

VILLAGE OF RUSSIA

VILLAGE COUNCIL MINUTES

March 8, 2017

The regular monthly meeting of the Village of Russia council was held Wednesday, March 8, 2017 at the Village office at 232 W. Main St. Mayor, Terence Daugherty called the meeting to order at 7:00 p.m.

ROLL CALL

Present: Ron Simon
Cindy Goubeaux
John Grogean
Mary Jo High

Absent: Larry Platfoot
Greg Borchers (entered the meeting at 8:05 p.m.)

Non-members present: Mark Shappie, Mary Jo Voisard, Justin Spillers, Sheriff John Lenhart, Heidi Sherman, and Matt Hoying of Choice One Engineering.

- The minutes of the February 8, 2017 regular meeting were read, and a motion was made by Grogean, and seconded by Borchers to approve the meeting minutes. All yeas, motion passed.
- A motion was made by Goubeaux and seconded by Simon to approve the bills as presented. All yeas, motion passed.
- A motion was made by Goubeaux and seconded by High to approve the February financial reports. All yeas, motion passed.

Police

Sheriff Lenhart gave the Law Enforcement report for the month of February. He said that activity was fairly routine, with the exception of a cash theft reported on February 21st. Shappie said he had been asked by a local business whether law enforcement response would be adequate if there was a break in, and no deputy was close. Lenhart responded that they should call the Sheriff's department, but if there was not a deputy nearby, they would call Versailles for mutual aid. High asked if the Village should be putting regulations in place regarding medical marijuana, now that it is legal in Ohio. Lenhart said that he was asked to represent local law enforcement to set guidelines and policies for medical marijuana in Ohio. He said that regulations will not be in place for about a year, but at that time, the Village could decide what regulations should be in place on a Village level.

Zoning

Heidi Sherman was present regarding a zoning variance she had requested to allow the installation of a 5' fence, rather than a 6' fence around a swimming pool. The request had been denied by the Zoning Board, as the zoning code would have to be changed to allow her request. Council discussed the matter of changing the zoning code at length. Goubeaux said that she had asked two years ago if she could install a 5' fence, and she was told she could not. She didn't feel it was right to change the code for one homeowner, when just 2 years earlier it was not. Grogean said that he has a 6' fence, and has had kids try to climb it. He said he feels that they could have climbed the 5' fence. High said that she felt that for consistency and for safety it would be best to keep it at 6'. Simon and Grogean also voted to keep the 6' requirement. Goubeaux abstained. Since a change in zoning code requires 4 yes votes, no change was made.

Shappie also said that other changes should be made to the zoning code. Metal roofs are currently not allowed on new construction, but if a resident replaces a roof, there is no restriction. He said with the improvement in metal roofs, he feels they should not be excluded. He also said that the current fee for zoning variances does not cover expenses, and that the fee should be increased to \$200. He also wants to remove the requirement for advertising the variance request in the newspaper. He said few people read the ad, and it could be placed on the village website, and posted in a public place instead. Notices would still be mailed to residents in the area of the resident requesting the variance.

A motion to suspend the rules was made by High and seconded by Simon. All yeas, motion passed.

Simon moved and Grogean seconded the motion to approve **ORDINANCE NO. 17-05 AN ORDINANCE AMENDING THE OFFICIAL ZONING REGULATIONS OF THE VILLAGE OF RUSSIA, OHIO, AND DECLARING THE SAME TO BE AN EMERGENCY**

All yea, motion passed.

Farm Land Lease

Shappie said that since the 13 acre plot that had been rented to Bob Goubeaux for farming will now be used for the new well field, it is necessary to amend the land lease agreement, taking that plot off the lease.

Borchers moved, and Goubeaux seconded the motion to approve the amended land lease agreement as follows:

Total land to lease: 10 acres, at an annual rent payment of \$2,810, with three annual payments of \$936.67. Since the renter had paid the first installment of the previous lease for a total of \$2,273.16, the overpayment will be applied toward the June 30 payment, making the balance due \$0. The remainder of the overpayment (\$399.82) shall be applied toward the June 30 payment on the 50 acre plot, making the balance due on June 30 \$4,700.18.

All yea, motion passed.

He also said that in August, he will be requesting bids for approximately 30 acres to be planted in hay.

Industrial Drive

Shappie said that he received an estimate of \$20,000 from Dan Paulus for the additional 200 feet of roadway that will be required for the new building on Industrial Drive. The addition will be stone, with no curbs or gutters, and will be paved at a later date. Council asked that he get formal quotes from Paulus, and at least one other quote for comparison.

Simon moved, and Borchers seconded the motion allowing Shappie to accept the best bid for the project. All yea, motion passed.

Bridge Project/New Industrial Park

Matt Hoying showed Council drawings of the proposed layout of the new industrial park, with the placement of the bridge. Shappie said that he has been contacted by someone wanting to put up an 8,000 square foot building in the new park. The business would initially have 2 employees, but with potential for growth. Daugherty said that attracting the initial business to the new industrial park is very important, and he felt it warrants giving the land at no cost to the builder. He said that future projects should be decided on a case by case basis. Council agreed that land would be given with stipulations that the business would have to be in operation by the end of the year. Only the land required for the size of the building would be given, but the owner would have the option of purchasing additional land. Council agreed that Sewer and water lines would be installed to the property lines. Hoying estimated that the cost of the Sewer line would be approximately \$35,000, and the water line approximately \$10,000.

High moved and Grogean seconded the motion that land would be given for the purpose of constructing a building for business purposes in the new industrial park if all conditions are met, and plans are approved. All yea, motion passed.

