

June 5, 2018

The Gallipolis City Commission met in regular session on Tuesday, June 5, 2018, 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

Michael C. Fulks, President, arrived during *Privilege of Floor*.

Others attending were:

M. Eugene Greene, City Manager		
Adam R. Salisbury, City Solicitor		
Annette M. Landers, Auditor/Clerk/Treasurer		
Dean Wright, Gallipolis Daily Tribune		
Michelle Miller, Gallia Hometown Herald		
Michael W. Brown	Mary Lee Marchi	Marvin Vanderberg
Ronnie Lynch	Randy Breech	Roma Wood
Claudia Miller	Jeff Boyer	Bradie Angell
Joy Elliott	Keith Elliott	Marvin Ours
Kari Anderson	Brittany Burnett	T. Jaye McCalla
Dustin Gibbs	James Cozza	Christine Myers Cozza
Steve McGhee		

Commission received the minutes of the May 15, 2018 meeting prior to this meeting. There being no corrections, objections, or additions, these minutes were approved.

Privilege of Floor was granted to Ms. Brittany Burnett. On May 26th, her five year old daughter and another young family member were playing on the Ohio River side Cedar Street when her leg broke through the asphalt into a ten foot deep sinkhole. Her terrified daughter ended up with scratches on her leg and buttock, which are now healing. She praised the response of the Gallipolis Police Department, especially Patrolman Adam Holcomb, for their comfort and kindness toward her daughter. She also expressed appreciation for the City Manager's personal visit to her family, as well as City Commissioners' calls and visits. She urged the Commissioners to take a proactive response to detection of problems, perhaps with the use of ground penetrating radar, before someone is seriously hurt or killed.

There was a long discussion on the costs involved in replacing infrastructure and lack of resources to do so. Just the storm sewer would be very costly to completely replace. EMH&T's work in developing a 5-year plan for part of the sewer system cost \$500,000. Right now, the sewer fund is losing ground because it has a heavy debt burden for the Wastewater Treatment Plant Improvements Project and revenues from new Green Township users have not yet ramped up fully. There was discussion of grants and loans. Some lending authorities listed were the EPA, OWDA, and OPWC. Mr. Greene said that the City applies for everything available. Mr. Sang recommended hiring a civil engineer to perform a study, even if it means reallocating funds. Mr. Wallis stated that it is the Commission's responsibility to assure that adequate funding is available. Mr. Sang asked Mr. Gallagher how much revenue he has brought in while Commissioner. Mr. Wallis cut that line of questioning short as "not useful." Mr.

Gallipolis City Commission

June 5, 2018

Page 2

Greene said he was glad to see the public getting involved in recognizing infrastructure problems. Mr. Caldwell urged contacting other communities to see how they are addressing similar problems with their aging infrastructure. Mr. Melvin Ours asked to speak. He said that sinkholes are happening all over the nation. He asked if the City has maps that show the location and linear feet of the water and sewer systems. Mr. Wallis answered that some of the maps are incomplete, which can be problematic. Mr. Wallis and other Commissioners agreed that we might begin the process by inquiring into the cost to hire an engineer to assess the condition of our systems, which would allow us to identify and prioritize areas of most concern.

Ms. Chris Cozza was extended *Privilege of Floor*. She asked what was being done about the high weeds in the car lot on Eastern Avenue near Mill Creek Road. Mr. Greene answered that Code Enforcement has already sent a letter to the owner. Ms. Cozza asked what the code says concerning unlicensed vehicles parked on private property in the city. Chief Boyer answered that vehicles must be licensed if parked on the street. President Fulks added that there is code about unlicensed cars on private property, as well. Mr. Caldwell inquired about laws about doing auto body work in a driveway and trucks on the street. President Fulks responded that performing such work on the City's streets is not allowed. Mr. Gallagher mentioned people blocking access to driveways. Mr. Fulks observed that blocked driveways are a police matter, not code enforcement. Chief Boyer added that the police department has addressed this issue several times in the past.

