
Ashland City Council

MINUTES FOR THE REGULAR SESSION OF COUNCIL September 21, 2004

Council President Greg Gorrell called the meeting to order at 7:00 p.m.

ROLL CALL

Ward 1:	Bob Valentine	Present
Ward 2:	Greg Gorrell	Present
Ward 3:	Ruth Detrow	Present
Ward 4:	Paul Wertz	Absent
At-large:	Glen Stewart	Present

Moved by Stewart and seconded by Detrow to excuse Paul Wertz from the meeting.
Ayes: Stewart, Valentine, Gorrell, Detrow

PLEDGE OF ALLEGIANCE

PRESENTATION OF MINUTES

September 7, 2004 Regular session

Moved by Stewart and seconded by Valentine to accept the minutes as presented.
Ayes: Stewart, Valentine, Gorrell, Detrow

COMMENTS OR QUESTIONS FROM THE AUDIENCE

(a) *Purchase of Riley property: Mike Udolph, 1227 Eastbrook Drive*

Udolph, a resident of Ashland for 27 years, expressed his feelings as to the purchase of the Riley property.

- In 1987, tried to start a business in Ashland; no help from anyone in Ashland; organization incubator from Mansfield helped set him up there; he sold his 35-employee business in 1998 and started another since then.
- Purchase of land by City for an industrial park: totally against spending money this way; it will not bring returns back to Ashland.
- Has observed economic development in Ashland over the past 17 years; there has been none, but jobs have been lost.
- Point: Using existing facilities in the town of Ashland, and growing businesses from within could better serve that money; he did that, and others can also.
- Plenty of empty buildings in this town: use that money as seed money to get businesses started.
- Industrial park: give, sell or sell plots there at a profit?
- Who will pay for infrastructure: tax? He doesn't want to pay for it.
- In the last seven years Mansfield has given away land and old buildings at the airport, and that community has come back, while Ashland is dying.
- Ashland has nothing to offer with this industrial park to attract business.

Udolph asked Council to examine getting a benefit back from this money spent, referring to an industrial park; did not address water issues with this purchase of land. Will this expenditure put jobs in this community? Udolph thinks not.

Mayor Strine invited Mr. Udolph to come to his office to talk, as he disagrees drastically with Udolph.

(b) Gary Weber, 1180 USRt. 250 North:

Weber stated that he is surrounded on three sides by the City of Ashland and also by the Rex Riley farm. He has ten acres, splitting the Riley property in two. He agrees with Udolph on this issue; he has reservations about spending that money there. There is a big watershed on that farm; tons of water flow through there. How wise is it to put a factory there?

He also suggested that elected officials do legwork on saving some of the jobs. Weber told Council that he had 28 years working at Bosch Braking Systems, and not one elected official in Ashland County contacted Bosch about saving those jobs. There were 400 dues paying members of the United Auto Workers union there; no one worked to save those jobs. He also asked about the people who have property adjoining the Rex Riley farm.

Gorrell stated that he understands the concerns, and there always will be those who hold another point of view. He spoke to the issue that much of this acreage will be used for land associated with future water development. This community has spent a ton of time and energy trying to preserve and protect the water they have, and also has spent money looking for new water sources.

\$2,500,000 of this \$4,000,000 is for water and water development and resources; \$1,500,000 is for economic development, a half million dollars of which is coming from the state, with another half million from a guaranteed loan at 0% interest, and half a million more from capital dollars.

Gorrell emphasized that he has every confidence that this will bear fruit. The motives are pure, the intent is pure, and the objective is to have economic growth and development to take place here. Honestly, the government does not create jobs per se; entrepreneurs create jobs. But the government needs to do what it can to help them grow their businesses, and that is what this community is trying to do and will continue to try to do.

