

CITY OF SPRINGBORO
425 S. PIONEER BOULEVARD, SPRINGBORO, OH

CITY COUNCIL WORK SESSION

THURSDAY, MAY 7, 2009

6:00 PM

COUNCIL

John Agenbroad, Mayor

Jim Chmiel, Deputy Mayor
Marie Belpulsi
Sheila Lairson

Scott Anderson
Tom LaDu
John D. Parise

CITY STAFF

Chris Thompson, City Manager

Chris Pozzuto, Assistant City Manager
John Wheeler, Police Lieutenant

Alan Schaeffer, Law Director
Lori Martin, Clerk of Council

ITEM 1. CALL TO ORDER. Mayor Agenbroad called the Springboro, Ohio City Council Work Session to order on Thursday, May 7, 2009 at 6:00 PM in Council Chambers at the City's temporary facility in the Dalco Building, 425 S. Pioneer Boulevard, Springboro, Ohio.

ITEM 2. ATTENDANCE. No absences.

ITEM 3. LEGISLATIVE AGENDA. –Six legislative agenda items were reviewed for the May 7, 2009 City Council Regular Meeting.

- 1) **RESOLUTION:** A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A CONTRACT WITH JOHN R. JURGENSEN COMPANY FOR THE "2009 STREET RESURFACING & CONCRETE WORK" PROGRAM.

No discussion.

- 2) **RESOLUTION:** A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A PURCHASE AGREEMENT WITH BLACKBOX, INC., TO INSTALL A TELEPHONE SYSTEM IN THE NEW CITY BUILDING.

Ms. Thompson commented that there were other bids for the telephone system in addition to the \$42,200 bid from Blackbox, Inc., and \$42,000 was budgeted.

Ms. Belpulsi asked for the other bid amounts that were submitted for this equipment? Ms. Thompson explained that the bid amounts were as follows: \$38,008, \$53,448, and \$42,200. She further explained that the lowest bid was not accepted because it was incomplete; the telephones did not meet specifications.

Ms. Belpulsi asked that all of the bid amounts be included in the legislative cover memorandum as part of the formal record. Ms. Thompson will update the cover memo.

- 3) **RESOLUTION:** A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A PURCHASE AGREEMENT WITH SECURECOM, INC., TO INSTALL A CLOSED CIRCUIT TELEVISION SYSTEM (CCTV) IN THE NEW CITY BUILDING.

Ms. Thompson commented that the City only received one bid for the closed circuit television (CCTV) security system in the amount of \$48,700 from Securecom, Inc., and \$51,000 was budgeted. She added that the City did cut back on the original proposal, but the current proposal will meet the state's standards for the police department's accreditation.

A brief discussion followed with several inquires:

Mr. LaDu asked if the cameras would be recorded? Ms. Thompson explained that all of the cameras have that ability and the system does include the digital package. Ms. Thompson further explained that if necessary they could pull the DVD, which is recording the camera, within 24 to 48 hours and transfer and store the recorded footage.

Mr. LaDu asked if someone would be monitoring the security system? Ms. Thompson explained that the cameras would be monitored from the dispatch center and a few other areas in the building.

Ms. Lairson asked if the cameras are activated to record by motion detection? Ms. Thompson answered that the system does have that capability, as well.

Mr. Chmiel asked if the system had off-site recording capability? Lieutenant Wheeler answered that he did not know. Ms. Thompson reiterated that it was an all digital system and any recordings could be burned to a disk.

Ms. Lairson asked if the system includes the hard drive? Ms. Thompson replied yes.

- 4) **RESOLUTION:** A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A PURCHASE AGREEMENT WITH SENSORY TECHNOLOGY, INC., TO INSTALL AUDIO VISUAL EQUIPMENT IN THE NEW CITY BUILDING.

Ms. Thompson commented that the City received one more bid for audio visual (AV) equipment in addition to the \$117,549 bid from Sensory Technology, Inc., and \$157,000 was budgeted. She further commented that this purchase agreement includes six televisions, three for the Community Room, two for the Briefing Room, and one for the Break Room, and also includes all of the AV equipment for the Council Chambers, which will be controlled at the Clerk's seat at the Council dais. In addition, all of the Conference Rooms will be linked to the network and equipped with screens and projectors.

Ms. Belpulsi asked if this proposal includes the computers for the Council Chambers dais? Ms. Thompson replied yes. Ms. Belpulsi asked if Rich LaRue, MVCC Chief Engineer, was involved in this proposal process with respect to system compatibility? Ms. Thompson replied yes.

- 5) **RESOLUTION:** A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH KAP SIGNS FOR THE PURCHASE AND INSTALLATION OF GATEWAY SIGNAGE ON WEST TECH BOULEVARD AT THE ENTRANCE OF SOUTH TECH BUSINESS PARK.

The City received two bids for this project in the amounts of \$55,000 from KAP Signs and \$161,000 from Sign-A-Rama.

Ms. Belpulsi inquired regarding the significant gap in the bid amounts? Ms. Thompson explained that the company that provided the much higher bid was new to the bidding process and was not familiar with the specifications, which the bid proposal reflects. KAP Signs was the lowest and best bidder, and staff recommends KAP Signs for the project. Ms. Thompson commented that KAP Signs supplied and installed the new LED sign in front of Heatherwoode Golf Course and some other signs in the community. Ms.

Thompson further commented that the installation of the LED sign was a great success, and KAP signs was very easy to work with.

Mr. LaDu asked what the budget was for this signage? Mr. Pozzuto answered that the budgeted amount was \$100,000. He added that Landscape Architect Mark Klein helped with the proposal.

