

TIPP CITY COUNCIL MEETING

TIPP CITY, MIAMI COUNTY, OHIO

August 18, 2014

Executive Session

President Gibson informed everyone Council will be entering Executive Session to discuss Personnel and Pending or Imminent Litigation. To include members of Council, Acting City Manager Brad Vath and Law Director David Caldwell. Mr. McDermott moved to enter Executive Session. Mr. Kessler seconded. Motion carried. Council entered Executive Session at 6:31 pm.

Council returned from Executive Session at 7:10 pm.

Ms. Berbach moved to return from Executive Session. Mr. Owen seconded. Motion carried.

TIPP CITY WORK SESSION

TIPP CITY, MIAMI COUNTY, OHIO

August 18, 2014

Work Session

The Work Session began at 7:15 pm. The following Council members were present: President Joseph Gibson, Mayor Pat Hale, Katelyn Berbach, Dee Gillis, John Kessler, Mike McDermott and Matt Owen. Also attending was: Acting City Manager Brad Vath, Finance Director John Green, Utilities Director Christy Butera, Law Director David Caldwell, Fire Chief Steve Kessler, Facilities/IT Supervisor Doug Arnold and Clerk of Council Janice Bates. Reporters Nancy Bowman and Cecilia Fox were also in attendance.

Others in attendance included Karen Jackson and Anne Oliss.

Electric Service Building

Utilities Director Butera reviewed the attached PowerPoint with Council regarding the Electric Utility Center. In 2008 a space study projected \$4M for 20,000 square feet of new building space. Overall cost was \$200/sf. This included 4,800 sf for office space and 15,000 sf for a warehouse. This plan included minimal site work and a new building. In 2014, the proposal is \$2.8M for 26,400sf. Overall cost is \$106/sf. This proposal includes 5,100sf for office space and 21,300 sf for a warehouse. More site work is necessary and includes the reuse of an existing industrial building.

Ms. Butera compared the proposed costs of the Electric Utility Center to the newly renovated Fire/EMS Station. She continued the 2009 estimate for the Fire Station was \$1M for 7,000sf. Overall cost is \$143/sf. This includes 5,300 sf for the first floor and an additional 1,690 sf in the mezzanine. In 2014, the final cost for this project was \$1.8M for 7,829 sf. Overall cost was \$230/sf. With 4,593 sf for office, training, kitchen, sleeping and restrooms and an additional 3,263 sf for apparatus bays.

Ms. Butera added last week staff met with the Architect and Walter Burton, the consultant who will be overseeing the project to review cost cutting options. Ms. Butera continued, site work can be an alternate bid would include eliminating the culvert for \$177,481; however this would lose all connectivity to the Service Center. All truck access would need to access the site via 6th Street and the new fork lift cannot be shared between buildings. Another option would be to keep existing loading dock on Crane

Road \$18,200. However, with this option the turn radius for the trucks is very tight and there have been previous issues with the PAK-IT Company with trucks damaging neighboring properties. Another option would be to eliminate the NE storage yard at a cost of \$81,776. This option would leave the crews accessing the power plant for materials. The final cost cutting option includes eliminating the south parking lot at a cost of \$64,600.

Ms. Butera continued the budget is short \$800,000 and to move forward with this project, funds will need to be re-appropriated and bid with alternate options. Value engineering after bid opening. Ms. Butera also provided Council with a project timeline that includes: drawings will be completed in mid-October, bidding will take three weeks and bid opening will take place in early November and construction will take 9 months; however cannot being until spring 2015.

Ms. Gillis inquired if there would be space for both the loading docks and a parking lot on the same side of the building. Ms. Butera replied if we keep the loading docks in their current location and remove the culvert, it is possible but will require heavy duty asphalt. Mr. Kessler stated he is not opposed with the addition of the culvert. Adding it is convenient for everything to be close together. President Gibson added, if the culvert isn't added, this would eliminate the purpose for the purchase of this particular building. Mr. Green informed Council the additional appropriations would bring the fund balance tighter than originally anticipated, but as the years' progress such as in 2017 and beyond, it does get better. Mr. Green added the City can still maintain a cash balance and will not need to borrow additional funds. Mr. Vath added this will cause the fund balance to go below the threshold of 25% for several years as shown on the Electric Fund projects as provided by Finance Director Green.

