

April 2, 2019

The Gallipolis City Commission met in regular session on Tuesday, April 2, 2019, at 6 p.m., at the Gallipolis Municipal Building, 333 Third Avenue, having complied with Section 9 of the City Charter.

Commission Vice-President Steven Wallis called the meeting to order and gave the invocation.

Upon roll call, the following members were present:

Steven E. Wallis, Vice-President  
 Cody C. Caldwell, Member  
 Albert "Tony" Gallagher, Member  
 Beau Sang, Member

Others attending were:

M. Eugene Greene, City Manager		
Annette M. Landers, Auditor/Clerk/Treasurer		
Dean Wright, Gallipolis Daily Tribune		
Ronnie Lynch	Michael W. Brown	Kenny Ratliff
Marvin Ours	Dottie Chestnut	Claudia Miller
Randy Breech	Jeff Boyer	Roma Wood
Eva Workman	Gary Workman	Dave Rau
Michelle Day	Danny McNichols	Joseph DeBenedetto
Judy Payne		

Commission received the minutes of the March 19, 2019 meeting prior to this meeting. There being no corrections, objections, or additions, these minutes were approved.

*Privilege of Floor* was extended to Mr. Dave Rau and other representatives of Columbia Gas to speak about their project to replace natural gas lines in Gallipolis. Ms. Michelle Day distributed handouts describing the project to Commissioners and others in attendance. Mr. Rau stated that ten years ago, Columbia Gas went to the Public Utilities Commission with a plan to replace their aging gas lines, beginning with those in the worst condition first. It is now time to replace lines in Gallipolis. This will involve extensive digging in the streets and possibly involving some residents' yards, sidewalks, and/or driveways. However, areas disturbed will be restored as work is completed. Every effort will be made to accommodate the needs of residents and businesses in the project area. Meters that are currently located inside will be relocated to the outside. This is necessitated due to safety concerns from having high pressure natural gas entering occupied structures. It will allow easier access for first responders and gas company personnel. All of this work will be done at the company's expense.

Mr. Joseph DeBenedetto, engineer for the project, was introduced to provide more information on the scope of the \$3.75 million project. He said that the area being addressed in this phase of the project involves 431 active customers and extends in an area involving certain blocks of Second, Third, Fourth, and Fifth Avenues, as well as some portions of cross streets from Sycamore to Locust Streets, including portions of Neil and Vinton. There is a map of the project area in the handouts provided. R&R Pipeline is the contractor for the project. All workers will be in marked vehicles and carry photo ID. Any work on private property will be done in a manner and at a time to accommodate the needs of the residents and business owners involved.

Presenters spent a few minutes answering questions from Commissioners and people in the audience. Mr. Gallagher asked why their letter mentioned inspecting residents' sewer lines. Mr.

DeBenedetto explained this was to assure that no sewer lines are accidentally bored into. Work is already beginning in the Sycamore Street area. Mr. Sang asked if they were making an effort to coordinate their work with the City's paving projects. He was assured that this was fully their intent to avoid making cuts in newly-paved streets. They are already in communication with the City Manager to coordinate timing of their project in these areas. Mr. Greene said that, from prior dealings with them, he is confident that Columbia Gas employees and their contractors will conduct this project in a totally competent and professional manner.

Mr. Marvin Ours asked about the EPA Lead & Copper Survey that he received in the mail with his water bill. Mr. Greene explained that the EPA wants 100 homes to volunteer to participate in the survey. Anyone wishing to volunteer can just return their filled-out form to the Utility Billing Department.

Mr. Randy Breech talked about problems he is having with the new trash compactor located in the gravel parking lot across the street. He said the trash company says they need a larger compactor to deal with the volume of trash. They are contacting business owners for the additional money to cover the cost. Mr. Breech said that it is also challenging to use his rolling receptacles to get the trash through the parking lot, across the street, up the incline, over the lip to the sidewalk, and through the rough gravel lot to the new compactor. There is grease coating the concrete slab from people missing the opening for grease disposal. He has hired a back-up service to pick up trash behind his building, but they are having trouble exiting the alley now that OVB has their end closed off due to construction. He suggested allowing at least one more compactor to be located in the alley on a strip of land he owns abutting City property and Peoples Bank.

Commissioners and the City Manager responded to his concerns with the following:

- The alley used to have multiple dumpsters all along it which were not compliant with City Code since they were not enclosed by fencing, as there was no extra room for the fences. These dumpsters were a fire hazard and an impediment to first responders needing access to the buildings. The communal, fenced compactor was the solution to that Code issue. The City is not interested in allowing dumpsters in the alley again.
- Residents above the businesses used to put their trash illegally into the City's receptacles along Second Avenue. They must continue to use the proper receptacles, not return to using the City's.
- Rats near the City Building and nearby businesses have been a concern for some. Whether moving the compactor to the new location merely shifted the rat problem is not a question that anyone intends taking up at present.
- This entire problem is between the business owners and their contractor. There is enough space on the current slab to accommodate a larger compactor. Also, there has been a problem with the sensor not properly engaging, which causes the unit to seem full when it is not. The City has provided adequate space, a concrete slab and extension of electrical service to the new location. The rest is for the business owners to resolve between them.