- 6) **RESOLUTION:** A RESOLUTION AUTHORIZING AND APPROVING CERTAIN MATTERS RELATING TO THE CREATION OF A JOINT ECONOMIC DEVELOPMENT DISTRICT BETWEEN THE CITY OF SPRINGBORO, THE CITY OF MIAMISBURG, THE TOWNSHIP OF MIAMI, OHIO AND THE COUNTY OF MONTGOMERY, OHIO, AUTHORIZING NOTICE OF A PUBLIC HEARING AND OTHER ACTIONS.

In reference to this resolution authorizing a Public Hearing in regard to the JEDD Agreement, Ms. Thompson reviewed several main points concerning the Austin Center JEDD as follows: Three jurisdictions are trying to create a JEDD in the Austin Interchange Area (Springboro, Miamisburg, and Miami Township), the JEDD agreement, with respect to income tax revenue, would be based on Miamisburg's income tax rate of 1.75% on 400 acres, which would appear to be more beneficial to Springboro than 1.25% of income tax revenue on 54 acres. Ms. Thompson commented that they do not have actual numbers (revenue projections) yet, but some of the preliminary numbers do look favorable.

Ms. Thompson also distributed copies of pages 7 and 43 of the JEDD agreement noting the new blue lined text, with specific reference to the language "not less than seventy-five (75%) of the aggregate amount of the expected District Revenues for such calendar year that are not subject to restrictions . . ." (A copy of the pages referenced and an outline of the JEDD Board powers is attached for the record and reference.)

Some discussion followed with several inquiries:

Ms. Belpulsi asked how Springboro benefits from this agreement? Ms. Belpulsi commented that she thought the revenues would go into the City's General Fund, but it looks like they will go back into the JEDD. She asked if the revenues would be returned to the jurisdictions' General Funds. Ms. Thompson explained that according to the new language, 21% of the revenues would go back to Springboro as long as there is excess revenue after the bills are paid, which would be deposited into the General Fund.

Ms. Belpulsi asked if the developer is responsible for any part of this investment? Ms. Thompson explained that the developer would be responsible for outlay i.e. money to build buildings to sell to businesses. Infrastructure improvements such as roads, water, sewer, curb & gutter would be made through the JEDD.

Mr. LaDu asked if a property owner within the JEDD sold property, would the property remain part of the JEDD? Ms. Thompson commented that if property is purchased within the JEDD it is part of the JEDD, if a developer sells property within the JEDD, the new property owner inherits all of the JEDD restrictions attached to the property.

Ms. Thompson commented that Montgomery County TID Director Steve Stanley is trying to boil down the spreadsheets to three or four different scenarios. She further commented that the jurisdictions involved will need to review the numbers in order to make a wise decision regarding the JEDD agreement.

Ms. Belpulsi confirmed that the City would receive some type of spreadsheet to review before making any final decisions regarding the JEDD? Ms. Thompson replied yes, Council should receive those projections in advance for review. Ms. Belpulsi also asked who is the District i.e. who creates the District's budget, etc.? Ms. Thompson explained that the District is administered by the Board, the territory is 400 acres, and the Board has to establish the income tax rate. The Board's membership will consist of the jurisdictional parties to the agreement, which include Montgomery County, Miamisburg, Miami Township, Springboro, and a fifth member appointed by the other four members. Each jurisdiction will have a role on the board e.g. Miami Township will serve as the record keeper (meeting minutes, etc.), Miamisburg will serve as the tax records keeper, and Springboro will serve as the Vice Chair.

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Mr. LaDu referred back to the 25/75% split, and asked if those provisions regarding the distribution of excess funds would be in place? Ms. Thompson replied yes, the City will receive 21% of any excess funds that go back to the jurisdictions first and foremost; however, if there is a shortfall the jurisdictions do have obligations, as well. She added that Springboro's share of the excess revenue will have no restrictions; it may be deposited into the General Fund for the City to determine its use.

Mr. LaDu asked to whom the income tax would be paid? Ms. Thompson explained that the income tax collected within the JEDD would go to the City of Miamisburg for distribution. She further explained that those who work in the JEDD would pay 1.75% in income tax. Ms. Thompson added that the City might have to change its taxation code to address those who live in Springboro and in the JEDD.

Ms. Thompson discussed the meeting schedule for the Austin Center JEDD as follows:

The Public Hearing will be held on June 11 at Cox Arboretum at 6:00 PM. If Council chooses to approve the JEDD Agreement directly following the Public Hearing, Council may either convene a Regular Meeting at Cox Arboretum to conduct business or return to Council Chambers to convene a Regular Meeting. In light of the Regular Meeting proposed to be held on June 11 following the Public Hearing, the June 18 City Council Work Session and Regular Meeting will be canceled. Also, a legal notice of the Public Hearing has been advertised in the Dayton Daily News 30 days prior to the hearing to comply with the statutory requirements, and legal notices have been placed in several local newspapers to notify the public.

Mr. Anderson asked who is writing the JEDD agreement? Ms. Thompson explained that the original document was based on the Dayton Mall JEDD Agreement, but the current draft is not close in comparison and contains a lot of rewrites. She further explained that Mr. Schaeffer has been responding to the drafts being submitted to the City, but is not the author of the document. Ms. Thompson added that Mr. Schaeffer also contributed the definitions sections to the agreement, and she thanked him for his work in that regard.

ITEM 4. CITY MANAGER. –Issues/Reports.

Executive Session: Ms. Thompson requested a brief Executive Session, following the Work Session discussion, for the purpose of discussing pending litigation.

ITEM 5. CLERK OF COUNCIL. –Issues/Reports.

Meeting Schedule: The next Council Meetings will be held on Thursday, May 21 beginning with the Work Session at 6:00 PM followed by the Regular Meeting at 7:00 PM in Council Chambers. The Legal Committee and the Finance Committee are scheduled to meet at 5:30 PM on May 21, as well.