Ms. Butera stated she would request moving forward with the project. Council determined to move forward. Mr. Vath stated legislation will be on Council's next agenda to appropriate the needed \$800,000.

Adjournment

Meeting adjourned at 7:35 pm.

Joseph Gibson, President of Council

Attest: _____
Janice Bates, Clerk of Council

TIPP CITY COUNCIL MEETING

TIPP CITY, MIAMI COUNTY, OHIO

August 18, 2014

Council Meeting

City Staff in attendance include: Acting City Manager Brad Vath, Law Director David Caldwell, Finance Director John Green, Utilities Director Christy Butera, Police Chief Eric Burris, Fire Chief Steve Kessler and Clerk of Council Janice Bates.

Guests signing the register include: A. Oliss, Karen Jackson, Thomas Chaney, Jennifer E., David Ladle, Jim McKinney, Terri Heberling, Richard Heberling, Dan & Maria Davis, Bruce Callendine, Denise Mealy, Bill Lewis, Colleen Eidemiller, Joel F., Joe Bagi, Elden Eidemiller, David Wirth, Rev. Bonita Richardson, Heather Dorsten, Rebakah Vanhover, Mike Jackson, and Martin English. Reporters Nancy Bowman and Cecilia Fox were also in attendance.

Invocation and Pledge of Allegiance

Reverend Bonita Richardson from Tipp City United Methodist Church gave the Prayer for Guidance. President Gibson led the Pledge of Allegiance.

Minutes

8/4/14 Pre-Meeting Study Session

Mr. Kessler moved to approve the minutes of the August 4, 2014 Pre-Meeting Study Session. Ms. Berbach seconded. Motion passed 7-0.

8/4/14 Council Meeting

Mr. McDermott moved to approve the minutes of the August 4, 2014 Council Meeting. Mr. Kessler seconded. Motion passed 7-0.

Presentations, Proclamations, & Awards

Mayor Hale presented a Proclamation to the Feed Ohio organization.

Mayor Hale presented a Proclamation to Hickory River Smokehouse.

Ordinances

(2nd Reading)

Modifying Code Section §52.02(F) – Sewer Rates and Charges

An ordinance modifying Code Section §52.02 (F) of the Tipp City, Ohio Code of Ordinances regarding Sewer Rates and Charges.

City Manager Comments: This ordinance was re-drafted per Council's direction to maintain the 17,000 gallon summer sewer credit for residents only and for adding a second meter option for both residents and businesses. This ordinance effective date was also changed to tie to the bill date due on January 10th of 2015. Clarification was made so that deduct lawn watering meters would not be charged a minimum bill of 3,000 gallons. Council received a spreadsheet of varying changes to the 17,000 gallon and what the anticipated rate increase would be to make revenue neutral change for the Sewer Fund.

Mr. Kessler sponsored the ordinance and moved for its adoption. Ms. Berbach seconded. Ms. Berbach stated at the last meeting, Council discussed the potential of reducing the 17,000 gallons to a different number. President Gibson asked Law Director Caldwell for direction on the matter. Mr. Caldwell replied this would be a motion to amend the ordinance. Ms. Berbach moved to amend the ordinance from 17,000 gallons to 8,000 gallons. Mr. Owen seconded. Mr. Kessler stated he was opposed to the amendment completely. "We are trying to drop a rate that will only effect 10% of our population. Causing an increase for the remaining 90%. I don't think it is right for us to take the low income or fixed income people and raise their rates for the 10%." Mr. Kessler added his preference is not to drop the gallon requirement

