

**CITY OF MASON
COUNCIL MEETING
FEBRUARY 12, 2001**

Mayor McCurley called the meeting to order at 7:00 p.m.

ROLL CALL

The following members of Council were present: Jim Fox, Dick Staten, Tom Muennich, Peter Beck, Betty Davis, Charlene Pelfrey and John McCurley.

Mayor McCurley welcomed the Boy Scouts in attendance and asked for a moment of silence in recognition of the passing of employee, Sharon West.

MINUTES

A motion to approve the minutes of the January 22, 2001 Council Meeting was made by Councilmember Muennich, seconded by Councilmember Davis. VOTE: 6 YEAS, 1 ABSTAIN (Pelfrey)

A motion to approve the minutes of the January 29, 2001 Worksession was made by Councilmember Davis, seconded by Councilmember Beck. VOTE: ALL YEAS

INTRODUCTION OF SPRINT PUBLIC AFFAIRS MANAGER, KATHY PIECH

Kathy Piech addressed Council and stated she is committed to represent Sprint by being proactive in communicating with the City. She stated she will work to improve service, resolve problems and build relationships with the City of Mason. Her responsibilities are community and media relations and economic development. She stated Sprint is now offering a digital subscriber line.

RECOGNITION OF VISITORS

Rachael Davis addressed Council and stated she is representing the Firebird Theatre and their production of "Biloxi Blues". This play will have seven performances. The performance on March 24, 2001 is the gala event. Tickets are \$25 for that performance with \$17 going to the City's Memorial Fund. She stated 10% of the total earned will be donated to the City and they are hoping to raise \$3500. More information is available by calling her at 336-0372.

Mr. Mike Mink of 201 Kings Mills Road addressed Council and asked what the City has planned for the remainder of property owned by Betty Westerkamm. Scot Lahmer responded the City has no plan at this time for the property. The City has the first right of refusal for the property if it should become available. Should that occur, the City would decide at that time if they would like to purchase it.

ORDINANCE 2001-03 ADOPTING THE MASON THOROUGHFARE PLAN UPDATE

A motion to read by title only was made by Councilmember Davis, seconded by Councilmember Staten. VOTE: ALL YEAS

Kurt Seiler presented to Council an overview of the thoroughfare plan update. He stated one purpose for the update is to promote good traffic flow. He described the four changes from the current plan and stated the changes are consistent with the Butler County plan and Warren County plan.

Mayor McCurley opened the Public Hearing at 7:27 p.m.

Ronald Barrett of 207 Kings Mill Road addressed Council and stated he is concerned about the proposed road that enters Kings Mill Road between the curves. He stated he lives in that area and knows it is already a dangerous road without the addition of an intersection. He also stated he does not wish to use up any of the parkland for a road as he enjoys the wildlife. Mr. Tom Walker of 209 Dawson Street addressed Council and stated he is in agreement with the comments from Mr. Barrett. He also stated it would be a good idea to make Main Street a one way street going east and another street one way going west. He said the terrain through the park is not conducive for a road to be built. Mr. Carl Hilker of 6280 Brewer Road addressed Council and stated he is opposed to the road shown proposed south of Brewer Road. He stated he likes the current rural environment and does not want to see the quality of life in the area diminish. Mayor McCurley responded the City does not promote residential development. If property owners sell to developers the plan dictates a road must be there to accommodate the growth. The City will have no control if it is not located in the City. The road south of Brewer is currently shown on the existing thoroughfare plan. It is not an addition. Mr. John Taylor of 4933 Laurel Wood Court expressed concern over the widening of Mason Montgomery Road failing to improve the traffic flow in the area because it stops when it reaches RT 42. He stated signals must be utilized to alleviate the situation. Richard Fair stated a meeting is scheduled for February 21, 2001 to discuss this road widening with the public. He stated plans will be available at the meeting. He remarked the road will be widened to five lanes at RT 42 and three new signals are to be installed. Mr. Eric Stevens of 4628 Cedar Village Drive addressed Council and stated his opposition to a road going through the Western Row golf course. He is in favor of preserving green space. Richard Fair responded this road is on the current plan and is not a change. Mr. Stevens said at the very least the road should be made a secondary collector instead of a primary collector. Mary Grimm of 4735 Gallop Run addressed Council and stated she lives in the Trailside Acres subdivision and she is concerned if the road is built as shown, it will remove her home. Mayor McCurley responded this is a concept plan only and simply dictates a developer must install a road in this area. She stated as it is shown it will not work. Councilmember Staten responded that a developer will have to bring a plan to the Planning Commission for approval. If it will not work, it will not be approved. He stated the Thoroughfare Plan is an important tool for the City to use to