Ms. Judy Payne complained of a parking problem at her residence at 708 Second Avenue. She said that a neighbor takes up all of the on-street parking, leaving his vehicles for days on end in the same location. Her driveway is used by three families, making it hard for her to park conveniently there for access for her handicapped son. Because she has a driveway, she cannot have a handicapped parking space on the street in front of her house, which she acknowledges would not be exclusively for her use, but available to anyone with a handicapped permit. After a short discussion, Mr. Wallis told her that the Commission would let City employees handle this issue as appropriate.

The City Manager reported on the following:

- City Maintenance crews have been busy installing new water and sewer services for all of the new construction going on in town.

- The slip on SR588 is getting worse.
- We are having the motor at the swimming pool rebuilt in time for the season opening on May 25<sup>th</sup>.
- The EPA conducted their inspection of the Wastewater Treatment Plant last week. We have not received their official, written report, but do not expect any major deficiencies from feedback during the inspection. Brian Lane and his crew oversaw the entire construction project and did a super job.
- The Cemetery Sexton is hiring on his seasonal crew to get a jump on clean-up at the cemeteries. As a reminder, last year was very wet and challenging to keep up with the mowing. The new mower was purchased this week.
- March 31<sup>st</sup> was the end of first quarter for income tax withholding reports. April is a very busy month for the two people in our income tax department.
- Chief Boyer is still coping with insufficient personnel for full coverage. This problem will intensify with summer events in the Park, parades, and so forth. Appreciation was expressed to the department for their efforts to keep the public safe.
- The City Manager and City employees are working with Columbia Gas to maintain public safety during their project.
- Mr. Greene is also working on paving grants and contracts. He is still dealing with FEMA on the SR588 slip, putting in temporary sewer lines and replacing broken water lines.
- He has been working with the Utility Billing Office and meter readers to address the numbers on the shut-off lists.
- The Task Force has been dealing with building inspections, with one report included in the Commission packets. This relates back to the liquor license transfer for Kenny's bar. The report says that we need a structural engineer to inspect the property. The cost to hire one for that would be \$500. Neither the buyer nor the seller have agreed to pay the cost, so we are at a standstill. Mr. Gallagher stated that the City should not cover this cost; it should be paid by either the buyer or seller. Mr. Ratliff spoke up, repeatedly insisting to know who contested the liquor license transfer. Mr. Wallis responded several times that the Commission had requested a hearing on the transfer based on public health and safety concerns, which our new Solicitor assures us is a valid objection under Ohio Revised Code.
- The enclosure that Commission plans to mail with our utility bills will cost a total of \$562.50, according to a quote from Smartbill, our utility billing vendor. Commissioners were in favor of proceeding with the mailing at the quoted cost.
- Mr. Greene requested executive session for buying and selling property.

The City Auditor presented one invoice over \$3,000 for approval of payment:

- \$5,025 from AEP for February street lights. Invoice: 2/28/19. PO: 3/1/19.

Mr. Caldwell made a motion to approve payment, seconded by Mr. Sang. Upon voice vote on the motion, all votes were yes.

Ms. Landers detailed the appropriation changes in tonight's first reading of Ordinance No O2019-11. She explained that there will need to be an amendment to the appropriation change ordinance prior to second reading to allow for the addition of \$5,351.02 for IDAT Surplus Expenditures, which was just ordered by Municipal Court in their Alcohol Treatment Fund. We will also need to add anything related to buying/selling of property.

The City Solicitor is absent due to the birth of her child. Everyone joined in wishing her and her family well. Our Assistant Solicitor could not attend due to a sick child.

There was presented and read to the Commission for a second reading an Ordinance No. O2019-09 entitled **AN ORDINANCE AUTHORIZING THE CITY MANAGER TO PREPARE AND**

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**SUBMIT AN APPLICATION TO PARTICIPATE IN THE COMMUNITY DEVELOPMENT BLOCK GRANT FORMULA PROGRAM.** Mr. Caldwell made a motion to adopt this ordinance on second reading, seconded by Mr. Sang. Upon roll call to adopt this ordinance on second reading, all votes were yes.

There was presented and read to the Commission for a first reading an Ordinance No. O2019-10 entitled **AN ORDINANCE AUTHORIZING AND DIRECTING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH THE VILLAGE OF MIDDLEPORT, OHIO, FOR THE HOUSING OF PRISONERS.** Mr. Sang made a motion to place this ordinance on first reading, seconded by Mr. Gallagher. Upon voice vote to place this ordinance on first reading, all votes were yes.

There was presented and read to the Commission for a first reading an Ordinance No. O2019-11 entitled **AN ORDINANCE AMENDING ORDINANCE NO. O2019-06, SETTING APPROPRIATIONS FOR CURRENT EXPENSES OF THE CITY OF GALLIPOLIS, OHIO, DURING THE FISCAL YEAR ENDING DECEMBER 31, 2019.** Mr. Gallagher made a motion to place this ordinance on first reading, seconded by Mr. Caldwell. Upon voice vote to place this ordinance on first reading, all votes were yes.

Mr. Gallagher made a motion to enter executive session to discuss buying and selling of property, seconded by Mr. Sang. Upon roll call to enter executive session for legal matters and buying and selling of property, all votes were yes. Ms. Claudia Miller was invited to stay for executive session. Vice-President Wallis announced that there would be no business following executive session. Upon completion of executive session, Commission returned to regular session. There being no further business to come before the Commission, the meeting was adjourned.

  
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Clerk, City Commission

  
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President, City Commission