and to leave it at 17,000 gallons. Mayor Hale stated, "I am in favor of supporting the ordinance with the second meter as it is written this evening, and to look to future Study Sessions to look at what gallon rate would be appropriate for the community as a whole as opposed to pulling a second arbitrary figure out of the air that we would vote on and approve tonight. We have been told the 17,000 gallon figure was arbitrary from years' ago, and I don't want to pick another arbitrary figure tonight. I want to have specific facts and figures for why we choose what gallon rather than picking another random figure. I am not in favor or will not support the amendment. I will support the ordinance for the second meter at this point and then take a look at a gallon fee down the road". Ms. Berbach stated she reviewed the facts and figures that were provided to Council and "I understand that we are not going to adhere to everyone unless we get rid of it. Having 17,000 gallon as opposed to none at all. I am looking for a compromise in this situation, and I understand where everyone is coming from. If we want to be 100% completely fair, we shouldn't have any requirement, we should only have the second meter. That is the only way to 100% guarantee that the water you are getting into your house versus into your lawn. I feel that 8,000 gallons is a fair amount. Yes, we will all be getting a rate increase, but it would be a lower rate increase than if we were to drop down to a lesser gallon amount". Mr. Kessler stated the other option is not to have a rate increase and have the second meter and you pay for the water you actually use. Ms. Berbach stated she agreed with that, but not enough citizens will want to contribute to the second meter. Mr. Kessler stated that is the option they have. President Gibson stated there is the factor of the installation of the second meter would be an additional cost to the resident. Mr. Kessler stated that is a personal cost to the resident, not the community. President Gibson stated that option is not a viable option because it is cost prohibitive.

Mr. Vath commented two periods were proposed by residents. One was looking at a four month window for the summer lawn watering season and the second looking for a six month window. Mr. Vath provided an example if someone were to use 3,000 gallons, in a four month scenario, their bill would be \$12.65 where it is currently \$12.09. For the six month window, it would be \$12.93 versus \$12.09. The difference would be the increase. Mr. Vath added in the ordinance as it is currently written includes the 6 month average. Mayor Hale asked Ms. Butera her thoughts on the matter. Ms. Butera stated staff has shared with Council the pros and cons of the potential change. Ms. Butera added, "It is a Council decision. I am concerned about picking another arbitrary number. Whichever way we go there are pros and cons and it is a Council decision." Ms. Butera concluded she is opposed to picking another arbitrary number.

Karen Jackson of 720 Columbine Court approached the podium. Ms. Jackson thanked Ms. Berbach for having the guts to "try to change a system that many have felt has been unfair for many years." Ms. Jackson continued she also agreed with Mr. Kessler. In the only way to be sure that everyone pays only what they should for sewer fees is to have the deduct meter. Unfortunately Tipp City has not allowed a deduct meter. Everyone would be starting from scratch. Requiring the plumbing and the deduct meter to be installed. At this point, that is a tremendous expense. Perhaps the requirement of a deduct meter be a requirement for new construction. Ms. Jackson continued to maintain the 17,000 gallon is absurd. President Gibson

asked Ms. Jackson her thoughts on the proposal of the 8,000 gallon limit. Ms. Jackson replied she wouldn't go any lower and is pleased with the 8,000.

Mike Jackson of 720 Columbine Court approached the podium. Mr. Jackson stated he was having a "hard time with the whole fair thing". Mr. Jackson continued, "We aren't saying we don't want to pay for the water we are using, if we use it, we should pay for it. What I am saying is, if the average use is 4,000 – 5,000 gallons per month until we get to the summer and we are throwing out water onto the yard, or we are throwing it down into the storm sewers when we watering our grass or if we have people who can't afford to eat and are raising gardens to feed themselves. That water is going nowhere near a sewer. Why in the heck are we paying sewer fees on water that doesn't go into the sewer? That is pretty much theft. If you are charging me for something that I am not using how can you justify what I am being charged for? I've heard the argument it is like Police protection. No is it not. If I don't use the Police I don't get charged more. I get charged the same as if I did use them. That is what you are trying to equate this to and it is not right. Basically, we are saying what is fair is we pay for what we are using".