require developers provide for the projects they bring into the area. Mr. Mike Mink of 201 Kings Mill Road addressed Council and stated he is concerned over building the road from Kings Mill Road to Mason Montgomery Road to improve traffic. Richard Fair explained if the road were to be built, the curves will have to come out of Kings Mill Road. He stated the emergency vehicles and police department would like to see the road built. Robert Alter stated sooner or later RT 42 will have to be four lanes. Dale Elliot stated he lives in Deerfield Township at Brewer Road and Butler Warren Road. He asked about a by-pass being built from I-75 to I-71. Councilmember Davis responded this subject was discussed in 1975, 1976 and again in 1982. At that time, she said the people did not want it. The traffic was much less and no one saw the need. Denise Polichicchio of 4976 Laurel Wood Court addressed Council and asked where the traffic goes once it reaches RT 42. She stated she is unable to leave Laurel Wood Court at certain times of the day due to the traffic backup. Richard Fair stated the Engineering Department has the traffic counts available on where the cars go once they reach RT 42. Jim Wachter of 216 Furbee Drive addressed Council and asked if residents will have a chance to discuss future roads before they are built. Scot Lahrmer responded if rezoning is required then there will be a public hearing but if rezoning is not required, it will appear on the agenda for Council to approve. He stated public input is always welcome.

Mayor McCurley closed the public hearing at 8:30 p.m.

Richard Fair stated the Thoroughfare Plan addresses future growth and it is a cost savings to residents by having the developer pay for roads. He further stated without this plan, roads would be more dangerous and intersections would likely be off set. Councilmember Staten stated the Planning Commission approved the plan and urges Council to adopt it. Richard Fair stated most of the plan is already established. The new items are a change in direction of Wilkins Blvd. A new road proposed from Kings Mill Road to Mason Montgomery Road, Innovation Way is shown on this plan, Kings Mill Road is downgraded to a primary collector, a new definition has been added separating a primary and secondary collector, and Stoneridge Drive has been added to the plan. Councilmember Davis stated many variables over the years influence where roads are actually built. She said she was supportive of the plan.

A motion to adopt Ordinance 2001-03 was made by Councilmember Davis, seconded by Councilmember Staten. VOTE: 5 YEAS, 2 NAYS (Fox, Beck)

ORDINANCE 2001-04 AMENDING THE ZONING CODE OF THE CITY OF MASON, OHIO, CHAPTER 1133 DEFINITIONS AND SECTION 1135.4 ADMINISTRATIVE PROCEDURES

A motion to read by title only was made by Councilmember Davis, seconded by Councilmember Pelfrey. VOTE: ALL YEAS

Richard Fair stated the proposed legislation is necessary to update the Zoning Code *Chapter 1135 Administrative Procedures* to include standards for the placement and construction of utility stations.

Mayor McCurley opened the public hearing at 9:00 p.m. There were no comments either for or against this legislation. The public hearing was closed at 9:01 p.m.

A motion to adopt Ordinance 2001-04 was made by Councilmember Davis, seconded by Councilmember Muennich. VOTE: ALL YEAS

ORDINANCE 2001-27 ACCEPTING THE PUBLIC IMPROVEMENTS FOR FRANKLIN PARK SUBDIVISION, PHASE 2, AND RELEASING THE PERFORMANCE BOND

A motion to read by title only was made by Councilmember Davis, seconded by Councilmember Muennich. VOTE: ALL YEAS

Kurt Seiler stated the City has inspected the public improvements and staff is recommending approval of this legislation. He stated the streets will remain private.

A motion to suspend the rule was made by Councilmember Pelfrey, seconded by Councilmember Muennich. VOTE: ALL YEAS

A motion to adopt Ordinance 2001-27 was made by Councilmember Davis, seconded by Councilmember Pelfrey. VOTE: ALL YEAS

ORDINANCE 2001-28 APPROVING THE REPLAT OF OAKWOOD LAKES SUBDIVISION, SECTION 2, LOTS 19-24

A motion to read by title only was made by Councilmember Muennich, seconded by Councilmember Davis. VOTE: ALL YEAS

Kurt Seiler explained to Council the developer is proposing to resize the lots to accommodate a larger building footprint. He further stated the number of units remains unchanged but the units will be modified to include two car garages.

A motion to suspend the rule was made by Councilmember Davis, seconded by Councilmember Staten. VOTE: ALL YEAS

A motion to adopt Ordinance 2001-28 was made by Councilmember Staten, seconded by Councilmember Davis. VOTE: ALL YEAS

ORDINANCE 2001-29 APPROVAL OF THE PLAT OF EASEMENT FOR SANITARY SEWER AT THE SOUTHWEST CORNER OF STATE ROUTE 741 AND KINGS MILLS ROAD

A motion to read by title only was made by Councilmember Davis, seconded by Councilmember Muennich. VOTE: ALL YEAS

Kurt Seiler explained to Council it was necessary for CVS Inc. to install a new sanitary sewer. This legislation approves the easement plat as recommended by Planning Commission. He stated this plat will give the City an easement to maintain the sanitary sewer extension.

