



**VILLAGE OF COMMERCIAL POINT
COUNCIL MEETING MINUTES
March 7, 2011**

Mayor Goldhardt called the meeting to order followed by the Pledge of Allegiance. Fiscal Officer Hastings took roll call with the following members present: Dr. Weaver, Ms. Hutchins, Mr. Cruz, Mr. Kuzelka and Mr. Benedik. Ms. Gooden-Kinney was absent. Solicitor Crites, Engineer Grosse and Chief Jordan were also in attendance.

Mr. Kuzelka made a motion, seconded by Dr. Weaver to approve the February 7, 2011 Regular Council Meeting Minutes. All members present were in favor and the motion passed.

Administrative Reports:

- A. Mayor's Report – see attachment.
- B. Village Engineer's Report – Engineer Grosse informed Council that the water going out of the plant today was at a level 80 for softness. EPA recommends a level of 120-150. Once the water leaves the plant and mixes with the harder water that is currently in the towers, it will be at the recommended level. The water is being tested for hardness everyday at different locations throughout the system. We are waiting for the lab results and an estimate from HD Water Systems before we can proceed with the repair and maintenance of the softeners and filters. Engineer Grosse also informed Council that with the recent heavy rainfall, the wastewater plant has been working extremely hard to keep up. At this time, Engineer Grosse handed out maps to Council with the suggested street repairs that he and Mr. Kuzelka prepared during their meeting. Engineer Grosse had cost estimates for each project that was listed on the map. After some discussion, Mayor Goldhardt suggested adding Third Street, Second Street and Harsh Alley to the priority list. Mr. Kuzelka asked Engineer Grosse to resubmit the cost estimates including Third, Second and Harsh and removing the slurry seal from Foxfire. Engineer Grosse will have cost estimates and a bid book put together by the next Council meeting. Mayor Goldhardt will have a resolution prepared for Council to consider at the next meeting as well which would authorize the street work to begin.
- C. Village Solicitor's Report – Nothing to report.
- D. Fiscal Officer's Report – Fiscal Officer Hastings gave the following report: General Fund - \$ 586,812.63; Street Construction - \$ 67,625.13; State Highway - \$ 5,960.67; Parks and Rec - \$ 3,875.00; Permissive Motor - \$ 9,365.31; Housing Developments - \$ 20,796.94; Fireflow - \$ 88.24; Water Operating - \$ 664,574.97; Sewer Operating - \$ 620,545.69; Garbage Operating - \$ 12,731.26.

Legislative Reports:

- A. Legislative Authority Reports
 1. Mr. Benedik - Nothing to report.
 2. Mr. Cruz – Nothing to report.
 3. Ms. Hutchins – Nothing to report.
 4. Mr. Kuzelka - Nothing to report.
 5. Dr. Weaver – Nothing to report.

Citizen's Comments:

There were no citizens wishing to address the council.

Business Items:

- A. Building Committee – Mr. Benedik reported that some of the punch list items have been completed but we still have a few items that have not been addressed at this time.
- B. Police Committee – Nothing to report.
- C. Street Committee – All of the street committee information was covered and discussed in the Village Engineer's report.
- D. Website Committee – Dr. Weaver advised Council that they would be considering a resolution later in the meeting to enter into a contract with Infolink to create and maintain a website for the village. She informed Council that Infolink has done many governmental websites within our area and is familiar with some of our local issues and needs.
- E. Speed Study – At this time, Chief Jordan presented Mr. Cruz with the results of the speed study performed by his department. Mr. Cruz will prepare a summary of the report for Council to review before the next COW meeting.



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Legislation:

A. Resolution for Third Reading:

Resolution 01-2011 A RESOLUTION TO MAKE PERMANENT APPROPRIATIONS FOR CURRENT EXPENSES AND OTHER EXPENDITURES OF THE VILLAGE OF COMMERCIAL POINT, OHIO DURING THE FISCAL YEAR ENDING DECEMBER 31, 2011 AND DECLARING IT AN EMERGENCY. Mr. Kuzelka made a motion, seconded by Ms. Hutchins to approve Resolution 01-2011 and declare an emergency. All members present were in favor and the motion passed.