David Wirth of 715 Columbine Court approached the podium. Mr. Wirth stated in an email between residents and Council it was believed that the wish of the residents was to have the second meter. Mr. Wirth continued, this isn't the end-all and be-all to this situation. It was simply an option that was put forward. It has been demonstrated very clearly that it will be very costly option for many people. There are some that will pay that, but, "I think that would be an option that would not be used very much". Mr. Wirth continued the 17,000 gallon cap that is currently set is, as all of Council has agreed an arbitrary number. That number needs to be revisited and taking something as an average use for a period of months during times when irrigation, swimming pools, watering gardens when all of that "outside stuff" is not being done, would be a really good start. If that be a four month period, a six month period Council would have the knowledge to determine how to do that. Mr. Wirth stated to Mr. Kessler, "The issue of fairness, I believe needs to be looked at very carefully. Those that have irrigation systems or swimming pools etc. should not be penalized for the water they have to use." Mr. Wirth stated the 8,000 gallon cap that Ms. Berbach suggested is reasonable. Mr. Wirth added there should be some sort of foundation in the number that is selected. There should be something everyone can look at and say that makes good sense. "Fairness is you pay for what you use".

Ann Oliss of 710 Columbine Court approached the podium. Ms. Oliss thanked Ms. Berbach and Mr. Owen as well as members of staff for their information that was provided. Ms. Oliss continued, "Taking a completely different thought on the subject, thinking about it from a marketing perspective, thinking about how we sell the City. Do we really want to penalize people for watering their lawns and growing gardens and beautifying the City? Because that is really what we are doing with the 17,000 gallon cap. We are penalizing people. We are saying, we are going to charge you for something you aren't using in order to beautify the City." Ms. Oliss continued, we really need to think about penalizing people for beautifying the City. The concept of fairness is, we are currently subsidizing people. It is their sewer rates that are artificially low and they are not paying what they should be paying. Ms. Oliss requested Council look at the issue of fairness.

Karen Jackson of 720 Columbine Court re-approached the podium. Ms. Jackson reiterated what Mr. Wirth stated about looking at the average and using a system similar. In the city survey those with a cap used an average. Tipp City is the only city that selected an arbitrary amount. All other city's used an average of the winter months. "We presented that as a way we would like to see things go from the start. We were shut down on that idea and that it would require too much re-working of your software and I got the impression you didn't want to look at that. If you want to come up with some numbers that have some meaning, you should look at averages and average use".

Mr. Owen stated he likes the idea at looking at an average. "I want to make sure that Council and the audience members know, I am one of seven Council members. I am obviously willing to work with my Council members wherever that lies to find a solution. I think that 8,000 is a good start. My fellow Council members may disagree and we may find another resting place and I do want to work toward finding a solution to this". Mr. Vath added 36 communities were surveyed. Of those, 16 used only a deduct meter, 8 allowed for sod watering/pool filling with credits only, 5 have no summer sewer credit system what-so-ever, 5 use the winter high or average method and 2 communities use some combination which includes the City of Troy; which allows for a deduct meter and a winter average credit.

President Gibson called for a vote to Ms. Berbach's amendment to reduce the number from 17,000 to 8,000 gallons on the credit. A vote was taken on the motion. The proposed amendment failed. Mayor Hale, Ms. Gillis, Mr. Kessler and Mr. McDermott voted nay. President Gibson moved to amend the ordinance from 17,000 gallons to 10,000 gallons credit. Perhaps representing a more fair compromise. Ms. Berbach seconded. Mr. McDermott stated looking at 8,000 versus 10,000 gallons, again those numbers are arbitrary, and I would like to look at something to properly examine those numbers to ensure we are doing so fairly. Mr. McDermott added he was looking for the deduct meters to be added back as an ability for the residents to choose based on if the residence has an irrigation system. Mr. McDermott stated he is in favor of the existing ordinance but is not adverse to further discussions as to how to unravel the 17,000 gallons. President Gibson stated a lot of research has been conducted on this and it is not an arbitrary number. President Gibson added he believes the 10,000 gallon he suggested is appropriate. "I also believe Ms. Berbach's 8,000 was appropriate, but if that is not palatable, then you can raise that to 10,000 and still have a compromise. We have received a lot of comparisons, not only from the Oakwood study, but also from Ms. Jackson and her people have provided a ton of information. I do not think the 8,000 was an arbitrary number per se' and I credit Ms. Berbach for her research. In the spirit of compromise, I want to address this issue now. This proposed legislation is not scheduled to take effect until the beginning of next year. I would like to see this resolved now and for the credit to be taken care of rather than the piece mill. We are at the point right now where we can make a difference on this issue." Ms. Berbach stated her problem is the phrasing "We are going to re-visit" keep coming up and the whole point of this conversation was to determine at this time. This was not to continue along the path, this was the time where we were going to do something about this. Ms. Berbach continued the position that she is holding is that she wants to change the 17,000 gallon cap. We were supposed to be changing this now and if not now

