

March 9, 2010

The Gallipolis City Commission met in special session on Tuesday, March 9, 2010, at 7:00 p.m. in the Meeting Room of the Gallipolis Municipal Building, having complied with Section 9 of the City Charter.

Commission President James Cozza called the meeting to order and gave the invocation.

Upon roll call, the following members were present:

James A. Cozza, President
 James Jay Cremeens, Vice-President
 Lori F. Bailey, Member
 W. Matthew Johnson, Member
 Steven E. Wallis, Member

Others attending were:

Randall J. Finney, City Manager
 Adam R. Salisbury, City Solicitor
 Annette M. Landers, City Auditor/Clerk/Treasurer
 Margaret Evans, Judge, Gallipolis Municipal Court
 Andrew Carter, Gallipolis Daily Tribune
 Larry Brandstetter, Brandstetter Carroll Inc.
 Michael Carroll, Brandstetter Carroll Inc.
 Bette Horan Marvin Vanderberg Sandra Saxon
 Tony Gallagher Barb Epling Elizabeth Rothgeb
 Ronnie Lynch

President Cozza began by giving a brief summary of the search for a designer for the new City Building. He said that the search began last year with fourteen firms submitting their qualifications for consideration. Of the fourteen firms, a selection committee, consisting of Judge Evans, Mr. Snowden, Mr. Lynch, the City Manager, and the City Auditor, narrowed the choices down to four firms who made presentations to the Commission over two Saturdays. On a three to two vote, Breech Engineering was selected and began work. With the seating of the new Commission, the issue of a designer is being re-examined. Brandstetter Carroll has been invited to return and repeat their presentation for the new Commission. The Commission will decide at next Tuesday's meeting whether to hire Brandstetter Carroll.

Mr. Larry Brandstetter and Mr. Michael Carroll took turns presenting a PowerPoint program highlighting the qualifications of their firm and some of the public projects they have designed since their founding in 1979. They have a 60 member staff, consisting of architects, interior designers, civil engineers, transportation engineers, LEED Accredited Professionals, and others. Over 85% of their workload has been for municipal clients throughout the tri-state area and beyond. They understand the special needs of courts and are familiar with public funding programs, such as the Build America Bonds. They emphasized the importance of public input in their design process. According to their tentative schedule, the whole project could be completed in eighteen months. They spent about an hour presenting their material and answering questions from the Commissioners, as well as from the public. At the conclusion of their presentation, President Cozza thanked them for coming and promised to let them know of the decision of the Commission.

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The City Manager informed the Commission that he would be out of the office next Tuesday and Wednesday. On Tuesday, he will be attending an RCAP Training in Piqua, Ohio. This is the closest available location for this round of training. On Wednesday, he will be attending a Main Street meeting in Lebanon, Ohio, with Melissa Clark, Gallia County Director of Economic and Community Development.

Mr. Finney reported that he has learned that Davis Hall does not qualify for EPA Brownfields funds for asbestos abatement. He is still seeking other sources for assistance with the project.

Mr. Finney has been approached with the idea for a Farmers' Market to be located on State Street between First and Second Avenues. This would require blocking off the street to traffic on the Saturday mornings it is in operation.

Mr. Finney passed around a Retail Market Study, conducted under an earlier City Manager, for the Commission to see.

Mr. Cozza asked for a volunteer from the Commission to attend the CIC meeting this Thursday at 7 a.m. Mr. Johnson said he would try to go, with Mr. Cremeens volunteering to substitute if he is unable to attend.

There was presented and read to the Commission as an emergency an Ordinance No. O2010-12 entitled **AN EMERGENCY ORDINANCE AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH DLB ASSOCIATES FOR THE LEASE OF PROPERTY FOR GALLIPOLIS MUNICIPLA COURT**. Mr. Johnson made a motion to adopt this ordinance as an emergency, seconded by Mr. Cremeens. Judge Evans expressed her appreciation, adding that she was okay with the space as a temporary measure. The City Solicitor asked if his office would be included in the move. He was told it would. Upon roll call to adopt this ordinance as an emergency, all votes were yes.

Mr. Andrew Carter asked if any other sites were still under consideration for the new City Building. President Cozza explained that the commission had a work session on Saturday, February 20, 2010, to discuss that very issue. After examining the pros and cons of each of the five sites under consideration, the Commission decided to go with building across the street from the present City Building. The County Commissioners were not interested in a joint venture to renovate Davis Hall. Therefore, Davis Hall will need to be demolished as part of the project. Also, the French Art Colony will be approached to see what arrangement might be acceptable to them in acquiring land between Davis Hall and the present municipal parking lot.

There being no further business to come before the City Commission, the meeting was adjourned.


 Clerk, City Commission


 President, City Commission