

**TIPP CITY WORK SESSION**

**TIPP CITY, MIAMI COUNTY, OHIO**

**February 1, 2016**

**Executive Session**

The following Council Members answered roll call. President Joe Gibson, Mayor Pat Hale, Katie Berbach, Tom Merritt and Matt Owen. President Gibson informed everyone Council will be entering Executive Session for the purchase of property. To include all members of Council, City Manager Eggleston, Assistant City Manager Vath and Law Director Caldwell. Mr. Owen moved to enter Executive Session. Ms. Berbach seconded. Motion carried. Council entered Executive Session at 6:33 pm. Council returned from Executive Session at 6:59 pm. Ms. Berbach moved to return from Executive Session. Mayor Hale seconded. Motion carried.

**Work Session**

The work session began at 7:00 pm. The following Council members were present: President Joe Gibson, Mayor Pat Hale, Katie Berbach, Tom Merritt, and Matt Owen. Also attending was City Manager Tim Eggleston, Assistant City Manager/Community and Economic Development Director Brad Vath, Finance Director John Green, Director of Municipal Services and Engineering John Donnelly, Deputy Director of Municipal Services and Engineering Eric Mack, Law Director David Caldwell, Police Chief Eric Burris, Fire Chief Steve Kessler, Streets/Parks Superintendent Jim Asher and Clerk of Council Janice Bates. Reporters Nancy Bowman and Cecilia Fox were also in attendance.

Also in attendance: Joe Trimbach, Doug Chitwood, Ben Woodruff and Sean Fallowski

**I-75 Clean-Up**

Mr. Eggleston informed Council he had been approached by a member of Council requesting information on what can be done to clean the trash and debris at the exit 68 off ramps. Mr. Eggleston continued he contacted ODOT and they require a "No Cost Permit" within the ODOT Right-of-Way to permit someone, other than ODOT employees to clean those areas. Mr. Eggleston added another option would be to participate in the "Adopt a Highway" program, but we would be required to adopt 2 miles. Mr. Owen stated maybe some local non-profits or other organizations would be interested in this as well. Mr. Owen inquired if a citizen were to take action on their own would they be cited. Chief Burris stated, not on the local level, but they would be by the State. President Gibson inquired if the Street Department can take care of cleaning this up. Mr. Eggleston replied "Our guys can try to begin".

**Dog Park Pavers & Maintenance**

Mr. Eggleston informed Council the Parks Board is interested in selling brick pavers to be installed in the Dog Park. The pavers would be similar to what is being used in Veteran's Memorial. Mr. Chitwood from the Parks Board stated it was the board's desire to charge \$20 per paver. The pavers are \$17 and the remaining \$3 would be reserved for dog park maintenance. Mayor Hale inquired how many pavers has been sold. Jim Asher, replied none yet. Mr. Merritt, Ms. Berbach, President Gibson and Mr. Owen agreed on the request costs. Mr. Eggleston stated a resolution on the matter will be at a future meeting.

**Kyle Park Irrigation**

Mr. Mack reviewed the attached PowerPoint with Council. Mr. Mack reviewed three possible irrigation options. Mr. Mack stated there are options