when? Mayor Hale stated, "This isn't going to go into effect until next year, so there is not a rush to have to do this tonight. If there is another formula that can be found or used that is an average system that is based on a high average month plus 20% or plus 25% or whatever the formula is that we can come to an agreement on to be used an utilized. That is what we need to do. It is not a need for us tonight to rush in and pick a number just to say we've done something. There is not a benefit". Ms. Berbach added as long as we can come to an agreement by next year. Mayor Hale stated it is August. President Gibson stated what other formula is needed, what other information is needed? The citizens have brought this up. Mr. Kessler asked President Gibson what number should be picked. Mr. Kessler added, "Ultimately everybody is going to pay for this and get a rate increase". President Gibson stated the legislation before Council does not call for a rate increase. Mr. Kessler agreed stating anything else will. Mr. Vath added "The chart provided to Council was to depict scenarios that were revenue neutral. Whatever rate Council would chose, an associate rate increase would be necessary based on common numbers of customers we have and based upon the usage of those customers. If you start to modify those gallons, you are going to affect the revenue stream of the sewer fund. The only way to keep it revenue neutral is to have a rate increase to offset those changes.

President Gibson opened the floor to take a vote on the amendment of the ordinance changing it from 17,000 gallons credit to 10,000 gallons credit. A vote was taken on the motion. Motion failed. Mayor Hale, Ms. Gillis, Mr. Kessler and Mr. McDermott voted nay. President Gibson asked Mr. Kessler if he still wished to sponsor the original ordinance with the 17,000 gallon credit. Mr. Kessler sponsored the ordinance as was originally presented to Council and moved for its adoption. Mayor Hale seconded. A vote was taken on the motion. Motion passed 4-3. President Gibson, Ms. Berbach and Mr. Owen voted nay. Ordinance 17-14 was declared adopted and President Gibson affixed his signature in witness thereto.

Amending 2014
Appropriations

An ordinance amending 2014 appropriations and modifying the Annual Operating Budget as a result of this action.

City Manager Comments: This ordinance will appropriate monies for several unanticipated expenses. Cash surety was posted by the Cedar Grove subdivision in the amount of \$1,025,000 Electric & natural gas costs for the city's buildings were higher than anticipated in the amount of \$27,500. The City's cost to purchase power was higher also due to the unusually cold winter of an additional \$580,000. An unanticipated expense of \$18,000 in the Water Fund. This is a total appropriation of \$1,650,500.

Mr. Kessler sponsored the ordinance and moved for its adoption. Ms. Berbach seconded. Motion passed 7-0. Ordinance 18-14 was declared adopted and President Gibson affixed his signature in witness thereto.

Resolutions
Leaf Loader Tractor –
Jack Dohney Companies

A resolution authorizing the City Manager to purchase a tractor with leaf loader for the Street Department from Jack Dohney Companies of Northville, MI for a cost of \$162,500.00

City Manager Comments: This type of leaf machine will allow the Street Department to use two less people when collecting leaves versus the vacuum type of leaf machine. The trackless leaf loader is quicker and more

efficient than the vacuum machines. The Street Department demoed three different types of "leaf machines" when considering the replacement of the City's two existing trailer mounted vacuum machines dating 1992 & 1997. The existing two trailer mounted machines would be kept by the Street Department for at least this season as backup. The \$0.64/month/residential unit "Leaf Charge" generated \$150,000 prior to Council removing the charge from Utility Bills. The additional \$12,500 needed for this purchase will be taken from the Capital Improvement Reserve Fund. We are estimating delivery of the new leaf machine in mid-October.