B. Resolutions for Second Reading:

Resolution 02-2011 A RESOLUTION PURSUANT TO OHIO REVISED CODE SECTION 721.15 DETERMINING THAT CERTAIN MUNICIPAL PROPERTY IS NOT NEEDED FOR PUBLIC USE AND HAS NO VALUE AND AUTHORIZING THE MAYOR TO DISCARD OR SALVAGE SAID PROPERTY.

Dr. Weaver made a motion, seconded by Mr. Cruz to waive the third reading. All members present were in favor and the motion passed.

Mr. Kuzelka made a motion, seconded by Dr. Weaver to adopt Resolution 02-2011. All members present were in favor and the motion passed.

Resolution 03-11 A RESOLUTION AUTHORIZING THE VILLAGE OF COMMERCIAL POINT TO PARTICIPATE IN THE STATE OF OHIO COOPERATIVE PURCHASING PROGRAM.

Dr. Weaver made a motion, seconded by Ms. Hutchins to waive the third reading. All members present were in favor and the motion passed.

Mr. Benedik made a motion, seconded by Dr. Weaver to adopt Resolution 03-2011 and declare an emergency. All members present were in favor and the motion passed.

Resolution 04-2011 A RESOLUTION AUTHORIZING AND DIRECTING THE VILLAGE ADMINISTRATOR OF THE VILLAGE OF COMMERCIAL POINT TO ADVERTISE, ACCEPT THE LOWEST AND BEST BID, AND TO ENTER INTO A CONTRACT ON BEHALF OF THE VILLAGE OF COMMERCIAL POINT FOR INSTALLATION OF A BAR SCREEN FILTER AND DECLARE AN EMERGENCY.

Mr. Kuzelka made a motion, seconded by Ms. Hutchins to waive the third reading. All members present were in favor and the motion passed.

Dr. Weaver made a motion, seconded by Ms. Hutchins to adopt Resolution 04-2011 and declare an emergency. All members present were in favor and the motion passed.

Resolution 05-2011 A RESOLUTION TO RATIFY THE REALIGNMENT OF MONIES WITHIN THE SEWER FUND FROM THE OTHER-OTHER CONTRACTUAL SERVICES FUND 5201-549-399-0000 AND TRANSFER IT TO THE OTHER-CAPITAL OUTLAY FUND 5201-549-590-0000.

Mr. Kuzelka made a motion, seconded by Dr. Weaver to waive the third reading. All members present were in favor and the motion passed.

Ms. Hutchins made a motion, seconded by Mr. Kuzelka to adopt Resolution 05-2011. All members present were in favor and the motion passed.

C. Resolutions for First Reading:

Resolution 06-2011 A RESOLUTION STATING THE COUNCIL'S INTENT TO ALLOCATE \$_____ TO THE COMMUNITY MEN'S CLUB AS COMPENSATION FOR ALLOWING THE VILLAGE COUNCIL TO USE ITS FACILITIES FOR MUNICIPAL MEETINGS OVER THE PAST THREE YEARS.

Mayor Goldhardt did a first reading, title only.

Dr. Weaver made a motion, seconded by Mr. Benedik to amend Resolution 06-2011 to insert the dollar amount of \$3,000. All members present were in favor and the motion passed.



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Resolution 07-2011 A RESOLUTION AUTHORIZING AND DIRECTING THE VILLAGE ADMINISTRATOR OF THE VILLAGE OF COMMERCIAL POINT TO ENTER INTO A CONTRACT ON BEHALF OF THE VILLAGE OF COMMERCIAL POINT FOR THE CREATION AND MAINTENANCE OF A VILLAGE WEBSITE AND DECLARE AN EMERGENCY.

Mr. Kuzelka made a motion, seconded by Mr. Benedik to waive the three readings. All members present were in favor and the motion passed.

Mr. Kuzelka made a motion, seconded by Ms. Hutchins to adopt Resolution 07-2011 and declare an emergency. All members present were in favor and the motion passed.

Resolution 08-2011 A RESOLUTION AUTHORIZING AND DIRECTING THE VILLAGE ADMINISTRATOR OF THE VILLAGE OF COMMERCIAL POINT TO ENTER INTO A CONTRACT ON BEHALF OF THE VILLAGE OF COMMERCIAL POINT FOR THE SERVICE AND MAINTENANCE OF THE HVAC SYSTEM AT THE MUNICIPAL BUILDING.