LEGISLATION

Res. 19-04

Item (a) A RESOLUTION DECLARING COUNCIL'S INTENTION TO VACATE A CERTAIN ALLEY LOCATED IN THE CITY OF ASHLAND, OHIO. (*Elm Street*)

Moved by Stewart and seconded by Detrow to invoke Section 113.01 of the Codified Ordinances as the distribution of this Resolution has satisfied the requirements of said Section and that a further reading be dispensed with at this time.

Ayes: Stewart, Valentine, Gorrell, Detrow

Comments:

Gorrell noted that this resolution sets the hearing for October 19th at 7:10 p.m. for those who wish to speak for or against the alley vacation.

Moved by Stewart and seconded by Gorrell that the Resolution be passed on the second reading.

Ayes: Stewart, Valentine, Gorrell, Detrow

Moved by Gorrell and seconded by Detrow that the rules requiring the reading on three separate days be suspended and that the Resolution be passed on the second and third readings.

Ayes: Stewart, Valentine, Gorrell, Detrow

Moved by Valentine and seconded by Detrow that the Resolution be passed.

Ayes: Stewart, Valentine, Gorrell, Detrow

Motion carried.

Item (b) A RESOLUTION DECLARING COUNCIL'S INTENTION TO VACATE A CERTAIN ALLEY LOCATED IN THE CITY OF ASHLAND, OHIO. (*Sandusky Street*)

Mayor Strine asked that Council remove this from the agenda, as further investigation showed that one property would lose its access if the alley were vacated.

Moved by Detrow and seconded by Valentine to remove this resolution from the agenda.

Ayes: Stewart, Valentine, Gorrell, Detrow

Motion carried.

Res. 20-04

Item (c) A RESOLUTION DECLARING COUNCIL'S INTENTION TO VACATE A CERTAIN ALLEY LOCATED IN THE CITY OF ASHLAND, OHIO. (*Dorchester Street*)

Moved by Detrow and seconded by Valentine to invoke Section 113.01 of the Codified Ordinances as the distribution of this Resolution has satisfied the requirements of said Section and that a further reading be dispensed with at this time.

Ayes: Stewart, Valentine, Gorrell, Detrow

Comments:

Again, Gorrell noted that this resolution sets the public hearing for the vacating of this alley.

Moved by Detrow and seconded by Valentine that the Resolution be passed on the second reading.

Ayes: Stewart, Valentine, Gorrell, Detrow

Moved by Stewart and seconded by Valentine that the rules requiring the reading on three separate days be suspended and that the Resolution be passed on the second and third readings.

Ayes: Stewart, Valentine, Gorrell, Detrow

Moved by Detrow and seconded by Valentine that the Resolution be passed.

Ayes: Stewart, Valentine, Gorrell, Detrow

Motion carried.

Ord. 64-04

Item (d) AN ORDINANCE PERTAINING TO THE ANNEXATION OF CERTAIN TERRITORY TO THE CITY OF ASHLAND, OHIO; AND DECLARING AN EMERGENCY.

Moved by Detrow and seconded by Stewart to invoke Section 113.01 of the Codified Ordinances as the distribution of this Ordinance has satisfied the requirements of said Section and that a further reading be dispensed with at this time.

Ayes: Stewart, Valentine, Gorrell, Detrow

Comments:

City Engineer Jim Cooper explained that the Assembly of God church annexation contains slightly less than six acres; the church would like to annex to get water and sanitary sewer services, which already are on the other side of SR 60. They are currently doing some survey work so that plans can be drawn to proceed with this.

Law Director Rick Wolfe further explained that this would complete the annexation process as there is already an agreement, it has already gone through the county commissioners, and this last wait was to meet the requirements of the fast-track annexation process.

Moved by Gorrell and seconded by Valentine that the Ordinance be passed on the first reading.

Ayes: Stewart, Valentine, Gorrell, Detrow

Moved by Detrow and seconded by Valentine that the rules requiring the reading on three separate days be suspended and that the Ordinance be passed on the second and third readings.

