



Agenda

Oxford City Council

Court House

TUESDAY, SEPTEMBER 2, 2014

EXECUTIVE SESSION

7:00 P.M.

1. Roll call. Kevin McKeehan, Mayor; Kate Rousmaniere, Vice-Mayor; Mike Smith; Bob Blackburn; Steve Snyder; Richard Keebler; Edna Southard

MEETING PROCEDURE: Comments from the Public are welcome at two different times during the course of the meeting: (1) Comments on items not on the Agenda, and Consent Agenda items, will be heard under Public Comments – and (2) Comments on all Resolutions and Ordinances will be heard during Council consideration of said item. Please wait until you are recognized by the Mayor, proceed to the podium, state your name and address so that your comments may be properly recorded and limit your remarks to a period of five minutes or less.

REGULAR MEETING

7:30 P.M.

PLEDGE OF ALLEGIANCE

2. Approval of Agenda.

This facility is wheelchair accessible. If you plan to attend this meeting and you have a disability that requires special arrangements, please notify the City Manager's office 48 hours in advance so that reasonable accommodations can be made.

3. Public Participation.

A. Proclamation - 'Hispanic Heritage Month'.



Proclamation

B. Public Comments.

The purpose of the Public Comments Section is for members of the Public to speak to the City Council on any subject not scheduled on the Agenda, except Consent Agenda items. City Council values your comments, and Council rules limit public comments to five minutes for each person. Presentations are not to be in the form of public debate, personal attacks on Council, City staff or other members of the public and Council shall not act except to direct the City Manager to take action or schedule the matter for discussion at a later date.

4. Consent Agenda.

A. Minutes of the August 19, 2014 City Council Work Session. (Mary Ann Eaton, Clerk of Council)



Minutes

B. Minutes of the August 19, 2014 City Council Meeting. (Mary Ann Eaton, Clerk of Council)



Minutes

C. Report regarding the August 12, 2014 Planning Commission Meeting. (Jung-Han Chen, Community Development Director)



Report

D. Report regarding the August 20, 2014 Board of Zoning Appeals Meeting. (Jung-Han Chen, Community Development Director)



Report

E. Report regarding the August 27, 2014 Civil Service Commission Meeting. (Donna Heck, Human Resources Director)



Report

5. Resolutions.

1. A Resolution of Council accepting the petition as required by Oxford Codified Ordinance Section 1146.03 to establish a Neighborhood Conservation Overlay District for that area of Christopher Drive between Kelly Drive and Jeffrey Circle as set forth on Exhibit "A" attached hereto and referring the petition to the Oxford Planning Commission for recommendations to City Council. (Jung-Han Chen, Community Development Director).



Staff Report/Resolution

2. A Resolution accepting the annexation of 137.622 more or less acres of land located along Bonham Road to the City of Oxford, Ohio of certain territory proposed to be annexed to the City of Oxford, Ohio pursuant to a petition filed with the Board of County Commissioners of Butler County, Ohio by Douglas R. Elliott, Jr., Agent for the petitioners, as provided by Ohio Revised Code Section 709.023. (Doug Elliott, City Manager).



Staff Report/Resolution

3. A Resolution adopting a statement indicating the services the City of Oxford, Ohio will provide to the territory comprising 137.622 more of less acres of land along Bonham Road, proposed to be annexed to the City of Oxford, Ohio pursuant to a petition filed with the Board of County Commissioners of Butler County, Ohio by Douglas R. Elliott, Jr., Agent for the petitioners, as provided by Ohio Revised Code Section 709.023. (Doug Elliott, City Manager).



Staff Report/Resolution

4. A Resolution regarding zoning buffers in a proposed annexation of property containing 137.622 more or less acres of land along Bonham Road from Oxford Township, Butler County, Ohio to the City of Oxford, Butler County, Ohio pursuant to the requirement of Section 709.023 C of the Ohio Revised Code. (Doug Elliott, City Manager).



Staff Report/Resolution

5. A Resolution accepting the amounts and rates as determined by the Budget Commission of Butler County, Ohio and authorizing the necessary tax levies and certifying them to the County Auditor. (Joe Newlin, Finance Director)



Staff Report/Resolution

6. A Resolution by City Council consenting to the assignment of Oxford's investment advisor contract from Baird Public Investment Advisors ("BPIA") to RedTree Investment Group. (Joe Newlin, Finance Director).



Staff Report/Resolution

6. Ordinances. Ordinances are adopted using a two-step procedure. First reading introduces the Ordinance and provides an opportunity for public input on the subject as well as allowing Council to request more information as needed. Second reading is to provide Council with the opportunity to consider new information and to deliberate.

A. First Reading.

1. An Ordinance Accepting The Planning Commission's Recommendation And Granting A Zoning Map Amendment To Establish A Neighborhood Conservation Overlay District In A R-1A Single Family Low Density Residential District, For 17 Parcels Located In The Vicinity Of Cedar Drive, In The City Of Oxford, Ohio. (Jung-Han Chen, Community Development Director).



Staff Report/Ordinance

2. An Ordinance Amending Ordinance No. 3249. Supplemental Budget Ordinance Number 5 To Make Supplemental Appropriations For Fiscal Year 2014. (Joe Newlin, Finance Director)



Staff Report/Ordinance

B. Second Reading.

1. An Ordinance Granting The Request Of Mark And Roseann Julian To Connect To An Existing City Water Line And Sanitary Line For A New Single-Family Residence To Be Located At 4821 Bonham Road Outside The Oxford Corporate Limits. (Mike Dreisbach, Service Director)



Staff Report/Ordinance

7. A. Announcements & Communications. The comments expressed by individual members of Council or City staff during this portion of a City Council meeting do not necessarily reflect the views of the City of Oxford, The Oxford City Council, or the City staff.

1. Remarks from City Council and City Staff.

B. Future Meetings. (Note: Meetings will be held at the Court House unless otherwise indicated.)

WED - Sept 3 Historic and Architectural Preservation Commission Meeting Cancelled

WED - Sept 3 Environmental Commission Meeting 7:00 p.m. Municipal Building

THUR - Sept 4 Annual Historic Marker Ceremony 5:00 p.m. Oxford Community Arts Center

TUES - Sept 9 Planning Commission Meeting 7:30 p.m.

TUES - Sept 16 City Council Meeting 7:30 p.m.

WED - Sept 17 Board of Zoning Appeals Meeting 7:30 p.m.

WED - Sept 17 Housing Advisory Board Meeting 7:00 p.m. LCNB

WED - Sept 24 Civil Service Commission Meeting 7:00 p.m.

FRI - Sept 26 Community Improvement Corporation Meeting 12:00 p.m. LCNB

WED - Oct 1 Historic and Architectural Preservation Commission Meeting 6:00 p.m.

WED - Oct 1 Environmental Commission Meeting 7:00 p.m. Municipal Building

TUES - Oct 7 City Council Meeting 7:30 p.m.

THUR - Oct 9 Recreation Board Meeting 4:00 p.m. Senior Center

TUES - Oct 14 Planning Commission Meeting 7:30 p.m.

WED - Oct 15 Board of Zoning Appeals Meeting 7:30 p.m.

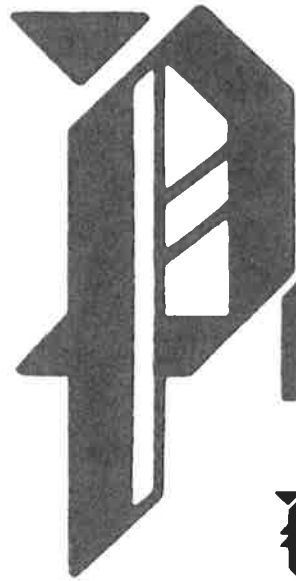
MON - Oct 20 Housing Advisory Commission Meeting 7:00 p.m. Municipal Building

TUES - Oct 21 City Council Meeting 7:30 p.m.

WED - Oct 22 Civil Service Commission Meeting 6:00 p.m.

FRI - Oct 24 Community Improvement Corporation Meeting 12:00 p.m. LCNB

8. Adjourn.



Office of the Mayor

Proclamation

Whereas:

Oxford has always embraced the many cultures and peoples that make our country so diverse and Hispanic/Latino Americans are the fastest growing minority population in the country; and

WHEREAS, as a result of their determination, intelligence, hard work and perseverance, Hispanic/Latino Americans have contributed immensely to the growth of our country, helping to shape the character and future of this state; and

WHEREAS, the cultural, educational, and political influences of Hispanic/Latino Americans can be seen and appreciated in all aspects of our life, from farm-worker struggles for housing and equal wages, to incredible and gifted artists, vibrant businesses, music and community festivals; and

WHEREAS, the Hispanic/Latino American community has a long and important history of commitment to our Nation's core values and the contributions of this community have helped make our country great. During National Hispanic Heritage Month we celebrate the many achievements of Hispanic/Latino Americans and recognize their contributions to our country; and

WHEREAS, National Hispanic Heritage Month is an opportunity to celebrate the spirit and accomplishments of Hispanic/Latino Americans everywhere. To honor those achievements, the Congress, by Public Law 100-402, as amended, has authorized and requested the President to issue annually a proclamation designating September 15 through October 15 as 'National Hispanic Heritage Month'.

NOW, THEREFORE, I, Kevin D. McKeegan, Mayor of the City of Oxford, Ohio, do hereby proclaim September 15th thru October 15th, 2014 as:

'HISPANIC HERITAGE MONTH'

in the City of Oxford and urge all citizens to join me in celebrating the significant contributions of Hispanic/Latino Americans in our country by participating in the activities and events planned for this important occasion.



IN WITNESS WHEREOF, I have hereunto set my hand and caused the seal of the City of Oxford to be affixed this 2nd day of September, 2014.

KEVIN D. MCKEEHAN, MAYOR

A work session of the Oxford City Council was called to order by Mayor Kevin McKeehan, Tuesday, August 19, 2014 at 6:00 P.M. Those Council members present were Bob Blackburn, Richard Keebler, Kate Rousmaniere, Mike Smith, Steve Snyder and Edna Southard.

Staff members present: Doug Elliott, City Manager; Mike Dreisbach, Service Director; Bob Holzworth, Police Chief; Joe Newlin, Finance Director; Jung-Han Chen, Community Development Director; Gail Brahier, Parks and Recreation Director; Alan Kyger, Economic Development Director; Heidi Hill, Assistant Finance Director, John Detherage, Fire Chief; Steve McHugh Law Director and Mary Ann Eaton, Clerk of Council.

APPROVAL OF AGENDA

Mr. Blackburn moved to approve the Agenda. Mr. Snyder seconded. The motion carried 7-0-0.

CAPITAL IMPROVEMENT PROJECTS (CIP)

Mr. Elliott presented the proposed five-year Capital Improvement Plan which included information on the following:

- Funding sources proposed for the 2015 CIP Expenditures
- Detailed list of proposed construction projects
- Detailed list of proposed equipment purchases

The CIP figures will be incorporated into the City Manager's proposed budget for 2015 and will be submitted to Council on October 3, 2014.

ADJOURNMENT

Mr. Blackburn moved to adjourn at 7:02 P.M. Mr. Snyder seconded. The motion carried 7-0-0.

A Regular meeting of the Oxford City Council was called to order by Mayor Kevin McKeehan on Tuesday, August 19, 2014 at 7:30 p.m. Those members present were Bob Blackburn, Richard Keebler, Kate Rousmaniere, Mike Smith, Steve Snyder and Edna Southard.

Staff members present: Mr. Doug Elliott, City Manager; Mr. Mike Dreisbach, Service Director; Mr. Bob Holzworth, Police Chief; Mr. Joe Newlin, Finance Director; Mr. Jung-Han Chen, Community Development Director; Mr. Alan Kyger, Economic Development Director; Ms. Gail Brahier, Parks and Recreation Director; Mr. John Detherage, Fire Chief; Mr. Steve McHugh, Law Director and Ms. Mary Ann Eaton, Clerk of Council.

PLEDGE OF ALLEGIANCE

Mayor McKeehan requested the Pledge of Allegiance.

APPROVAL OF AGENDA

Mr. Snyder moved to approve the agenda. Mr. Blackburn seconded. The motion passed 7-0-0.

PUBLIC PARTICIPATION

PUBLIC COMMENTS

Ms. Patricia Willeke, 1007 Cedar Drive, advised she had been an Oxford resident for 6 years. Ms. Willeke read the following comments into the record: 'I understand the City issues renters permits forever changing a neighborhood from a single family owner occupied neighborhood to a rental property where 4 unrelated people can live within days. To change a neighborhood this drastically they don't have to petition the neighbors, they don't have to have a public meeting, they don't have to get neighbor's input, they don't have to wait 45 days for one thing and 30 days for another, they get the permit right away. They can even apply for a renters permit for a lot with nothing on it. I think we should reverse that process. Have the person who wants to drastically change the make up of a neighborhood get petitions signed, get public input, and wait while the process takes place. The way it works is backwards to me and it doesn't make sense. My beloved husband Gene is in home hospice, I had botched eye surgery this summer, but what wakes me up in the middle of the night and doesn't let me get back to sleep – this neighborhood problem. It completely disrupts and disturbs me. Our neighborhood on Cedar Drive has done what the City asked us to do, we've gone through all the processes and had public hearings and all that kind of thing. We want to stay a single family neighborhood and we're asking that when you do consider it that you grant Cedar Drive the Overlay.'

Mayor McKeehan thanked Ms. Willeke for her comments.

CONSENT AGENDA

MINUTES

Minutes of the August 5, 2014 City Council Meeting. (Mary Ann Eaton, Clerk of Council)

REPORTS

Report regarding the August 6, 2014 Historic and Architectural Preservation Commission Meeting. (Jung-Han Chen, Community Development Director)

Report regarding the August 6, 2014 Environmental Commission Meeting. (Mike Dreisbach, Service Director)

Mr. Blackburn moved to approve the consent agenda. Ms. Rousmaniere seconded. The motion passed 7-0-0.

RESOLUTIONS

RESOLUTION

GRANT APPLICATION

A Resolution No. 4847 of Council supporting the submission of a grant application for the Ohio Public Works Commission Issue 1 Funds in an amount not to exceed \$490,000.00 for the replacement of water main from Southpointe Parkway to Booth Road. (Mike Dreisbach, Service Director)

Mr. Dreisbach advised the City had used this grant several times in the past for the rehabilitation of brick streets on High Street and on College Avenue and also for installing water and sanitary mains along North 27. Mr. Dreisbach noted staff was asking for Council's permission this evening to apply for a grant to help replace a section of water main that serves the south part of Oxford and Oxford Township. Mr. Dreisbach advised as part of the City's ODOT project from Chestnut Street to Southpoint Parkway new 12" iron ductile water main was being installed and the proposed project would pickup where the ODOT project ended at Southpoint Parkway and go to Booth Road. Mr. Dreisbach noted if the City got that constructed either City staff or a contractor would replace water main on Booth Road in the future. Mr. Dreisbach advised the proposed project was discussed briefly during tonight's CIP Work Session and the project cost was close to a million dollars even though the water main did not serve a great number of properties. Mr. Dreisbach noted there had been many failures with that section of water main and there was no other water feeding the affected homes when there was a water main break. Mr. Dreisbach added that boil advisories were typically issued once the water main was repaired.

Mayor McKeehan inquired if there were comments from the public and there were none.

Mr. Blackburn inquired if Oxford Township was partnering with the City for the grant funds and Mr. Dreisbach advised it was solely a City project and the City was responsible for its utility. Ms. Rousmaniere inquired why that was so when the water main extended into the township.

Mr. Dreisbach advised the utility service area exceeded the corporate limits of Oxford and the sanitary sewer system served a water shed where there was gravity for flow which didn't recognize the corporate boundaries.

Mr. Snyder advised the City was in the business of water distribution and sewage collection and needed to take care of the equipment no matter where it was located. Mr. Snyder noted the City decided years ago to go outside of City limits to provide service and he felt the City had a moral obligation here.

Mr. Snyder moved to adopt Resolution No. 4847. Mr. Keebler seconded. The motion passed 7-0-0.

RESOLUTION
CONTRACT FOR
NEW VEHICLE

A Resolution No. 4848 authorizing the City Manager to enter into a contract with FYDA Freightliner Cincinnati, Inc. for the purchase of a 2015 Freightliner M2 106 cab and chassis and specified options at a cost not to exceed \$79,796.00. (Mike Dreisbach, Service Director)

Mr. Dreisbach advised the proposed Resolution would allow the City to replace a truck that was nearly 19 years old. Mr. Dreisbach noted this was the largest truck in the City's fleet and it did all of the heavy hauling and carried the largest snowplow and salt loads. Mr. Dreisbach advised there were two of these trucks in the Street and Maintenance Division and the sister truck was replaced 3 years ago so this purchase had been deferred for 3 years. Mr. Dreisbach noted staff looked at the state contract which was awarded to International and the City had been very dissatisfied with an International truck currently in the fleet. Mr. Dreisbach advised the International vehicle was out of service right now with a transmission problem. Mr. Dreisbach noted there had been numerous other problems with the International vehicle. Mr. Dreisbach noted staff spoke to area agencies including the Butler County Engineer's Office and the Montgomery County Engineer's Office and they experienced the same problems with the International truck. Mr. Dreisbach advised staff felt the state contract would not serve the City's needs in this case and staff recommended the purchase of the Freightliner chassis for slightly less money than the state contract. Mr. Dreisbach added that the dealer had a good reputation for service and warranty work.