Mr. Kuzelka made a motion, seconded by Dr. Weaver to waive the three readings. All members present were in favor and the motion passed.

Dr. Weaver made a motion, seconded by Mr. Benedik to adopt Resolution 08-2011. All members present were in favor and the motion passed.

D. Ordinance for First Reading:

Ordinance 2011-01 AN ORDINANCE TO ENACT AND ADOPT THE COMPREHENSIVE PLAN.

Mayor Goldhardt did a first reading, title only.

At this time, Mayor Goldhardt informed Council that he had met with Jack Mautino from Westport Homes. Since Westport Homes had previously opted to forfeit 74 water & sewer taps instead of paying minimum monthly fees as outlined in their contract, Mr. Mautino was wondering if Council would consider crediting the monies paid for the forfeited taps towards the purchase of their next 74 water & sewer taps. Council requested that Jack Mautino come to the next COW meeting to discuss this matter. Mayor Goldhardt will call Mr. Mautino and advise him of their request.

Per the Administrative Employee Guideline book, Mayor Goldhardt noted that it was time to consider raises for our administrative employees. He recommended a 3% raise for five village positions, the plant superintendent, fiscal officer, police chief, zoning inspector and the village administrator. After a lengthy discussion, each member of Council was asked what they would recommend. The results were: Mr. Kuzelka 1 – 1 ½% raise; Mr. Cruz – No raise; Dr. Weaver 1 ½ - 2% raise; Ms. Hutchins 2% raise; Mr. Benedik 1 ½% raise. Mayor Goldhardt said that he will calculate a 1 ½% raise which will go into effect as of the first paycheck in March 2011.

Mr. Cruz made a motion, seconded by Mr. Benedik to adjourn the meeting. All members present were in favor and the meeting was adjourned.

Allan D. Goldhardt, Mayor

Wendy L. Hastings, Fiscal Officer



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**Mayor's Report
March 7, 2011**

1. I met with Lisa Queen on 02/04/11 about installing a street light at the southern entrance to Walker Point. She stated that the existing pole across the street from the entrance is too short. She is to get me a price for a new pole. It will be located on the southwest corner of the entrance. The village will be responsible for providing a trench from the ground level transformer to the base of the pole.
2. Lumbee Electric has received the tornado siren replacement parts. We are now waiting for appropriate weather to proceed with the installation of the siren at the new location.
3. I met with David Rutter from MORPC on 02/15/11. We discussed possible utility service areas for the future. He is to update his utility service map and hold a meeting with all of the municipalities involved for a final review and discussion.
4. I met with the Police Chief Jordan on 02/22/11. We set up an internet calendar for his officers to schedule their duty hours. We also discussed department policies and I outlined what my expectations are for him and the department.
5. Tonka came out to the plant on 02/24/11. They inspected the entire water softening system. They will be submitting their report to us later this month.
6. The bar screen filter plans were hand delivered to the EPA on 02/25/11 for their review. The next step is for the EPA to issue the Village a permit to install. The project is on schedule at this time.
7. Fiscal Officer Hastings and I had a phone conference with Engineer Grosse on 03/02/11. He informed us that he had completed the plan review for Chestnut Estates Section 3. They had previously submitted a check for a little over \$17,000.00 for the plan review portion of the project. The actual cost was approximately \$7,000.00. We will be refunding the balance to them. They will now be submitting us a check for \$35,000.00 to cover their inspection deposit.
8. I met with Jack Mautino from Westport Homes on 03/03/11. We discussed the Talbott settlement at Genoa Crossing and the current water & sewer tap prices for the upcoming phase at Chestnut Estates. He may wish to meet with the Council in the near future.
9. Don Benedik and I met with Ben Lindsay on 03/03/11. We reviewed the punch list items for the Municipal Building and discussed a timeline for completion. Over the past two weeks, the roof was caulked, the entry area was spackled and repainted, the dog house was installed, and the hot water pressure problem at two of the sinks was corrected.
10. I met with Solicitor Crites and Assistant Kristina McNeish on 03/04/11. We resolved a few remaining items within the Comprehensive Plan. Kristina McNeish will make the additional changes and prepare the book for Council's review.
11. John Grosse and I have a preconstruction meeting scheduled for 03/15/11 with representatives from Westport Homes to discuss the upcoming construction of Chestnut Estates, section 3.