for multiple phases and funding. In discussing option three, Mr. Mack added, "The City of Troy uses a similar irrigation system in Duke Park". Mayor Hale stated Mr. Kessler does not want to tap into NAWA. Mr. Merritt inquired when the request to irrigate Kyle Park originally began. Mr. Mack stated the condition of the fields and by requests of Jr. baseball and soccer. Joe Trimbach stated it is nice for the City to host the various soccer tournaments, but the condition of the fields are poor. Ms. Berbach added, "Even when we don't host tournaments; those fields get ate up!" Sean Fallowski stated there are currently 500 kids enrolled in the Tipp soccer program. Doug Chitwood inquired if Jr. Baseball really needs irrigation systems for their fields. Ms. Berbach stated original discussions only included the soccer fields, but was later extended to include Jr. baseball. Mr. Fallowski added if the City continues to simply seed and weed with no irrigation plan, they are simply throwing away their money. Ms. Berbach added "We (Tipp Soccer) originally tried to self-fund, but as a non-profit, we can't raise those funds". Mayor Hale inquired if staff was seeking to implement this in 2017. President Gibson stated "Before the City commits, we need to check with stakeholders their willingness to contribute". Ms. Berbach added, "This will need to be something the soccer board will need to discuss. We would just love water". Mr. Fallowski stated, "We as a board are willing; but we are just visitors of the park". Ms. Berbach stated the organization is afraid they would contribute to the purchase of the system and the City would "bump" them from use of the park. Mayor Hale requested this item be returned in two weeks where all members of Council will be present to discuss. Mr. Eggleston asked if the quote was from one vendor. Mr. Mack replied, "Yes".

Mayor Hale stated, "If I had my druthers, I believe do it once and do it right. Start with soccer fields and move to baseball in 2 years if needed". Mayor Hale inquired of Mr. Asher if the grass at the baseball diamonds "stay better longer". Mr. Asher replied "Yes". President Gibson asked if the respective groups could meet and this be brought to Council again in one month. President Gibson also stated, "It is ok to seek additional bids". Council agreed to bring this item back at the March 7, 2016 Study Session.

**Adjournment**

Meeting adjourned at 7:33 pm.

\_\_\_\_\_  
Joseph Gibson, President of Council

Attest: \_\_\_\_\_  
Janice Bates, Clerk of Council

**TIPP CITY COUNCIL MEETING**

**TIPP CITY, MIAMI COUNTY, OHIO**

**February 1, 2016**

**Council Meeting**

The following Council Members answered roll call. President Joe Gibson, Mayor Pat Hale, Katie Berbach, Tom Merritt and Matt Owen.

President Gibson moved to excuse Mr. Kessler. Mr. Owen seconded. Motion carried.

President Gibson moved to excuse Ms. Arblaster. Mayor Hale seconded. Motion carried.

City Staff in attendance include: City Manager Tim Eggleston, Law Director David Caldwell, Assistant City Manager Brad Vath, Finance Director John Green, Director of Municipal Services & Engineering John Donnelly, Deputy Director of Municipal Services & Engineering Eric Mack, Police Chief Eric Burris, Fire Chief Steve Kessler and Clerk of Council Janice Bates.

Guests signing the register include: Steve Cooper, JJ Slanker, Ian Spencer, Tristan Spencer, Dan Suerdieck, Jill Meyer and Father Marc Sherlock. Reporters Nancy Bowman and Cecilia Fox were also in attendance.

**Invocation and Pledge of Allegiance**

Father Marc Sherlock from St. John the Baptist Catholic Church gave the Prayer for Guidance. President Gibson led the Pledge of Allegiance.

**Approval of Agenda**

Mr. Owen moved to approve the agenda. President Gibson seconded. Motion carried.

**Minutes**

1/19/16 Council Work Session

President Gibson moved to table the minutes of the January 19, 2016 Study Session and Council Meeting. Ms. Berbach seconded. Motion carried.

1/19/16 Council Meeting

**Presentations, Proclamations, & Awards**

Dan Suerdieck (Miami County Zoning Manager) and Jill Meyer (Fair Housing Coordinator) spoke to Council regarding Fair Housing in Tipp City and Miami County.

**Ordinances (2<sup>nd</sup> Reading)**

Amending 2016 Appropriations

An ordinance amending 2016 appropriations and modifying the annual operating budget as a result of this action.

City Manager Comments: This is as a result of the settlement that we have with the Borchers and their property for the appropriations of County Road 25A. Staff is asking Council adopt this ordinance.

In Mr. Kessler's absence, Ms. Berbach introduced the ordinance and moved for its adoption. Motion passed 5-0. Ordinance 2-16 was declared adopted and President Gibson affixed his signature in witness thereto.