Mayor McKeehan inquired if there were comments from the public and there were none.

Mr. Keebler noted he was against going outside of the state contract at the last meeting and advised he was familiar with the problems with the International product as they were experiencing the same thing in the fire truck industry. Mr. Keebler noted he had no problem with this change and felt it was the right thing to do based on what was going on. Mr. Keebler advised the problems with International had occurred over the last two years mostly with their multiplexing system and certain wiring and engine issues. Mr. Keebler noted International used EPA credits for their engines as opposed to bringing them up to the latest standards and Freightliner had the latest Cummins equipment. Mr. Keebler advised Cummins was working with International to straighten out some engine problems.

Mr. Snyder inquired if Mr. Dreisbach or his colleagues had provided feedback to the state to let them know of the problems and that they may need to look at something different. Mr. Dreisbach advised calls had been made to the Central Office of ODOT mainly for salt issues and staff had not had the best experience with getting call backs or having discussions. Mr. Dreisbach noted input from municipalities was not requested on specifications for state contracts.

Ms. Southard moved to adopt Resolution No. 4748. Mr. Smith seconded. The motion passed 7-0-0.

RESOLUTION
CONTRACT FOR
VEHICLE EQUIPMENT

A Resolution No. 4749 authorizing the City Manager to enter into a contract with Henderson Truck Equipment – Ohio for the purchase of specified truck equipment at a cost not to exceed \$50,345.00. (Mike Dreisbach, Service Director)

Mr. Dreisbach advised the proposed Resolution would allow the purchase of supplemental equipment for the cab and chassis we just discussed which included the dump body, hoist, snow plow, salt spreader and safety lighting. Mr. Dreisbach noted it was not his intention to beat state contract pricing each time and in this case the City had some Gledhill equipment that was fine and performed as promised. Mr. Dreisbach advised there was a better system the City could purchase from Henderson and save approximately \$2,000. Mr. Dreisbach asked for Council's approval to purchase the Henderson equipment.

Mayor McKeegan inquired if there were any comments from the public or from Council and there were none.

Mr. Snyder moved to adopt Resolution No. 4849. Mr. Blackburn seconded. The motion passed 7-0-0.

ORDINANCE
FIRST READING

An Ordinance Granting The Request Of Mark And Roseann Julian To Connect To An Existing City Water Line And Sanitary Line For A New Single-Family Residence To Be Located At 4821 Bonham Road Outside The Oxford Corporate Limits. (Mike Dreisbach, Service Director)

Mr. Dreisbach advised while the mailing address for the property in question was Bonham Road the bulk of the lot was East of Hillcrest Drive. Mr. Dreisbach noted the lot was outside the corporate limits of Oxford and City Council had sole control over allowing water extensions. Mr. Dreisbach advised the lot was for a single-family household to be built on 6 acres and it would have no detrimental effect on the City's water or sanitary sewer system. Mr. Dreisbach noted the owner was aware of all of the standards that must be met and that they must sign an annexation agreement and must annex the property into the City upon request. Mr. Dreisbach advised the owners applied for a building permit and time was of the essence. Mr. Dreisbach noted the City received the written request on Friday and Mr. Elliott allowed the matter to be added to tonight's agenda.

Mr. Snyder stated the owners had no other options for water and sewer services. Mr. Dreisbach advised if the City didn't provide utilities they could have a private well constructed for water and have a septic system installed. Mr. Dreisbach noted City utilities would require simple taps into the City's water and sanitary system and the mains did not need to be extended. Mr. Snyder advised he would not be in attendance at the next meeting but he would vote for this request and noted he hoped his colleagues would do the same.

Mayor McKeehan inquired if the property owners or anyone from the audience wished to address the proposed Ordinance and no chose to comment.

Ms. Rousmaniere inquired if the property would be annexed into the City. Mr. Elliott advised no, and added if the City were to annex in that section of the township, the Julian's would be asked to annex as well.

Mr. Keebler noted when property was not contiguous and the City already had water and sewer in place, the City had an obligation to provide the service.

Mayor McKeehan noted the second reading of the proposed Ordinance would occur on September 2nd.

ANNOUNCEMENTS

Mr. Elliott advised the City, Mayor and Council received a letter from the Butler County Recycling and Solid Waste District announcing they were proposing a reduction to the solid waste generation fee assessed on waste generated in Butler County and disposed of in the State of Ohio. Mr. Elliott noted the \$1.00 fee would be reduced to \$0.82 per ton. Mr. Elliott advised the Butler County Solid Waste Management Policy Committee was conducting a written comment period from August 4th to September 4th.

Mr. Elliott advised a Work Session was held this evening to review the City Manager's proposed 2015-2019 Capital Improvement Program (CIP) and he focused on the 2015 fiscal year. Mr. Elliott noted for 2015 the proposed CIP was 4.6 million dollars for construction projects and 1.1 million dollars for equipment purchases. Mr. Elliott advised those numbers would be rolled into the City Manager's proposed budget for 2015 and presented to City Council on October 1, 2014.

Ms. Brahier noted the municipal pool was open until Labor Day with reduced hours on weekdays from 3:30 to 8:30 p.m. and full operating hours on the weekend. Ms. Brahier advised the end of summer pool party was August 30th from 12:00 to 3:00 with a DJ and prizes. Ms. Brahier encouraged everyone to enjoy the last weeks of summer.

Mr. Kyger advised livability.com was an organization that explored small to medium size cities and what made them great places to live, work and play and they just released a list of the 10 best college towns and Oxford was number 3. Mr. Kyger noted Ames, Iowa was number 1 and Logan, Utah was number 2.

Mr. Kyger advised livability.com's web page showed a picture of the Miami University Marching Band and the article discussed local establishments such as Skipper's and Kofenya and the feel of the Uptown District. Mr. Kyger noted the article also mentioned the Community Park in Oxford.

Mr. Kyger noted the Miami academic year would begin next week and commended the Community Development Department and the Service Department for all of the work they had done in preparation for the new school year including numerous road construction projects, and the issuance of rental permits and rental inspections.

Mr. McHugh noted at the last meeting he was asked to look into the issue of Vereker Farms becoming a Neighborhood Conservation Overlay District. Mr. McHugh advised after reviewing the language in the Oxford Codified Ordinances and the Ohio Revised Code, he concluded that Vereker Farms being a condominium association, did not meet the criteria for a Neighborhood Conservation Overlay District. Mr. McHugh noted he advised Mr. Chen that the Vereker Farms residents should contact a condominium lawyer. Mr. McHugh referred to Oxford Codified Ordinance Section 1146.03 which stated a minimum of ten adjacent parcels must be included in a proposed Overlay District and the petition must contain signatures of two-thirds of parcel owners within the boundary. Mr. McHugh advised condo owners had an exclusive ownership interest in their unit and they had undivided ownership interest in the common areas. Mr. McHugh noted condos were not set up for parcel owners and within the condo association everyone owns a piece of property. Mr. McHugh advised the owners could not be defined as parcel owners.

Ms. Rousmaniere inquired if the Vereker Farms residents should revise their condominium legislation and Mr. McHugh advised he gave Mr. Chen the name of a condo attorney in Cincinnati who dealt solely with condominium issues. Mr. McHugh noted it was his understanding that the residents would retain representation to review their condominium documents.

Ms. Southard noted the Butler County Regional Transit Authority (BCRTA) was offering free rides in Oxford starting tomorrow Wednesday, August 20th through Sunday, August 24th with no service on Thursday due to it being move-in day. Ms. Southard advised full fares would go into effect Monday, August 25th and general fares were \$2.00 per ride and for senior citizens \$1.00 per ride. Ms. Southard noted this information could be found on the county's website at www.butlercountyttransitauthority.com or by calling 785-5237.

Ms. Southard advised she distributed the latest Institute for Learning in Retirement (ILR) bulletin to Council members and staff and noted kids were in school and Miami University students were beginning classes and senior citizens were also registering for classes in Oxford. Ms. Southard noted the oldest ILR teacher of the 5 week courses was 96 years old and one of his students was 94 so learning goes on all of your life. Ms. Southard referred to page 24 of the bulletin which contained information about a local government course being offered about how the City of Oxford runs. Ms. Southard advised she wanted to bring that to the attention of her fellow Council members and the public. Ms. Southard noted ILR was a great program which kept people in Oxford and drew people to Oxford and it was a great opportunity for learning and teaching about a wide range of courses. Ms. Southard advised ILR was sponsored by Miami but it also had independent sponsors.

Ms. Rousmaniere advised on Friday a ribbon cutting for the Bike and Pedestrian Safety Improvement Program, the multipurpose lanes and bike lanes would take place at 4:00 p.m. in front of Bachelor Hall at Patterson Avenue and Spring Street. Ms. Rousmaniere noted Miami's Vice President of Finance would be there and she would be there to speak on behalf of the City. Ms. Rousmaniere advised other key staff and elected officials who contributed and supported this development in the City would also be there. Ms. Rousmaniere noted a group bike ride around town would begin at 4:30 p.m. and it would end at the western dining complex for prizes and refreshments.

Ms. Rousmaniere noted on Saturday the twelfth annual Walk-About would take place sponsored by the Office of Community Engagement and Service. Ms. Rousmaniere advised during this event representatives from the university and the City welcomed students to the community and helped educate them about the Oxford community. Ms. Rousmaniere noted college towns had dealt with challenging student behavior for decades and the Walk-About program was based on the premise that interacting with students on their own doorstep makes them more aware of the broader Oxford community and impacts behavior. Ms. Rousmaniere advised the Walk-About group needed volunteers and they welcomed people of all ages noting children and pets were nice additions to the teams. Ms. Rousmaniere advised the greater the diversity of participants the better the group represented the full community. Ms. Rousmaniere noted there were several time slots to volunteer this Saturday between 11:00 a.m. and 2:30 p.m. and each group would be asked to visit 20-25 units and talk to students about safety and provide public information about the City. Ms. Rousmaniere advised all of the visits would take place in the Mile Square and anyone interested in participating could contact the Office of Community Engagement and Service at Miami University or Mr. Chen at the City or herself.

Mr. Blackburn advised the 21st was the second to last Music Festival at 7:00 p.m. in the Uptown Park and Shakespeare in the Park would take place on the 26th at 7:00 p.m. Mr. Blackburn noted the annual pig roast and concert would take place on the 28th with free food being served at 6:00 p.m.

Mr. Blackburn noted the street lights and light poles looked great and so did the Uptown Pavilion after being painted recently and the town looked outstanding.

Mayor McKeehan reminded everyone it was move-in weekend and asked everyone to be patient, courteous and helpful.

ADJOURN

Mr. Snyder moved to adjourn at 8:09 p.m. Ms. Rousmaniere seconded. The motion passed 7-0-0.

**CITY OF OXFORD
STAFF SUMMARY REPORT**

Report to the City Manager

Community Development
Originating Department

Council Meeting Of: September 2, 2014

Account Code No. #:

Jung-Han Chen
Prepared By

Budgeted Amount:

August 28, 2014
Date Prepared

PLANNING COMMISSION MEETING REPORT – August 12, 2014

Reports from Commissions, Boards, Committees and Staff

The Environmental Commission currently has been reviewing the refuse contract with Rumpke and the Request For Proposal to see if there were different ways to increase recycling efforts in apartment complexes. Additionally, the EC has been working with staff on the storm water management manual and looking to utilize social media to promote higher awareness of best practices.

The HAPC will be hosting the Annual Historic Marker Program on September 4, 2014 at the Community Arts Center from 5:00 – 7:00 p.m. Speaking will begin at 5:30 p.m. Hors d'oeuvres will be served.

Public Comments:

Ms. Nancy Martin, 6185 Fairfield Road, Unit 12, attended to speak to the Commission about her efforts to create a Neighborhood Conservation Overlay District for the Vereker Farm condominiums. This is a somewhat unique situation and she was hoping the Planning Commission and City Council could take exception as far as the requirements to set up this overlay district for her condominium.

Public Hearing

PC-2014-07 Zoning Map Amendment, to establish a Neighborhood Conservation Overlay District in a R1-A Single-Family Low Density residential District, for 17 parcels in the vicinity of Cedar Drive, **City of Oxford, Applicant**

The application is to establish a Neighborhood Conservation Overlay District in a R1-A Single Family District. A petition was filed on May 27, 2014 to the Clerk of City Council. A resolution was approved by City Council accepting the petition and forwarding this request to the Planning Commission for recommendation.

This proposed overlay district contains a total of 17 parcels. Ten owners signed the petition representing 13 parcels, which is over 76% of property owners of the petition area. Please note that this process is neighborhood driven with a public hearing before the Planning Commission for a map amendment recommendation. City Council may waive certain requirements after a positive recommendation from the Planning Commission. The process is far lengthier than the normal map amendment process and has additional Decision Standard thresholds to meet.

Many proponents and opponents of the proposed overlay district came to speak on this issue and the Planning Commission spent a significant amount of time allowing each presenter to address the Planning Commission about the Decision Standards. After the Public Hearing, the Planning Commission voted 6-1-0 to recommend approval of the proposed Overlay District to City Council for consideration.

New Business**Conceptual Review Presentation for a Potential Development Located at Southpointe Parkway, Trinitas Ventures, LLC, Damian VanMatre, Applicant**

The applicant provided a brief presentation about the overall layout of this proposed development and asked for questions and comments from the Commission.

The general consensus from the Planning Commission was that this was not a project that City Council envisioned when approving the zoning re-classification and that an 800+ student housing density was just too much. Additionally, a large number of parking spaces nor any thought given about a 2nd egress from this site were troublesome. Lack of consideration of environmental conservation or a conservation development theme was also troubling to the Planning Commission. Overall, the Planning Commission felt this proposal, with the proposed design, required much in-depth reconsideration for the Planning Commission to comfortably consider the proposal.

Next Meeting

The next regularly scheduled Planning Commission meeting will take place September 9, 2014.

Approved by:

	Initial	Date
Department Head:	<u>jhc</u>	<u>8/28/14</u>
City Attorney:	<u></u>	<u></u>
City Manager:	<u>DRE</u>	<u>8/29/14</u>

CITY OF OXFORD

STAFF SUMMARY REPORT

Report to the City Manager

Community Development
Originating Department

Council Meeting Of: September 2, 2014

Sam Perry
Prepared By

Account Code No. #:

August 28, 2014
Date Prepared

Budgeted Amount:

Agenda Title: Board of Zoning Appeals Meeting Report – August 20, 2014

Adjudication Hearing

BZA-2014-07 217 S. Elm Street, City of Oxford Fire Station, variance to Section 1143.12(c)(2)A front-yard setback, and Section 1143.12(d)(4) minimum ground floor glazing, **Scott Webb Applicant, Agent**

The City fire station building is located in the General Business Zoning District on the corner of Elm and Spring Streets. The minimum front yard setback distance for the GB District is 35 feet. The building is 20 feet. The proposed addition is 25 feet, which required a variance of 10 feet from the BZA. The GB District also requires a minimum 60 percent of glass on ground floor storefront facades, between 2.5 and 7 feet above grade. The building is not a storefront, so only 18% glass is proposed, which continues the look of the existing building. The BZA found that practical difficulties such as existing building design and current lot layout warranted the granting of both variances. The BZA voted 5-0-0 to approve both variances.

Appeals

BZA-2014-06 20-24 E. High Street and 48-56 E. Park Place Appeal of HAPC's Decision to Deny a Certificate of Appropriateness for an Application for an Addition and Demolition, HAPC-2014-08, **Jay C. Bennett, Applicant, Agent**

Property owner Sigma Chi Foundation desires to demolish/remove buildings addressed as 48-56 East Park Place and construct a new addition on the rear of its current archives building located at 20-24 East High Street, leaving the remainder a vacant grassed area for future development. After the May 7 and May 21, 2014 HAPC meetings, the HAPC voted to deny the request. The City Code provides for an applicant to appeal an HAPC denial to the BZA with the BZA only reviewing the official transcript of HAPC proceedings. The BZA had the option of upholding the decision, overturning the decision or remanding the case back to HAPC for procedural error. Part of the transcripts were not available due to a recorder failure at the May 21, 2014 HAPC meeting. Therefore, the BZA heard a substantial amount of testimony from City staff, HAPC members and the applicant. After consideration and deliberation about procedures, the BZA ultimately decided to remand it back to HAPC for re-review since there was not a complete transcript available. The vote was 3-2-0 to remand the case back to HAPC.

BZA-2014-08 115 E. Collins Street Appeal of Administrator's Decision, **Jay C. Bennett, Esq. Petitioner**

The applicant applied for a principal entrance location variance for a new structure to be built in an alley behind an existing structure at 115 East Collins Street. City staff determined that the case could not be placed on the agenda because of a prior agreement. This case was removed from the agenda by the BZA due to a request from the City Law Director and Appellant, Mr. Jay Bennett.