Ayes: Stewart, Valentine, Gorrell, Detrow

Moved by Stewart and seconded by Valentine that the Ordinance be passed.

Ayes: Stewart, Valentine, Gorrell, Detrow

Motion carried.

Ord. 65-04

Item (e) AN ORDINANCE ACCEPTING THE SUBDIVISION PLAT OF SOUTHERN VIEW CONDOMINIUMS, INC., JOHN ROWE, PRESIDENT FOR OAKBROOK SUBDIVISION – PHASE 4-C, IN THE CITY OF ASHLAND, OHIO, CONFIRMING THE DEDICATION OF THE STREETS SHOWN THEREON; AND DECLARING AN EMERGENCY.

Moved by Stewart and seconded by Detrow to invoke Section 113.01 of the Codified Ordinances as the distribution of this Ordinance has satisfied the requirements of said Section and that a further reading be dispensed with at this time.

Ayes: Stewart, Valentine, Gorrell, Detrow

Comments:

Cooper explained that this development is done, and he has completed all the inspections. The only thing remaining is the topcoat on the asphalt, and Sarver Paving will do that later this month. Everything is acceptable to Engineering.

Moved by Valentine and seconded by Detrow that the Ordinance be passed on the first reading.

Ayes: Stewart, Valentine, Gorrell, Detrow

Moved by Stewart and seconded by Detrow that the rules requiring the reading on three separate days be suspended and that the Ordinance be passed on the second and third readings.

Ayes: Stewart, Valentine, Gorrell, Detrow

Moved by Detrow and seconded by Valentine that the Ordinance be passed.

Ayes: Stewart, Valentine, Gorrell, Detrow

Motion carried.

Item (f) FISCAL OFFICER'S CERTIFICATE \$2,500,000 NOTES

Gorrell noted that Item (f) is the Fiscal Officer's Certificate that requires reading before Council and which relates going to market for notes for the water portion of the land acquisition that has been previously announced.

Finance Director Nancy Boyd, as Fiscal Officer of the City of Ashland, certified in connection with the proposal of the issue of \$2,500,000 notes to be issued in anticipation of the issuance of bonds for the purpose of improving the municipal water system by acquiring real property that: the estimated life or period of usefulness is at least five years; the estimated maximum maturity of bonds calculated in the course of the Ohio Revised Code is forty years; and the maximum maturity of the portion of the notes is twenty years.

Boyd explained that this basically states the City is borrowing the money, \$2,500,000, with a one-year note, renewable up to twenty years. The City may choose to bond it prior to that.

Moved by Stewart and seconded by Detrow to accept the Fiscal Officer's Certificate.

Ayes: Stewart, Valentine, Gorrell, Detrow

Motion carried.

Ord. 66-04

Item (g) AN ORDINANCE PROVIDING FOR THE ISSUANCE AND SALE OF \$2,500,000 NOTES IN ANTICIPATION OF THE ISSUANCE OF BONDS, FOR THE PURPOSE OF IMPROVING THE MUNICIPAL WATER SYSTEM BY ACQUIRING REAL PROPERTY AND INTERESTS THEREIN FOR MUNICIPAL WATER SYSTEM PURPOSES; AND DECLARING AN EMERGENCY.

Moved by Stewart and seconded by Valentine to invoke Section 113.01 of the Codified Ordinances as the distribution of this Ordinance has satisfied the requirements of said Section and that a further reading be dispensed with at this time.

Ayes: Stewart, Valentine, Gorrell, Detrow

Comments:

Mayor Strine stated that this is just extremely important to the City's future as far as water supply. The City has done a great job on improving the well system, but he believes that in the long run this is necessary to increase the supply of water.

Stewart outlined a bit of history: in the mid 1980's the City looked to see where to go to get Ashland's future water supply. Nearly 15 to 20 years have passed, and yes, the water field has been improved, much needed maintenance work has been done and exploratory work has also been done. But this is a real step forward to what he perceives as an assurance that, at some point in time, the City will be able to develop a very significant and long-term source of water for Ashland. It has taken many years and many meetings to come to this point, and Stewart expressed his appreciation of the effort that has been put forth trying to find this source; this is great.