Mr. McDermott sponsored the resolution and moved for its adoption. Mr. Owen seconded. Motion passed 7-0. Resolution 40-14 was declared adopted and President Gibson affixed his signature in witness thereto.

**Ordinances
(1st Reading)**

Bond Notes - \$2,686,000

An ordinance providing for the issuance and sale of notes in the maximum aggregate principal amount of \$2,686,000, in anticipation of the issuance of bonds, for the purpose of paying the costs of various public infrastructure projects.

City Manager Comments: This ordinance would reissue notes in the amount of \$2,686,000 for the following four existing projects: Main Street Improvements with a note rollover would be \$280,000. Roselyn Improvements water/sewer project with a rollover of \$535,000. The South Third Street Reconstruction with an amount to be rolled over at \$411,000 and the Fire Station/Expansion Improvements at \$1,465,000. This totals \$2,686,000. This year the City has retired \$350,000 of the principal from last year's note ordinance.

Mr. Kessler sponsored the ordinance.

Motions

Setting Beggar's Night in
Tipp City

A motion setting beggar's night as October 30, 2014.

City Manager Comments: The Miami County Council has recommended to the municipalities within Miami County that Thursday, October 30th, 2014, be declared as Beggars Night in Miami County. A motion by City Council adopting October 30th, 2014 as Beggars Night in Tipp City's corporate limits would be appropriate.

Ms. Berbach sponsored the motion. Mr. Kessler seconded. Motion passed 7-0.

HarvestFest

A motion authorizing the Police Chief and City Manager to sign the temporary alcohol permit application for the October 18, 2014 HarvestFest and authorizing the City Manager to enter into an agreement with the Downtown Tipp City Partnership.

City Manager Comments: Council was provided a copy of the agreement that previously been entered into between the City and the Partnership outlining the conditions of the street closure, including insurance, hold harmless/indemnification language, hours of operation, etc. The Partnership will also sell beer and wine at the event which requires them to obtain a Temporary Liquor License from the Division of Liquor Control, a special events liquor liability policy naming the City as an additional insured, and to police the event to ensure compliance with the liquor permit

conditions. A motion from Council is necessary to authorize the City Manager to enter into an agreement with the Partnership for HarvestFest and to authorize the City Manager and Chief of Police to sign the temporary alcohol permit application.

Mr. Owen sponsored the motion. Mr. McDermott seconded. Motion passed 7-0.

Miscellaneous

There were none.

Citizen Comments on Items not on the Agenda

Karen Jackson of 720 Columbine Court approached the podium. Ms. Jackson said she wonders if the Council members who voted no would have voted as such if the numbers were 16,999 gallons. She continued she believes it is a philosophical difference. It is not a decision based on reason and is sorry this has happened after all this discussion. Ms. Jackson continued, "I had hoped there would have been compromise of some sort. Thank you for listening to us, but I feel we didn't change anyone's mind and that's unfortunate". President Gibson added, "There may be other follow-up to this".

Mike Jackson of 720 Columbine Court approached the podium. Mr. Jackson stated he is "disappointed to say the least". Adding, "This is something we have discussed with candidates as far back as the last election, we had a consensus before the election and unfortunately that didn't hold. We have discussed this since at least April. One of the first questions was what are neighboring communities doing. We got that information for you. Then when you came up with your own study, by your own staff, and staff is biased. I would propose if you have another study group on this, you include somebody from our group to participate. Because they have got the facts, they've got the figures and it maybe would help to offset some of the bias of other participants. As I see it, we are paying for stuff that we don't get and if this wasn't the Government, it would be illegal".

Elden Eidemiller property owner of 610 Kessler-Cowlesville Road AKA Cedar Grove project approached the podium. Mr. Eidemiller stated it had been reported in the newspaper that President Gibson does not believe "our project is the type of development the City of Tipp needs". Mr. Eidemiller asked if President Gibson cared to elaborate on that comment. President Gibson stated "No, I am not in a position at this time to be able to discuss this since there is litigation involved with that issue". Mr. Eidemiller stated "that speaks volumes".

Councilmember Comments

Ms. Gillis wished everyone a wonderful Labor Day weekend.