Next Meeting

The next BZA meeting is scheduled for September 17, 2014

Approved By:

Department Head:

City Attorney:

City Manager:

Initial Date

Jhe / 8/28/14

DRE / 8/29/14

CITY OF OXFORD

STAFF SUMMARY REPORT

Report to the City Manager

Human Resources

Originating Department

Council Meeting Of: September 2, 2104

Kim Newton

Account Code No. #: N/A

Prepared By

Budgeted Amount: N/A

August 28, 2104

Date Prepared

Agenda Title: Report regarding the August 27, 2014 Civil Service Commission Meeting.

Recommendation: Approve

Discussion: The Civil Service Commission held their regular meeting on Wednesday, August 27, 2014. Those members present were: Karen Martino, Chair; James Burchyett, Vice-Chair, Greg Smith, Bill Brewer and Brian Martin.

Donna Heck, Human Resources Director; Kim Newton, Recording Secretary; and Mike Dreisbach, Service Director were in attendance for the City. Dennis Malone, Human Resources Director, was in attendance for Talawanda Schools.

The Commission reviewed and approved the reassignment to the proper classification of the Educational Assistant to an Assistant Secretary to the School Athletic Director for Talawanda Schools.

The Commission also reviewed and approved the advancement of Eric Robinson from a Service Worker I in Wastewater Collection to a Service Worker II in Wastewater Collection, Service Department.

Approved By:

Initial Date

Department Head:

City Attorney:

City Manager:

DJH 8/28/14

DRE 8/29/14

**CITY OF OXFORD
STAFF SUMMARY REPORT**

Report to the City Manager

Community Development
Originating Department

Council Meeting Of: September 2, 2014

Account Code No. #:

Sam Perry
Prepared By

Budgeted Amount:

August 22, 2014
Date Prepared

Agenda Title:	Resolution Accepting a Petition to Establish a Neighborhood Conservation Overlay District and Referring the Petition to the Planning Commission for Recommendation
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Recommendation: Approval

Discussion:

The Residential Conservation Overlay District legislation was adopted by the City Council in 2012 to protect residential neighborhoods, maintain an attractive community appearance, and to provide a desirable living environment by restricting residential properties to be rented to no more than two unrelated individuals. The process to establish an overlay district begins with a petition with signatures of more than two-thirds of property owners within the proposed district. This petition goes before City Council for acceptance and the petition is then referred to the Planning Commission for review. There have been two petitions to come before the City Council previously.

This petition for acceptance was filed by residents in the neighborhood of Christopher Drive, between Kelly Drive and Jeffery Circle on August 18, 2014. There are a total of 17 parcels contained in the proposed overlay district boundary. The petition shows 12 signatures obtained and the date when the owners signed the petition. A map of the proposed area is attached illustrating the area for consideration.

The signatures in this petition exceed the two-thirds requirement of the parcel owners of this petitioned area. The signatures represent 12 parcels within the boundary, which is 70%. Additionally, the boundary of the proposed overlay district also satisfies the general boundary requirements of Section 1146 of the Codified Ordinances.

This is the first step in creating a neighborhood conservation overlay district and requires City Council to formally accept the petition and forward this petition to the Planning Commission for review. Staff recommends approval of this resolution.

Approved by:

	Initial	Date
Department Head:	<u>JHC</u>	<u>8/25/14</u>
City Attorney:		
City Manager:	<u>DRE</u>	<u>8/29/14</u>

RESOLUTION NO.

RESOLUTION OF COUNCIL ACCEPTING THE PETITION AS REQUIRED BY OXFORD CODIFIED ORDINANCE §1146.03 TO ESTABLISH A NEIGHBORHOOD CONSERVATION OVERLAY DISTRICT FOR THAT AREA OF CHRISTOPHER DRIVE BETWEEN KELLY DRIVE AND JEFFREY CIRCLE AS SET FORTH ON EXHIBIT "A" ATTACHED HERETO AND REFERRING THE PETITION TO THE OXFORD PLANNING COMMISSION FOR RECOMMENDATIONS TO CITY COUNCIL.

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF OXFORD, BUTLER COUNTY, STATE OF OHIO, THAT:

SECTION 1: The Clerk of Council and the Community Development Director having determined pursuant to Oxford Codified Ordinance §1146.03(b) that the Petition to establish a Neighborhood Conservation Overlay District as set forth on Exhibit "A" attached hereto conforms to the petition requirements Oxford Codified Ordinance §1146.03 and recommends that the petition be referred to the Oxford Planning Commission to make recommendations to City Council.

SECTION 2: City Council accepts the recommendation of the Clerk of Council and the Community Development Director and further refers the petition to establish a Neighborhood Conservation Overlay District as set forth on Exhibit "A" attached hereto to the Oxford Planning Commission to make recommendations to City Council.

SECTION 3: This resolution shall take effect at the earliest date allowed by law.

MAYOR

ADOPTED:

ATTEST:

CLERK OF OXFORD CITY COUNCIL

INTRODUCED BY: KEVIN MCKEEHAN

PREPARED BY: LAW (STAFF)

PETITION FOR RESIDENTIAL CONSERVATION OVERLAY DISTRICT FOR CHRISTOPHER DRIVE, OXFORD, OHIO

Petition Initiators: Carolyn A. Haynes, 38 Christopher Dr.

Sheila L. Croucher, 38 Christopher Dr.

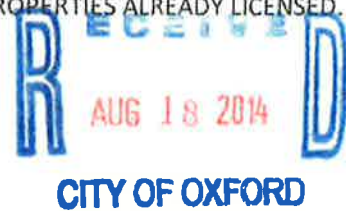
I, the undersigned, to hereby state that I am an owner of a property within the boundaries designated by the petition and that my residence is truly stated in opposite by the signature below.

THIS PETITION, IF ADOPTED, WOULD ALLOW THE PETITIONERS TO INITIATE A ZONING MAP AMENDMENT PURSUANT TO CHAPTER 1146 OF THE CITY'S ZONING CODE TO RESTRICT ANY PROPERTY WITHIN THE DISTRICT TO BE RENTED TO NO MORE THAN TWO UNRELATED INDIVIDUALS. THIS PETITION WILL NOT AFFECT PROPERTIES ALREADY LICENSED.

PLEASE SEE ATTACHED MAP FOR EXACT BOUNDARIES.

SOUTH BOUNDARY: KELLY DRIVE

NORTH BOUNDARY: JEFFREY CIRCLE

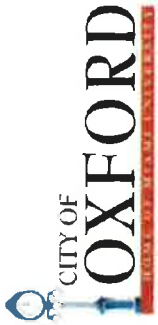


DATE	NAME	SIGNATURE	ADDRESS	NOTES
	Andrew T. Marantos		5 Christopher Dr	sent letter; no response
	Sheldon D. White		8 Christopher Dr	sent letter; no response
	Andrew T. Marantos		15 Christopher Dr	sent letter; no response
8/17/14	Steve Brockelbank Heidi Brockelbank	Heidi Brockelbank	19 Christopher Dr	
8/15/14	Walt Vanderbush	Walt Vanderbush	21 Christopher Dr	
8/15/14	Bruce D'Arcus Jacqueline Rioja Velarde	Bruce D'Arcus Jacqueline Rioja	25 Christopher Dr	

08/15/14	Nicholas Money Diana Davis	<i>N. P. Money Diana Davis</i>	28 Christopher Dr	R RECEIVED AUG 18 2014 D CITY OF OXFORD
8/17/14	Stephen M McVey Catherine M McVey	<i>SM McVey</i>	30 Christopher Dr	
8/15/14	Virgil J Seger Paula A Seger	<i>Virgil J Seger Paula A Seger</i>	33 Christopher Dr.	
8/15/14	Sheila Croucher Carolyn Haynes	<i>Sheila Croucher Carolyn Haynes</i>	38 Christopher Dr	
8/15/14	Martha Slager James B. Slager	<i>Martha Slager</i>	41 Christopher Dr	
	Altug Bayram Burcin Bayram		42 Christopher Dr.	sent email; declined to sign
8/15/14	Dennis R. Johnson Lucinda M. Johnson	<i>Dennis R. Johnson</i>	53 Christopher Dr.	
	Manish Chaturvedi		54 Christopher Dr	sent letter; no response
8/15/14	Siok Lian Tan Tze Yean Lim	<i>Siok Lian Tan Tze Yean Lim</i>	58 Christopher Dr.	
8/17/14	Carolyn Condit	<i>Carolyn Condit</i>	60 Christopher Dr.	

8/15/14	Michael Todd Edwards		61 Christopher Dr.	
	Jennifer F. Edwards	<i>Jennifer Edwards</i>		





**Christopher Drive
Neighborhood
Conservation
Overlay District
Petition Boundaries**

Legend

- Petition Area**
- Petition Parcel: Signed**
- Petition Parcel: Not Signed**
- Oxford Corporation Limit**

Address Point

Parcel

Building Footprint

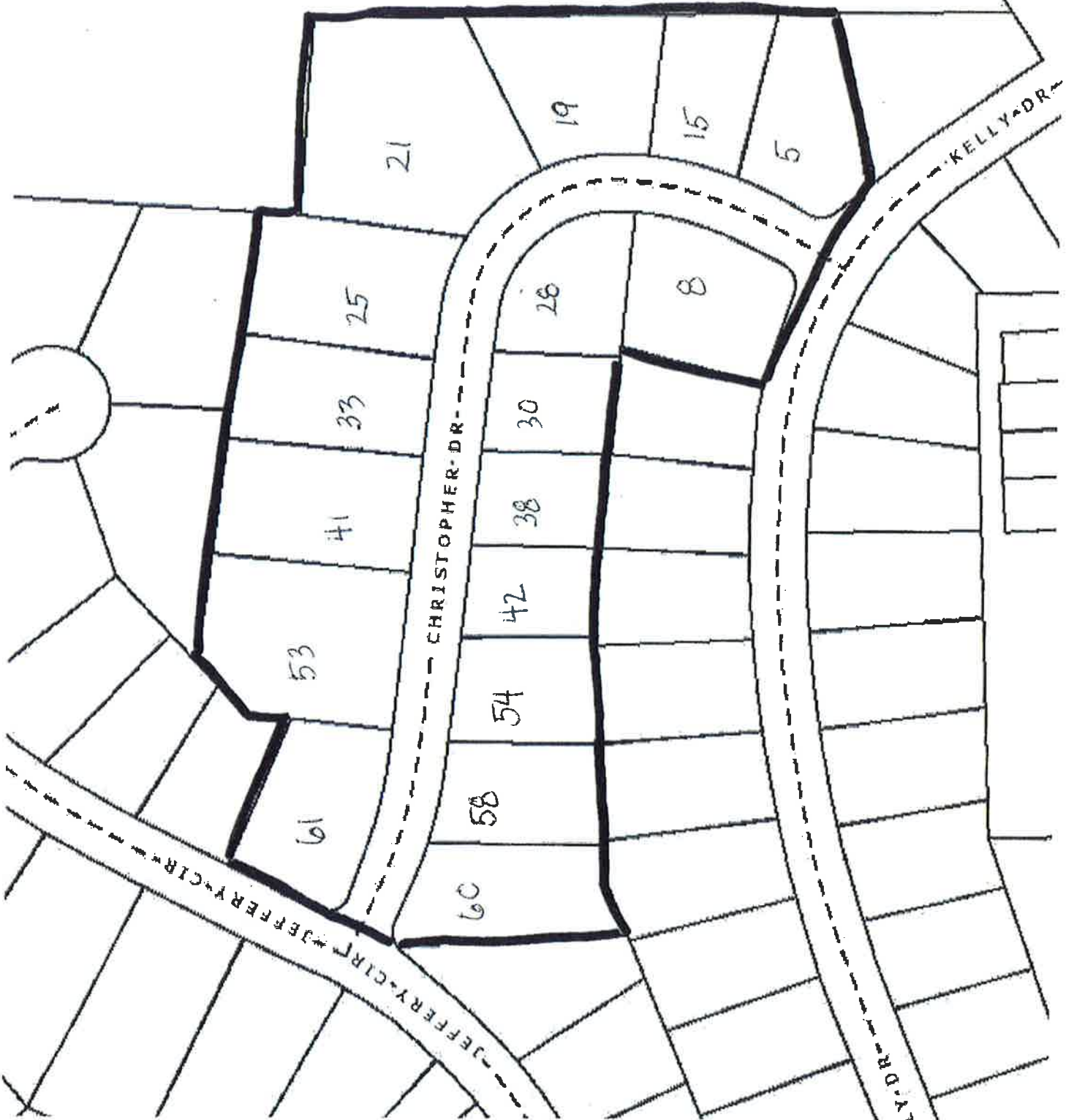
Paved Roadway



1 inch = 125 feet

The City of Oxford does not guarantee the dimensional accuracy of this map. Precise dimensional accuracy should be based upon recorded deeds, plats or a professional survey.





STAFF SUMMARY REPORT

Report to the City Manager

City Manager
Originating Department

Council Meeting Of: September 2, 2014

Doug Elliott

Account Code No. #: N/A

Prepared By

Budgeted Amount: N/A

August 25, 2014

Date Prepared

Agenda Title: A Resolution accepting the annexation of 137.622 more or less acres of land located along Bonham Road to the City of Oxford, Ohio of certain territory proposed to be annexed to the City of Oxford, Ohio pursuant to a petition filed with the Board of County Commissioners of Butler County, Ohio by Douglas R. Elliott, Jr., Agent for petitioners, as provided by Ohio Revised Code Section 709.023.

Recommendation: Adopt the Resolution

Discussion:

The Butler County Engineer plans to replace the Bonham Road Bridge in 2015 or 2016. The City was approached early in 2012 by the Butler County Engineer to see if the City would annex the bridge and road R-O-W. The speed limit may be lowered to 35 mph if the bridge and adjoining property is in the City limits. If the speed limit is lowered to 35 mph from 45 mph, the construction cost for the bridge replacement will be considerably lower. The new bridge will include a sidewalk.

A Type II process is being utilized for this annexation which requires signatures from all affected property owners.

The Beta Theta Pi Foundation land is included in the annexation petition since the organization signed an agreement with the City on March 14, 1994 for water service with the condition that Beta Theta Pi would annex its property to the City when requested by the City.

This Resolution is required by the Ohio Revised Code to begin the formal annexation process.

Approved By:

Department Head:
City Manager:

Initial Date

DRE \ 8/29/14

RESOLUTION NO.

A RESOLUTION ACCEPTING THE ANNEXATION OF 137.622 MORE OR LESS ACRES OF LAND LOCATED ALONG BONHAM ROAD TO THE CITY OF OXFORD, OHIO OF CERTAIN TERRITORY PROPOSED TO BE ANNEXED TO THE CITY OF OXFORD, OHIO PURSUANT TO A PETITION FILED WITH THE BOARD OF COUNTY COMMISSIONERS OF BUTLER COUNTY, OHIO BY DOUGLAS R. ELLIOTT, JR., AGENT FOR PETITIONERS, AS PROVIDED BY OHIO REVISED CODE SECTION 709.023.

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF OXFORD, BUTLER COUNTY, STATE OF OHIO, THAT:

SECTION 1: Council, having received the notification of a petition for annexation from the Ellen Buerk, Trust, the President and Trustees of The Miami University of Oxford, Ohio, Theodore O. Pickerill, Secretary to The Board of Trustees and Executive Assistant to the President, Beta Theta Pi Foundation, and Three Valley Conservation Trust Successor in Interest to, Four Mile Valley Conservation Trust Liz Woedl, Executive Director for 137.622 more or less acres of land along Bonham Road in the Township of Oxford, Butler County, Ohio hereby accepts said petition.

SECTION 2: Council hereby consents to the annexation petition from the Ellen Buerk, Trust, the President and Trustees of The Miami University of Oxford, Ohio Theodore O. Pickrell, Secretary to The Board of Trustees and Executive Assistant to the President, Beta Theta Pi Foundation, and Three Valley Conservation Trust Successor in Interest to, Four Mile Valley Conservation Trust Liz Woedl, Executive Director for 137.622 more or less acres of land in the Township of Oxford, Butler County, Ohio in accordance with Ohio Revised Code Section 709.023(D).

SECTION 3: The Clerk is hereby directed to forward a certified copy of this resolution to the Board of County Commissioners of Butler County, Ohio.

SECTION 4: This resolution shall take effect at the earliest date allowed by law.

MAYOR

ADOPTED:

ATTEST:

CLERK OF OXFORD CITY COUNCIL

INTRODUCED BY: KEVIN MCKEEHAN

PREPARED BY: LAW (STAFF)

BEFORE THE BOARD OF COUNTY COMMISSIONERS
OF BUTLER COUNTY, OHIO
PETITION BY OWNERS OF REAL ESTATE FOR ANNEXATION OF 137.622
ACRES OF LAND MORE OR LESS IN OXFORD TOWNSHIP, BUTLER COUNTY,
OHIO TO CITY OF OXFORD, OHIO

(Expedited Type 2 Annexation- Sections 709.021 & 709.023 Ohio Revised Code)

The undersigned petitioners being 100% of the owners of land that are required to sign this petition herein respectfully petition that the real estate hereinafter described be annexed to the City of Oxford, Butler County, Ohio.

