

RECORD OF PROCEEDINGS

GOVERNMENT FORMS & SUPPLIES 844-224-3338 FORM NO. 10148

Held

November 20, 2018

20

The Council of the City of Milford met in Council Chambers at 745 Center Street at 7:00 p.m. on November 20, 2018. Mayor Albrecht called the meeting to order with the Pledge of Allegiance and also a Moment of Silence for those that have lost their lives and properties in the California camp fires.

**Roll Call** Present: Mayor Albrecht, Vice Mayor Brewer, Ms. Russell, Mr. Brady, Mr. Haskins, Ms. Evans. Ms. Chamberland

**Proceedings:** Approve the November 8th 2018 City Council Regular Meeting Proceedings Ms. Evans made a motion to approve the proceedings. Seconded by Mr. Brady Ms. Chamberland abstained All others voted yes

**Correspondence:** Appoint council member to the OKI Board for 2019. Ms. Evans made a motion to appoint Ms. Brewer. Seconded by Ms. Russell. All voted yes

Standing Committee Reports:

Administrative Services Committee

November 19, 2018MinutesEd Brady called the meeting to order at 4:30pmCommittee Members Present: Ed Brady, Kim Chamberland, Lisa Evans Staff: Michael Doss, City Manager; Lori Pegg, Community Services Manager; Pam Holbrook, Assistant City Manager; Pat Wirthlin, Finance Director Visitors: Rachel Richardson, Christopher Hicks High Street 4 Lot Residential Design Development Phil Ditchen has requested that the property located at 308 High Street be rezoned from R-3 Single Family Residential District to R-3 Single Family Residential District with a Planned Development Overlay. Planning Commission held a Public Hearing on October 10, 2018 and City Council held a Public Hearing on November 8, 2018. There were no questions or concerns at either of these hearings. Per City Charter Section 12.02, Ordinances shall be proposed by committee action only. Staff is requesting that this committee consider requesting that the Law Director prepare and Ordinance to adopt the request for a Planned Development Overlay to the property located at 308 High Street. Mr. Brady noted that there had been several public hearings and that no issues had been raised during those meetings. Ms. Holbrook added that she had a call from a resident today to talk about any stormwater runoff and she addressed that. He also asked if the City could require the properties to be sold and not used as rental property. Ms. Holbrook stated that it is too late in the process to add any conditions to the development. Mr. Brady asked the committee members and staff if there were any concerns or additional questions. No one on the committee had any additional questions and they all agreed that it was a great project and a nice addition to High Street. Mr. Brady made a motion, which was seconded by Ms. Chamberland. All three voted yes. *The committee agreed to make a motion authorizing the law director to prepare an ordinance Rezoning .596 Acres, more or less, of Real Property From R-3 Single Family Residential District to R-3 Single Family Residential District with Planned Development Overlay. Ms. Evans seconded the motion. All voted yes* **Cooperative Agreement** Mr. Doss presented a proposed Cooperative Agreement by and among the City of Milford, FC Training Facility, LLC, Clermont County CVB and Clermont County Port Authority. This cooperative agreement, if approved, will serve several purposes. Most importantly, it will serve as the primary agreement among the aforementioned parties relating to the FCC Training Facility, LLC. Second, unlike the original Development Agreement which anticipated a separate agreement between the City and the Port Authority, the Cooperative Agreement now includes the terms relating to the contribution of the land to the Port Authority and the further commitment of the Port Authority to lease the training facility to FCC Training Facility, LLC. Third, due to the timing requirements, FCC Training Facility, LLC went ahead and acquired the land for the training facility. Once the City is able to issue its debt, the Cooperative Agreement provides that the City will reimburse to FCC Training Facility, LLC for \$3.5 million of its land acquisition cost---which was the City's original commitment in the Development Agreement. And, finally, the Cooperative Agreement extends the deadline by which the City must issue its debt, which of course, is subject to approval by the City's bond counsel. Mr. Brady asked if all parties involved are in basic agreement with this document and Mr. Doss noted that all of the legal counsels have worked together to draft this agreement. Mr. Doss stated that the original agreement noted that the City would purchase the property and convey it to the Port Authority. The FCC went ahead and purchased the property, so the City will essentially reimburse them for their purchase of the property. Mr. Brady asked the other committee members and staff if there were any other concerns or comments. There were no additional concerns or comments and all committee members were in agreement to proceed. Mr. Brady made a motion, which was seconded by Ms. Chamberland and all three voted yes. *The committee agreed to make a motion authorizing the Law Director to prepare an ordinance authorizing the City Manager to enter into a Cooperative Agreement between the City of Milford, Clermont County Convention & Visitor's Bureau, Clermont County Port Authority and FCC Training Facility, LLC. Ms. Evans seconded the motion. All voted yes* **Additional Business appropriate to come before the committee** Mr. Doss noted that we need to schedule another committee meeting for amendments to appropriations. The committee discussed a time for the next committee meeting and agreed on November 29<sup>th</sup> at 4:00pm. The agenda will be distributed once it is finalized. Mr. Brady made a motion to adjourn that was seconded by Ms. Evans and three voted yes. The meeting was adjourned at 4:39pmRespectfully Submitted, Lori Pegg



