

MIDDLETOWN, OHIO

January 8, 2019

At 5:00 p.m., Mayor Mulligan called the City Council meeting workshop to order in the 4th Floor Learning Lab of the City Building.

ROLL CALL

City Council Members present: A. Vitori, S. Bohannon, J. Mulligan, T. Moon, L. Mulligan.

Homelessness

Kathy Becker, an expert on homelessness issues, joined the workshop and discussed the problems of “importing” homeless people into the community. She reported that there has been a significant increase in homelessness across the region. An increase of methamphetamine use results in job loss and homelessness. She stated that drug addiction service providers must be part of the solution. Vivatrol is not effective on meth and meth is a psychotic drug. Right now you can buy it cheaper than you can make it and it is very plentiful. The opiate task force must make the transition to the addiction task force. Mental health and addiction issues are the number one reason that people end up homeless; and while medication is a tool, the trauma must be treated. She stated that there are more drug addicted people in the community because of changes in the law and more mentally ill people because the state hospital was closed. The current system is not responsive. There was a discussion about other jurisdictions dropping off their homeless people in Middletown. There was discussion about the City of Hamilton closing the tent camps. Mr. Adkins stated that he has worked well with Josh Smith, Hamilton’s City Manager. There was also discussion about some local overnight shelters dropping people off downtown for the day. Ms. Becker stated that Middletown’s Police Department was second to none. She suggested keeping areas cleaned out to avoid tent camps from building up in Middletown. Ms. Becker stated that Middletown and Hamilton need to ask the County Commissioners for help. She suggested a day center with staff present, a triage center of sorts with food, coffee and social services available. There would be rules, the center could provide health services and vaccines. Mr. Adkins asked Council what they wanted to see; they responded a consolidated approach and rules for drop offs.

At 5:54 p.m., Mayor Mulligan called the City Council meeting to order in Council Chambers, Lower Level of the City Building.

CITY MANAGER COMMENTS

Mr. Adkins presented the new Downtown Outdoor Refreshment Area cup and welcomed the Community Building Institute to the podium.

ORGANIZATIONS’ REPORTS

Dan Allnutt, President of the Board of the Community Building Institute discussed the future focused and people centered work that CBI does in the Middletown community. He touched on a few of the programs that provide the tools for people to transform their lives and in turn transform the Middletown community. He thanked City Council for their past support.

Community Building Institute

CBI Executive Director, Karin Maney provided historical information. In 2012, the City of Middletown and the Community Building Institute (CBI) entered into 5 year contract for \$100,000; this was \$40,000 less than the City had been spending annually at the Community Center, saving the City \$200,000 over a 5 year period. In January 2014, CBI took over operations & programs including after school program. Since 2013, CBI has invested approximately \$50,000 in renovations, upgrades and repairs at the Community Center. She presented the highlights of the CBI programs and reported that since 2014, 465 children connected to quality early education through the Parent Resource Center. An average of 139 students per year enrolled at Rosa Parks, Creekview and Wildwood participated in after-school and summer camp opportunities during 2014 through 2017; and in 2018, 111 students enrolled at Rosa Parks, Amanda and Wildwood Elementary participated in after-school and summer camp opportunities. During the 2017-18 school year 1679 students were active in the Middletown High School Future Center activities; and in October 2018, the Community Building Institute added an after school program at Middletown High School with an average daily attendance of 35. The Robert Sonny Hill Community Center (RSHCC) saw an average monthly attendance of 326 in 2017 and 514 in 2018; there were 7,589 visits to the Robert Sonny Hill Community Center for Community Building Institute programs from January 2017 through June 2018. From March 2018 until the present time there were 1931 free hot meals served to children at the Robert Sonny Hill Community Center. Ms. Maney provided the following financial information for the daytime programing.

<u>Income</u>	
Ind. & Corporate	\$75,000
Rentals/Program	\$33,000
United Way	\$45,000
<u>City of Middletown</u>	<u>\$100,000</u>
Total Income	\$253,000
<u>Expenses</u>	
Operational Costs	\$89,784
Staffing Costs	\$150,716
<u>Program</u>	<u>\$12,500</u>
Total Expenses	\$253,000

Ms. Maney provided the following financial information for the evening programing.

<u>Income</u>	
CDBG	\$70,700
<u>Expenses</u>	
Staffing	\$61,000
Program Supplies	<u>\$9,700</u>
Total Expenses	\$70,700

Ms. Maney reported that the Employment Center will be open in 2019 to provide job coaching & resume support, job fairs, networking opportunities and certification courses. The Butler County Jobs & Family Services will be adding representation to the Community Center and there will be year-round sports leagues in gym, if air-conditioning is added.