The territory proposed for annexation contains 137.622 acres, more or less, in Oxford Township, Butler County, and is contiguous and adjacent to the boundary of the City of Oxford, Ohio, for five percent (5%) or more of the perimeter of the territory proposed for annexation. The undersigned understand the property will not be excluded from the township.

The full description of the territory sought to be annexed is attached hereto and incorporated herein as Exhibit "A".

1. The number of owners of real estate in the territory sought to be annexed required to sign this petition is four (4), the Petitioners.
2. A map or plat of the above-described territory sought to be annexed is attached hereto and made a part hereof as Exhibit "B".
3. The annexation will not create an unincorporated area of the township that is completely surrounded by the territory proposed for annexation.
4. There is no annexation agreement between the municipality and township pursuant to R.C. § 709.192 applicable to this annexation nor an applicable Cooperative Economic Development Agreement (C.E.D.A.) pursuant to R.C. § 701.07.

The owners who sign this petition by their signature expressly waive their right to appeal in law or equity from the Board of County Commissioners' entry of any resolution passed under R.C. § 709.023 and waive any rights they may have to sue on any issue relating to a municipal corporation requiring a buffer as provided in R.C. § 709.023 and further waive any rights to seek a variance that would relieve or exempt them from the buffer requirement.

6. Douglas R. Elliott, Jr. is hereby appointed and authorized to act as agent for Petitioners in securing such annexation.

RECEIVED

14 AUG 27 AM 11:27

BUTLER COUNTY
COMMISSIONERS

Contact Information:

Owners/Petitioners:

Ellen Buerk, Trust
520 N. Patterson Ave.
Oxford, Ohio 45056
(513) 523-2156

Beta Theta Pi Foundation
5134 Bonham Road
PO Box 6277
Oxford, Ohio 45056
800.800.BETA

The President and Trustees of The
Miami University of Oxford, Ohio
Theodore O. Pickerill, Secretary to
The Board of Trustees and
Executive Assistant to the President
Miami University
501 East High Street
212 Roudebush
Oxford, Ohio 45056
(513) 529-6225

Three Valley Conservation Trust
Successor in Interest to, Four Mile
Valley Conservation Trust
Liz Woedl, Executive Director
5920 Morning Sun Road
Oxford, Ohio 45056
513.524.2150

Agent:

Douglas R. Elliott, Jr., City Manager
City of Oxford
101 E. High Street
Oxford, Ohio 45056
(513) 524-5279

7. Petitioners' agent is hereby authorized to make any amendments and/or deletions which in his absolute and complete discretion are proper under the circumstances then existing. In addition, the petitioners' agent is authorized to make such amendments and/or deletions in the petition, map, plat or description in order to correct any discrepancy or mistake noted by the County Engineer or others in their examination of the petition, map, plat or description. Amendments to correct the map, plat or description may be made by the presentation of an amended map or plat and description to the Board of County Commissioners on, before or after the date set for hearing of this petition unless otherwise specified by law.
8. "WHOEVER SIGNS THIS PETITION EXPRESSLY WAIVES THEIR RIGHT TO APPEAL IN LAW OR EQUITY FROM THE BOARD OF COUNTY COMMISSIONERS' ENTRY OF ANY RESOLUTION PERTAINING TO THIS SPECIAL ANNEXATION PROCEDURE, ALTHOUGH A WRIT OF MANDAMUS MAY BE SOUGHT TO COMPEL THE BOARD TO PERFORM ITS DUTIES REQUIRED BY LAW FOR THIS SPECIAL ANNEXATION PROCEDURE."

OWNERS NAMES:

For: The President and Trustees of The Miami University of Oxford, Ohio

By: Daniel F. Cream

Date Signed: 5-14-14

For: Ellen Buerk, Trust

By: Ellen Buerk, Trustee

Date Signed: 6/26/14

For: Three Valley Conservation Trust
Successor in Interest to, Four Mile Valley Conservation Trust

By: Miss Waell
Executive Director, TVCT

Date Signed: 5/23/2014

For: Beta Theta Pi Foundation

By: _____

Date Signed: _____

7. Petitioners' agent is hereby authorized to make any amendments and/or deletions which in his absolute and complete discretion are proper under the circumstances then existing. In addition, the petitioners' agent is authorized to make such amendments and/or deletions in the petition, map, plat or description in order to correct any discrepancy or mistake noted by the County Engineer or others in their examination of the petition, map, plat or description. Amendments to correct the map, plat or description may be made by the presentation of an amended map or plat and description to the Board of County Commissioners on, before or after the date set for hearing of this petition unless otherwise specified by law.
8. "WHOEVER SIGNS THIS PETITION EXPRESSLY WAIVES THEIR RIGHT TO APPEAL IN LAW OR EQUITY FROM THE BOARD OF COUNTY COMMISSIONERS' ENTRY OF ANY RESOLUTION PERTAINING TO THIS SPECIAL ANNEXATION PROCEDURE, ALTHOUGH A WRIT OF MANDAMUS MAY BE SOUGHT TO COMPEL THE BOARD TO PERFORM ITS DUTIES REQUIRED BY LAW FOR THIS SPECIAL ANNEXATION PROCEDURE."

OWNERS NAMES:

For: The President and Trustees of The Miami University of Oxford, Ohio

By: Daniel K. Coome

Date Signed: 5-14-14

For: Ellen Buerk. Trust

By: Ellen Buerk. Trustee

Date Signed: 6/26/14

For: Three Valley Conservation Trust
Successor in Interest to, Four Mile Valley Conservation Trust

By: Mr. Waell
Executive Director, TVCT

Date Signed: 5/23/2014

For: Beta Theta Pi Foundation

By: [Signature]

Date Signed: 8/18/2014

Date: January 29, 2014
Description: Bonham Road
137.622 Acres
Location: Oxford Township
Butler County, Ohio



Situated in the Sections 14, 23 and 24 Town 5, Range 1, Oxford Township, being parts of the lands of the President and Trustees of Miami University as recorded in Official Record 7332, Page 1032, the lands of the Village of Oxford as recorded in Deed Book 124, Page 351 and Deed Book 274, Page 371, the lands of Four Mile Conservation Trust as recorded in Official Record 6032, Page 2378 and Official Record 6319, Page 1211, part of the lands of Ellen Buerk Tr. as recorded in Official Record 6215, Page 405 and the lands of Beta Theta Phi Foundation as recorded in Deed Book 1802, Page 684 of the Butler County Ohio Recorder's Office and being more particularly described as follows:

Beginning at the southeast corner of Lot #2 of Coulter Subdivision as recorded in Plat Envelope 216, Pages C and D;
thence, South 00°15'18" East, 563.09 feet;
thence, South 72°51'31" East, 890.03 feet;
thence, South 01°36'47" West, 466.05 feet to the south line of the northwest quarter of said Section 24, being the City of Oxford corporation line;
thence, with south line of the northwest quarter of said Section 24 and said City of Oxford corporation line, South 89°53'36" West, 1321.06 feet to the southeast corner of the northeast quarter of said Section 23;
thence, with the south line of the northeast quarter of said Section 23 and continuing with said City of Oxford corporation line, North 88°47'33" West, 1790.81 feet to the southeast corner of Lot #4 of said Section 23;
thence, leaving said City of Oxford corporation line and with the east line of said Lot #4 of Section 23, North 03°25'39" East, 473.22 feet to the northeast corner of the lands of Michael W. and Patricia L. Dale as recorded in Official Record 5337, Page 616 of the Butler County Recorder's Office;
thence, leaving said east line of said Lot #4, of Section 23 and with the northerly line of said lands of Michael W. and Patricia L. Dale, North 32°35'47" West, 396.93 feet to the easterly line of said lands of Four Mile Valley Conservation Trust;
thence, leaving said northerly line of said lands of Michael W. and Patricia L. Dale and with said easterly line of Four Mile Valley Conservation Trust, for the following four courses: North 15°17'13" East, 205.15 feet;
thence, North 15°40'21" West, 424.06 feet;
thence, South 73°40'27" West, 105.00 feet;
thence, North 17°56'13" West, 235.57 feet to the southerly right of way of Bonham Road;
thence, with said southerly right of way of Bonham Road for the following three courses: South 50°58'19" West, 27.04 feet;
thence, South 70°39'43" East, 160.60 feet;

Page 1 of 2

6900 Tylersville Road, Suite A
Mason, Ohio 45040
513-336-6600

209 Grandview Drive
Fort Mitchell, Kentucky 41017
859-261-1113

318 South College Avenue
Oxford, Ohio 45056
513-523-4270

P.O. Box 3706
Lawrenceburg, Indiana 47025
812-537-9064

Engineering – Surveying – Landscape Architecture – Planning
www.bayerbecker.com

thence, South 41° 39' 58" West, 750.56 feet to the City of Oxford corporation line;
 thence, leaving said south right of way of Bonham Road and with said City of Oxford corporation line for the followings seven courses, North 64°10'32" West, 62.54 feet to the north right of way of said Bonham Road;
 thence, with said north right of way of Bonham Road, North 41°40'14" East, 783.01 feet;
 thence, continuing with said north right of way of Bonham Road, North 70°44'58" East, 102.15 feet to the east line of Lot #3793;
 thence, leaving said north right of way of Bonham Road and with the east line of said Lot # 3793 for the following four courses: North 27°18'32" West, 658.42 feet;
 thence, North 02°55'58" East, 165.00 feet;
 thence, North 22°04'02" West, 198.00 feet;
 thence, North 54°04'02" West, 231.00 feet to the north line of said Section 23 and the south line of said Section 14;
 thence, leaving said City of Oxford corporation line and with said north line of Section 23 and the south line of said Section 14, South 88°07'08" East, 1475.21 feet;
 thence, leaving said north line of Section 23 and the south line of said Section 14, North 01°59'42" East, 199.64 feet;
 thence, South 88°13'34" East, 372.60 feet;
 thence, South 87°17'47" East, 112.33 feet;
 thence, South 08°48'20" West, 224.53 feet to the north line of said Section 23 and the south line of said Section 14;
 thence, South 06°43'25" East, 380.06 feet to the centerline of said Bonham Road;
 thence, with said centerline of Bonham Road, South 67°50'07" West, 341.03 feet;
 thence, leaving said centerline of Bonham Road, South 00°26'35" East, 517.86 feet;
 thence, North 89°46'24" East, 668.42 feet;
 thence, North 14°31'49" East, 191.73 feet;
 thence, South 48°34'00" East, 205.01 feet;
 thence, South 68°30'28" East, 443.21 feet to the east line of said Section 23 and the west line of said Section 24;
 thence, leaving said east line of said Section 23 and the west line of said Section 24, South 62°25'43" East, 462.36 feet to the **Point of Beginning** containing 137.622 acres of land of which 2.165 acres are located in Section 14, 109.388 acres are located in Section 23 and 26.069 acres are located in Section 24 of which 3.092 acres are located within the right of way of Bonham Road, more or less and being subject to all easements, legal highways, restrictions and agreements of record.

The above description was prepared from an annexation plat prepared by Bayer Becker, David Douglas Smith, Registered Surveyor #7121 in the State of Ohio, January 29, 2014.

RESOLUTION R2012-36

WHEREAS, Miami University is an Ohio state assisted-institution of higher education; and

WHEREAS, the Butler County Engineer is planning to replace the Bonham Road Bridge with a new bridge which can be accomplished at a much lower cost if the speed limit is lowered to 35 m.p.h.; and

WHEREAS, a reduced speed limit in this area will enhance safety and benefit students that frequently travel this area; and

WHEREAS, in order to accomplish these plans, the Bonham Road Bridge and adjoining properties need to be located within the City of Oxford; and

WHEREAS, three parcels of real property which are depicted on the attached *Exhibit A* as parcels "A" "B" and "T" (the "Miami Properties") are owned in the name of the President and Trustees of Miami University and located in Oxford Township; and

WHEREAS, the University supports the replacement of the Bonham Road Bridge and the lowering of the speed limit;

NOW, THEREFORE BE IT RESOLVED: that the Miami University Board of Trustees authorizes the annexation of the Miami Properties into the City of Oxford; and

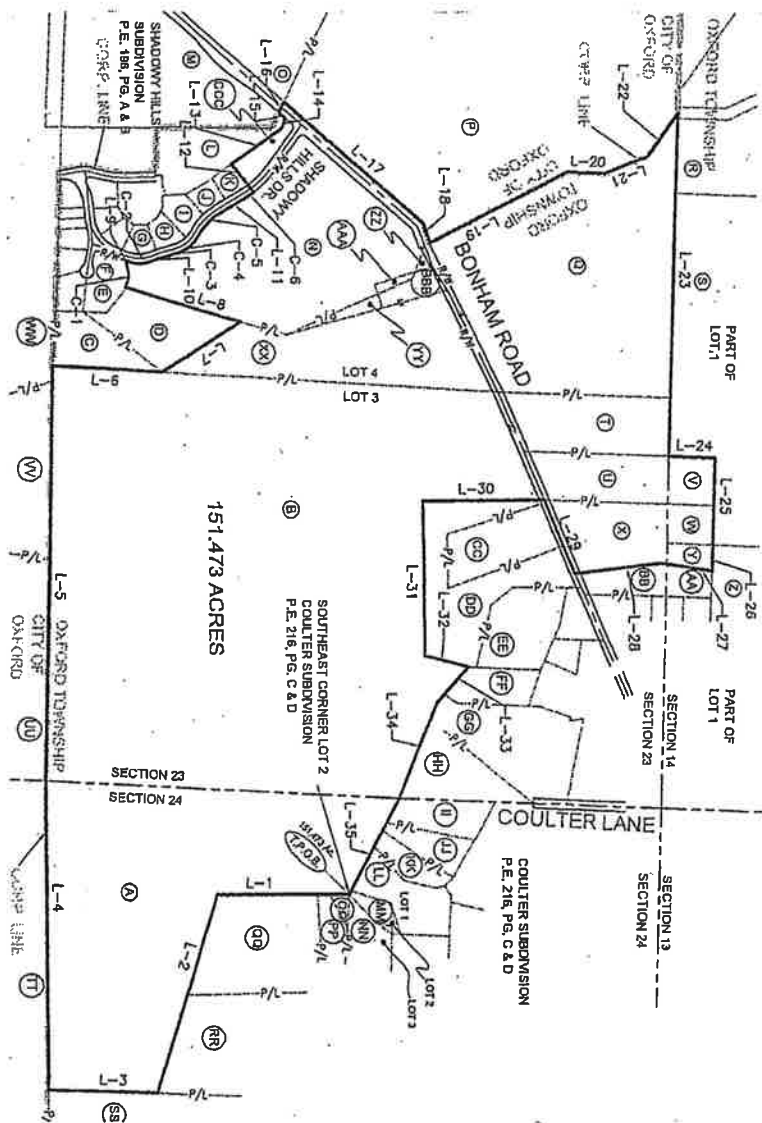
BE IT FURTHER RESOLVED: that the Miami University Board of Trustees consents to the granting of the annexation of the Miami Properties by the Butler County Board of Commissioners; and

BE IT FURTHER RESOLVED: that the Vice President of Finance and Business Services is authorized and directed to take all such actions, which he determines to be reasonably appropriate, to effectuate the annexation of the Miami Properties.



T. O. Pickerill II
Secretary to the Board of Trustees

April 27, 2012



STAFF SUMMARY REPORT

Report to the City Manager

City Manager

Originating Department

Council Meeting Of: September 2, 2014

Doug Elliott

Account Code No. #: N/A

Prepared By

Budgeted Amount: N/A

August 25, 2014

Date Prepared

Agenda Title: A Resolution adopting a statement indicating the services the City of Oxford, Ohio will provide to the territory comprising 137.622 more or less acres of land along Bonham Road, proposed to be annexed to the City of Oxford, Ohio pursuant to a petition filed with the Board of County Commissioners of Butler County, Ohio by Douglas R. Elliott, Jr., Agent for petitioners as provided by Ohio Revised Code Section 709.023.

Recommendation: Adopt the Resolution

Discussion:

The Butler County Engineer plans to replace the Bonham Road Bridge in 2015 or 2016. The City was approached early in 2012 by the Butler County Engineer to see if the City would annex the bridge and road R-O-W. The speed limit may be lowered to 35 mph if the bridge and adjoining property is in the City limits. If the speed limit is lowered to 35 mph from 45 mph, the construction cost for the bridge replacement will be considerably lower. The new bridge will include a sidewalk.

A Type II process is being utilized for this annexation which requires signatures from all affected property owners.

The Beta Theta Pi Foundation land is included in the annexation petition since the organization signed an agreement with the City on March 14, 1994 for water service with the condition that Beta Theta Pi would annex its property to the City when requested by the City.

This Resolution is required by the Ohio Revised Code to begin the formal annexation process.

Approved By:

Initial Date

Department Head:

City Manager:

DRE 8/29/14

RESOLUTION NO.

