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 McKeehan 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.butlercountytransitauthority.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.