

HILLSBORO CITY COUNCIL MEETING
Hillsboro Municipal Court – 130 Homestead Drive

April 13, 2015

At 7:00 p.m., Council President, Lee Koogler, called the Hillsboro City Council meeting to order. The following were present for the meeting: Mayor Drew Hastings, Todd Wilkin, Safety and Service Director; Gary Lewis, Auditor; Fred Beery, Law Director; and Debbie Sansone, Clerk.

ROLL CALL

Bill Alexander, Tracy Aranyos, Dick Donley, Justin Harsha, Claudia Klein, Ann Morris, and Becki Wilkin were present.

President Koogler led the Council in prayer and Mayor Hastings lead the Pledge of Allegiance.

MINUTES

There were no additions or corrections to the minutes from the Regular Meeting on March 9, 2015. The minutes were approved.

MONTHLY REPORTS

There were no questions about the March 2015 monthly reports and the Clerk read the reports by title only: Auditor, Income Tax Bureau, Police, Public Utilities, Street, Wastewater Treatment, Water Meter, Water/Sewer Maintenance, and Water Treatment.

PUBLIC REQUESTS

Kim Abbott, Economic Development Coordinator, requested a city-wide variance for yard sale permits for the weekend of the U.S. 50 Coast-to-Coast Yard Sale, May 15-17, 2015. There was no discussion.

MOTION Ms Morris moved, seconded by Ms. Klein, to waive the yard sale permit for the weekend of May 15-17, 2015. Vote: all yeas. Yard Sale Permits were waived for the weekend of May 15-17, 2015.

COMMUNICATIONS

The Clerk received the following correspondence:

Ohio Department of Transportation (ODOT) requesting preliminary legislation for four paving projects in Hillsboro during 2017 and 2018.

Department of Commerce Liquor Control notice of permit renewals on June 1, 2015.

Department of Commerce Liquor Control notice of application for new license at 547 S. High Street for John and Andrea Holt. Council did not request a hearing.

CITIZENS' COMMENTS

Sherry Young, Terrance Avenue, asked Council to pave Terrance Avenue. Mr. Wilkin informed Ms. Young that the city was unsuccessful in trying to obtain a grant last year to pave the alley. The City filled the potholes and graded the alley. Mr. Wilkin said that some of the current paving projects were bid lower than expected and he will try to pave her alley in 2015.

COMMUNICATIONS FROM THE MAYOR (Drew Hastings, Mayor)

Mayor Hastings reported on the April 2, 2015 public meeting hosted by Chief Whited and County Prosecutor Anneka Collins to address the drug issues in the city. Several council members attended and there was public input. The majority of those in attendance wanted the proposed warning signs that drug dealers would be prosecuted be placed at the city limits and asked that the words "Citizens of Hillsboro" be added to the signs.

The Mayor opened the first annual Highco 5K Color Run on March 28, 2015 and it was a huge success with over 400 entrants. It was cold but the race went well. Mayor Hastings thanked Nicole Haines of Highco for her efforts to make the event a big success. The Mayor also thanked Gary Lewis, Auditor, and Jason Bernard, Water Treatment Plant Supervisor, for their efforts in making the fishing derby at Liberty Park on April 11, 2015 a great success. A lot of people turned-out for the event and it helped to raise awareness of Liberty Park.

The Director of Ohio Department of Natural Resources visited the Mayor asking for the city's support for Rocky Fork Lake and the state's efforts to reclaim the lake as a major recreational attraction. The Mayor said he would balance the time and energy spent on these efforts because it is not the city's jurisdiction but he believes the lake region is an economic driver for the not only the county but the City of Hillsboro. The state is seeking a tenant to operate the lake restaurant and will work with a qualified operator.

On March 17, 2015 the Mayor met with Brett Dixon, Executive Director for Clinton County Economic Development. It was the first of a number of meetings to discuss partnering with Clinton County and the Airpark and other regional connections for job opportunities for Hillsboro and Highland County residents. This will be an ongoing effort and will prove to be central to the Administration's economic development in the next few years.