RESOLUTION ADOPTING A STATEMENT INDICATING THE SERVICES THE CITY OF OXFORD, OHIO WILL PROVIDE TO THE TERRITORY COMPRISING 137.622 MORE OR LESS ACRES OF LAND ALONG BONHAM ROAD, PROPOSED TO BE ANNEXED TO THE CITY OF OXFORD, OHIO PURSUANT TO A PETITION FILED WITH THE BOARD OF COUNTY COMMISSIONERS OF BUTLER COUNTY, OHIO BY DOUGLAS R. ELLIOTT, JR., AGENT FOR PETITIONERS, AS PROVIDED BY OHIO REVISED CODE SECTION 709.023.

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF OXFORD, BUTLER COUNTY, STATE OF OHIO, THAT:

SECTION 1: Council, having received the notification of a petition for annexation from the Ellen Buerk Trust, the President and Trustees of The Miami University of Oxford, Ohio Theodore O. Pickerill, Secretary to the Board of Trustees and Executive Assistant to the President, Beta Theta Pi Foundation, and Three Valley Conservation Trust Successor in Interest to, Four Mile Valley Conservation Trust Liz Woedl, Executive Director for 137.622 more or less acres of land in the Township of Oxford, Butler County, Ohio hereby accepts said petition.

SECTION 2: Council hereby adopts this resolution indicating what services the City will provide to the land to be annexed to the City in accordance with Ohio Revised Code Section 709.023(C).

SECTION 3: The City of Oxford, Ohio hereby states that it will provide, upon the finalization of the annexation, the following services to the Territory: law enforcement, recreation programming, maintenance of any and all public streets and alleyways, keeping same open, in repair and free from nuisance, and professional planning staff; which said services shall be available immediately or as required thereafter upon finalization of the annexation. In addition, the facilitation of public utility services which include potable water, sanitary and storm sewerage, solid waste collection and disposal, street lighting and fire inspection, fire protection, paramedic and ambulance services, and any and all other services provided to or made available to the citizens of the City of Oxford, Ohio, as appropriate shall be available as the Territory is developed and such services become appropriate. Extension of all public utility services shall be subject to such regulations, conditions and fees as the City deems appropriate.

SECTION 4: The Clerk is hereby directed to forward a certified copy of this resolution to the Board of County Commissioners of Butler County, Ohio.

SECTION 5: This resolution shall take effect at the earliest date allowed by law.

MAYOR

ADOPTED:

ATTEST:

CLERK OF OXFORD CITY COUNCIL

INTRODUCED BY: KEVIN MCKEEHAN

PREPARED BY: LAW (STAFF)

STAFF SUMMARY REPORT

Report to the City Manager

City Manager

Originating Department

Council Meeting Of: September 2, 2014

Doug Elliott

Account Code No. #: N/A

Prepared By

Budgeted Amount: N/A

August 25, 2014

Date Prepared

Agenda Title: A Resolution regarding zoning buffers in a proposed annexation of property containing 137.622 more or less acres of land along Bonham Road from Oxford Township, Butler County, Ohio to the City of Oxford, Butler County, Ohio pursuant to the requirement of Section 709.023 C of the Ohio Revised Code.

Recommendation: Adopt the Resolution

Discussion:

The Butler County Engineer plans to replace the Bonham Road Bridge in 2015 or 2016. The City was approached early in 2012 by the Butler County Engineer to see if the City would annex the bridge and road R-O-W. The speed limit may be lowered to 35 mph if the bridge and adjoining property is in the City limits. If the speed limit is lowered to 35 mph from 45 mph, the construction cost for the bridge replacement will be considerably lower. The new bridge will include a sidewalk.

A Type II process is being utilized for this annexation which requires signatures from all affected property owners.

The Beta Theta Pi Foundation land is included in the annexation petition since the organization signed an agreement with the City on March 14, 1994 for water service with the condition that Beta Theta Pi would annex its property to the City when requested by the City.

This Resolutions is required by the Ohio Revised Code to begin the formal annexation process.

Approved By:

Initial Date

Department Head:

City Manager:

DRE \ 8/29/14

RESOLUTION NO.

A RESOLUTION REGARDING ZONING BUFFERS IN A PROPOSED ANNEXATION OF PROPERTY CONTAINING 137.622 MORE OR LESS ACRES OF LAND ALONG BONHAM ROAD FROM OXFORD TOWNSHIP, BUTLER COUNTY, OHIO TO THE CITY OF OXFORD, BUTLER COUNTY, OHIO PURSUANT TO THE REQUIREMENT OF SECTION 709.023(C) OF THE OHIO REVISED CODE.

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF OXFORD, BUTLER COUNTY, STATE OF OHIO, THAT:

SECTION 1: Council, having received the notification of a petition for annexation from the Ellen Buerk, Trust, the President and Trustees of The Miami University of Oxford, Ohio Theodore O. Pickerill, Secretary to The Board of Trustees and Executive Assistant to the President, Beta Theta Pi Foundation, and Three Valley Conservation Trust Successor in Interest to, Four Mile Valley Conservation Trust Liz Woedl, Executive Director for 137.622 more or less acres of land along Bonham Road in the Township of Oxford, Butler County, Ohio ("the Territory"), hereby accepts said petition.

SECTION 2: If the Territory becomes subject to zoning by the City and the City permits uses in the annexed territory that the City determines are clearly incompatible with the uses permitted under current county or township zoning regulations in the adjacent land remaining within the township from which the Territory was annexed, City Council will require, in the zoning ordinance permitting the incompatible uses, the Petitioner to provide a buffer separating the use of the Territory and the adjacent land remaining within the township.

SECTION 3: The Clerk is hereby directed to forward a certified copy of this resolution to the Board of County Commissioners of Butler County, Ohio.

SECTION 4: This resolution shall take effect at the earliest date allowed by law.

MAYOR

ADOPTED:

ATTEST:

CLERK OF OXFORD CITY COUNCIL

INTRODUCED BY: KEVIN MCKEEHAN

PREPARED BY: LAW (STAFF)

CITY OF OXFORD

STAFF SUMMARY REPORT

Report to the City Manager

Finance
Originating Department

Council Meeting Of: 9/02/14

Joe Newlin

Account Code No. _____

Prepared By:

Budgeted Amount: _____

8/20/2014
Date Prepared

Agenda Title: **3.65 Mill Property Tax Resolution**

Recommendation: **Approve**

Discussion:

This resolution is the annual standard resolution sent to us from the Butler County Auditor.

The purpose is to legally adopt the Oxford property tax rate for next year as approved by the Auditor's office.

Approved By:

Department Head:
City Manager:

Initial Date

[Signature] 8/20/14
[Signature] 8/29/14

RESOLUTION NO.

RESOLUTION ACCEPTING THE AMOUNTS AND RATES AS DETERMINED BY THE BUDGET COMMISSION OF BUTLER COUNTY, OHIO AND AUTHORIZING THE NECESSARY TAX LEVIES AND CERTIFYING THEM TO THE COUNTY AUDITOR.

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF OXFORD, BUTLER COUNTY, STATE OF OHIO, THAT:

SECTION 1: Council in accordance with Ohio Revised Code, and having previously adopted a Tax Budget for the next succeeding fiscal year commencing January 1, 2015.

SECTION 2: The Budget Commission of Butler County, Ohio has certified its action thereon to this Council together with an estimate by the County Auditor of the rate of each tax necessary to be levied by this Council, and what part thereof is without, and what part within the ten mill tax limitation.

SECTION 3: The amounts and rates, as determined by the Budget Commission in its certification, be and the same are hereby accepted.

SECTION: 4: There is hereby levied on the tax duplicate of said City the rate of each tax necessary to be levied within and without the ten mill limitation, as set forth on Schedule A attached hereto and incorporated herein by reference:

SECTION 5: This resolution shall take effect at the earliest date allowed by law.

MAYOR

ADOPTED:

ATTEST:

CLERK OF OXFORD CITY COUNCIL

INTRODUCED BY: KEVIN MCKEEHAN

PREPARED BY: LAW(STAFF)

RESOLUTION ACCEPTING THE AMOUNTS AND RATES AS DETERMINED BY THE
BUDGET COMMISSION AND AUTHORIZING THE NECESSARY TAX LEVIES
AND CERTIFYING THEM TO THE COUNTY AUDITOR

(VILLAGE COUNCIL)

Rev. Code, Secs. 5705.34, 5705.35

The Council of the CITY of **OXFORD**, Butler County, Ohio, met in

_____ session on the _____ day of _____, 20_____, at the
(regular or special)

office of _____ with the following members present:

_____ moved the adoption of the following Resolution:

WHEREAS, This Council in accordance with the provisions of law has previously adopted a Tax
Budget for the next succeeding fiscal year commencing **January 1, 2015**; and

WHEREAS, the Budget Commission of Butler County, Ohio has certified its action thereon to this
Council together with an estimate by the County Auditor of the rate of each tax necessary to be
levied by this Council, and what part thereof is without, and what part within the ten mill tax
limitation; therefore be it

RESOLVED, By the Council of the **CITY OF OXFORD** Butler County, Ohio, that the
amounts and rates, as determined by the Budget Commission in its certification, be and the same are
hereby accepted; and be it further

RESOLVED, That there be and is hereby levied on the tax duplicate of said Village the rate of
each tax necessary to be levied within and without the ten mill limitation as follows:

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SCHEDULE A

SUMMARY OF AMOUNTS REQUIRED FROM GENERAL PROPERTY TAX APPROVED BY BUDGET
COMMISSION, AND COUNTY AUDITOR'S ESTIMATED TAX RATES

FUND	AMOUNT APPROVED BY BUDGET COMMISSION INSIDE 10 MILL LIMITATION	AMOUNT TO BE DERIVED FROM LEVIES OUTSIDE 10 MILL LIMITATION	COUNTY AUDITOR'S ESTIMATE OF TAX RATE TO BE LEVIED	
			INSIDE 10 MILL LIMIT	OUTSIDE 10 MILL LIMIT
GENERAL FUND	979,823.00		3.65	
GENERAL BOND RETIREMENT FUND				
PARK FUND				
RECREATION FUND				
FIRE LEVY				
POLICE LEVY				
			</	

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and be it further

RESOLVED, That the Clerk of this Council be, and he/she is hereby directed to certify a copy of this Resolution to the County Auditor of said County.

_____ seconded the Resolution and the roll being called upon its adoption the vote resulted as follows:

_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____

Adopted the _____ day of _____, 20____.

~~PRESIDENT OF COUNCIL~~
Mayor

CLERK OF COUNCIL

=====

CERTIFICATE OF COPY

ORIGINAL ON FILE

The State of Ohio, Butler County, ss.

I, _____, Clerk of the Council of the Village of _____,

within and for said County, and in whose custody the Files and Records of said Council are required

by the Laws of the State of Ohio to be kept, do hereby certify that the foregoing is taken and

copied from the original _____

now on file, that the foregoing has been compared by me with said original document, and that the

the same is a true and correct copy thereof.

WITNESS my signature, this _____ day of _____, 20____

CLERK OF COUNCIL

NOTE: A copy of this Resolution must be certified to the County Auditor before the first day of
October in each year, or at such later date as may be approved by the Board of Tax appeals.

=====

RESOLUTION ACCEPTING THE AMOUNTS AND RATES AS DETERMINED BY THE BUDGET COMMISSION
AND AUTHORIZING THE NECESSARY TAX LEVIES AND CERTIFYING THEM TO THE COUNTY AUDITOR.
(VILLAGE COUNCIL)

ADOPTED _____, 20____

FILED _____, 20____

CLERK OF COUNCIL

COUNTY AUDITOR

DEPUTY AUDITOR

=====

CITY OF OXFORD

STAFF SUMMARY REPORT

Report to the City Manager

Finance
Originating Department

Council Meeting Of: 09/02/14

Account Code No. #: see below

Joe Newlin
Prepared By

Budgeted Amount: _____

08/26/14
Date Prepared

Agenda Title: A RESOLUTION BY CITY COUNCIL CONSENTING TO THE ASSIGNMENT OF OXFORD'S INVESTMENT ADVISOR CONTRACT FROM BAIRD PUBLIC INVESTMENT ADVISORS ("BPIA") TO REDTREE INVESTMENT GROUP.

Recommendation: Approve

Discussion:

The leadership and investment team at Baird Public Investment Advisors ("BPIA"), and Baird Advisors, the asset management division of Robert W. Baird & Co. ("Baird"), have reached a mutual agreement with Baird, whereby BPIA will become an independent firm.

Under the terms of the agreement, a newly-formed investment advisory firm called RedTree Investment Group ("RedTree"), will acquire the entire business currently known as BPIA. While there will be a change in name and ownership of the firm, we are pleased to provide you with the same investment team you know and trust, who will continue to manage all of the current BPIA client accounts. It is anticipated that the transaction will close and become effective at the end of business on September 12, 2014.

As part of the transaction, and in order for RedTree to manage your account(s) following the closing of the transaction, Baird will assign your investment management agreement (the "Agreement") to RedTree. Under the terms of the Agreement and pursuant to the requirements of the Investment Advisers Act of 1940, written consent to assignment of the Agreement is required.

The management team that has been managing the City of Oxford's investment portfolio remain intact and U.S. Bank will continue to be the custodian of the City of Oxford's investment portfolio. Staff recommends approval of this resolution.

Approved By:

Department Head:
City Manager:

Initial Date
[Signature] 8/26/14
[Signature] 8/29/14

RESOLUTION NO. _____

A RESOLUTION BY CITY COUNCIL CONSENTING TO THE ASSIGNMENT OF OXFORD'S INVESTMENT ADVISOR CONTRACT FROM BAIRD PUBLIC INVESTMENT ADVISORS ("BPIA") TO REDTREE INVESTMENT GROUP.

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF OXFORD, BUTLER COUNTY, STATE OF OHIO, THAT:

SECTION 1: The City of Oxford currently contracts with BPIA as the City's investment advisor.

SECTION 2: BPIA has discontinued its practice as public investment advisors and is assigning its public contracts to a newly formed investment advisory firm called RedTree Investment Group which will provide the same investment team and management to the City of Oxford's accounts.

SECTION 3: The City Manager and the City Finance Director recommend City Council consent to the assignment of the investment advisor contract from BPIA to RedTree Investment Group.

SECTION 4: City Council hereby accepts the recommendation of the City Manager and the City Finance Director and hereby consents to the assignment of the investment advisor contract from BPIA to RedTree Investment Group.

SECTION 5: This resolution shall take effect at the earliest time allowed by law.

MAYOR

ADOPTED:

ATTEST:

CLERK OF OXFORD CITY COUNCIL

INTRODUCED BY: KEVIN MCKEEHAN

PREPARED BY: LAW (STAFF)

**CITY OF OXFORD
STAFF SUMMARY REPORT**

Report to the City Manager

Community Development
Originating Department

Council Meeting Of: September 2, 2014

Jung-Han Chen

Account Code No. #:

Prepared By:

Budgeted Amount:

August 22, 2014

Date Prepared:

PC-2014-07 ZONING MAP AMENDMENT - To establish a Neighborhood Conservation Overlay District in a R-1A Single-Family Low Density Residential District, for 17 parcels in the vicinity of Cedar Drive, City of Oxford, Applicant.

Recommendation: Approval

Discussion:

The proposed map amendment is to establish a Neighborhood Conservation Overlay District in a R1-A Single Family District. The enabling legislation for this was adopted by City Council in 2012. The legislation would allow a neighborhood to generate a petition to create an overlay district subject to meeting certain standards and a public hearing process.

The petition to establish a neighborhood conservation overlay district was filed on May 27, 2014 with the City Clerk of Council. A resolution was adopted by the City Council accepting the petition and was forwarded to the Planning Commission on June 3, 2014. The Planning Commission reviewed the request on August 12, 2014.

The intent is a grass-roots effort which only alters one aspect of the permitted land uses (residential occupancy). Therefore, the base zoning district regulations are retained. Without the overlay, a single dwelling unit can have up to four unrelated persons. With the overlay, a single dwelling unit is limited to no more than two unrelated persons. Existing dwellings with more than two unrelated persons would be allowed to continue as legal conforming.

The Planning Commission inquired whether the boundary could be altered by the Planning Commission. Many residents in that neighborhood attended and voiced their support and opposition to this overlay district. After a lengthy discussion, the Planning Commission voted 6-1-0 to recommend this overlay district to the City Council for legislative action.

Approved By:

Department Head:
City Attorney:
City Manager:

JHC / 8/22/14
DRE / 8/29/14

ORDINANCE NO.

AN ORDINANCE ACCEPTING THE PLANNING COMMISSION'S RECOMMENDATION AND GRANTING A ZONING MAP AMENDMENT TO ESTABLISH A NEIGHBORHOOD CONSERVATION OVERLAY DISTRICT IN A R-1A SINGLE FAMILY LOW DENSITY RESIDENTIAL DISTRICT, FOR 17 PARCELS LOCATED IN THE VICINITY OF CEDAR DRIVE, IN THE CITY OF OXFORD, OHIO.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF OXFORD, BUTLER COUNTY, STATE OF OHIO, THAT:

SECTION 1: Council finds in accordance with Section 1125.01 of the Codified Ordinances of the City of Oxford, the Oxford Planning Commission held a public hearing on August 12, 2014 on the City of Oxford's application for a Zoning Map Amendment to establish a Neighborhood Conservation Overlay District in a R-1A Single Family Low Density Residential District, for 17 parcels located in the vicinity of Cedar Drive in the City of Oxford, Ohio, a map of which is attached hereto and incorporated herein as Exhibit "A".