ITEM 6. CITY COUNCIL. –Issues/Reports.

Mr. LaDu – No issues/reports.

Mr. Parise – No issues/reports.

Mr. Chmiel – No issues/updates.

Ms. Lairson – Community Service Board – Ms. Lairson confirmed that the Request for Service and Volunteer Referral Forms for the Community Volunteer Program could be dispersed from police patrol vehicles and the front office. Ms. Lairson explained that she spoke with the Police Chief regarding the idea of Police Officers distributing Request for Service Forms when they encounter residents who request assistance or could be helped through this program.

Ms. Thompson suggested that these forms could be kept at the Public Works Center and in the Squad Room for distribution, as well.

Ms. Lairson will forward copies of the forms to Lieutenant Wheeler to distribute to the Police Officers.

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Mr. Anderson – No issues/reports.

Ms. Belpulsi – Planning Commission – Ms. Belpulsi will present a Planning Commission report at tonight's Regular Meeting under Committee Reports.

Mayor Agenbroad – Due to time constraints, Mayor Agenbroad recommended postponing the Executive Session requested by the City Manager until tonight's Regular Meeting, following the Regular Order of Business. There were no objections.

ITEM 7. ADJOURNMENT. With no further discussion, Mayor Agenbroad adjourned the May 7, 2009 City Council Work Session at approximately 6:54 PM.

CITY OF SPRINGBORO
425 S. PIONEER BOULEVARD, SPRINGBORO, OH

CITY COUNCIL REGULAR MEETING

THURSDAY, MAY 7, 2009

7:00 PM

COUNCIL

John Agenbroad, Mayor

Jim Chmiel, Deputy Mayor
Marie Belpulsi
Sheila Lairson

Scott Anderson
Tom LaDu
John D. Parise

CITY STAFF

Chris Thompson, City Manager

Chris Pozzuto, Assistant City Manager
John Wheeler, Police Lieutenant

Alan Schaeffer, Law Director
Lori Martin, Clerk of Council

ITEM 1. CALL TO ORDER. Mayor Agenbroad called the Springboro, Ohio City Council Regular Meeting to order on Thursday, May 7, 2009 at 7:00 PM in Council Chambers at the City's temporary facility in the Dalco Building located at 425 S. Pioneer Boulevard, Springboro, Ohio.

ITEM 2. PLEDGE OF ALLEGIANCE. Mayor Agenbroad led the Pledge of Allegiance.

ITEM 3. ROLL CALL. Agenbroad, Present; Anderson, Present; Belpulsi, Present; Chmiel, Present; LaDu, Present; Lairson, Present; Parise, Present.

ITEM 4. APPROVAL OF MINUTES: THE MINUTES OF THE CITY COUNCIL WORK SESSION AND REGULAR MEETING OF APRIL 16, 2009.

Mr. LaDu motioned to approve the minutes of the April 16, 2009 City Council Work Session and Regular Meeting as submitted by the Clerk of Council. Mr. Anderson seconded the motion.

No corrections.

VOTE: Belpulsi, Yes; Agenbroad, Yes; Chmiel, Abstain; Parise, Yes; LaDu, Yes; Lairson, Yes; Anderson, Yes. [APPROVED 6-0-1]

ITEM 5. PRESENTATIONS: ANITA CARROLL, DIRECTOR OF FRANKLIN-SPRINGBORO PUBLIC LIBRARY. Ms. Carroll distributed two handouts to Council, the Branch Library Agreement between the Franklin-Springboro Public Library and the City of Springboro and an outline of the specific points of her presentation. (A copy of each document is attached for the record and reference.) Ms. Carroll explained that the Franklin-Springboro Public Library signed an operational agreement in 1998 with the City of Springboro. At the time the agreement was signed, Mary Novak was the Library Director; Ms. Carroll was appointed Library Director almost two years ago. Ms. Carroll further explained that both of those years have been a struggle financially for the libraries. Ms. Carroll referred to a few statistics from the handouts most notably that the library checks out a lot more items than it used to. In 1998, 165,000 items were checked out, and in 2007, 225,000 items were checked out. Ms. Carroll commented that she believes that the number of items checked out would be higher; she believes the community would check out a million items if they had the library they deserved.