A motion to suspend the rule was made by Councilmember Davis, seconded by Councilmember Muennich. VOTE: ALL YEAS

A motion to adopt Ordinance 2001-29 was made by Councilmember Davis, seconded by Councilmember Muennich. VOTE: ALL YEAS

ORDINANCE 2001-30 CREATING ONE (1) ADDITIONAL POSITION OF POLICE OFFICER IN THE CITY OF MASON POLICE DEPARTMENT AND ESTABLISHING COMPENSATION

A motion to read by title only was made by Councilmember Davis, seconded by Councilmember Pelfrey. VOTE: ALL YEAS

Eric Hansen explained to Council the Police Department has experienced an increase in service demands as the City grows. The number of calls has increased 18% over last year. Ordinance 2001-30 creates an additional Police Officer position and Ordinance 2001-31 creates an additional clerk position to handle the increased paperwork. He stated with the addition of a clerk position, it will be possible to extend the hours of operation available to our residents. A COPS grant has been secured to fund the clerk position for the first year.

Mayor McCurley commented the only complaint he hears from residents is the fact the calls go to the Warren County dispatcher first and then are forwarded to the City. He requested looking into a method of being more responsive.

A motion to suspend the rule was made by Councilmember Davis, seconded by Councilmember Pelfrey. VOTE: ALL YEAS

A motion to suspend the rule was made by Councilmember Davis, seconded by Councilmember Pelfrey. VOTE: ALL YEAS

A motion to adopt Ordinance 2001-30 was made by Councilmember Staten, seconded by Councilmember Davis. VOTE: ALL YEAS

ORDINANCE 2001-31 CREATING THE POSITION OF POLICE CLERK AND ESTABLISHING COMPENSATION

A motion to read by title only was made by Councilmember Davis, seconded by Councilmember Staten. VOTE: ALL YEAS

A motion to suspend the rule was made by Councilmember Davis, seconded by Councilmember Staten. VOTE: ALL YEAS

A motion to adopt Ordinance 2001-31 was made by Councilmember Davis, seconded by Councilmember Pelfrey. VOTE: ALL YEAS

ORDINANCE 2001-32 ELIMINATING THE POSITION OF MAINTENANCE WORKER AND CREATING THE ADDITIONAL POSITION OF FOREMAN IN THE PUBLIC UTILITIES DEPARTMENT OF THE CITY OF MASON AND DETERMINING COMPENSATION

A motion to read by title only was made by Councilmember Davis, seconded by Councilmember Beck. VOTE: ALL YEAS

Eric Hansen reported to Council the City has a need to replace a Maintenance Worker position with a Foreman position. He explained this will allow the employee to deal more effectively with performance and supervisory issues. The position was included in the 2001 Budget thus has no budgetary impact.

A motion to suspend the rule was made by Councilmember Muennich, seconded by Councilmember Beck. VOTE: ALL YEAS

A motion to adopt Ordinance 2001-32 was made by Councilmember Muennich, seconded by Councilmember Davis. VOTE: ALL YEAS

ORDINANCE 2001-33 CREATING THE ADDITIONAL POSITION OF MAINTENANCE WORKER IN THE PUBLIC WORKS DEPARTMENT AND DETERMINING COMPENSATION

A motion to read by title only was made by Councilmember Muennich, seconded by Councilmember Staten. VOTE: ALL YEAS

Eric Hansen reported to Council the City has a need to add an additional Maintenance Worker position in the Public Works Department. He explained the population has increased by approximately 6,600 since 1995 and the number of workers in the department has increased only by three since that time. He said escalating service demands necessitate the addition of a Maintenance Worker. This position was included in the 2001 Budget.

A motion to suspend the rule was made by Councilmember Muennich, seconded by Councilmember Davis. VOTE: ALL YEAS

A motion to adopt Ordinance 2001-33 was made by Councilmember Davis, seconded by Councilmember Muennich. VOTE: ALL YEAS

ORDINANCE 2001-34 AUTHORIZING THE CITY MANAGER TO ENTER INTO A CONTRACT WITH McCLUSKEY CHEVROLET FOR THE PURCHASE OF ONE 2001 CLASS S DUMP TRUCK

A motion to read by title only was made by Councilmember Davis, seconded by Councilmember Muennich. VOTE: ALL YEAS

Eric Hansen explained to Council due to the growth the City has experienced, it is necessary to add a new dump truck to the City's fleet to maintain services to the residents. Since 1999 the City has accepted several streets in 14 different subdivisions. Four bidders responded with the lowest and best bid being from McCluskey Chevrolet for \$81,449. The amount included in the budget for this purchase was \$97,000.