SECTION 2: The Oxford Planning Commission, after public hearing and deliberation, recommended granting the Zoning Map Amendment to establish a Neighborhood Conservation Overlay District, finding in accordance with Oxford Codified Ordinance Section 1146.03 that the proposed request is in keeping with the intended characteristics of the neighborhood and was an appropriate classification for the properties in question.

SECTION 3: Council hereby accepts the recommendation of the Oxford Planning Commission, and after deliberation, finds that the granting of the Zoning Map Amendment, to establish a Neighborhood Conservation Overlay District in a R-1A Single Family Low Density Residential District, for 17 parcels located in the vicinity of Cedar Drive in the City of Oxford, Ohio, a map of which is attached hereto and incorporated herein as Exhibit "A" achieves the objectives set forth in Oxford Codified Ordinance Section 1146.01.

SECTION 4: Council hereby grants the Zoning Map Amendment as requested, incorporating the application and documents submitted with the application as a term and condition of the granting of this Zoning Map Amendment and orders that the official zoning map be amended.

SECTION 5: This Ordinance shall take effect at the earliest time allowed by law.

MAYOR

ADOPTED:

ATTEST:

CLERK OF OXFORD CITY COUNCIL

INTRODUCED BY: KEVIN MCKEEHAN

PREPARED BY: LAW (STAFF)

**Certification of Action
Oxford Planning Commission
Recommendation to City Council**

<u>Report Date</u>	September 2, 2014
<u>Case Number</u>	PC-2014-07
<u>Applicant Information</u>	City of Oxford
<u>Requested Action</u>	Zoning Map Amendment
<u>Summary of Request</u>	PC-2014-07 ZONING MAP AMENDMENT , to establish a Neighborhood Conservation Overlay District in a R-1A Single-Family Low Density Residential District, for 17 parcels in the vicinity of Cedar Drive, City of Oxford, Applicant
<u>Public Hearing Information</u>	On August 12, 2014 a Public Hearing took place at 118 W. High Street. A Public Hearing notice was published in the Oxford Press on July 11, 2014.
<u>Commission Action</u>	The Planning Commission voted 6-1-0 recommending approval to City Council.
<u>Commission Findings and Conclusions</u>	This application is to establish a Neighborhood Conservation Overlay District in a R1-A Single Family District. A petition to establish a neighborhood conservation overlay district was filed on May 27, 2014 to the Clerk of City Council. A resolution was approved by Council accepting the petition and forwarding this request to the Planning Commission for recommendation. The Planning Commission recommended this Zoning Map Amendment for approval after much discussion took place and listening to input from the Public.
<u>Exhibits Submitted to the Commission</u>	1. Staff Report dated July 31, 2014 2. Resolution No. 4836 3. Petition with Signatures 4. Petition Boundaries Map 5. Interoffice Reviews 6. Surrounding Property Owner Notification Map 7. Review and Comment Forms Received 8. Zoning Map Amendment Application Dated June 10, 2014

City of Oxford
Community Development Department
STAFF REPORT
Planning Commission

Case # PC-2014-07

Date – August 12, 2014

APPLICATION

Applicant:	City of Oxford
Action Request:	ZONING MAP AMENDMENT to establish a Neighborhood Conservation Overlay District in a R-1A Single-Family Low Density Residential District, for 17 parcels in the vicinity of Cedar Drive, City of Oxford, Applicant

DESCRIPTION

The proposed map amendment is to establish a Neighborhood Conservation Overlay District in a R1-A Single Family District.

A petition to establish a neighborhood conservation overlay district was filed on May 27, 2014 to the Clerk of City Council. A resolution was adopted by the City Council accepting the petition and forwarding this request to the Planning Commission on June 3, 2014, via Resolution No. 4836. See attached.

ZONING CODE

The Oxford Zoning Ordinance Chapter 1146 governs the establishment of the Neighborhood Conversation Overlay District.

COMPREHENSIVE PLAN

In the Overview Section of Chapter 7, Housing, in the Comprehensive Plan, residents echoed the same sentiments that Oxford has a unique housing market involving a large rental population that limits opportunities for family housing options and changes the community character, specifically within the Mile Square. The public input sessions also pointed out the lack of housing opportunities for families and the hope to encourage owner-occupied housing and promote the return of full-time residents to the area. Even the Comprehensive Plan does not implicitly point to the establishment of an overlay district to encourage owner-occupied neighborhoods, but several objectives and strategies are relevant to this idea of maintaining traditional neighborhoods and owner-occupied residential dwellings.

Objective Expand Housing options

- H2.1 Update development regulations to allow for a variety of housing types in new developments.*
- H2.4 Provide financial assistance to increase homeownership opportunities for low and moderate income residents.*

Objective: Expand homeownership opportunities

- H5.1 Encourage local employers to provide homeownership incentives.*
- H5.2 Encourage rehabilitation of owner-occupied structures within the Mile Square.*
- H5.3 Create an urban homeownership incentive program such as homeownership grants to help offset the cost of housing.*
- H5.4 Develop a revolving loan fund.*
- H5.5 Establish an Oxford Homeownership Office in partnership with Miami University.*
- H5.6 Support the University loan program to increase homeownership opportunities within the Mile Square.*

AGENCY REVIEWS

Requests for review were made to the Police, Fire, Engineering and Economic Development Departments. The following comments have been received:

Police:	Received with no comment
Fire:	Received with no comment
Engineering:	Received with no comment
Econ. Dev.	Received with no comment

DECISION CRITERIA

A copy of the Decision Criteria for Overlay District is attached.

ANALYSIS

The idea of a neighborhood conservation overlay district was to preserve neighborhoods from being turned into rental properties and to maintain the traditional owner-occupied character. The Planning Commission went through extensive discussion about this overlay district in 2012. It was designed to provide a mechanism for neighborhoods to initiate a grass roots movement to get neighbors together to petition City Council for consideration of placing more restrictions on the underlying district.

The overlay district is not uncommon in the land use arena to put in place as a specific set of regulations that are more stringent than the underlying district in order to accomplish specific objectives. The most commonly used overlay district is for the historic area. Others are used for specific design standards to promote some uniformity in certain specific subset areas.

The conversion of a single-family residential dwelling from owner-occupied to a rental property in a neighborhood likely creates a negative impact in a variety of forms, including property deterioration, congestion, noise and traffic. It also sets the pace for more properties in the neighborhood to be more susceptible to turning into rental properties.

This proposed overlay district contains a total of 17 parcels. Ten owners signed the Cedar Drive petition, representing 13 parcels. Therefore, over 76% of property owners signed the petition. Based upon the Neighborhood Conversation Overlay District requirements, City Council accepted the petition on June 3, 2014 and forwarded it to the Planning Commission for Zoning Map Amendment consideration.

In considering the Overlay District, there are specific Decision Standards that the Planning Commission shall reference and the Decision Standards are also attached for reference. The Planning Commission also shall consider the purpose and objective of such an overlay district to achieve the privacy of residents and to minimize noise, congestion and nuisance impacted by rental properties and to maintain an attractive community appearance and provide a desirable living environment, and finally prevent excessive traffic and parking problems in the neighborhood.

Please note that this process is a neighborhood driven process beginning with a petition to City Council and followed with a public hearing before the Planning Commission for a Map Amendment recommendation. The City Council may waive certain requirements after a positive recommendation from the Planning Commission. This process is far lengthier than the normal map amendment process and has additional decision standard thresholds to meet.

RECOMMENDATION

Staff recommends that the Planning Commission approve of this amendment and forward this request to City Council for legislative action.

SUBMITTED

BY: Jung-Han Chen
Jung-Han Chen
Community Development Director

DATE: July 31, 2014

ATTACHMENT

Chapter 1135 Zoning Map Amendment procedures and decision standards

(c) Planning Commission and Council Review. The Planning Commission shall base its recommendation on a proposed Zoning Code amendment upon the complete application, upon any staff report, and upon any relevant and credible public comment presented during the public hearing. Council shall base its decision on the same materials and shall also consider the Planning Commission recommendation.

If the Planning Commission or Council finds that the information provided is insufficient to make a determination, it may suspend its review until sufficient information has been provided.

- (1) Decision Standards. A proposed amendment shall be approved only if it meets at least one of the following criteria, and if its benefits will likely outweigh any potential pitfalls.

Map Amendments

- A. There is an error on the Official Zoning Map or in the delineations between districts thereon.
- B. The proposed amendment will make the map conform more closely with the Comprehensive Plan.
- C. There has been a substantial change in area conditions that necessitates the amendment.
- D. There is a legitimate need for additional land area in the zoning district that will be expanded.

Planning Commission must utilize Chapter 1146 Specific Decision Standards to consider the Neighborhood Conservation Overlay District and they are as follows:

1146.03(2)b Decision Standards for Considering an Overlay District:

- 1. The proposed Overlay District meets the boundary criteria.
- 2. The proposed Overlay District will preserve and enhance the neighborhood character.
- 3. The proposed Overlay District will promote the public health, safety and general welfare of the people of the neighborhood.
- 4. The proposed Overlay District will promote and implement the intent of the Comprehensive Plan.
- 5. The proposed Overlay District will satisfy a legitimate need.

**CITY OF OXFORD
STAFF SUMMARY REPORT**

Report to the City Manager

Community Development
Originating Department

Council Meeting Of: June 3, 2014

Account Code No. #:

Sam Perry
Prepared By

Budgeted Amount:

May 29, 2014
Date Prepared

Agenda Title:	Resolution Accepting a Petition to Establish a Neighborhood Conservation Overlay District and Referring the Petition to the Planning Commission for Recommendation
----------------------	---

Recommendation: Approval

Discussion:

The Residential Conservation Overlay District legislation was adopted by the City Council in 2012 to protect residential neighborhoods, maintain an attractive community appearance, and to provide a desirable living environment by restricting residential properties to be rented to no more than two unrelated individuals. The process to establish an overlay district begins with a petition with signatures of more than two-thirds of property owners within the proposed district. This petition goes before City Council for acceptance and the petition is then referred to the Planning Commission for review. One such overlay district of 29 parcels went through the process and was approved in March 2014 by City Council. It is located on James, Dick and Joseph Drives and has since been added to the zoning map as an overlay zone.

This petition for acceptance was filed by residents in the neighborhood of Cedar Drive, off East Chestnut Street. There are a total of 17 parcels contained in the proposed overlay district boundary. The petition shows 10 signatures obtained and the date when the owners signed the petition. A map of the proposed area is attached illustrating the area for consideration.

The signatures in this petition exceed the two-thirds requirement of the parcel owners of this petitioned area. The 10 signatures represent 13 parcels, which is 76%. Additionally, the boundary of the proposed overlay district also satisfies the general boundary requirements of Section 1146 of the Codified Ordinances.

This is the first step in creating a neighborhood conservation overlay district and requires City Council to formally accept the petition and forward this petition to the Planning Commission for review. Staff recommends approval of this resolution.

Approved by:

	Initial	Date
Department Head:	<u>JHC</u>	<u>5/29/14</u>
City Attorney:		
City Manager:	<u>AK</u>	<u>5/30/14</u>

RESOLUTION NO. 4836

RESOLUTION OF COUNCIL ACCEPTING THE PETITION TO ESTABLISH A NEIGHBORHOOD CONSERVATION OVERLAY DISTRICT AS SET FORTH ON EXHIBIT "A" ATTACHED HERETO AND REFERRING THE PETITION TO THE OXFORD PLANNING COMMISSION FOR RECOMMENDATIONS TO CITY COUNCIL.

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF OXFORD, BUTLER COUNTY, STATE OF OHIO, THAT:

SECTION 1: The Clerk of Council and the Community Development Director have determined that the Petition to establish a Neighbor Conservation Overlay District as set forth on Exhibit "A" attached hereto conforms with the petition requirements and recommends that the petition be referred to the Oxford Planning Commission to make recommendations to City Council.

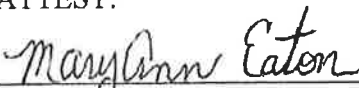
SECTION 2: City Council accepts the recommendation of the Clerk of Council and the Community Development Director and further refers the petition to establish a Neighborhood Conservation Overlay District as set forth on Exhibit "A" attached hereto to the Oxford Planning Commission to make recommendations to City Council.

SECTION 3: This resolution shall take effect at the earliest date allowed by law.


MAYOR

ADOPTED: June 3, 2014

ATTEST:


CLERK OF OXFORD CITY COUNCIL

INTRODUCED BY: KEVIN MCKEEHAN

PREPARED BY: LAW (STAFF)

PETITION FOR RESIDENTIAL CONSERVATION OVERLAY DISTRICT
FOR CEDAR DRIVE AND CONTIGUOUS PROPERTIES
ON CHESTNUT STREET,
OXFORD, OHIO

I, the undersigned, do hereby state that I am an owner of a property within the boundaries designated by the petition and that my residence is truly stated in opposite by the signature below.

THIS PETITION, IF ADOPTED, WOULD ALLOW THE PETITIONERS TO INITIATE A ZONING MAP AMENDMENT PURSUANT TO CHAPTER 1146 OF THE CITY'S ZONING CODE TO RESTRICT ANY PROPERTY WITHIN THE DISTRICT TO BE RENTED TO NO MORE THAN TWO UNRELATED INDIVISUALS. THIS PETITION WILL NOT AFFECT PROPERTIES ALREADY LICENSED.

PLEASE SEE THE ATTACHED MAP FOR EXACT BOUNDARIES:

EAST BOUNDARY: THE PROPERTIES INCLUDING 409 EAST CHESTNUT.

NORTH BOUNDARY: THE PROPERTIES INCLUDING 331, 401, 405, and 409 EAST CHESTNUT.

WEST BOUNDARY: THE PROPERTIES INCLUDING 331 EAST CHESTNUT, AND 1029 AND 1033 CEDAR DRIVE.

SOUTH BOUNDARY: THE PROPERTIES INCLUDING 1029, 1025, 1015, AND 1007 CEDAR DRIVE.

DATE	NAME	SIGNATURE	ADDRESS
5/23/14	ALLAN M. WINKLER	<i>Allan M. Winkler</i>	925 Cedar Dr.
5/23/14	ANDY HUBRICH	<i>Andy Hubrich</i>	1035 CEDAR DR
5/23/14	DEBORAH K. WRIGHT	<i>Deborah K. Wright</i>	1033 CEDAR DR.
5/20/14	David M. Scottard	<i>David M. Scottard</i>	1029 Cedar Dr



CITY OF OXFORD

PETITION FOR RESIDENTIAL CONSERVATION OVERLAY DISTRICT FOR CEDAR DRIVE AND CONTIGUOUS PROPERTIES ON CHESTNUT STREET, OXFORD, OHIO.