Ms. Carroll further commented that the number of public computers has doubled, but is still not sufficient. The attendance for children's programs on-site and off-site has increased from 2,477 children in 1998 to 24,393 children in 2008 in Springboro and Clearcreek Township, not counting Franklin and Carlisle, and, obviously, the overall population has grown. But, what has not grown is the Library's budget; the library is receiving almost the same amount of money they received the day they signed the agreement with the City Council that was sitting at that time. Ms. Carroll pointed out that the amount highlighted in yellow on the handout is probably more than what the Library will actually receive this year in funding. The Library's funding for May is 26% less than what they received last year at this time. Also, the Library recently laid off four staff members, two of which were working at the Springboro Library. Ms. Carroll stated that from her very first board meeting, she knew that the board's goal was to get the budget the right size. They made as many invisible cuts as they could, but they have reached a point where invisible cuts are not enough. They are trying their best not to cut the Library's services, but obviously once the Library starts cutting personnel they are cutting services e.g. your wait time is longer, etc. Ms. Carroll stated that the staff size in Springboro has changed dramatically since she became the Library Director. She explained that several staff members have resigned or retired and have not been replaced or staff members have been reassigned to the Franklin Library for a completely different duty such as the new outreach service that is actually a growth service they have offered in the past year due to a bequest they received in 2008. Ms. Carroll further stated that the Library's materials budget on paper looks the same, but has actually been cut because they have outsourced cataloguing due to reductions in staffing. A lot of the newer materials e.g. new books, audio-books, and DVDs are not available at the Springboro Library because, one, they do not have the money to buy as much as they used to, and two, they are paying extra to have these items catalogued and shelved instead of being handled by a staff member. In addition, the Springboro Library does not have enough space. Circulation would increase if there were more items available to check out, but, again, the Library's materials budget has been cut a lot although it does not look that way on paper. Also, the Library has suspended their daycare outreach and pre-school visits due to staffing, which was a valuable service program. The Library also canceled the "Let's Read" Program, which was a really great partnership with the schools to keep kids reading during the summer, especially those kids that struggled with reading during the school year and need help during the summer to stay on target for the next school year. Finally, the Library also had to cut employee healthcare benefits, hours have been changed, and a lot of people have made great sacrifices to stay at the Library and keep it open, and that is the status of the Library right now. The Library has undergone many improvements and enhancements, but has not been able to do the most notable improvements i.e. the building is still very small in a very large City. Ms. Carroll explained that the Library actually has a fund that they referred to as the Building Fund until about two months ago. Ms. Carroll further explained that the Building Fund was the Library's savings to build onto the Springboro Branch, but they are now calling it the Reserve Fund and is using it for operations, which is why she is here today to talk about her concerns. If their budget gets worse, they would actually have to start closing the buildings and cut more staff and more programs that the Library and the citizens really value. Ms. Carroll stated, to be brief, the Library's budget this year is estimated to be about \$200,000 less, and she is asking the consideration of the City Council of Springboro to consider, if possible, making up half of that budget shortfall to help keep the Library functioning as much as possible. Ms. Carroll outlined in her handout what the \$100,000 would be used for. Ms. Carroll specifically noted that their Library terminals are approaching eight to nine years old and they need new computers desperately and do not have the money for them. They would also love to restore those outreach services she mentioned earlier, which is really important to the staff and really important to those who receive those services. Those outreach services help to bring more people to the Library on a routine basis. The daycare/preschool outreach services are excellent and impact a lot of kids. Ms. Carroll would like to increase the amount of materials at Springboro's branch, but right now the space and money do not allow them to purchase multiple copies; therefore, they have just one copy of everything and customers must wait for it to be returned, put it on hold, or do not get it at all; it is a frustration for anyone who uses the Library regularly. Ms. Carroll would like to see more aggressive maintenance, as they are not really maintaining the building as well as they could. She commented that this is not a criticism of the City, they appreciate what the City has done. Ms. Carroll explained that the Library got new doors because of Ms. Thompson and is getting a new parking lot, which she is very happy about, but there are smaller things that she does not particularly feel are the City's responsibility that they were not able to take care of such as new drinking fountains, which they need desperately and carpet cleaning, which they should be doing regularly, but cannot not afford to. Also, Ms. Carroll stated that their computer speed is terrible; they exceed their bandwidth most of every open hour and that is because they have one pipeline that runs to Franklin and

Springboro users also have to contend with that clog as well as the staff. Her goal, if funded, is to separate the two lines and allow Springboro to have their own line/speed and Franklin to have their own line/speed. Ms. Carroll summarized by stating that her proposal is to ask the City to contribute \$100,000 to the Library's budget to help cover the \$200,000 shortfall. Ms. Carroll stated that she realizes it is a lot of money and that it is the worst time ever to ask for money, but if she does not ask she cannot hear the answer. Ms. Carroll offered to answer any questions.

Ms. Belpulsi asked what percentage of the Library's budget is funded by the state? Ms. Carroll responded 92 to 96% percent. She added that the Library's budget is almost entirely funded by the state, except for fines. Ms. Carroll also stated that they do have some money in the Reserve Budget, which they are trying not to use and also have gifts. She explained that the outreach to seniors program is the result of a gift the Library received in a will, and they use the proceeds from that gift.

Ms. Belpulsi confirmed that the Library's state funding is part of the Local Government Fund (LGF)? Ms. Carroll explained that they receive 2.2% of the LGF for libraries. Ms. Belpulsi commented that she sees a decline in those funds in the very near future, and asked Ms. Carroll if she has done any projections for the library budget assuming that the LFG will decrease over the next couple of years especially if the Library is operating at a \$200,000 deficit now? Ms. Belpulsi also asked if the Library could generate funds or solicit funds from the private sector/businesses to help fund services? Ms. Carroll explained that grants from the private sector would tend to be project based, and that no one would hand the Library \$100,000 to do whatever it needs to. Ms. Carroll added that they have talked at length about whether there would be someone who would be willing to fund an addition to the building, but those types of contributions are rare. It is also harder to get someone to pay for an addition rather than an entire building, but they are open to accepting those types of contributions, but to date they do not have anyone offering to write the check.

Ms. Belpulsi commented that she is concerned about the Library's future. Ms. Carroll commented that they are too, and they do have the option to put an operational levy on the ballot.

Mr. Chmiel asked Ms. Carroll if she has discussed or plans to have a discussion with the Clearcreek Township Trustees regarding the Library's status? Ms. Carroll replied yes. Mr. Chmiel asked Ms. Carroll how much funding the Library might generate from a levy? Ms. Carroll responded by stating that she is still waiting for numbers from Warren County Auditor Nick Nelson. She explained that if the levy is for .5 mill, it would just keep the library floating, but if they want to grow and become the library they should if would have to be 1 mill. Ms. Carroll further explained that she spent yesterday putting together 2008 statistics from libraries in counties the same size as Warren County and determined that there should be about an \$8M budget in the County for a Library. If the Library puts a 1 mill levy on the ballot it would put the Franklin-Springboro Library on par with that statistic and would allow the Library to grow to be a great Library. The Library would have a good computer replacement schedule and fabulous building maintenance, and probably would be in a position to add to the Springboro Library much faster. Ms. Carroll also commented that as mentioned before funding from the state might disappear eventually, but a 1 mill levy would keep the Library where it is right now or at least keep the doors open.