A motion to suspend the rule was made by Councilmember Muennich, seconded by Councilmember Davis. VOTE: ALL YEAS

A motion to adopt Ordinance 2001-34 was made by Councilmember Muennich, seconded by Councilmember Davis. VOTE: ALL YEAS

ORDINANCE 2001-35 AUTHORIZING THE CITY MANAGER TO ENTER INTO A CONTRACT WITH CENTURY INDUSTRIES, LLC FOR THE PURCHASE OF A MOBILE STAGE

A motion to read by title only was made by Councilmember Davis, seconded by Councilmember Pelfrey. VOTE: ALL YEAS

Scot Lahrmer stated the Parks and Recreation Department continues to expand its programming and the Summer Concert Series. The current stage is used throughout the year for various festivals and events. The existing stage was purchased used and was built in 1967. It requires several hours for set up and has several safety concerns. A new stage can be set up in a matter of minutes. The cost of a new stage is \$91,757. The 2001 Budget included \$95,000 for this replacement. Both the Equipment and Finance Committee have reviewed this purchase and recommend approval. It was stated the stage might be here in time for the July 4th Celebration. The City may be able to sell the old stage.

A motion to suspend the rule was made by Councilmember Davis, seconded by Councilmember Beck. VOTE: ALL YEAS

A motion to adopt Ordinance 2001-35 was made by Councilmember Muennich, seconded by Councilmember Pelfrey. VOTE: ALL YEAS

ORDINANCE 2001- 36 AUTHORIZING THE CITY MANAGER TO ENTER INTO A CONTRACT WITH ROZZI'S FAMOUS FIREWORKS TO PROVIDE A FIREWORKS DISPLAY DURING THE CITY OF MASON'S FOURTH OF JULY CELEBRATION

A motion to read by title only was made by Councilmember Muennich, seconded by Councilmember Davis. VOTE: ALL YEAS

Scot Lahrmer stated the contract with Rozzi's Famous Fireworks for this years July 4th Celebration will cost \$20,000 for a 20-30 minute show. He explained the show will actually take place on July 1, 2001.

A motion to suspend the rule was made by Councilmember Davis, seconded by Councilmember Muennich. VOTE: ALL YEAS

A motion to adopt Ordinance 2001-36 was made by Councilmember Davis, seconded by Councilmember Beck. VOTE: ALL YEAS

CITY MANAGER'S REPORT

The City offices will be closed in observance of President's Day on Monday, February 19, 2001.

A request for a liquor license has been received from CVS Pharmacy. A motion to not require a hearing was made by Councilmember Muennich, seconded by Councilmember Davis. VOTE: ALL YEAS

A request for a liquor license has been received from the owners of Lomen Thai Restaurant Inc. A motion to not have a hearing was made by Councilmember Muennich, seconded by Councilmember Davis. VOTE: ALL YEAS

Eric Hansen gave a brief overview of the grant activity the City has participated in and the amount of money received.

COMMITTEE REPORTS

Councilmember Staten reported the Planning Commission had discussions on a project that is proposed for the entrance to the Greenbrier Subdivision on Tylersville Road that includes a car wash, deli, bakery and coffee shop. He stated the plans were different and reflected positively on the area.

Councilmember Beck stated the next meeting for the Veteran's Memorial Executive Committee will be held on Tuesday February 13, 2001 at 5:00 p.m. at the American Legion. Councilmember Pelfrey presented a letter that has been obtained from one of the first veterans in the area. She requested any additional ones be brought before the Committee.

Councilmember Beck stated he is working on two regionalism efforts. The Warren County Municipal League is working on a regional effort to enhance county economic development efforts. He also is part of a regional effort established by OKI.

Mayor McCurley reported the City participated in a meeting hosted by the Warren County Municipal League and Representative Raga. He stated the cities shared information with him on issues facing the municipalities.

COUNCIL OLD AND NEW BUSINESS

The cost for a written summary report on what can be done in expanding the cemetery for local residents will cost approximately \$800. It was suggested this be referred to the Ad Hoc Committee. Those sitting on the committee are Tom Muennich, (Chair), Peter Beck, and Charlene Pelfrey.

The status of RT 42 and Butler Warren Road intersection was discussed. Richard Fair stated the County Engineer has the agreement and is the lead agent on this project.

The childcare center on Tylersville is presenting a dangerous situation, as drivers do not adhere to the traffic directions. The right of way is outside the City. It was requested staff look into this matter.

The Lady Comets banquet will be held on March 21, 2001 at 6:00 p.m. at the Manor House.

ADJOURN

A motion to adjourn was made by Councilmember Muennich, seconded by Councilmember Davis. VOTE: ALL YEAS

TIME: 10:00 P.M.


Clerk of Council


Mayor