1979-4 The clerk read the ordinance in full for a first reading.

5. ORD. 2007-13 – AN ORDINANCE TO ESTABLISH A WATER TAP FEE AMENDING ORDINANCE NO. 2002-18 The clerk read the ordinance in full for a first reading. Mr. Shoemaker asked that the ordinance be amended to show that instead of “water tap fee” it would read “water access fee”. Mr. Shoemaker made this a motion and Mr. Young seconded the motion and all members present voted yea. Ordinance amended.

6. RES. 07-20 – A RESOLUTION TO APPROPRIATE ADDITIONAL MONIES IN THE GENERAL FUND- The clerk read the resolution in full for a first reading.

NEW BUSINESS: None

With no further business to come before the council; Mr. Koogler made a motion to adjourn and Mr. Shoemaker seconded the motion. Meeting adjourned.

Richard Donley, Council President

Beverly Brown, Clerk of Council