Mr. Chmiel commented that what becomes a concern, which is similar to anyone accepting federal bailout monies if the City were to possibly assist the Library with its budget whether it would be there next year would be the question like all of the stimulus money. Ms. Carroll responded to Mr. Chmiel's comment by explaining that other than the outreach services that is why she picked projects because they were things that if the Library did not have the money next year or did not receive extra money next year or if the budget was even worse next year, it would still have its doors open. Ms. Carroll stated that she took that scenario into consideration i.e. if someone says they can give the Library money this year, but not the next year; they would still be in good shape reasonably speaking.

Mr. LaDu asked Ms. Carroll if she is asking the City of Springboro for half of the \$200,000, what would she be asking the Township for? Ms. Carroll responded, the other half. Ms. Carroll added that she plans to visit Franklin and Carlisle as well because although the Library does not have operating agreements with them, it would not hurt to ask.

Mr. LaDu pointed out that each City she asks might give \$100,000 and then the Library would have \$400,000. Ms. Carroll responded to Mr. LaDu's comment by stating that then she would pay back the Building Fund; the community wins either way.

Ms. Carroll also commented that she met with Warren County Commissioner Pat South today and explained that there are libraries that receive assistance from counties and she asked if Warren County was in a position to assist the Franklin-Springboro Library. The answer was "no." Ms. Carroll stressed that they are asking for money from everyone and want to make sure the Library stays open and is a valuable library to the community, but it is getting harder and everyone will start seeing all five libraries in the county with the same problem. Ms. Carroll explained that budget issues are hitting them a little faster because they have two buildings, which is why Council is seeing her a little bit earlier than other librarians are heading to their Councils. Ms. Carroll reiterated that they all met with Commissioner Pat South today and it was a pretty fast "no."

Mr. Anderson asked how much money was in the original Building Fund and how much of that money has the Library used to supplement the budget? Ms. Carroll explained that when she started with the Library the Building Fund was \$1M; it is currently \$759,000.00. She further explained that right now about \$213,000.00 of that money is budgeted. Ms. Carroll further explained that when she started, one of the Library's goals was to not spend the Building Fund at all and she was really proud when they finished the year with \$159,000.00, which is what they budgeted from the Building Fund last year, and they were even on December 31. Then, they received their certification from Warren County Auditor Nick Nelson that they were about \$300,000 less; therefore, they did not pay back the Building Fund last year and also have another \$200,000.00 budgeted from the fund. They do not anticipate using all of that money, but they might end up using it.

Mr. Anderson commented that Ms. Carroll is asking City Council to consider a modification to the operation agreement to assist with funding until the library passes an additional operating levy. Mr. Anderson asked Ms. Carroll what is the timeframe for putting a levy on the ballot? Ms. Carroll answered that the Library Board would be voting on May 21 whether or not to put a levy on the ballot in November. She has already started to get the paperwork together in the event that the Board would vote to go ahead with the levy. Mr. Anderson confirmed that if the City were able to supplement the Library's budget this year, and then the Library decided to place a levy on the ballot and it passes they would be all set with respect to their budget? Ms. Carroll answered that it would be another win-win situation. Ms. Carroll pointed out that new library levies traditionally do not pass the first time and that statistic is nationwide, especially in Ohio, but they do tend to pass after three or four times and voters usually do vote for the levy the third time.

Mr. Anderson commented that the Library has brought a lot of value to the community and looking at the number of children the Library serves it is obviously well used. In response to Mr. Anderson's comment, Ms. Carroll commented that she feels their library actually enjoys much more support than other libraries in the state. She further commented that if the levy passes she will not be surprised, and if it does not pass, she will be surprised. Lastly, Ms. Carroll commented that she is actually optimistic that the levy will pass in November and the Library will start January 2010 in a really nice position, and she also realizes that everyone's budgets are suffering and even though they love the library some people cannot afford to help more than they already do.

After asking if there were any further questions of Council, Mayor Agenbroad thanked Ms. Carroll for her presentation stating that Council would consider her request and respond to it.

Ms. Carroll commented that she appreciates Council's time. Mayor Agenbroad thanked Ms. Carroll for her time, as well.

ITEM 6. LEGISLATION: City Council held a Work Session at 6:00 PM tonight for 54 minutes to discuss the following legislation as well as other City matters.

- 1) **RESOLUTION R-09-19:** "A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A CONTRACT WITH JOHN R. JURGENSEN COMPANY FOR THE "2009 STREET RESURFACING &

CONCRETE WORK" PROGRAM," was read by the Clerk of Council. Ms. Thompson's comments are summarized as follows:

This resolution authorizes the City Manager to enter into a contract with John R. Jurgensen Company for the "2009 Street Resurfacing and Concrete Work" Program. This resolution represents the annual street resurfacing program. Council previously acted on an ordinance declaring the necessity to go forward with the program. At that time, estimated costs were \$7.00/s.f. for sidewalk replacement and \$8.00/s.f. for driveway apron replacement. Ms. Thompson commented that bids have been coming in lower than anticipated and estimated lately, and the actual cost for this work is \$6.50/s.f. for sidewalks and \$7.00/s.f. for driveway aprons. The actual bid is \$74,352.10 under the engineer's estimate for the project. The City received four bids, the lowest from John R. Jurgensen Company at \$448,647.90 and the highest from J.K. Meurer Corp at \$513,028.17. Staff recommends that John R. Jurgensen Company be awarded the bid for this project.

Mayor Agenbroad presented the item for questions or comments of Council. No questions or comments.

Ms. Lairson motioned to adopt Resolution R-09-19. Mr. Parise seconded the motion.

No discussion.