The Plaza Committee, chaired by Judge Coss, completed their recommendations and will present them to council within two weeks. Mayor Hastings asked Mr. Koogler if he would put the Plaza project into committee to review the recommendations. (Mr. Koogler placed the recommendation into Property Maintenance and Restoration and will later ask the Finance Committee and possibly the Street Committee to review aspects of the project).

Mayor Hastings said that legislation before Council to form a Community Improvement Corporation is a vehicle to forward the city's economic development efforts. The Board

of Directors consists of proven experienced business people and he is excited that they have stepped-up to help with the city's economic development.

There were no questions for Mayor Hastings.

SAFETY AND SERVICE DIRECTOR'S REPORT

Mr. Wilkin announced the start of the Employee of the Month Program and the first recipient was Nancy Mathews for the month of February. Nancy has been with the city for over a year and was recently promoted to Water Office Supervisor. Mona Parker, Water Office Supervisor, submitted a letter to the Administration advising that she will retire as of May 29, 2015. Mona was employed by the city for 32 years and he expressed his appreciation on behalf of the city for those years of service. There will be a public party on May 29, 2015 in the City Building to celebrate her retirement. Mr. Wilkin also announced the Employees of the Month for March who are the entire Water, Sewer, and Street Department staffs for their hard work and dedication through the last several weeks of winter. They spent countless hours fixing water line breaks and removing snow from the streets. They are very dedicated to serving the city. In addition to the Employee of the Month recognitions, Mr. Wilkin recognized Stephen Crouch for his dedication and service to the city. Stephen started as an intern in January and his last day will be May 1, 2015. Stephen has been influential in creating several strategies to correct threats that Hillsboro faces.

Miller Mason Paving was the lowest bidder for the 2015 street paving project and will be awarded the project. Several streets will be paved which include portions of Chariss, Kayrean, Spiegel, North East, East South and Glenn Streets as well as Diamond Drive in Liberty Park from US 62 to Harmony Lake. Street sweeping began April 13, 2015 and will last approximately two weeks. A new chain link fence was installed at Shaffer Park.

Legislation before Council includes four ODOT paving projects but there will be several ODOT paving projects in the next four years. Projects are normally split with twenty percent of the cost paid by the City. The City must also approve ADA ramps at the intersections. The project on SR 138 is paid totally by ODOT. The legislation is not binding but is a form of partnership with ODOT and allows the city to budget for the projects. ODOT projects cover the state routes that go through Hillsboro.

The Preconstruction meeting with John R. Jurgensen Company for the Hobart-Carl Smith Drive project was held on April 9, 2015. Construction is scheduled to begin on April 20, 2015 at the intersection of SR 73 and Harry Sauner Road.

There were no questions for Mr. Wilkin. President Koogler thanked Stephen Crouch for choosing to serve by helping the City of Hillsboro.

AUDITOR'S REPORT (Gary Lewis, Auditor)

Mr. Lewis presented the year-to-date fund report and year-to-date bank report with a balance of \$6,315,233.66 in various bank accounts and in investments and cash-on-hand

for operational purposes. Mr. Lewis asked for a motion from Council to accept the report. There were no questions for Mr. Lewis.

MOTION Mr. Donley moved, seconded by Ms. Aranyos, to accept the Auditor's report. There was no discussion. Vote: all yeas. The report was accepted.

Mr. Lewis explained the legislation presented to Council:

- A resolution to increase appropriations in the 506 Water Improvement Fund for work performed on Glenn Street.

There were no questions for Mr. Lewis.