Mr. Owen thanked the citizens for coming forward and pleading their case. "I feel there can be something done and hopefully it can be in the future. I believe Council does care about the community and I think they have heard you. I think there just needs to be a compromise and hopefully we can find common ground." Mr. Owen added as being the newest Council member sometimes he is quiet because he is studying and learning the curve. Mr. Owen also reminded everyone that school starts this week and to be mindful of the little ones crossing streets in the morning and afternoons. Mr. Owen also reminded everyone soccer has started in Kyle Park.

Ms. Berbach had nothing additional.

Mr. Kessler had nothing additional.

Mr. McDermott echoed Mr. Owen's concerns on the citizens' thoughts and concerns regarding the water usage and the charges for sewer rates. Mr. McDermott wished to let the citizens know their concerns have been heard. Mr. McDermott added at this time he cannot pick either 8,000 or 9,000 or 10,000 and do so with a level of certainty that it was based on some other level than arbitrary. "I think some of the other calculations that were presented previously could be considered. I think the group did present some good information. Not just information, but thoughtful ways to go in to do the calculation for the households that do not have deduct meters. I am willing to go and take a look at those kind of things."

Mayor Hale reminded everyone the *Take a Seat* Art Auction is this Saturday. This will be a great opportunity to support the Arts Council. Mayor Hale said to the residents who have attended meeting after meeting regarding the sewer rate should not walk away feeling defeated. Mayor Hale added "you are half way there". "Discussions started around the second meter, and now the second meter has been passed and will become law in 30 days. That has been accomplished. Have we come to a decision on proper gallon usage yet? No. But we will continue to have discussions on it. We have committed to having discussions on it. We have committed to looking at other formulas that other communities use. Those discussions will continue to happen. I have no doubt that we will come up with another gallon usage or formula that we (Council) consider to be fair to everyone".

President Gibson stated he believed now was the time and Council missed an opportunity to be able to have both the deduct meter and an appropriate credit. The information that we have had was more than efficient not only from staff but also from the citizens that were involved. I think it was more than enough sufficient information for us to make an informed decision tonight about the sewer rates. Either the 8,000 or 10,000 gallon cap would have been appropriate". President Gibson thanked the citizens for their work and appreciate their patience. President Gibson added he hoped Council can do something before the end of the year and hopefully we can come up with a compromise". President Gibson also reminded everyone it is only a month away from the Mum Festival. The festival will be held the last weekend in September. There are plenty of opportunities to be a sponsor, volunteer or participant. President Gibson encouraged everyone to attend the Mum Festival rain or shine. Also as we heard this evening, the Downtown Tipp City Partnership will be putting on the HarvestFest in October. Sponsorships and volunteers for this event is welcome as well. President Gibson reminded everyone these proceedings have been recorded and will be rebroadcast on the local cable access station. In this area it is Time Warner Cable Channel 5. You can also log onto www.kittv.org and download videos of this City Council meeting, Monroe Township Trustee, School Board and other local events.

**City Manager
Comments**

Mr. Vath announced the City of Tipp City participates with numerous other communities in the Southwest Ohio Purchasers for Government Consortium. One of the items we work with them is the bidding of road salt. This year we put out bid specifications requesting 250,000 tons.

Unfortunately, the bid that was received was only for 63,000 tons and three of the bidders did not bid. Salt is at a premium and is being sold at a premium price and low supplies. Conservation efforts will be necessary for all communities in Ohio due to the salt shortage. We have approximately 600 tons in storage.

Mr. Vath also informed everyone the Tipp City paving project will begin next week. Milling road will begin on August 22nd and will begin paving roads on Monday, August 25th. This includes Charrington Way, Pinehurst, Stone Ridge Court, Larch, Sequoia, Banyon Tree Way and Chestnut. This will be a simple "mill and fill".

Mr. Vath informed everyone the contractor for the Kessler Road – CR 25A Repaving project will be kicking off this project on September 2nd and anticipate completion on September 29th.

Adjournment

Mr. Kessler moved to adjourn. Ms. Berbach seconded. Motion carried.

Meeting adjourned at 8:51 pm.

Joseph Gibson, President of Council

Attest: _____
Janice Bates, Clerk of Council

