

City of Montgomery  
City Council Work Session Minutes  
September 21, 2005

Present

Cheryl Hilvert, City Manager  
Terry Donnellon, Law Director  
Susan Hamm, Clerk of Council  
Frank Davis, Community Development Director  
Wayne Davis, Finance Director  
Bob Nikula, Public Works Director  
Don Simpson, Police Chief

Council Members Present

Gary Blomberg, Mayor  
Ed Daniel  
Gerri Harbison  
William Niehaus  
Lynda Roesch  
Todd Steinbrink  
Ken Suer

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City Council convened in Council Chambers for a special session at 7:00 p.m., with Mayor Blomberg presiding.

**SPECIAL PRESENTATION OF BEAUTIFICATION AWARDS**

**Certificates of Appreciation for Beautification Award Winners**

Mrs. Harbison read the certificates of appreciation to the twelve (12) winners of the 2005 Montgomery Beautification Awards. Ms. Lee Levy, Ms. Jodi Keith, and Ms. Melissa Goldstein from the Beautification and Tree Commission, presented each winner with their certificate of appreciation.

City Council expressed its sincere appreciation to each beautification winner for their extraordinary effort and contribution to the beautification of the City through the landscaping of their property.

**ROLL CALL**

Mayor Blomberg asked that the roll be called.

The roll was called and showed the following Council Members present:

PRESENT: Blomberg, Daniel, Harbison, Niehaus, Roesch, Steinbrink, Suer  
ABSENT:

**ADMINISTRATION REPORT**

Ms. Hilvert reported on the following items:

- The City received a letter from William Brayshaw, Hamilton County Engineer, requesting that the City of Montgomery authorize a resolution of support and/or individual endorsement statement for State Issue 1. The provisions of this ballot include funding for the state capital improvement program (SCIP).

City Council agreed not to authorize a resolution of support or individual endorsement statement.

- City Council will need to schedule a meeting to conduct the formal review of the proposed 2006 Operating and Capital Improvement Budgets.
- Staff met with Amy Paul, Management Partners, to discuss the process for conducting the 2006 Strategic Plan. At this time staff is requesting that City Council identify dates for one (1) late afternoon

and evening and one (1) morning and early afternoon for a Strategic Planning Retreat. More information will be forthcoming on the process we will be following in the next couple of months.

City Council scheduled February 3, 2006 for the late afternoon and evening meeting and February 4, 2006 for the morning and early afternoon meeting.

- The Financial Planning and the Planning, Zoning and Landmarks Committees of Council have cancelled their meetings for the month of October.

Ms. Hilvert requested an executive session to discuss matter regarding the purchase and sale of real estate.

#### **GUESTS AND RESIDENTS**

There were no guests or residents present.

#### **COMMUNICATIONS**

There were no communications.

#### **ESTABLISHING AN AGENDA FOR OCTOBER 5, 2005**

##### **Pending Legislation**

**An Ordinance Authorizing The City Manager To Enter Into A Contract With Montgomery Gateway Partners, LLC Pursuant To R.C. §5709.40 *et seq* For The Redevelopment Of Property Known As The Montgomery Road Triangle Site**

**An Ordinance Declaring Improvements to Parcels of Real Property Located in the City Of Montgomery, Ohio to be a Public Purpose Under Section 5709.40 (B) of the Ohio Revised Code, Exempting Such Improvements From Real Property Taxation, Authorizing the Execution of a Tax Incentive Agreement, a Service Agreement and Such Other Documents as may be Necessary**

**An Ordinance Authorizing The Sale Of Certain Real Estate Known As The Montgomery Triangle Property Pursuant To An Urban Renewal And Redevelopment Plan**

##### **New Legislation**

**A Resolution Authorizing a Parking Agreement Between the City of Montgomery and Montgomery Gateway Partners, LLC**

Ms. Hilvert explained that as a part of the development package for the Triangle property, Montgomery Gateway Partners, LLC and the City have negotiated a lease to allow public parking within the underground parking garage proposed to be developed on the site. She further explained that staff has been working with Montgomery Gateway Partners, LLC to acquire these parking rights to provide additional public parking in the Heritage District. She also explained that this resolution will authorize the City Manager to execute a parking agreement between the City of Montgomery and Montgomery Gateway Partners, LLC for 17 parking spaces in the garage during designated hours for a period up to 20 years for \$450,000 to be paid upon completion of the project and the authorized use of the parking garage.

### **An Ordinance Vacating a Portion of Main Street in the City of Montgomery, Ohio**

Ms. Hilvert noted that staff is proposing vacating a portion of the Main Street right-of-way to permit the planned development of the Triangle property by Montgomery Gateway Partners, LLC. This vacation of property represents a small amount (approximately 0.040 acres) on the eastern side of the Triangle and will not result in any restriction of future traffic flow in the area. She further noted that staff is requesting that City Council place this ordinance on the agenda for first reading at the October 5, 2005 business session. She also noted that staff is also requesting that the second and third readings of this ordinance be held at the October work session and November business sessions.