PLANNING COMMISSION (Mayor Hastings, Chair)

The Planning Commission met at 5:30 p.m. on March 17, 2015 in the Hillsboro Firehouse Community Room. A motion was made to correct David Stratton's name in the minutes from February 17, 2015. In unfinished business, the Highland County Agricultural Society met with the Commission to follow-up on their request to place a fence at the end of Chariss Avenue. After researching the Ag Society's request to the Planning Commission in 2009-2010, it was found that the Society was to prepare a deed for property to facilitate a cul-de-sac at the end of Chariss and agree to develop the first camp sites on the most westerly portion of the proposed camping area. The Planning Commission could not approve their request until the size of the cul-de-sac is determined and a decision is made on how to access the fire hydrant from Chariss. The Society will review the fence line to allow for the cul-de-sac.

At 5:40 p.m., a public meeting was held to present the preliminary ideas for a city-wide sidewalk program. Planning Commission member, Tom Eichinger, explained that the purpose of the meeting was to gather comments and suggestions from the public. Some of the questions that arose from the presentation addressed funding, how sidewalks are determined to need repair or replacement, how are contractors approved, what happens if a tree causes sidewalk damage, and if there are grants to help with the cost of the sidewalks. It was generally agreed that many sidewalks need repaired or replaced to improve "walkability" in the city.

The meeting adjourned at 6:20 p.m.

There were no questions for Mayor Hastings.

STANDING COMMITTEE REPORTS

FINANCE COMMITTEE (Dick Donley, Chair)

The Finance Committee met on March 26, 2015, at the Hillsboro Fire House Community Room to discuss the Hillsboro YMCA becoming a permanent member of the Cincinnati YMCA. Present for the meeting were Finance Committee members Bill Alexander, Ann Morris, and Mr. Donley. Also present were Council members Claudia Klein and Tracy

Aranyos as well as Mayor Hastings and Todd Wilkin. Deb Jones and Charlie Guardino represented the Hillsboro YMCA and representatives from the Cincinnati and Clermont County YMCAs were also present.

Ms. Jones addressed the committee about the financial status and management issues of paying expenses and repaying the loan on the facility. She advised that the YMCA had been struggling for quite some time and in the absence of a director, the board took over the daily operations at the facility. Membership income is not enough to continue the operation and to meet debt obligations. The debt is approximately \$700,000 and after discussion with the board they agreed to enter into a contract with the Cincinnati YMCA in February 2014 for eighteen months and hopefully find solutions to the financial problems. The situation has not improved in the past sixteen months and a fundraiser last year raised \$50,000 but was short of their goal. The contract with the Cincinnati YMCA expires in June 2015. (Due to heavy rain, portions of the report were inaudible.) It was proposed that the Hillsboro YMCA become a branch of the Cincinnati YMCA but the City of Hillsboro would need to remove the reversionary clause from the deed. Mr. Wilkin reported that the original investment by the City was approximately \$500,000. (Inaudible) It was a very informative meeting and the committee decided to continue investigating the matter trying to reach an agreement.

The Finance Committee met again on April 9, 2015 at 6:00 p.m. at the YMCA. The committee members and some council members attended a meeting of the Hillsboro YMCA's present board joined by past board members and representatives from the Cincinnati YMCA. Speaking to the issue were Sandy Walker, Chief Executive Officer of the Cincinnati YMCA, and Steve Pohlman, Chief Financial Officer. This meeting was called by the YMCA and council members were invited guests. They presented the proposed plans and financial condition of the Hillsboro YMCA, stating that the larger organization could absorb the Hillsboro YMCA if the reversionary clause was excluded from the existing deed. This would be necessary for the Cincinnati YMCA to assume the existing mortgage debt of \$700,000. Mr. Pohlman projected a cash deficit for the Hillsboro YMCA of \$174,000 by the end of the year. Discussion and questions from council members and past board members were directed to the Chief Executive Officer and Financial Officer.

At 7:20 p.m., following the YMCA Board meeting, the Finance Committee met at the YMCA. Finance Chair Dick Donley and member Ann Morris attended. Mr. Alexander was excused due to being out-of-state. Council members Claudia Klein, Tracy Aranyos, and Justin Harsha, and Council President Lee Koogler were present. Information received at the prior YMCA board meeting was discussed including the City's right of first refusal and the reversionary clause. All council members and Mr. Koogler felt there were not many other options and the city could not assume the debt and manage such a facility. Another meeting was planned prior to the next council meeting.