**Resolutions**

Contract with Virginia Transformer

A resolution authorizing the City Manager to enter into a contract with Virginia Transformer Corp. of Roanoke, Virginia for the purchase of a power transformer for Substation #3 at a cost of \$477,532.

**Ordinances  
(1<sup>st</sup> Reading)**  
Amending Chapter 37

City Manager Comments: This is the first step in the addition of Substation #3. To purchase the transformer, it is a 25-week lead time, which is why we are doing this now. Step 2 will be a bid out for the switch gear and Step 3 will bid out the pads. Staff is asking the resolution be passed.

Mayor Hale sponsored the resolution and moved for its adoption. Ms. Berbach seconded. Motion passed 5-0. Resolution 5-16 was declared adopted and President Gibson affixed his signature in witness thereto.

An ordinance combining Chapter 37 Exhibits "A" & "B" of the Codified Ordinances of the City of Tipp City establishing pay and benefit schedules for all City Employees not covered by a Collective Bargaining Agreement.

City Manager Comments: It is my understanding that every three years, this ordinance is presented based upon negotiations with AFSCME. Most times, Council has provided the same pay/wage increase that was given to the AFSCME bargaining unit. You will notice there has been some reorganization. The Executive Secretary to the City Manager has been put half way between the Supervisors and Administrative Assistants. This also gives Fire and EMS personnel the same increase as opposed to waiting five years and giving them a lump sum. It is Council's discretion, but it is being presented as it has for a few years.

Ms. Berbach introduced the ordinance.

**Motions**  
Canal Music Festival  
Agreement

A motion authorizing the Police Chief and City Manager to sign the temporary alcohol permit application for the Canal Music Festival and authorizing the City Manager to enter into an agreement with the Tipp City Arts Council.

City Manager Comments: Festival season has started and therefore, each year they come before Council so they can sell alcohol at the event. This gets them ahead of the schedule so they can get it in time so the Liquor Commission can approve.

Mr. Owen moved to approve. Mayor Hale seconded. JJ Slanker from the Tipp City Area Arts Council and Committee Chair for Canal Music Fest approached the podium. Ms. Slanker informed Council Absolute Journey will be performing at the festival. They are a Journey tribute band. Ms. Slanker informed Council the Arts Council has received their own 501 C (3), so they will be taking over the alcohol permit this year. This is a free concert that will be held Saturday, June 11<sup>th</sup> at the fields by City Park. Mr. Merritt inquired if there had been issue in the past with alcohol consumption at this event. Police Chief Eric Burriss stated there has not been a problem. Mayor Hale added the beer and wine are to be consumed in the beer garden and cannot be taken back to seats. Motion carried.

**Miscellaneous**

There were none.

**Citizen Comments on  
Items not on the  
Agenda**

Steve Cooper approached the podium. Mr. Cooper informed Council he is running for Sherriff. Mr. Cooper provided Council with a brief summary of his qualifications for the position.

**Councilmember  
Comments**

Mr. Owen had nothing additional.

Ms. Berbach informed everyone she just returned from the Shock Show Expo in Las Vegas. This is a firearms expedition. This is the largest "under roof expo in the United States". It was an incredible experience. "There was a lot to learn, and a lot to see".

Mr. Merritt stated he was privileged to attend the ribbon cutting at the new Kettering Orthopedic Institute. "It was a great event, there was a lot of people there. The building is 2,100 square feet and it is state of the art employing 40+ professionals. It is in a great location off of interstate 75. It was a very nice time. I think they will serve our community well".