[illegible]

REC-113
MAY 27 2014

CITY OF OXFORD

9 signatures gathered by Alonzo Winkler
1 signature gathered by Christine Haver Shumway



Cedar Drive Neighborhood Conservation Overlay District Petition Boundaries

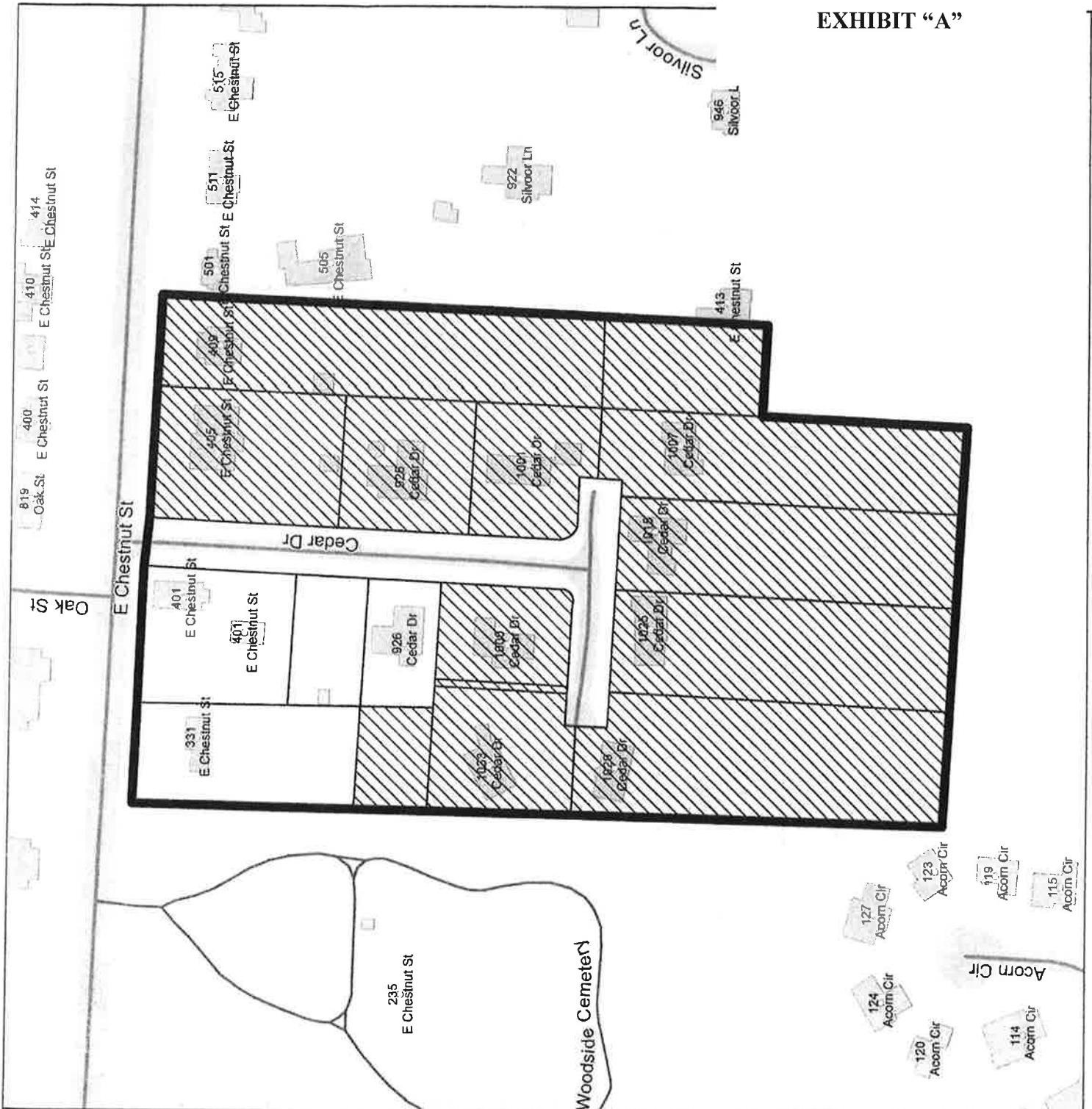
Legend

-  Petition Area
-  Petition Parcel: Signed
-  Petition Parcel: Not Signed
-  Address Point
-  Parcel
-  Building Footprint
-  Paved Roadway

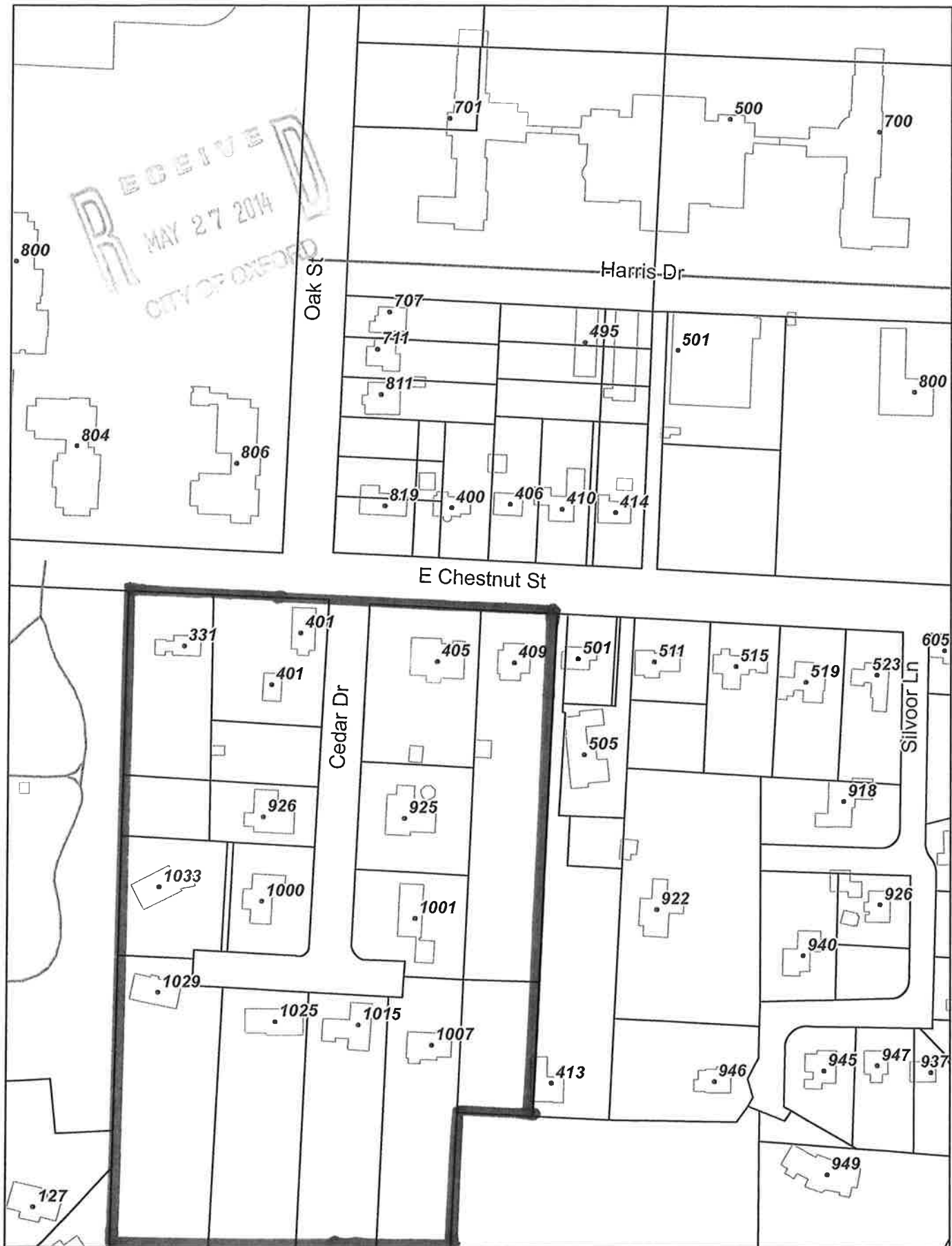


1 inch = 150 feet

The City of Oxford does not guarantee the dimensional accuracy of this map. Precise dimensional accuracy should be based upon recorded deeds, plats or a professional survey.



RECEIVED
MAY 27 2014
CITY OF OXFORD



City of Oxford
Inter-Office Review Transmittal Sheet

Date: July 15, 2014

To: Fire Department Engineering Division Police Department Economic Development

From: Community Development

PC-2014-07 ZONING MAP AMENDMENT, to establish a Neighborhood Conservation Overlay District in a R-1A Single-Family Low Density Residential District, for 17 parcels in the vicinity of Cedar Drive, **City of Oxford, Applicant**

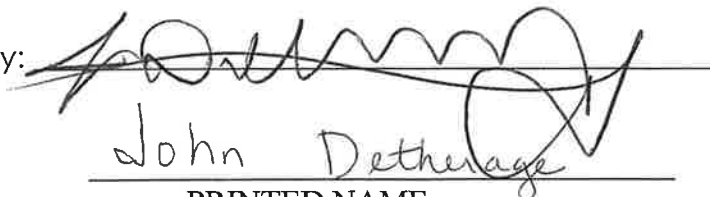
 X Review Revisions Other

Comments or status update requested by: Lynn Taylor

Please return no later than: **8/1/14** Note: If no comments are received, we will assume the project meets your department's standards.

.....
Drawings are returned: w/comments without/comments

Drawings reviewed by:


John Detherage

PRINTED NAME

Date: 7-17-14

City of Oxford
Inter-Office Review Transmittal Sheet

Date: July 15, 2014

To: Fire Department Engineering Division Police Department Economic Development

From: Community Development

PC-2014-07 ZONING MAP AMENDMENT, to establish a Neighborhood Conservation Overlay District in a R-1A Single-Family Low Density Residential District, for 17 parcels in the vicinity of Cedar Drive, **City of Oxford, Applicant**

 X Review Revisions Other

Comments or status update requested by: Lynn Taylor

Please return no later than: **8/1/14** Note: If no comments are received, we will assume the project meets your department's standards.

.....
Drawings are returned: w/comments without/comments ✓

Drawings reviewed by: _____

V. Popescu

Date: 7-15-14

VICTOR POPESCU

PRINTED NAME

City of Oxford
Inter-Office Review Transmittal Sheet

Date: July 15, 2014

To: Fire Department Engineering Division Police Department Economic Development

From: Community Development

PC-2014-07 ZONING MAP AMENDMENT, to establish a Neighborhood Conservation Overlay District in a R-1A Single-Family Low Density Residential District, for 17 parcels in the vicinity of Cedar Drive, **City of Oxford, Applicant**

 X Review Revisions Other

Comments or status update requested by: Lynn Taylor

Please return no later than: **8/1/14** Note: If no comments are received, we will assume the project meets your department's standards.

.....
Drawings are returned: w/comments without/comments

Drawings reviewed by:

R.B. Holzworth

Date: 7/16/2014

R. B. Holzworth

PRINTED NAME

City of Oxford
Inter-Office Review Transmittal Sheet

Date: July 15, 2014

To: Fire Department Engineering Division Police Department Economic Development

From: Community Development

PC-2014-07 ZONING MAP AMENDMENT, to establish a Neighborhood Conservation Overlay District in a R-1A Single-Family Low Density Residential District, for 17 parcels in the vicinity of Cedar Drive, **City of Oxford, Applicant**

 X Review Revisions Other

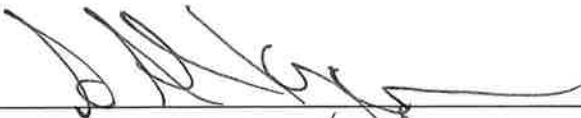
Comments or status update requested by: Lynn Taylor

Please return no later than: **8/1/14** Note: If no comments are received, we will assume the project meets your department's standards.

.....

Drawings are returned: w/comments without/comments

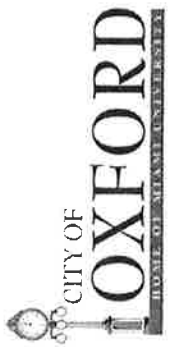
Drawings reviewed by:



Date: 7-23-14

G. Allen Kyger

PRINTED NAME

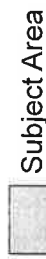


PC-2014-07

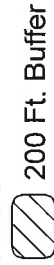
Surrounding Property Owners Map

Notifications

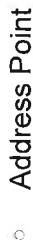
Legend



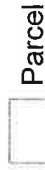
Subject Area



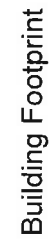
200 Ft. Buffer



Address Point



Parcel



Building Footprint

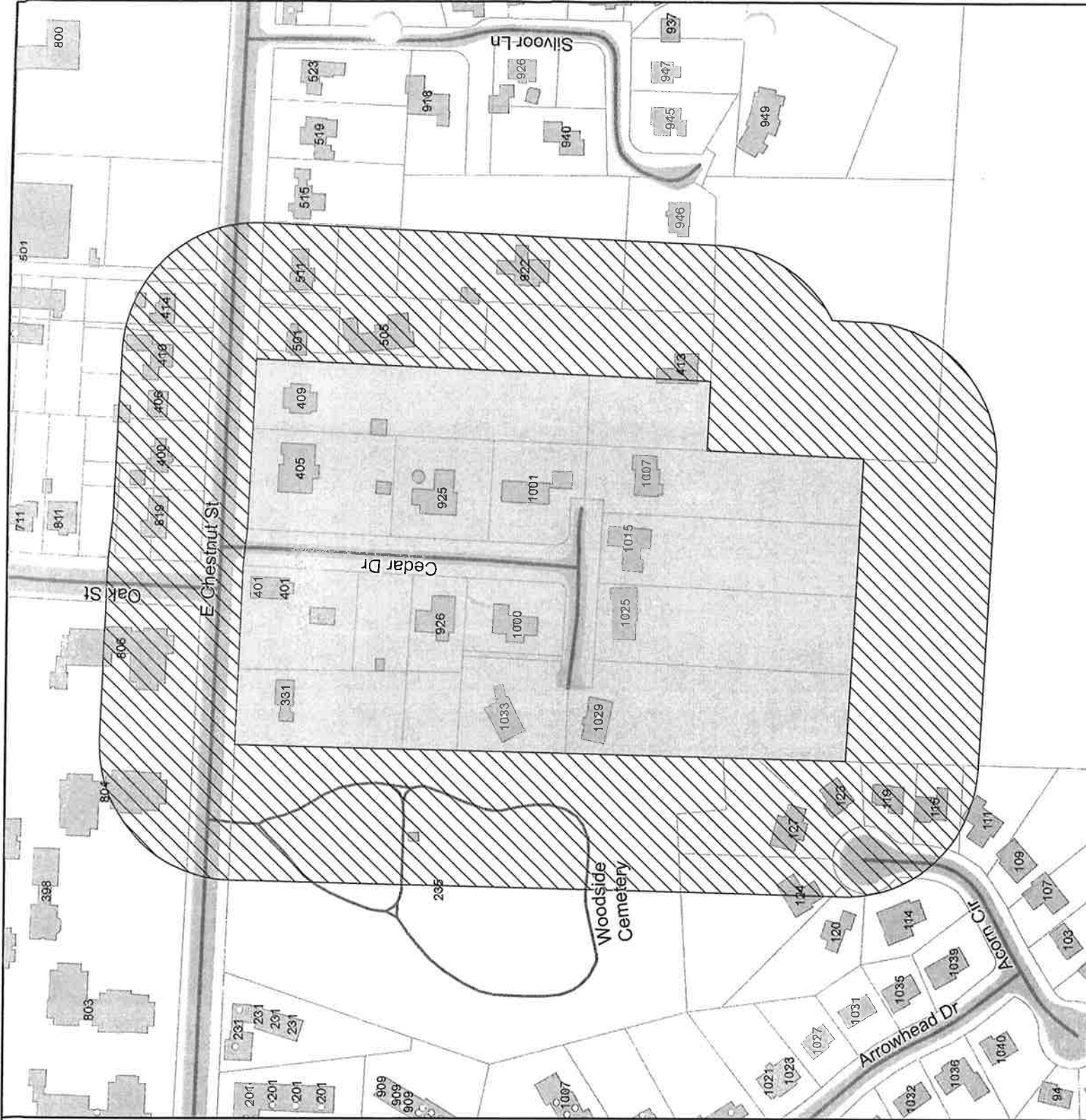


Paved Roadway



1 inch = 200 feet

The City of Oxford does not guarantee the dimensional accuracy of this map. Precise dimensional accuracy should be based upon recorded deeds, plats or a professional survey.





**CITY OF OXFORD
PLANNING COMMISSION
REVIEW AND COMMENT FORM**

****Correction of Date for Form Completion****

CASE NO.: PC-2014-07

DATE OF HEARING:

August 12, 2014

PC-2014-07 ZONING MAP AMENDMENT, to establish a Neighborhood Conservation Overlay District in a R-1A Single-Family Low Density Residential District, for 17 parcels in the vicinity of Cedar Drive, City of Oxford, Applicant.

If you cannot attend the public hearing on this Map Amendment being held before the City of Oxford Planning Commission, but would like to comment on this matter, please complete this form and return it by August 7, 2014 to Lynn Taylor, 101 East High Street, Oxford, OH 45056.

Name:

Rhett + Amanda Brymer

Address:

946 Silver Lane

Oxford, OH 45056

Telephone:

Home: 850-251-0314

Work:

513-529-4320

COMMENTS:

My wife and I are in full support of this Neighborhood Conservation District. We believe it will improve the future livability and value of this and adjacent neighborhoods. Having a family-friendly overlay area like proposed will be a great asset to Oxford, a "close in" option for those of us who prefer to be proximal to Miami + Uptown.

Signature

Rhett Brymer

Date

8/7/14



**CITY OF OXFORD
PLANNING COMMISSION
REVIEW AND COMMENT FORM**

CASE NO.: PC-2014-07

DATE OF HEARING: August 12, 2014

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If you cannot attend the public hearing on this Map Amendment being held before the City of Oxford Planning Commission, but would like to comment on this matter, please complete this form and return it by February 3, 2014 to Lynn Taylor, 101 East High Street, Oxford, OH 45056.

Name:

David A. Kellens

Address:

8747 Mt. Hope Rd

Harrison, Ohio

45030

Telephone:

Home: 513-327-6039

Work: 513-505-4918

COMMENTS:

I own the property at 401
e Chestnut and do not wish to be
part of the overlay !!! (see 2nd
pg)

Signature

David A. Kellens

Date

7/29/14

David and Pamela Kellems
401 E. Chestnut St. owners
August 4, 2014

AGAINST OVERLAY

1. I was never asked.
2. It will affect my property value.
3. It will affect everyone's property value.
4. Most of the houses on Cedar are in need of repair.
5. In order to maintain a nice square piece of property, move the line for the overlay, back 200 feet.
6. No other districts in Oxford are square.
7. The owner of the recent purchased property will be allowed to build a house not much larger than my three car garage.
8. This overlay is unconstitutional; leave my wife and I out of it.
9. Concentrate on what you have left in your area and have 100% of those who wish to be involved doing so.
10. Did the previous owners, Mr. and Mrs. Sullivan, not inform you of their intentions? Were they not part of the cohesive neighborhood?
11. Our address is on Chestnut St. not Cedar.