On April 11, 2015, the Finance Committee met in the Municipal Court at 6:00 p.m. All Finance Committee members were present as well as council members. Cincinnati YMCA board members were present for the meeting. Mr. Donley said their presence

showed that they are very interested in working with the city and the local YMCA to ensure the continued operation of the YMCA. Mr. Donley said the YMCA is a very vital part of the community. Mr. Alexander asked why the Cincinnati YMCA is interested in absorbing the Hillsboro YMCA. Cincinnati feels comfortable making an agreement with Hillsboro. There were questions about Hillsboro having some oversight if they joined Cincinnati. After discussion, the committee members agreed to recommend to full council in principal to continue forward with the motion that the Cincinnati YMCA will take over the operation of the Hillsboro YMCA and their assets, contingent on the language of the agreement with Right of First Refusal. Council will review the issue once the agreement is prepared and present it for a vote.

There were no questions for Mr. Donley.

President Koogler said he believed the Right of First Refusal must be tied to the current indebtedness and would decrease as the debt is paid down and he will talk to Mr. Beery about the language. He suggested a cap on the purchase price and a minimum evaluation. He felt council could move forward in principal and it was the most viable option for the Highland County YMCA to succeed. President Koogler opened the floor for any discussion or debate.

Mayor Hastings asked what Council will specifically be voting for at this time. President Koogler said the vote would be on in principal moving forward with looking at dropping the reversionary interest upon the condition that an appropriate Right of First Refusal is brokered between the parties, subject to final approval based upon the terms he outlined earlier.

MOTION Mr. Harsha moved, seconded by Ms. Aranyos, to proceed as stated by President Koogler (above). There was no discussion. Vote: all yeas. The motion carried.

President Koogler thanked the local YMCA board members and the Greater Cincinnati YMCA representatives. Greater Cincinnati YMCA officers will meet with the Hillsboro Law Director and try to resolve the matter by the end of the month. If needed, Council will meet in a special meeting.

The Cincinnati YMCA representatives thanked Council and stated they look forward to working with the City. Mr. Donley commented that because the city did not have much time to consider this issue, he hoped that a new partnership will involve the City, keeping them in the loop.

Mr. Donley said that the Wi-Fi issues and the Lodging Tax will be discussed in committee at a later date. President Koogler informed Mr. Donley that he will place the Plaza issue in the Finance Committee at some point in the future.

There were no questions.

PROPERTY MAINTENANCE AND RESTORATION (Ann Morris, Chair)

No report

President Koogler, at Ms. Morris' request to review building department fees and inspections, placed the matter into Street and Safety Committee and, at Mr. Harsha's request to review sign permit fees, placed that matter into Property Maintenance and Restoration.

CIVIL SERVICE AND EMPLOYEE RELATIONS COMMITTEE (William Alexander, Chair)

No report

STREET AND SAFETY COMMITTEE (Justin Harsha, Chair)

The Street and Safety Committee met on April 10, 2015 at 6:00 p.m. at the Hillsboro Firehouse Community Room. In attendance were Tracy Aranyos, Ann Morris, and Justin Harsha. Mr. Harsha thanked Chief Whited for holding the April 2nd public meeting on drug issues and felt it was very helpful.

The committee met to explore possible solutions to help with the drug problem in Hillsboro. The meeting started with an overview of current ordinances on drugs and drug activity, specifically Section 138.13B: no person, who is the owner, lessee, or occupant, or having custody, control, or supervision of premises, or real estate, including vacant land, shall knowingly permit premises, or real estate, including vacant land, to be used for the commission of a felony drug abuse offense by another person. Section 138.12F says any premises or real estate that is permitted to be used in violation of Division B of this section constitutes a nuisance subject to abatement pursuant to R.C. Chapter 3767. Mr. Harsha has had conversations with Mr. Wilkin about this section and it is similar to how the meth houses are being handled now. The habitual drug houses were discussed. A possible solution could be a penalty phased structure for these properties.