Moved by Stewart and seconded by Valentine that the Ordinance be passed on the first reading.

Ayes: Stewart, Valentine, Gorrell, Detrow

Moved by Detrow and seconded by Valentine that the rules requiring the reading on three separate days be suspended and that the Ordinance be passed on the second and third readings.

Ayes: Stewart, Valentine, Gorrell, Detrow

Moved by Stewart and seconded by Detrow that the Ordinance be passed.

Ayes: Stewart, Valentine, Gorrell, Detrow

Motion carried.

WARD REPORTS

Ward 1: Bob Valentine

(a) *Historic preservation district:*

Valentine received a couple of calls and letters referring to the work session held to hear the presentation about the historic preservation district. These people were in opposition to it. One pointed out to Valentine that if this were done, it would be outside the control of the government. Another concern was property owner rights and that these could be taken away from them.

At-large: Glen Stewart

(a) *Sanitary sewer, Oakhill Circle:*

Stewart noted there was a problem with sanitary sewer on Oakhill Circle with a person for whom this has been a repeat problem. However, within an hour from when they called, the sewage people were there, went to work on it, and made plans to do a permanent fix.

Along with this, Stewart said a comment was made that it would be helpful to have a number to reach the City for off-hour calls. Not everyone in Ashland knows who to call in emergencies. This might be something to consider as an improvement in service to the community, a 24-hour number to call.

Mayor Strine responded that he thought that number was already available; it is at the Police Department. Stewart indicated that he'd like to see a number listed in the phone book.

(b) Street signs obscured by tree branches, West Walnut Street:

Stewart reported that he was made aware that tree branches obscured several street signs on West Walnut Street. He called the arborist, and that department cleaned and trimmed those areas quite well. He appreciated that work and will talk to the resident again.

OLD BUSINESS

(a) Ashland Public Transit development plan:

Finance Director Nancy Boyd explained that the City has been working on a Transit Development Plan (TDP) with the cooperation of ODOT. Boyd introduced Barb Piper, the Coordinator For Public Transit at ODOT, and Kevin Mischler, the City's consultant with RLS, who have developed a TDP for the City. This was started in February and early March, with the first draft to the City by May, and Boyd stated this was at a point where a presentation in its entirety was ready for Council to see.

Mischler presented a program and a handout outlining their summary of findings and recommendations with respect to Ashland County's Transit Development Plan. In developing this plan ODOT and RLS worked with a steering committee that met four times during that time period. The TDP is a five-year plan for improving Ashland Public Transit (APT), and it includes both operations and capital improvement.

1. Primary goals and purposes:

- Provide a comprehensive assessment of community transportation needs.
- Create a transportation plan based on that demonstrated need.
- Identify ways to improve APT services.
- Develop an implementation strategy that includes both operating and capital requirements over the next five years.

2. Information collected:

- Population density: high density, fixed route services; low density, demand/response. Ashland County does not have enough population density to require fixed route service.
- Different components/population groups typically part of ridership: senior citizens, households below poverty level, zero-vehicle households. The greatest needs for these groups exist in the City of Ashland, with some in the county.
- Common destinations: based on ridership logs.
- Expenses of APT: most goes to purchase of service contract with MV Transportations (75%); operating costs of vehicle maintenance and fuel purchased directly from City added together gives over 80% to actual service on the street.
- Revenues of APT: most public transit services rely on federal grants to operate, about 80% federal and state; 20% comes from fare box and contracts.
- APT ridership: steady, small amount of growth long term.