**CITY OF OXFORD
PLANNING COMMISSION
REVIEW AND COMMENT FORM**

CASE NO.: PC-2014-07

DATE OF HEARING:

August 12, 2014

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If you cannot attend the public hearing on this Map Amendment being held before the City of Oxford Planning Commission, but would like to comment on this matter, please complete this form and return it by February 3, 2014 to Lynn Taylor, 101 East High Street, Oxford, OH 45056.

Name:

Gene Wilke

★ See attached

Address:

1007 Cedar Drive

Oxford OH 45056

Telephone:

Home:

522-3321

Work:

COMMENTS:

Cedar Drive is one of a few owner-occupied homes. It is a street with residents from the age of 1 to the mid-90s. It has 2 or more block parties a year. The neighborhood has already been damaged by the issuance of a renter's permit for 926 Cedar. This permit was issued despite the ongoing process of establishing an overlay district. I strongly support the overlay district.

Signature

Gene E. Wilke

Date

Aug. 5, 2014

and strongly oppose the issuance of the renter's permit.

See attached

Quote from: Mr. Gene Willeke, 1007 Cedar Drive

"Cedar Drive is one of a few owner-occupied homes. It is a street with residents from the age of 1 to the mid-90's. It has 2 or more block parties a year. The neighborhood has already been damaged by the issuance of a renter's permit for 926 Cedar. This permit was issued despite the ongoing process of establishing an overlay district. I strongly support the overlay district and strongly oppose the issuance of the renter's permit."

Dated August 5, 2014

Zoning Map Amendment Application
City of Oxford, Ohio

Date Filed: 6/10/14

REQUIRED INFORMATION

Name of Applicant: _____

(Attach a Letter of Agency if the applicant is not the property owner.)

Mailing Address: _____

Telephone Number(s): _____

Email Address: _____

Location of Property: _____

(Indicate address if there is an existing structure or subdivision name and lot number if subdivided.)

Legal Description: _____

Total Area: _____

Acres / Square Feet (circle one)

Existing Use of Property: _____

Current Zoning: _____

Proposed Zone(s): _____

Proposed Use: _____

SUBMISSION REQUIREMENTS

Please submit a vicinity map, at scale and a metes and bounds description of the property, the statement described below and the required fee of **\$150.00 plus actual postage**, made payable to the City of Oxford. The entire submission must be prepared in accordance with Chapter 1135, Zoning Code Amendments, of the City of Oxford Zoning Code.

On a separate sheet of paper, provide the names and addresses of all adjoining property owners within 200 feet of the site, including those across streets, roads, alleys and highways. NOTE: The Butler County website (www.butlercountyohio.org/auditor) is very helpful when searching for the mailing address of adjoining property owners. Once the site is up, click on online searches, then click on real estate. It will allow you to search by owner, address or parcel number. *Property Owner names will not be provided in the agenda packet.

Attach a statement which responds to the following questions:

- A. What is the relationship of the proposed zone change to the City of Oxford's Comprehensive Plan?
- B. How will the zone change affect the neighborhood in which the property is located? Briefly describe any impacts of the change as proposed.
- C. How will the zone change affect public facilities such as sewer and water service, drainage, schools and roads, if applicable?
- D. What mitigating actions might be suggested to offset problems resulting from adverse impacts on private property and public facilities (e.g., landscape screening, drainage improvements, changes in traffic signalization, provision of additional turn lanes).
- E. Why is the current zoning classification of the property no longer appropriate?

All materials and application fee must be delivered to the office of Community Development, Municipal Building, 101 East High Street, Oxford, Ohio 45056. Any questions should be directed to the Community Development Department at (513) 524-5204. Submit materials 45 days prior to the proposed meeting date.

NOTE: Incomplete applications will not be processed. City Staff will erect a public hearing sign on the subject property. It is the Applicant's responsibility to remove the signage once the hearing(s) are completed.

SIGNATURE OF APPLICANT: _____

Date: _____

PRINTED NAME: _____

FEE / RECEIPT

\$150 Fee plus Actual Postage Paid / Receipt Number: _____

**CITY OF OXFORD
STAFF SUMMARY REPORT**

Report to City Manager

Council Meeting Of :

9/2/2014

Account Code No. :

see below

Budgeted Amount :

Finance

Originating Department

Joe Newlin

Prepared By

8/27/2014

Date Prepared

Agenda Title: **2014 Supplemental Budget #5**

Recommendation: **Approve**

Issue 1

- Request by Police for increased funding for vehicles for 2014 purchase

Action Needed:

Revenue Side

N/A

Expense Side

Law Enforcement Trust Fund 8,487.00 Increase of unencumbered fund balance

Net Effect on Fund Balance/(s) (8,487.00)
Increase/(Decrease)

Total Net Effect on Fund Balance/(s) (8,487.00)
Increase/(Decrease)

Breakdown by Fund

Law Enforcement Trust Fund 410 (8,487.00)

Net Effect on Fund Balance/(s) (8,487.00)
Increase/(Decrease)

Approved By:

Department Head:

City Manager:

Initials

Date

/

/

ORDINANCE NO.

AN ORDINANCE AMENDING ORDINANCE NO. 3249. SUPPLEMENTAL BUDGET ORDINANCE NUMBER 5 TO MAKE SUPPLEMENTAL APPROPRIATIONS FOR FISCAL YEAR 2014.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF OXFORD, BUTLER COUNTY, STATE OF OHIO, THAT:

SECTION 1: Additional appropriations are needed for the current fiscal year and monies are available for appropriation in those funds, and changes to estimated revenues;

SECTION 2: The following increase/(decrease) in appropriations from unencumbered balances be made:

Law Enforcement Trust Fund 410	8,487.00
--------------------------------	----------

SECTION 3: In all other respects, Ordinance No. 3249 shall remain in full force and effect.

SECTION 4: This ordinance shall take effect immediately upon its adoption.

MAYOR

ADOPTED: _____

ATTEST:

CLERK OF OXFORD CITY COUNCIL

INTRODUCED BY: KEVIN MCKEEHAN

PREPARED BY: LAW (STAFF)

CITY OF OXFORD

STAFF SUMMARY REPORT

Report to the City Manager

City Council Meeting of: August 19, 2014

Account Code # NA

Budgeted Amount: NA

Service Department
Originating Department

Michael Dreisbach, Service Director
Prepared By

August 14, 2014
Date Prepared

Agenda Title: Request for Water and Sanitary Utility Services Outside the Corporate Limits of Oxford at 4821 Bonham Rd.

Recommendation: Approval with the following conditions: 1). Owner must sign an annexation agreement; 2) All City standards and fees for utility construction must be met.

Discussion: Staff received a request from Mark & Roseann Julian to connect to and/or extend the City water and sanitary utilities to serve a single family residence at 4821 Bonham Rd. The request for service includes a maximum of one domestic water tap and a maximum of one tap into the City's sanitary sewer system. The City's water and wastewater utilities serve this area, and the proposed demand will not have a noticeable effect on the City's utilities for reliability, acceptable flow, pressure and volume.

In reviewing the request, staff considered the following issues: 1) Extension Policy; 2) Location; 3) Owner's Obligation.

Extension Policy – Any extension of utility lines or service outside the City limits is reserved to the exclusive control and jurisdiction of City Council. City Council may also require the request for utility extension outside the City limits be referred to the Planning Commission for its recommendation to City Council. The Planning Commission has 90 days in which to consider the matter. The City may also grant such a request provided the City has a supply of surplus capacity sufficient to grant the request and that such a request be beneficial and in the interest of the City. City Council amended the policy for extension of water service outside the corporate limits in December 2013. This policy permitted the extension of water and sewer with a condition of the owner agreeing to annexation into the City.

Location – Connections to the City's utilities shall be conditional upon final approval by the Service Department assuring that all technical aspects of the services meet City standards and specifications.

Owner's Obligation – The owner must pay for the total cost of any required utility extensions, all necessary water and sanitary taps, water and wastewater capacity benefit charges, and any surcharges for the use of the City utilities outside the corporate limits. The owner must also meet City of Oxford standards for utility construction and sign an Annexation Agreement with the City. Permits from Butler County, the Ohio Environmental Protection Agency, and the Ohio Dept. of Transportation may also be required.

Approved By:

Department Head:

City Manager:

Initial

Date

MD

8/14/14

MD

8/15/14

ORDINANCE NO.

AN ORDINANCE GRANTING THE REQUEST OF MARK AND ROSEANN JULIAN TO CONNECT TO AN EXISTING CITY WATER LINE AND SANITARY LINE FOR A NEW SINGLE-FAMILY RESIDENCE TO BE LOCATED AT 4821 BONHAM ROAD OUTSIDE THE OXFORD CORPORATE LIMITS.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF OXFORD, BUTLER COUNTY, STATE OF OHIO, THAT:

SECTION 1: Mark and Roseann Julian have requested connection to water and sanitary sewer services for their property located at 4821 Bonham Road more particularly described in Exhibit "A" attached hereto.

SECTION 2: Council has determined that the City has surplus water and that the grant of this request will not be detrimental to the City's water supply or its residents. Further the granting of such request will be beneficial to the City and is in the best interest of the City.

SECTION 3: Council has determined that the City has surplus capacity at the wastewater treatment plant and that the grant of this request will not be detrimental to the City's wastewater treatment plant or its residents. Further the granting of such request will be beneficial to the City and is in the best interest of the City.

SECTION 4: The applicant shall pay for the total cost of the connections, all necessary water and sanitary taps, water and wastewater capacity benefit charges, and any surcharges for the use of the City utilities outside the corporate limits. The owner shall also meet the Oxford standards for utility construction.

SECTION 5: The costs associated with any necessary permits and the acquisition of any easements shall be the sole responsibility of the applicant.

SECTION 6: No additional water taps into this water line shall be allowed without prior approval of Council.

SECTION 7: No additional sewer taps into this sanitary sewer line shall be allowed without prior approval of Council.

SECTION 8: This grant is further conditioned upon the applicants, Mark and Roseann Julian, signing an annexation agreement requiring the owners, successors and assigns, to annex the property into the City of Oxford at the City's sole request.

SECTION 9: This Ordinance shall take effect at the earliest time allowed by law.

MAYOR

ADOPTED

ATTEST:

CLERK OF OXFORD CITY COUNCIL

INTRODUCED BY: KEVIN MCKEEHAN

PREPARED BY: LAW (STAFF)

2741 Indian Creek Road
Oxford, Ohio 45056
513-523-8313
August 10, 2014

Dear Members of Oxford City Council:

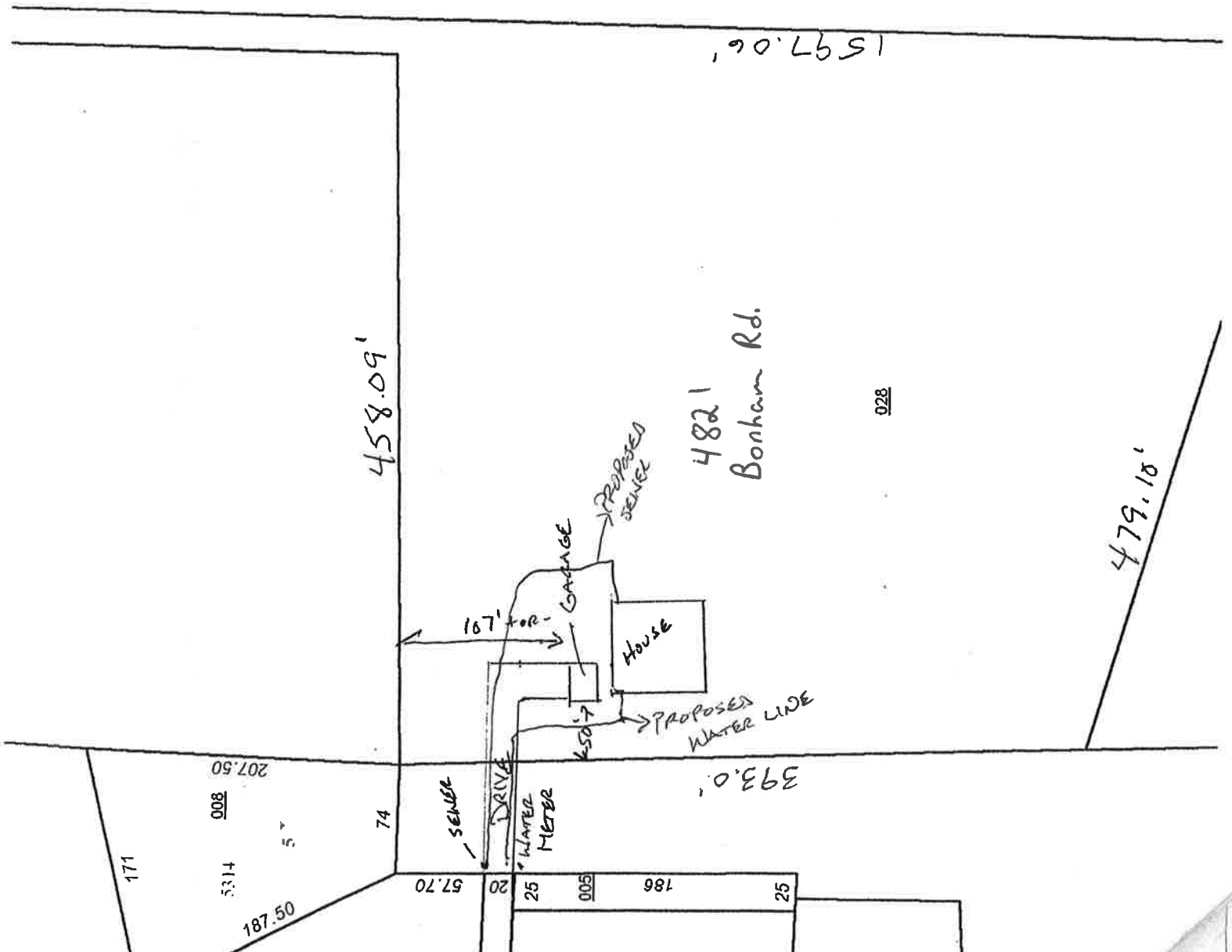
We purchased 6.008 acres of property in Section 24, Oxford Township, Butler County, Ohio on August 8, 2014. We request to tap onto the sewer and water line at the end of Hillcrest Drive. The easement is on record. The neighbors are all tapped into it. Thank you for your consideration.

Sincerely,

A handwritten signature in cursive script that reads "Mark + Roseann Julian". The signature is written in dark ink and is positioned above the printed name.

Mark and Roseann Julian

EXHIBIT "A"





Copyright ©2009 Pictometry International Corp.

921.39 EXTENSION OF WATER LINE OUTSIDE CITY LIMITS AND SALE OF WATER FOR USE OUTSIDE CITY LIMITS.

(a) Any extension of water lines outside the City limits subsequent to the effective date hereof, as well as the sale of water outside the City limits for any new or additional use, service, or purpose, not authorized prior to the effective date of this section, is reserved to the exclusive control and jurisdiction of City Council.

(b) Council shall refer any request for water line extension outside the City limits or new or additional sale of water outside the City limits as set forth in subsection (a) hereof to the Planning Commission for its recommendation, and the Planning Commission shall have a minimum of ninety days in which to consider the matter; however, the granting of individual requests for additional sale of water outside of the City limits, where such sale would require an additional water tap into an existing line, is reserved to the exclusive control and jurisdiction of Council. Such requests do not require submission to the Planning Commission for report or recommendation.

(c) (1) Ninety days subsequent to referral of the matter to Planning Commission, Council may consider such a request on its own individual merits, and Council in its discretion may grant or deny such a request provided that the granting of any such request shall be valid and effective only upon strict compliance with subsection (c)(3), as hereinafter set forth.

(2) If Council elects to grant such request, it may modify or alter the same and may impose such conditions, safeguards and terms as the merits of the specific request require.

(3) Council shall grant such a request only by ordinance and must determine that:

- A. The City has a surplus of water sufficient to grant such request without any significant detriment to the City water supply; and
- B. The granting of such request will be beneficial to the City and is in the best interest of the City;
- C. Any subdivision or development resulting from the extension of a water line will be constructed in accordance with Chapter 1101 or the Oxford Codified Ordinances, Subdivision Regulations; and
- D. The proposed improvements, including, but not limited to, streets, water and sewer lines, drainage facilities and sidewalks will be built in accordance with City of Oxford municipal construction standards.
- E. The property or properties served by the extension of a municipal utility will be required to annex into the City limits upon the official request of the City. Appropriate language requiring such annexation must be placed upon the plat of the subdivision and within the language of the individual deeds, and must specifically state that the request of further annexation is binding on all future owners of the property.

(d) No such request shall be granted without full compliance with the foregoing provisions. (Ord. 3260. Passed 12-17-13.)