VOTE: LaDu, Yes; Lairson, Yes; Anderson; Yes; Belpulsi, Yes; Agenbroad, Yes; Chmiel, Yes; Parise, Yes. [APPROVED 7-0]

- 2) **RESOLUTION R-09-20:** "A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A PURCHASE AGREEMENT WITH BLACKBOX, INC., TO INSTALL A TELEPHONE SYSTEM IN THE NEW CITY BUILDING," was read by the Clerk of Council. Ms. Thompson's comments are summarized as follows:

This resolution authorizes the City Manager to enter into a purchase agreement with Blackbox, Inc. to install a new telephone system in the new City Building. Ms. Thompson explained Legislative Items 2, 3, and 4 together, as they are all related to purchases for the new City Building. This first purchase agreement is with Blackbox, Inc. for a telephone system for the new City Building. Legislative Item #3 is a purchase agreement with Securecom Inc. for a Closed Circuit Television System (CCTV) for the new City Building. Legislative Item #4 is a purchase agreement with Sensory Technology, Inc. for all of the Audio Visual (AV) components for the new City Building. All three items are included in the Furniture and Equipment purchases for the new City Building facility. The first purchase agreement with Blackbox, Inc. will allow the City to purchase a new telephone system. The City's current telephone system is approximately 20 years. This agreement will include installation and training. The telephones are \$214.95/unit and 84 telephones are being purchased, which includes a few extra for the Emergency Operations Center (EOC) and for any future employees that might be added to the staff. This system was included in the original budget and cost estimate for the new building, but must be purchased under separate contracts. This first agreement with Blackbox, Inc. is a \$42,200.00 expenditure for a telephone system and installation and training. The next accepted bid was \$53,448.00.

Mayor Agenbroad presented the item for questions or comments of Council. No questions or comments.

Mr. Chmiel motioned to adopt Resolution R-09-20. Mr. LaDu seconded the motion.

No discussion.

VOTE: Lairson, Yes; Anderson; Yes; Belpulsi, Yes; Agenbroad, Yes; Chmiel, Yes; Parise, Yes; LaDu, Yes. [APPROVED 7-0]

- 3) **RESOLUTION R-09-21:** "A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A PURCHASE AGREEMENT WITH SECURECOM, INC., TO INSTALL A CLOSED CIRCUIT TELEVISION SYSTEM (CCTV) IN THE NEW CITY BUILDING," was read by the Clerk of Council. Ms. Thompson's comments are summarized as follows:

This resolution authorizes the City Manager to enter into a purchase agreement with Securecom, Inc. to install a closed circuit television system (CCTV) in the new City Building. Again, this is part of the package of IT and AV purchases for the new City Building. This second purchase agreement will allow for the purchase of the security system closed circuit TVs. In the new building, there are many features for the Police Department in particular that the City has never had before including this security system, which will be installed in the holding cell area and parking lot. The new building will also have a sally port, which allows a police officer to pull in and take a prisoner into immediate custody in the holding area and then exit the site, and an evidence garage. These added features plus the security system will help the City as it goes through the police department accreditation process upon completion of the building. The plans for the holding cell area of the building have been reviewed twice by the prison board and the plans have been accepted with respect to the holding cells and security system and all associated items concerning the police department. Ms. Thompson commented that the new police facility is going to be state-of-the-art without going over the top and will allow this community to have the police services it needs and deserves and enable the City to receive accreditation, which is extremely important for this community, as well. This particular bid is for the CCTV security system with Securecom, Inc. at \$48,700, and \$51,000 was budgeted for this system. Securecom was the only vendor that fulfilled all of the City's specs for this item; therefore, it is the only valid bid the City received.

Mayor Agenbroad presented the item for questions or comments of Council. No questions or comments.

Mr. Parise motioned to adopt Resolution R-09-21. Ms. Belpulsi seconded the motion.

No discussion.

VOTE: Agenbroad, Yes; Chmiel, Yes; Parise, Yes; LaDu, Yes; Lairson, Yes; Anderson, Yes; Belpulsi, Yes. [APPROVED 7-0]

- 4) **RESOLUTION R-09-22:** "A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A PURCHASE AGREEMENT WITH SENSORY TECHNOLOGY, INC., TO INSTALL AUDIO VISUAL EQUIPMENT IN THE NEW CITY BUILDING," was read by the Clerk of Council. Ms. Thompson's comments are summarized as follows:

This resolution authorizes the City Manager to enter into a purchase agreement with Sensory Technology, Inc. to install audio visual equipment in the new City Building. This third purchase agreement with Sensory Technology, Inc. will provide the AV components for the new City Building. The City did receive another bid of \$153,527.00 from TCS Technologies. The bid from Sensory is \$117,549.00. The AV equipment included in the bid, which includes all installation and other necessary components, software, etc., is all of the screens, projectors, monitors for the Council dais, screen and projector in Council Chambers for presentations, all of the AV for Mayor's Court, and all of the projectors and screens for the conference rooms in the new building. This purchase agreement also includes six televisions. Three of the TVs will be installed in the Community Room where an overflow crowd from the Council Chambers, which is directly across the hall from the Community Room, will be able to watch the Council meeting on the MVCC government access channel as it is being broadcast live. The Community Room will also double as the City's Emergency Operation Center (EOC) and in the event of an emergency or crisis of any kind there will be three TV screens in the EOC to utilize for various purposes such as watching local news channels to keep up-to-date on what is going on in the jurisdictions around the City. Also, the Community Room is meant for the community to use and the City hopes to encourage people to hold meetings there and be able to use the projectors and TV monitors for presentations, etc. The City is very pleased to be able to offer a room in the new building for community use and hopefully it will be used frequently. This agreement will allow for all of that new equipment to be installed in the new building including all of the hardware and software that is associated with the system.

Mayor Agenbroad presented the item for questions or comments of Council. No questions or comments.