1. Warning to owner and occupant for the first offense, which starts the calendar year for said property.
2. Second offense would warrant a fine of \$500.00
3. Each offense thereafter would increase by \$500.00

After that, the property would revert back to the warning process after one year.

It could be helpful to owners that might not be aware of such activity on their property or rental and could help with the eviction process. Ms. Aranyos made a motion to talk with Fred Beery and Administration to see if this suggestion is feasible. Ms. Morris seconded the motion. Mr. Harsha talked with Mr. Wilkin and Mr. Beery and Mr. Beery had some questions and concerns. The meeting adjourned at 6:27 p.m.

There were no questions for Mr. Harsha.

UTILITIES COMMITTEE (Becki Wilkin, Chair)

The Utilities Committee met on March 10, 2015 to discuss water service to multi-owners of a multi-unit property when it is divided between separate owners. Separate meters should be required for individual owners. In attendance were committee members Tracy Aranyos, Bill Alexander and Ms. Wilkin. Also in attendance were Randy Barr, Nancy Mathews, and Dick Donley. The committee recommended giving the matter to Mr. Beery to prepare legislation to present to Council. The committee met again prior to the April 13, 2015 Council meeting to ask if there were any questions on the final legislation and there were not. The committee recommends the legislation be presented for a full council vote.

Mayor Hastings asked if there was any question of sub-metering for multi-units. Ms. Wilkin said she did not recall. There was some discussion about making allowances for private metering. Mayor Hastings also asked if it was possible to shut off the water to properties with chronic drug issues. Mr. Beery said he did not want to “shoot it down” because when abating a nuisance, the city can intervene on a number of different fronts. However, he is not sure a court reviewing the case would see a logical nexus between shutting off the water supply and interdicting drugs without saying “they” are hooked into the water supply to manufacture the drugs. If that was the case, it could be shut off. Mr. Hastings asked if water and sewer is listed in the property owner’s name (as opposed to the renter’s name), the contract for water is with the property, and the property is a chronic problem, is there a way to tie that into the water. Mr. Beery said “but the bill is being paid.” There are certain safety regulations regarding the water usage such as no cross connections and back flow preventers. If that is the case, it must be shown that shutting off the water is necessary to abate the nuisance.

President Koogler suggested having further discussion in terms of committees in the future.

There were no further questions for Ms. Wilkin.

ZONING AND ANNEXATION COMMITTEE (Tracy Aranyos, Chair)

No report.

COMMUNITY ENHANCEMENT (Claudia Klein, Chair)

The Community Enhancement Committee met on March 19, 2015 at 6:00 p.m. in the Hillsboro Firehouse Community Room. Present were committee members Ms. Klein, Becki Wilkin, and Dick Donley. Also present were Ann Morris, Dan Pearce, and several others. Dan Pearce is with the Elks and wants to do a learning project for developmentally disabled children at Liberty Park on April 10, 2015. Three signs need painting and the shelter house needed some paint. The committee wanted to have the work done before the Fishing Derby on April 11 but the weather did not cooperate. Mr. Pearce said the children could not do the painting but he could supply the paint for the shelter house. The sign before the YMCA is in bad shape and it was suggested to have a sign directing people to different areas of the park such as the amphitheatre and Harmony Lake. It was also suggested to replace the sign at US 62 at the entrance. Ms. Klein

spoke with Mr. Wilkin and one sign is already scheduled to be painted. The learning project will include landscaping around the sign on May 1, 2015, weather permitting. The meeting adjourned at 6:35 p.m.

President Koogler asked if there was discussion about the request from New Life Ministries to use the park. Ms. Klein's committee will meet on that issue at a later date.

There were no questions for Ms. Klein.