Mayor Hale stated "As Mr. Merritt just spoke to, the Kettering Health Network and Orthopedic Institute of Dayton, opened. This is a multi-million dollar investment in our community. Forty high paying professionals will be employed there. It is a wonderful facility inside. A lot of times our staff hears of the negative things, where citizens come in and complain about this, that or the other, but the people from Kettering Health Network, particularly that Friday, told me how thankful they were, how easy and cooperative it was for them to work with City Staff. And I think it is nice to hear that and the positive side of things when that comes around. It is also important the community hears that. One of the other things I forgot to mention Friday, was past conversations Council had about different types of businesses we would like to see to come to Tipp City. One of those that we mentioned specifically were more medical services type buildings like this. It is really something that I think is great for the community. Hopefully those remaining outlots around Menards will go quickly". Mayor Hale reminded everyone Tipp-Monroe Community Services annual appreciation dinner will be coming up on February 18<sup>th</sup> at the American Legion.

President Gibson stated he also attended the ribbon cutting and echoes Mayor Hale's sentiments. "That it is something that is very much needed here in our community and it is great to have them. To everyone from that facility, thank you for coming to our town. Welcome and best of luck for continued success. We still have some openings on our various boards and commissions. Board of Zoning Appeals, Planning Board and some other boards do have openings. If you are still interested, please make your inquiries to the City Manager's office about that. Special announcement goes out to anyone interested in working on the City's long range Master Plan. We have a committee being formed on that consisting of business owners, and stakeholders, residents and Council Members and there are a few openings left for residents. Anyone wishing to be a part of the City's Master Plan Committee, please make sure you are in touch with the City Manager's office. Should you be interested in that. Meetings will start up pretty soon on that, if you are interested in helping us out, you can really make a difference. Put your fingerprint on the City's long term goals and development and so forth. It is a great opportunity to let your voice be heard. Also as Mayor Hale has said, this is banquet season. I know Tipp-Monroe Community Services has theirs coming up as does the Downtown Tipp City Partnership and others. I just attended the Tipp City Arts Council Gala this past weekend, and had a great time. There is still a lot going on in Tipp City. Ask around, check around and participate in some of these events and you will find out what a great town we have and

**City Manager  
Comments**

what great people we have serving our community in many capacities. Get involved, join these groups as well". President Gibson reminded everyone these proceedings have been recorded and will be rebroadcast over the next two weeks over the cable access commission, kittv.org, you can log onto and download those anytime day or night or you can access that through the City's website or by channel 5 of the Time Warner cable lineup if you have Time Warner Cable. With that thank you for joining us.

Mr. Eggleston stated he send a follow-up email to Council requesting an alternate rain date for the fireworks. "Mr. Mack contacted the provider for the July 4<sup>th</sup> fireworks and they will not carry one year over to the next. Suggestions were the Mum Festival, Labor Day, the evening after the car show. We need to know what Council would like to do to get those dates locked in. If you could let us know your preference".

Due to the additional loads from Meijer and Abbott, staff is working with a consultant to determine if Water Tower #1 is needed at this time. If Council recalls, the price tag to renovate the tower was approximately \$450,000. Other options are also being looked at. Depending on the outcomes and analysis, a work session may be scheduled. Water model at this time did not consider the additional consumption of Abbott and Meijer. Once that is done, we will have to get with Council to discuss.

As required by the EPA, Tri-Agency Sanitary Report overflow is now on our website for those wishing to read it.

There are three parcels left to be appropriated. Leshner, Lee and Staub for the 25A project. Staff and the Law Director are working to settle any differences in the hopes of averting the necessity of a court file. The City has received an appraisal from Mr. Leshner. We will be reviewing it this week and can hopefully make a reasonable offer.

As Council President has said, there are openings on boards and commissions. One is the Charter Review Committee. We need to either have Council Members come forward with someone they would like or the public because we have to get this hopefully, board appointed at the next Council meeting or we will have to schedule a special Council meeting. This needs to be done by the end of February. If you have anyone who you think might be interested, please have them come forward. It is critical at this time.

**Adjournment**

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

Meeting adjourned at 8:09 pm.

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Joseph Gibson, President of Council

Attest: \_\_\_\_\_  
Janice Bates, Clerk of Council