Shappie said that Council should come up with a name for the street for the New Industrial Park. Suggestions will be reviewed at the April Council meeting.

Equipment Purchase

Shappie reported that he received only one bid for the mower. It will be sold to Mike Bergman for \$8,876.

He said he had received 2 quotes for a new mower:

Flora's Small Engine Repair, Bradford, OH	XMark Mower	\$9,759.00
Koenig Equipment, Anna, OH	John Deere Z960M Mower	\$9,592.98

Although the price for the John Deere was slightly lower, Shappie said he prefers to stay with the XMark, as they have been satisfied with that brand in the past.

Grogean moved and High seconded the motion to purchase the XMark mower from Flora's Small Engine repair at a cost of \$9,759.00. All yea, motion passed.

Goubeaux moved and Simon seconded the motion to approve the contract with Russia Local School for use of Village equipment during 2017 for \$200 annually. All yea, motion passed.

Grogean moved and High seconded the motion to approve the contract with Russia Local School to pay \$441.50 for ½ of the net purchase price of the new lawnmower. All yea, motion passed.

John Grogean said he had checked on whether the price offered for the trade in of the old tractor was a good price. He said it was a good price, so the old tractor should be traded in.

Grogean moved and High seconded the motion to Purchase a John Deere 5100 with Standard tires at a purchase price of \$50,741.21 less trade in allowance of \$37,200, making the net cost \$13,540.21. All yea, motion passed.

PIRG Agreement (Property Investment Reimbursement Grant)

Shappie explained that in 2014, the Village had passed a PIRG Agreement allowing the Village to Grant money to businesses if certain conditions are met. This would be for new construction, renovation, or added employees. The current guidelines call for a minimum capital investment of \$500,000, or added payroll of \$300,000. He said that limits that high excludes any small business from taking part in the program.

Council decided to amend the Ordinance to lower the amount of the minimum capital investment to 100,000, and the amount of added payroll to \$25,000.

A motion to suspend the rules was made by High and seconded by Simon. All yea, motion passed.

Borchers moved and Simon seconded the motion to approve **ORDINANCE 17-06 AN ORDINANCE AMENDING ORDINANCE 14-08, WHICH ESTABLISHED THE RUSSIA PROPERTY INVESTMENT REIMBURSEMENT GRANT PROGRAM IN THE VILLAGE OF RUSSIA, OHIO, AND DECLARING THE SAME TO BE AN EMERGENCY**

All yea, motion passed,

Miscellaneous

Shappie said he had received a quote of \$10,900 for the installation of a drain in the Kirk Building. He also priced 4 new windows at \$260 each, with self installation. He said he will go ahead with the windows, but the drain will not be installed at this time.

Council set the dates for mulch giveaway as follows:

April 8th – Village residents only

April 22 – open to anyone

Shappie said that he would like to hold a State of the Village meeting to update Village residents on current Village projects, and answer any questions residents may have. It was decided that it will be held on Wednesday, May 17th at the Gathering Place.

Daugherty said that the Russia Library will be holding an open house on March 26th from 12 to 2 p.m. He encouraged all council members to attend.

Daugherty explained that Ohio Governor John Kasich has introduced legislation to require centralized collection of the corporate income tax. It is felt that this measure would lead to the state collecting all municipal income taxes, thereby taking away local control.

A motion to suspend the rules was made by Simon, and seconded by Goubeaux.

High moved, and Grogean seconded the motion to approve **Resolution 17-03-08 Strongly opposing the State of Ohio Governor's proposed 2017-18 budget, which proposes centralized collection of net profit tax returns and other provisions related to Income Tax which will cause a substantial loss of revenue needed to support the health, safety, welfare, and economic development efforts of Ohio Municipalities, and declaring the same to be an Emergency.**

All yea, motion passed.

Daugherty said that he had been contacted by Jordan Harmann of AGE Electric. Harmann explained that new entities have been added to the Electric Aggregation Consortium, and they would like the expiration date of all contracts in the consortium to be uniform. Other Villages and cities have agreed to extend their expiration date from

April, 2019 to April 2020. The current rate, ending in April 2019 is .5441. The rate for May, 2019 through April, 2020 would be .05229. If the contract is not extended, Russia would be bidding alone, or in a very small group. Borchers moved, and Simon seconded the motion to approve the Master Agreement to provide Electric Generation supply between the Village of Russia and Dynegy Energy Services for the period of May 1, 2019 through the April, 2020 meter read date at 5.29 per kWh. All yea, motion passed.

Daugherty also said that Dynegy Electric has quoted a rate for all Village accounts that is even better than that available under the Aggregation agreement. There are different rates available depending upon the ending date of the contract as follows:

May, 2017 through May, 2019	.0526
May 2017 through May, 2020	.0503
May 2017 through December, 2020	.0499

Although the rate for the period ending in December, 2020 is slightly better, Council decided to lock in the rate ending in May, 2020, as it would coordinate best with the Aggregation bidding.

Borchers moved, and High seconded the motion to approve the Electric Service Agreement with Dynegy Electric Service for the period May, 2017 through May, 2020 at a rate of .0503. All yea, motion passed.

High reported that there are still several lights in town that are not working properly. Shappie said he would check them.

Borchers reported that he has ordered the sign for the Village Maintenance Facility.

Goubeaux moved and High seconded the motion that the meeting be adjourned. All yea, motion passed.

Council President, Ron Simon _____

Clerk, Mary Jo Voisard _____