3. Interview comments from those having a direct interest in APT service; business owners, university and agency representatives; what should be done to improve APT:

- Medical appointments are greatest unmet needs, particularly those that go outside the area.
- Services need coordinated to avoid duplication among agencies having vehicles.
- More evening service.
- Later service on Thursdays, Fridays, Saturdays.
- More affordable countywide services.
- Service to Amish community.
- Better service between Loudonville and Ashland.

- More affordable fare options.
 - A local circulator route in Ashland.
 - Service to Mansfield mall and such destinations.
 - More information on APT services, more widely distributed.
4. From comments came service improvement alternatives:
- Affordable countywide transportation: take more advantage of service vehicles already in use.
 - Enhanced coordination program: consolidating agencies and services; increased scheduling and vehicle information sharing; one dispatch center; joint training.
 - Circulator route services: dedicate 1-2 vehicles to operate on weekdays 8 to 5:00; different fare schedules provide incentives to use; coordinate route service and demand services.
 - Late evening service: back-up transportation to hospital; service to 2nd and 3rd shift times.
5. Implementation plan:
- Prepare applications to ODOT for funding assistance to set up a coordinated system.
 - Finalize funding: grants coordinated, matching funds.
 - Designate coordinator if full-time person needed.
 - Develop marketing plan.
 - Finalize service agreements among the different agencies.
 - Start up for a coordinated system set for mid-2005.
 - Route deviation service: finalize design, streets used, bus stop areas.
 - Public process: get word to public about final plans, routes, processes, time schedules to start.
 - Projected start up: early 2006; county wide service –2008; later evenings – 2008; vehicle procurement – 2005 through 2008; operations facility and feasibility - 2004; design and construction - 2007.
 - The first step is putting all this into the TDP.
6. Other county projects:
- Richland County has coordination project as well as general public transit: very successful for seven years.
 - Holmes County: does not have general public service but is doing a countywide coordination effort; it is directly under the county commissioners; it is very successful also.
 - Various models throughout the state: currently funding 19 different coordination projects throughout the state, some of which have public transportation in the larger cities, while others do not.
 - Amish families are big users of the services; some needs can't be met with horse and buggy transportation.
7. Other explanation:
- Coordination projects are not to be confused with route deviation, which are two very different projects.
 - Coordination that Ashland is working on is a totally separate grant that ODOT administers; the City would be eligible to receive up to \$80,000 with a 75/25% match; the major requirement of that program is that a full-time broker/coordinator be hired.
 - Ashland's grant would be an annual grant with no guarantees; the first three years of funding includes the 75/25% match with maximum of \$80,000; years four and on have a change to a 50/50% match with a maximum of \$50,000.

Boyd told Council that they are trying to develop a shoppers' loop on a trial basis out to south Ashland and Wal-Mart, for which there has been an overwhelming request. A ribbon cutting has been scheduled for October 4th at 11:30 a.m.

NEW BUSINESS

(a) Request for change of zoning:

Center Street/West Washington Street area: "R-S" Residential District to "B-1" Neighborhood Business District. Public hearing scheduled for November 2, 2004 at 7:10 p.m.

Gorrell outlined the area for this zoning change and asked for a motion to schedule this hearing.

Moved by Detrow and seconded by Stewart to schedule a hearing.

Ayes: Stewart, Valentine, Gorrell, Detrow

(b) Executive session held:

Gorrell noted that an executive session would be held immediately following the close of this regular session. The two items for discussion:

(a) A pending legal matter, and

(b) the potential requisition or disposition of personal real property.

There will be no action taken following the executive session.

MAYOR'S COMMENTS

(a) Work session scheduled:

Mayor Strine scheduled a work session to be held on October 26th at 6:00 p.m. in the Mayor's Conference Room, Second floor, Municipal Building. No topic given.

ADJOURNMENT

Moved by Wertz and seconded by Valentine to **adjourn to executive session.**

Ayes: Stewart, Valentine, Gorrell, Detrow

Council adjourned the regular session to executive session at **8:05 p.m.**

Submitted by
Elaine C. Bucklew
Clerk of Council