UNFINISHED BUSINESS

There was no unfinished business.

PASSAGE OF ORDINANCES AND RESOLUTIONS (THIRD READING)

None

SECOND READING OF ORDINANCES AND RESOLUTIONS

None

FIRST READING OF ORDINANCES & RESOLUTIONS

- **Resolution No. 15-10 A RESOLUTION TO GIVE CONSENT TO ODOT TO RESURFACE APPROXIMATELY 1.4 MILES OF US 62 N AND ASSUME COST OF IMPROVEMENTS LESS FEDERAL AND STATE FUNDS (PID NO. 91995)** *Introduced by the Safety and Service Director*

MOTION Ms. Aranyos moved, seconded by Ms. Wilkin, to read the resolution for all ODOT legislation by title only. There was no discussion. Vote: all yeas. The resolution was read by title only.

President Koogler asked if the projects are in the budget for the twenty percent the City is responsible to pay. Mr. Wilkin said the projects will be budgeted for fiscal years 2017 and 2018. Ms. Wilkin asked if the projects are the same as the projects discussed that would start in 2015. Mr. Wilkin said that they are the same and it can be confusing when referring to ODOT's fiscal year.

MOTION Ms. Morris moved, seconded by Ms. Klein, to suspend the Three Reading Rule. There was no discussion. Vote: all yeas. The Three Reading Rule was suspended.

MOTION Ms. Klein moved, seconded by Mr. Donley, to approve and adopt the resolution. There was not discussion. Vote: all yeas. The resolution was approved and adopted.

- **Resolution No. 15-11 A RESOLUTION TO GIVE CONSENT TO ODOT TO RESURFACE APPROXIMATELY 1.5 MILES OF SR 138 W AND ODOT**

ASSUMES 100% COST OF IMPROVEMENTS (PID NO. 91998) *Introduced by the Safety and Service Director*

MOTION Ms. Morris moved, seconded by Mr. Harsha, to suspend the Three Reading Rule. There was no discussion. Vote: all yeas. The Three Reading Rule was suspended.

MOTION Mr. Donley moved, seconded by Mr. Harsha, to approve and adopt the resolution. There was not discussion. Vote: all yeas. The resolution was approved and adopted.

- **Resolution No. 15-12 A RESOLUTION TO GIVE CONSENT TO ODOT TO RESURFACE APPROXIMATELY 7.12 MILES OF SR 124 AND ASSUME COST OF IMPROVEMENTS LESS FEDERAL AND STATE FUNDS (PID NO. 92000)** *Introduced by the Safety and Service Director*

MOTION Ms. Klein moved, seconded by Ms. Aranyos, to suspend the Three Reading Rule. There was no discussion. Vote: all yeas. The Three Reading Rule was suspended.

MOTION Ms. Morris moved, seconded by Ms. Wilkin, to approve and adopt the resolution. There was not discussion. Vote: all yeas. The resolution was approved and adopted.

- **Resolution No. 15-13 A RESOLUTION TO GIVE CONSENT TO ODOT TO RESURFACE APPROXIMATELY 4.0 MILES OF US 62 N AND ASSUME COST OF IMPROVEMENTS LESS FEDERAL AND STATE FUNDS (PID NO. 95531)** *Introduced by the Safety and Service Director*

MOTION Ms. Klein moved, seconded by Mr. Harsha, to suspend the Three Reading Rule. There was no discussion. Vote: all yeas. The Three Reading Rule was suspended.

MOTION Mr. Donley moved, seconded by Ms. Aranyos, to approve and adopt the resolution. There was not discussion. Vote: all yeas. The resolution was approved and adopted.