Mr. LaDu motioned to adopt Resolution R-09-22. Ms. Lairson seconded the motion.

No discussion.

VOTE: Anderson; Yes; Belpulsi, Yes; Agenbroad, Yes; Chmiel, Yes; Parise, Yes; LaDu, Yes; Lairson, Yes. [APPROVED 7-0]

- 5) **RESOLUTION R-09-23:** "A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH KAP SIGNS FOR THE PURCHASE AND INSTALLATION OF GATEWAY SIGNAGE ON WEST TECH BOULEVARD AT THE ENTRANCE OF SOUTH TECH BUSINESS PARK," was read by the Clerk of Council. Mr. Pozzuto's comments are summarized as follows:

This resolution authorizes the City Manager to enter into an agreement with KAP Signs for the purchase and installation of gateway signage on West Tech Blvd. at the entrance of South Tech Business Park. This contract will authorize KAP Signs to fabricate and install three gateway signs at the entrance to South Tech Business Park on SR741. This new signage will welcome people to the City owned business park at the entrance to the City and will fulfill a contractual obligation that the City has with Children's Medical Center to provide signage on SR741 in order for the community to find its way back to the Children's Urgent Care Center, which they recently opened. The three signs were approved as part of the Master Plan for South Tech adopted by City Council in February of 2007. This project has been budgeted for in the General Improvement Fund. The City received two bids for this project, one from KAP Signs at \$55,000.00 and the other at \$161,000.00. Staff recommends that the agreement be fulfilled with KAP Signs for \$55,000.00.

Mayor Agenbroad presented the item for questions or comments of Council. No questions or comments.

Ms. Belpulsi motioned to adopt Resolution R-09-23. Mr. LaDu seconded the motion.

No discussion.

VOTE: Lairson, Yes; Anderson; Yes; Belpulsi, Yes; Agenbroad, Yes; Chmiel, Yes; Parise, Yes; LaDu, Yes. [APPROVED 7-0]

- 6) **RESOLUTION R-09-24:** "A RESOLUTION AUTHORIZING AND APPROVING CERTAIN MATTERS RELATING TO THE CREATION OF A JOINT ECONOMIC DEVELOPMENT DISTRICT BETWEEN THE CITY OF SPRINGBORO, THE CITY OF MIAMISBURG, THE TOWNSHIP OF MIAMI, OHIO AND THE COUNTY OF MONTGOMERY, OHIO, AUTHORIZING NOTICE OF A PUBLIC HEARING AND OTHER ACTIONS," was read by the Clerk of Council. Ms. Thompson's comments are summarized as follows:

This resolution authorizes and approves certain matters relating to the creation of a JEDD between the City of Springboro, the City of Miamisburg, the Township of Miami, Ohio and the County of Montgomery, Ohio authorizing notice of a Public Hearing pertaining to the JEDD. This legislative will authorize the City Council to set a Public Hearing on June 11, 2009 to be held at Cox Arboretum in Miami Township at 6:00 PM. The topic of the Public Hearing will be the formation of a Joint Economic Development District with Montgomery County, the City of Miamisburg, and Miami Township for the Austin Interchange Area. The concept is in boiling this agreement 60 pages down that the Council is still considering and will not take action on until after the Public Hearing on June 11, 2009. This particular legislation simply sets the Public Hearing and allows for the public to review the documents in their current form today. The JEDD that we are attempting to work on and bring before all of the jurisdictions will allow us to share income tax revenues within the newly created Austin Interchange. There are approx. 400 acres of developable land within the interchange area and the City of Springboro currently holds 54 acres within its jurisdictional boundaries. The concept would be that collecting income tax and sharing it with those other jurisdictions is more beneficial and more lucrative for the City than simply collecting 1.5% income tax on 54 acres. We would share in a piece of the collection from 440 acres. In exchange for that, there are certain things that we are being asked to consider such as public infrastructure improvements, if you install a road or waterline or sewer line you can spur economic development, which is the whole focus of the Austin Interchange Area. Trying to encourage public involvement and development there has been a great deal of political discussion in the region as to the validity of the Austin Interchange and whether it will or will not have a cause and effect on the City of Dayton

and other areas. The intent is not to cannibalize any other jurisdiction the intent is for four jurisdictions including Montgomery County to work together to bring in very significant corporate users from out of state and out of the region we all feel very strongly and if we do this properly and have a proper land use plan and a proper economic development plan that we can succeed in that. Again, this particular piece of legislation allows the City of Springboro to participate in and set a Public Hearing for discussion of the JEDD agreement that would cause the four jurisdictions to work together as one to collect an income tax in the Austin Area and then share that income tax revenue. That is what would be established by passing this evening. The documents that are being considered by the Springboro City Council, the Miamisburg City Council, the Miami Township Trustees, and Montgomery County Commissioners will be available for review tomorrow morning and that will include an economic development plan for the area, a map of the JEDD are and a contract of the JEDD area.

Mayor Agenbroad presented the item for questions or comments of Council.

Ms. Belpulsi extended kudos to the City Manager, Assistant City Manager, and Law Director for the amount of time and effort they put into this JEDD. This JEDD is a 60-page document and is the third revision that we have that does not include the 20-30 page document of the economic development district, uses, etc. This is a very, very complicated project and there was a lot of discussion tonight and will have more discussion regarding to it until it becomes clearer to us that we are making the right decision. She wanted to give Ms. Thompson, and Mr. Pozzuto, and Mr. Schaeffer a lot of credit because they have been very diligent and have worked in the best interest of this community and that is what this is about.

There were no other questions or comments of Council.

Ms. Belpulsi motioned to adopt Resolution R-09-24. Mr. LaDu seconded the motion.

No discussion.