CITIZEN COMMENTS
Mike Uhl

Former Atrium Medical Center President and now Premier Health Executive, Mike Uhl spoke in opposition to the zoning request change and explained that early on Atrium Medical Center welcomed Kettering Health Network but opposed the addition of in-patient beds. He stated that industry demand for in-patient beds is on the decline. He urged the City to complete the Master Plan before making a decision on the zoning request, because this decision would impact the long term development of the East End. He stated that the Atrium does not believe that the zoning request meets the requirements. He stated that he respects the difficult decision that City Council is faced with. The Atrium and Kettering are both here to build healthier communities and to build the health of those that we serve. He stated that Premier is discussing what to do with the 86 acres that it owns and will be working on the campus development plans. The original plan was to increase visibility for the Atrium from I-75. They will be working with the new Master Plan and working strategically to maintain financial viability. The Atrium is the second largest employer in Middletown. He expressed his appreciation to have the opportunity to work with the City over the past few years and stated that Premier Health is looking forward to working with the City in the future.

Dr. Keith Bricking

Atrium Medical Center President, Dr. Keith Bricking spoke in opposition to the zoning request change and explained that he is confident in Atrium’s quality and service. He stated allowing the in-patient beds at the Kettering facility will impact the strategic positioning in the market.

Daniel Tryon

Kettering Health Network Middletown Administrator, Daniel Tryon expressed his appreciation to the City staff for their support and for the support from the Planning Commission. He explained that the request is a zoning change from one sub-district to another. He stated the about 26% of the Middletown community selects Kettering Health Network for their care. He stated that by approving the zoning request it would make better care available closer to home. He stated that the Kettering Health Network was committed to investing in and improving the health of the Middletown community. He asked City Council to approve the request.

Charles Cokeley

Charles Cokeley stated his opposition to the proposed water and sewer rate hikes. He stated that the City has great potential but that he is discouraged and ashamed to see Middletown in the news so often with reports of crime, drugs, and low school ratings. The City has a 24% poverty rate. Homeowners and taxpayers feel like they are being taken advantage of with water and sewer rate increases. What is the City doing to help those who are helping you?

Rocky Sexton

Rocky Sexton stated that Middletown needs more healthcare options. He spoke out against the proposed water and sewer rate hikes and stated that it was not fair to ask the citizens to pay for the City’s neglect.

CONSENT AGENDA

- Approve the State of City Minutes from November 1, 2018
- Confirm the Personnel Appointments of Holly Schultheis to the position of Executive Assistant for the City Manager and Amanda Miller to the position of Administrative Assistant in the Department of Public Safety, Division of Police.
- Receive and File Oaths of Office for: Jase Barker, Crystal Combs, Tyler Nafe
- Receive & File the Maintenance and Performance Bonds, submitted by Grand Communities, LLC for the public improvements in Renaissance 2 Section 10.
- Accept the resignations of Fred Sauer and Mike Taylor from the Historic Commission

Mr. Bohannon moved to approve the issues and actions listed on the Consent Agenda. Mr. J. Mulligan seconded. Motion carried. Ayes: Mr. Bohannon, Mr. Moon, Mr. J. Mulligan, Mr. L. Mulligan, Ms. Vitori.

COUNCIL COMMENTS

Mr. S. Bohannon

Mr. Bohannon thanked everyone for coming out tonight and providing their input. He commented that it has been a difficult decision. He offered his condolences to the Colerain Police Department.

Ms. A. Vitori

Ms. Vitori wished everyone a Happy New Year and thanked everyone for coming out and stated that she was looking forward to everyone succeeding and moving forward. She thanked the