- **Resolution No. 15-14 A RESOLUTION TO AUTHORIZE THE MAYOR OF THE CITY OF HILLSBORO TO ENTER INTO AN AGREEMENT WITH THE STATE OF OHIO, OHIO DEVELOPMENT SERVICES AGENCY (ODSA) FOR THE ADMINISTRATION TO THE CITY'S ECONOMIC DEVELOPMENT REVOLVING LOAN FUND IN ASSOCIATION WITH COMMUNITY DEVELOPMENT BLOCK GRANT FUNDS** *Introduced by the Safety and Service Director*

MOTION Ms. Morris moved, seconded by Ms. Klein, to suspend the Three Reading Rule. There was not discussion. Vote: all yeas. The Three Reading Rule was suspended.

MOTION Mr. Donley moved, seconded by Ms. Aranyos, to approve and adopt the resolution. There was no discussion. Vote: all yeas. The resolution was approved and adopted.

- **Resolution No. 15-15 A RESOLUTION TO INCREASE APPROPRIATIONS IN THE 506 WATER IMPROVEMENT FUND (GLENN STREET)** *Introduced by the Auditor* The resolution is appropriations in nature and does not require the suspension of the Three Reading Rule.

MOTION Mr. Donley moved, seconded by Ms. Aranyos, to approve and adopt the resolution. There was no discussion. Vote: all yeas. The resolution was approved and adopted.

- **Resolution No. 15-16 A RESOLUTION AUTHORIZING PARTICIPATION IN ODOT COOPERATIVE PURCHASING PROGRAM (ROAD SALT)** *Introduced by the Safety and Service Director.*

MOTION Ms. Aranyos moved, seconded by Ms. Klein, to suspend the Three Reading Rule. There was no discussion. Vote: all yeas. The Three Reading Rule was suspended.

MOTION Ms. Morris moved, seconded by Ms. Klein, to approve and adopt the resolution. There was no discussion. Vote: all yeas. The resolution was approved and adopted.

- **Ordinance No. 2015-02 AN ORDINANCE TO CREATE A CITY COMMUNITY IMPROVEMENT CORPORATION (CIC)** *Introduced by the Safety and Service Director*

The Clerk gave the First Reading of the ordinance.

President Koogler explained that Hillsboro is involved in the county CIC and Mayor Hastings would like to have a city-centric CIC to use as an economic development tool. Mayor Hastings explained that the original board of directors are Greg VanZant, attorney; Christopher Lewis, CPA; and Buck Wilkin, business owner. He feels they are all interested in Hillsboro's future. The CIC can be funded through grants or through city properties. The city would have some control either by funding the CIC or with stipulations that the city places on properties given to the CIC. It could be used as a real estate pass-through or they could act as a developer, such as the Colony. Mayor Hastings would like to see the CIC operate as a non-political entity that will operate independently of any administration for the development of the city. Mr. Beery and Mr. VanZant will

meet to work out the legal language. The Mayor would like to see it go into committee and he will prepare a presentation to suggest funding options and uses for the CIC.

Mr. Donley asked if the Mayor feels a local, hands-on CIC would be more beneficial to the city than being part of the county CIC and is there any difference when pursuing grant funds. The Mayor said the county CIC typically did not pursue grants. President Koogler said in the past the CIC pursued grants but currently the primary projects are PAS Technologies and the North High Business Center. It is a viable entity but a City CIC would be more “city-centric” and should stay involved with the county CIC if a city CIC is created, for projects that involve Hillsboro’s interest. Mayor Hastings believes a city CIC could move projects along at a faster pace. There are other documents that must be in place and the Mayor would like to present to Council suggested uses for the CIC. President Koogler explained that the CIC can be created but if Council does not agree with something that is being proposed, can choose not to fund it or if they like something that is proposed they can agree to fund it. The creation of the CIC is not the big issue; it is how to move forward.

Mr. Wilkin said that because the CIC is a private entity, they can sell property at a market value. He cited the example - if the city condemned a home and demolished it, the property would be sold at public auction. If the CIC owns the property, they can sell the property at market value and recoup the cost of the demolition. Mayor Hastings explained that a CIC could buy a foreclosed project on behalf of the city to improve a property. Mr. Wilkin said removing blighted and dilapidated buildings will help move the city forward and although the county CIC is functioning much better than it had the previous year, a city CIC will ensure that the city continues to make progress.