The City Manager reported on the following:

- The City Maintenance Department has been repairing storm sewer sink holes on First Avenue caused by recent flooding and the failing of the 100 year old system.
- City streets are in bad need of repair. We expect news soon on a \$234,000 paving grant with \$47,000 local match.
- We met again with FEMA last week regarding the flooding in February. They conducted a site inspection of the Spruce Street Bridge. They will pay for repairs, but are saying that the Corps of Engineers will not raise the bridge. There is another part of FEMA that might raise the bridge. Mr. Greene is continuing to explore all funding possibilities. FEMA is conducting weekly meetings.
- The pool seems to be doing fine so far this year, with water quality the best we have seen in recent years.
- Bids were opened for the generator replacement, with Walker Machinery selected as the most responsive. The other bidder did not include all items solicited.
- We have a Memorandum of Understanding to sign for the GDC Water Line Project. Once that is sent back to the State, they will send us a check for the project cost and we can begin work.
- The grant for Airport Road has been approved. Ms. Karen Sprague, County Administrator, will be handing the project.
- EL Robinson is working on plans for the bandstand and Kerr Fountain.
- The vacant building ordinance is working. Mr. Bostic reported at our last staff meeting that of the thirty letters sent out to owners, twenty-five have either paid fines or made arrangements to correct problems.

The City Auditor presented three invoices over \$3,000 for approval of payment:

- \$5,083.63 from AEP for April street lights. Inv: 4/30/18. PO: 5/1/18.
- \$3,746.50 from Tristateracer.com for GIL 5K race. Inv: 9/18. PO: 5/25/18.
- \$4,961.07 from OVB for parking lot bond. Inv: 5/8/18. PO: 5/10/18.

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

The first half 2018 property tax distribution was received on May 6th. General Fund received \$84,757.69, less \$2,230.49 in County Auditor/Treasurer fees. Fire Levy Fund received \$72,966.78, less \$1,903.25 in fees. Water/Sewer special assessments collected were \$501.07, which is less than usual. Election expense deducted was \$3,554.40, which was three times more than expected. Ms. Landers said she contacted Mr. Whitt at the Board of Elections to find out why it was so much more than in prior years. The only thing that made any sense was that

possibly we were charged for only one precinct in the past, not three. Mr. Whitt explained that for elections falling in even years, we only pay for ballots and advertising. For elections falling in odd years, we pay a proportionate share of all expenses for personnel, supplies, etc. Ms. Landers gave each Commissioner a spreadsheet with detailed costs for elections in 2016 and 2017.

The Water Treatment Plant generator, on tonight's agenda, will cost \$135,804.19. Ms. Landers spoke on the need to appropriate additional money in the WTP capital line for this purchase. She suggested temporarily expensing it from the 560 Fund's capital reserve line. After discussion, the Commissioners gave permission to do so.

The City Solicitor requested executive session for personnel.

Mr. Sang asked about the influx of buzzards. President Fulks said that there is nothing we can do about them because they are federally protected.

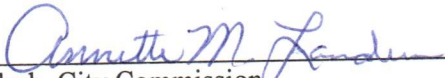
Mr. Sang reported that the City Manager job posting has generated twenty-two applicants. He asked what steps the Commissioners wanted to take in the selection process. Should a deadline be set? Mr. Gallagher favored setting a deadline, but said that all five Commissioners will sit to make decisions jointly. Mr. Sang said that he has forwarded the resumes to all of the Commissioners. It was suggested that he include the City Clerk in the mailing list. Mr. Salisbury pointed out that there is no process for selection specified in the City Charter, which means that Commissioners can set their own process. President Fulks proposed setting a salary range as a starting point. Mr. Sang and Mr. Caldwell were in favor of remaining more flexible on salary, approaching this on a case by case basis, with perhaps tuition reimbursements being a more attractive inducement for some candidates. Mr. Gallagher said he personally would prefer to select someone local for the office. Mr. Wallis added that he knows there are some local people interested. Commissioners set Friday, July 13th at 3:30 p.m. as the deadline for applications. Ms. Landers will place a notice in the newspaper.

Mr. Caldwell announced that the Ohio Auditor of State will sponsor a meet and greet at the Courtside Restaurant on Sunday, June 10th from 1 p.m. to 3 p.m.

Mr. Gallagher mentioned a complaint from a citizen concerning the fence in front of the Colony. In discussion, Commissioners determined that it is within parameters of what had been proposed and approved.

There was presented and read to the Commission as an emergency an Ordinance No. O2018-17 entitled **AN EMERGENCY ORDINANCE ACCEPTING AND REJECTING BIDS FOR A GENERATOR FOR THE WATER PLANT**. Mr. Wallis made a motion to adopt this ordinance as an emergency, seconded by Mr. Caldwell. Upon roll call to adopt this ordinance as an emergency, all votes were yes.

Mr. Wallis made a motion to enter executive session to discuss lawsuits, seconded by Mr. Gallagher. On roll call to enter executive session, all votes were yes. Upon completion of executive session, Commission returned to regular session. There being no further business to come before the Commission, the meeting was adjourned.


Clerk, City Commission


President, City Commission