### **An Ordinance to Make Appropriations for Current Expenses and Other Expenditures of the City of Montgomery, State of Ohio, During the Fiscal Year Ending December 31, 2005**

Ms. Hilvert stated that this ordinance represents the appropriation ordinance establishing the City's budget for the year 2006. She further stated that the Finance Committee of Council has reviewed the staff's budget proposal. City Council needs to schedule meetings to conduct a formal review on the recommendation. She also stated that at this time, City Council is asked to place this ordinance on the agenda for first reading at the October 5, 2005 business session. The second and third readings would then be held at the November and December business sessions and changes could be made at any time through the review process via amendment to this ordinance.

## **COUNCIL COMMITTEE REPORTS**

### **Parks & Recreation**

Mr. Daniel had nothing to report at this time.

### **Financial Planning**

Mr. Suer reported on the following items:

Mr. Wayne Bastin, the City's Auditor, reported to the committee that the City experienced a clean audit, with no material concerns or issues. Mr. Basin also reported that he received excellent support and assistance from a variety of the City's staff members.

### **Law & Safety**

Mr. Niehaus had nothing to report at this time.

### **Governmental Affairs**

Mrs. Harbison reported that the Governmental Affairs Committee of Council met and discussed the following:

- **Policy for Memorial Donations** – The committee reviewed a proposed policy for making memorial donations for persons associated with the City. Staff is recommending that the City create a public service memorial planting grove to recognize any City Council member or employee who may die while in service to the City through the planting of a memorial tree with a plaque designating that individual's name, title and dates of service to the community. Any Mayor of the City, whether in service to the

community or retired at the time of his/her death, will also be recognized in this fashion. The policy also stated that recognizing the sensitive nature of public funds, the City will not use its funds to send flowers and/or make memorial donations in recognition of the death or illness of any individual, current or retired, or family member of an employee or elected official. Each City Council member was given a copy of this proposed policy for their review.

- **Rumpke Service Enhancements** - Ms. Hilvert explained that she and Ms. Hamm have been working with Rumpke to identify some additional service enhancements that could assist the residents further with their trash collection services and avoid confusion or complaint calls. She further explained the following ideas that were being pursued:
  - Additional collections (for trash that won't fit inside the totes) during the two weeks following Christmas to accommodate the demand following the holidays. Rumpke has agreed to do this free of charge.
  - A program to provide for sticker collection of yard waste for two weeks following the official cut off of our leaf collection/yard waste program. This program would not be advertised to the general public, but will instead be a "safety net" for us to offer to citizens who miss the cut off of the program. It will require a sticker to be placed on the yard waste bags by the residents and, due to limited volumes, will likely be collected in the same trash truck but be kept separate from the trash so that it can be appropriately disposed of in the yard waste landfill. Rumpke has also agreed to do this free of charge.
  - A program to collect Christmas trees free of charge without requiring a sticker to be placed on them. This will require that the length and frequency of the program for Christmas Tree collection be addressed. Specifically, we have asked for Saturday collections of Christmas trees for the three Saturdays (December 31<sup>st</sup>, January 7<sup>th</sup>, and January 14<sup>th</sup>). Rumpke has agreed to provide this program for \$1,000.00.

City Council agreed that staff should proceed with the proposed changes.

Mrs. Harbison explained that the Sister Cities Commission had been approached by the Sycamore School District to sponsor a 3<sup>rd</sup> grade children exchange with France in May. She further noted that the Sister Cities Commission has expressed some concerns and is suggesting that the Sycamore School District sponsor the exchange with the Sister Cities Commission hosting one event.

Mayor Blomberg suggested that someone from the Sister Cities Commission contact France and find out where this request is coming from.

### **Public Works**

Ms. Roesch had nothing to report at this time.

### **Planning, Zoning & Landmarks**

Mr. Steinbrink indicated that City Council was scheduled to heard a presentation from Frank Davis on a set of initial recommendations from the Montgomery Road Corridor Task Team for public enhancements to the Montgomery Road Corridor. He asked that this matter be deferred until the October 5, 2005 business session.

### **MINUTES**

City Council reviewed the minutes from the July 20, 2005 work session, August 3, 2005 business session,

August 24, 2005 work session and September 7, 2005 business session.

**OTHER BUSINESS**

Mayor Blomberg asked if there was any further business to discuss in public session. There being none, he asked for a motion to adjourn into executive session to discuss matters regarding the purchase and sale of real estate.

Mr. Steinbrink moved to adjourn into executive session to discuss matters regarding the purchase and sale of real estate. Mr. Niehaus seconded.

The vote was called and showed the following:

AYES: Blomberg, Daniel, Harbison, Niehaus, Roesch, Steinbrink, Suer	(7)
NAYS:	(0)
ABSENT:	(0)

City Council adjourned into executive session at 8:25 p.m.

City Council reconvened into public session at 8:56 p.m.

Mayor Blomberg asked if there was any further business to discuss in public session. There being none, he asked for a motion to adjourn.

Mr. Niehaus moved to adjourn. Mr. Steinbrink seconded.

Council unanimously agreed.

Council adjourned at 8:57 p.m.

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Clerk of Council