VOTE: Lairson, Yes; Anderson; Yes; Belpulsi, Yes; Agenbroad, Yes; Chmiel, Yes; Parise, Yes; LaDu, Yes. [APPROVED 7-0]

ITEM 7. REPORTS: Mayor's Report –The 3rd U.S. District Office Hours will be held on Friday, May 22, 1:00-2:00 PM in Council Chambers. Memorial Day will be observed Monday, May 25; whereby, the City Offices will be closed. The Memorial Day Parade will be held on Monday, May 25 beginning at 2:00 PM on S. Main Street to Wade Field. Al Fields will be the Parade Grand Marshal. Mayor Agenbroad commented that the Memorial Day Parade is a good way for the City of Springboro to pay tribute to its veterans. The next City Council Work Session will be held on Thursday, May 21, 2009 at 6:00 PM in Council Chambers, as scheduled. The next City Council Regular Meeting will be held on Thursday, May 21, 2009 at 7:00 PM in Council Chambers, as scheduled. In addition, the Finance and Legal Committees will meet on May 21 at 5:30 PM. All meetings will be held at the City's temporary facility in the Dalco Building located at 425 S. Pioneer Boulevard in Springboro, unless otherwise posted.

City Manager's Report – Mother's Day Brunch at Heatherwoode: Ms. Thompson announced that Mother's Day is this Sunday, May 10 and there is a wonderful brunch being planned at Heatherwoode Golf Course with two seatings at 1:00 PM and 3:00 PM. The seatings are limited to 100 people each. As of today, Heatherwoode has 80 guests reserved for each seating. Please contact Heatherwoode at 748-3332 to make reservations for Mother's Day Brunch.

Committee Reports –

Ms. Lairson – No reports.

Mr. Anderson – No reports.

Ms. Belpulsi – Planning Commission – The Planning Commission met on April 29 for their Formal Meeting to consider the following item: **Landscape Plan Approval – Menrisky Office Building, 550 North Main Street**. Ms. Belpulsi also commented that the lull in development right now is giving the Planning Commission the opportunity to review the City's zoning codes to bring them up-to-date to work with the new Land Use Plan that Council passed several meetings ago. Also, there has been discussion regarding the formation of a Bikeway Committee because the City has adopted a Bikeway Community Action Plan. The Commission has asked the planning staff to propose a structure or formula for the committee to define what the committee should do, the committee's make-up and goals, etc. The Bikeway Committee will most likely be an arm of the Planning Commission in the development process and the members will be appointed by City Council. There will be announcements regarding the Bikeway Committee in the City's newsletter or on the City's website in the near future. In addition, the next Planning Commission Work Session will be held on May 13, 2009 at 7:00 PM in Council Chambers, as scheduled.

Ms. LaDu – No reports.

Mr. Parise – No reports.

Mr. Chmiel – No reports.

ITEM 8. OTHER BUSINESS. At this time, Mayor Agenbroad asked for a motion to enter Executive Session, under R.C.121.22(G), to discuss pending litigation; whereby, the City Law Director will be present and no action will be taken.

Mr. Chmiel motioned to enter Executive Session, following the Regular Order of Business, to discuss pending litigation. Mr. LaDu seconded the motion.

No discussion.

VOTE: Lairson, Yes; Anderson, Yes; Belpulsi, Yes; Agenbroad, Yes; Chmiel, Yes; Parise, Yes; LaDu, Yes. [APPROVED 7-0]

ITEM 9. FINAL COUNCIL AND MANAGER COMMENTS. No final Council or Manager comments.

ITEM 10. GUEST COMMENTS. 1) **George Mourouzis, 190 Fairfield Court** – Mr. Mourouzis congratulated the Mayor, City Council Members, the City Manager, and all of the employees of Heatherwoode Golf Course. Mr. Mourouzis referred to a copy of the April 17, 2009 Dayton Business Journal, which ranks Heatherwoode as the #1 golf course in the Dayton area for the third consecutive year. Mr. Mourouzis again congratulated the City and all of the wonderful employees at Heatherwoode for this distinction.

Mayor Agenbroad thanked Mr. Mourouzis for his comments, and invited any other guests that wished to be heard to approach the podium, state their name and address for the record, and make their comments accordingly. No other guests came forward.

At this time, Mayor Agenbroad commented that today is National Prayer Day and many County, City, and Township officials gathered at the YMCA in Franklin this morning to observe the day with a Community Prayer Breakfast. Mayor Agenbroad encouraged everyone to pray on Sunday for their mother's good health.

ITEM 11. EXECUTIVE SESSION. City Council conducted an Executive Session following the Regular Order of Business at tonight's Regular Meeting.

ITEM 12. ADJOURNMENT. Mayor Agenbroad thanked the MVCC for tonight's telecast and scheduled rebroadcasts of this Springboro City Council Meeting.

Mr. LaDu motioned to adjourn the meeting; whereby, the Thursday, May 7, 2009 Springboro City Council Regular Meeting was adjourned to Executive Session at approximately 7:41 PM. Ms. Belpulsi seconded the motion.

The CITY of SPRINGBORO Ohio CITY COUNCIL MINUTES · MAY 7, 2009

No discussion.

VOTE: Agenbroad, Yes; Chmiel, Yes; Parise, Yes; LaDu, Yes; Lairson, Yes; Anderson, Yes; Belpulsi, Yes. [APPROVED 7-0]

At approximately 7:41 PM, City Council entered Executive Session to discuss pending litigation. No votes occurred during Executive Session.

With no objections, City Council exited Executive Session at approximately 7:55 PM.

With no further business or objections, Mayor Agenbroad adjourned the Thursday, May 7, 2009 City Council Regular Meeting at approximately 7:55 PM.

John H. Agenbroad, Mayor

Presiding Officer

Lori A. Martin, Clerk of Council