There was not enough support to suspend the Three Reading Rule, which requires five votes.

Mr. Wilkin explained that Administration received notice of the following grant opportunities within the past week and the due dates are May 1, 2015. He asked that the Three Reading Rule be suspended for all legislation regarding grants.

- **Resolution No. 15-17 A RESOLUTION TO AUTHORIZE THE MAYOR TO APPLY FOR COMMUNITY DEVELOPMENT PROGRAM NEIGHBORHOOD REVITALIZATION PROGRAM (NRP)** *Introduced by the Safety and Service Director*

MOTION Ms. Klein moved, seconded by Ms. Morris, to suspend the Three Reading Rule. There was no discussion. Vote: all yeas. The Three Reading Rule was suspended.

MOTION Mr. Donley moved, seconded by Ms. Aranyos, to approve and adopt the resolution. There was no discussion. Vote: all yeas. The resolution was approved and adopted.

- **Resolution No. 15-18 A RESOLUTION TO AUTHORIZE THE MAYOR TO APPLY FOR COMMUNITY DEVELOPMENT PROGRAM DOWNTOWN REVITALIZATION PROGRAM (DRP) FUNDS** *Introduced by the Safety and Service Director*

MOTION Ms. Morris moved, seconded by Ms. Aranyos, to suspend the Three Reading Rule. There was no discussion. Vote: all yeas. The Three Reading Rule was suspended.

MOTION Mr. Donley moved, seconded by Mr. Harsha, to approve and adopt the resolution. There was no discussion. Vote: all yeas. The resolution was approved and adopted.

- **Resolution No. 15-19 A RESOLUTION TO AUTHORIZE THE MAYOR TO APPLY FOR COMMUNITY DEVELOPMENT PROGRAM BLOCK GRANT (CDBG)** *Introduced by the Safety and Service Director.*

MOTION Ms. Aranyos moved, seconded by Ms. Klein, to suspend the Three Reading Rule. There was not discussion. Vote: all yeas. The Three Reading Rule was suspended.

MOTION Ms. Morris moved, seconded by Mr. Harsha, to approve and adopt the resolution. There was no discussion. Vote: all yeas. The resolution was approved and adopted.

- **Resolution 15-20 A RESOLUTION TO AUTHORIZE THE MAYOR TO APPLY FOR COMMUNITY DEVELOPMENT PROGRAM CRITICAL INFRASTRUCTURE PROGRAM (CIP) FUNDS** *Introduced by the Safety and Service Director*

MOTION Ms. Klein moved, seconded by Mr. Donley, to suspend the Three Reading Rule. There was no discussion. The Three Reading Rule was suspended.

MOTION Mr. Donley moved, seconded by Ms. Klein, to approve and adopt the resolution. There was no discussion. Vote: all yeas. The resolution was approved and adopted.

- **Ordinance No. 2015-03 AN ORDINANCE TO PROVIDE FOR SEPARATION OF WATER SERVICE AT THE TIME OF REAL PROPERTY SPLIT OF A COMMON STRUCTURE WITH WATER SERVICE** *Introduced by the Safety and Service Director*

MOTION Mr. Donley moved, seconded by Ms. Aranyos, to suspend the Three Reading Rule. There was no discussion. Vote: all yeas. The Three Reading Rule was suspended.

MOTION Mr. Donley moved, seconded by Ms. Morris, to approve and adopt the resolution. There was no discussion. Vote: all yeas. The resolution was approved and adopted.

NEW BUSINESS

No New Business

ADJOURN

At 8:47 p.m., Mr. Donley moved, seconded by Ms. Aranyos, to adjourn. Vote: all yeas.

The next scheduled meeting of the Hillsboro City Council is May 11, 2015 at 7:00 p.m. in the Municipal Court.

Lee Koogler, President

Debbie Sansone, Clerk