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City Manager’s Report

MEMORANDUM TO: City Council CC: Mike Minniear, Law Director Jackie Bain, Administrative Assistant/Clerk FROM: City Manager DATE: November 20, 2018RE:Manager’s Report  
SR 126 Urban Paving 2019 - Engineering will be submitting the final drawings to ODOT in August. It is anticipated that the construction award will be January-March 2019 with paving construction scheduled between May and November 2019.US 50 2020- Urban Paving Project - Design is due in February, 2019 to ODOT. There will be substantial full depth pavement repairs downtown. Engineering has finalized 50% of the urban paving project design. The City will be receiving a rough estimate by the end of this month and will be reviewing with our utility departments. Castleberry Lift Station- The sanitary sewer lift-station requires repairs. The repairs include replacement of the pumps, piping, valves and replacement of the force main. The City Engineer is in the process of requesting design proposals. Clarifier Rake- Council recently approved the repair and the City is awaiting confirmation of the manufacturing time and the contractor's schedule to make the repair. STANDING COMMITTEE MEETINGS Public Services Committee November 26 at 8:00 am Administrative Services Committee November 29 at 4:00 pm. REMINDERS November 22 and 23 - City Hall Offices Closed November 23 – Tree Lighting at Memorial Park at 6:00 pm December 4 – Special Session of Council (Downtown Design Guidelines) at 5:30 pm December 4 – City Council Meeting at 7:00 pm

Police Department Report

Chief Mills informed that Shop With a Hero event will be held on Tuesday, December the 11th at 6pm at Target. Operation Holiday Patrol will be done again this year. The department is out at various locations handing out stuffed animals donated by Pet Smart. Shout out to the Milford Kiwanis Club - they generously donated 5 Meijer Gift Cards for the Police department to hand out to needy and struggling financially families.

Fire And Ems Report

Chief Baird acknowledge and thanked City Staff and others for giving the dept the opportunity to train at the Jonas property. Reminders: Sun Dec 16th is Santa Sunday. Help pack up the treats on Friday, 14th at 6pm. Providing antique fire truck rides at Hometown Holidays on three days (weather permitting) this Friday, Saturday and Sunday.

Presentation: Mr. Jose Castrejon ASLA, Leed AP from MSP Design

Shared the process of the Five Points Landing Park Site and showcased the preferred concepts and visions. Rendition of 3-D model slide show was presented.

Public Comments:

**Samantha Hoffman** - Deerhaven Lane, Loveland OH A current and lifetime resident of Miami Township. Based on the renderings she stated that sidewalks were rather wide. Add bike lane and or buffer between the road by lessen the width of the sidewalks. Add connectivity of Bike Trail. Low impact development - interior and exterior plantings and it would be a great opportunity to implement Bios Wales along the road way and rain gardens, implemented by volunteer work and community educational component, to be placed within the interior. This type of sustainable park would set the Milford park apart from others. It could act as a catalyst for future developments.  
**Mr. Jose Castrejon** - appreciated the input by Ms. Hoffman. They are stewards of the land and as we move on from the Master Planning phase into the next level would take this information into consideration for the overall storm water management system.  
**Ms. Becky Linser** - Cleveland Avenue Milford Ohio - had an idea for some additional funding. And to engage and brand the park would be to create some type of visual that we are the "Trails Town" and the convergence of several major National Trails in this country. Possibly having a brick buying, a historical walk which could describe all of the convergence of the trails.

Council Comments:

Congratulations to Ms. Evans who has a new daughter (In-Law)!  
Ms. Brewer made a motion to go into Executive Session at the conclusion of tonight's agenda pursuant to section 3.051 of the Milford City Charter for the sole purpose of the consideration of the compensation and employment of a City Employee. We will be returning to regular session at the conclusion of the Executive Session for the sole purpose of adjourning for the evening. Ms. Evans seconded the motion. All voted yes.  
Discussion regarding the December 18th City Council meeting to be addressed at a future City Council meeting if necessary.

New Business:  
Ordinances And Resolutions

**18-1407** An Ordinance Rezoning .596 Acres, More Or Less, Of Real Property From R-3 Single Family District To R-3 Single Family District With Planned Development Overlay. Ms. Brewer made a

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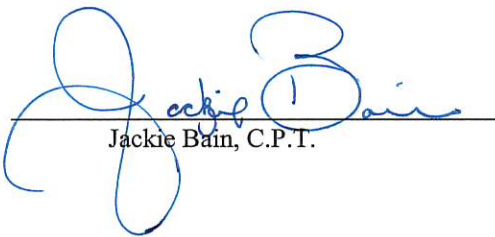
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motion to suspend the rules and read by title only. Mr. Brady seconded the motion. All voted yes. Ms. Evans made a motion to adopt. Seconded by Mr. Brady. All voted yes.

**18-1408** An Ordinance Authorizing a Cooperative Agreement with The Clermont County Ohio Convention & Visitors Bureau, Inc., FCC Training Facility, LLC., and the Clermont County Port Authority Mr. Minniear asked if there were any discussions. Mr. Albrecht lead the discussion by reading his review of the agreement. Mr. Brady Ms. Brewer and Mr. Doss also made comments regarding the agreement. Ms. Brewer made a motion to suspend the rules and read by title only. Seconded by Ms. Evans. All voted yes. Ms. Evans made a motion to adopt. Seconded by Mr. Brady. All voted yes.

**Old Business:**

**Adjourn:** There being no further business to come before the City Council; the regular meeting was adjourned to Executive Session at 7:58pm Returned from Executive Session and adjourned from regular session at 8:25 pm. Ms. Evans made a motion to adjourn. Seconded by Ms. Russell. All voted yes

  
Jackie Bain, C.P.T.

  
Fred Albrecht, Mayor