	<p>animal friends that had provided input at the last City Council meeting. She suggested that a task force be developed to work on the cat issue. She discussed the \$1 DORA bracelet and provided information about it. She stated her support for CBI and suggested that the City reconsider the funding.</p>
<p>Mr. L. Mulligan</p>	<p>Mr. L Mulligan thanked everyone for coming out and offering their input. He commented on the utility rate increases and stated that the increases are for both residential and commercial accounts. He stated that City Council would love to have different solutions, less costly solutions but that the EPA mandated Long Term Control Plan will result in positive improvements. The current City rates are in the bottom third in the southwest Ohio region. He thanked both Kettering and Atrium for their commitment and dedication to the community.</p>
<p>Waive Charter</p>	<p>Mr. Moon moved to suspend the Charter provision that requires reading on two separate days and to declare Ordinance No. 02019-01 an emergency measure to be read one time only. Mr. Bohannon seconded. Motion carried. Ayes: Mr. Moon, Mr. J. Mulligan, Mr. L. Mulligan, Mr. Bohannon, Ms. Vitori.</p>
<p>Ord. No. 02018-87 Contract for Traffic Management Software</p>	<p>Ordinance No. 02018-87, an ordinance establishing a procedure for and authorizing a contract with Path Master Inc. for the purchase of Centracs Traffic Management software was read for the second time.</p>
	<p>Mr. Bohannon moved to approve Ordinance No. 02018-87, an ordinance establishing a procedure for and authorizing a contract with Path Master Inc. for the purchase of Centracs Traffic Management software. Mr. J. Mulligan seconded. Motion carried. Ayes: Mr. J. Mulligan, Mr. L. Mulligan, Ms. Vitori, Mr. Bohannon, Mr. Moon.</p>
<p>Ord. NO. 02018-88 Amend Section 1040.03 Sewer Rates</p>	<p>Ordinance No. 02018-88, an ordinance amending Section 1040.03 of the Codified Ordinances levying and assessing sewer rates was read for second time.</p> <p>Mr. J. Mulligan stated that the City should have been preparing for these increases 20-30 years ago and that the City has to be compliant with the EPA. He stated that he knows these increases are unpleasant but that they are necessary.</p>
	<p>Mr. Bohannon moved to approve Ordinance No. 02018-88, an ordinance amending Section 1040.03 of the Codified Ordinances levying and assessing sewer rates. Mr. J. Mulligan seconded. Motion carried. Ayes: Mr. L. Mulligan, Ms. Vitori, Mr. Bohannon, Mr. Moon, Mr. J. Mulligan.</p>
<p>Ord. No. 02018-89 Zone Change Kettering Hospital</p>	<p>Ordinance No. 02018-89, an ordinance changing the zoning classification for two parcels, one parcel located at the 3400 block of Union Road and one parcel located at 6147 West State Route 122, to a BC-O (Business Center Office) was read for the second time.</p> <p>Mr. Moon commented that he appreciated all of the input on this issue and that he felt that government functions best with engaged citizenry. He stated that he based his decision on two points; does the request meet the criteria and does it add to or subtract from the healthcare options for Middletown residents.</p> <p>Mr. Bohannon moved to approve Ordinance No. 02018-89, an ordinance changing the zoning classification for two parcels, one parcel located at the 3400 block of Union Road and one parcel located at 6147 West State Route 122, to a BC-O (Business Center Office). Mr. Moon seconded. Motion carried. Ayes: Ms. Vitori, Mr. Bohannon, Mr. Moon, Mr. L. Mulligan. Abstain: Mr. J. Mulligan.</p>
<p>Ord. No. 02019-01 Amend PBO Health</p>	<p>Ordinance No. 02019-01, an ordinance amending the pay and benefits ordinance for the Department of Health and Environment, Ordinance No. 02018-83, and declaring an emergency.</p> <p>Mr. Bohannon moved to approve Ordinance No. 02019-01, an ordinance amending the pay and benefits ordinance for the Department of Health and Environment, Ordinance No. 02018-83, and declaring an emergency. Mr. J. Mulligan seconded. Motion carried. Ayes: Mr. Bohannon, Mr. Moon, Mr. J. Mulligan, Mr. L. Mulligan, Ms. Vitori.</p>
<p>Ord. No. 02019-02 Approve Agreement With Dayton</p>	<p>Ordinance No. 02019-02, an ordinance establishing a procedure for and authorizing an inter-governmental agreement with the City of Dayton was read for the first time.</p>
<p>EXECUTIVE SESSION</p>	<p>At 6:38 p.m., Mr. Bohannon moved to adjourn to executive session under the authority of O.R.C. 121.22 (G) (1) To consider the appointment of a public employee or official. Mr. J. Mulligan seconded. Motion carried. Ayes: Mr. Moon, Mr. J. Mulligan, Mr. L. Mulligan, Mr. Bohannon, Ms. Vitori.</p> <p>At 7:03 p.m., Mr. Bohannon moved to return to regular session. Mr. J. Mulligan seconded. Motion carried. Ayes: Mr. J. Mulligan, Mr. L. Mulligan, Ms. Vitori, Mr. Bohannon, Mr. Moon.</p>

MOTION ITEM

To confirm the appointment of board and commission members

Mr. Bohannon moved to confirm the appointment of Gary Gross, David McCauley Myers to the Planning Commission and the Architectural Review Board. Mr. J. Mulligan seconded. Motion carried. Ayes: Mr. L. Mulligan, Ms. Vitori, Mr. Bohannon, Mr. Moon, Mr. J. Mulligan.

ADJOURNMENT

At 7:04 p.m., the meeting was declared adjourned until the City Council Business Meeting on January 22, 2019 at 5:30 p.m. in Council Chambers.

Lawrence P. Mulligan, Jr., Mayor

Attest: _____