

BOARD OF WORKS
TUESDAY, JUNE 25, 2013
5:15 P.M.

Mayor Ryan Daniel – Present
Clerk Treasurer Rosie Coyle – Present
Attorney Marcia McNagny – Present
Daniel Weigold – Present
Walter Crowder – Present

The Columbia City Board of Works met in regular session with all members present, Mayor Daniel presiding.

MINUTES Motion was made by Weigold to approve an overview of the June 11, 2013 meeting minutes as presented, Crowder seconded the motion, all voted aye.

RESOLUTION FOR RURAL ECONOMIC DEVELOPMENT LOAN Alan Tio explained the resolution was based on USDA terminology and requirements; it simply authorizes them to submit the application to USDA, their goal was to submit it yet this week to have a response by the end of July. He stated the Board, on behalf of the City, and Electric Utility would have several fail safe points in place if for whatever reason the project does not come together.

Mayor Daniel explained the City would go in to USDA to get a loan from them then we would have another agreement with Mr. Smith and Blue M Medical for the disbursements of the dollars. He advised this would be the first step of the loan program.

Dan Weigold questioned if this involved covering our costs as well. Mayor Daniel advised that would be in the next step so at the moment there was no risk to us.

Walt Crowder clarified this was a 10 year loan and would be documented in the next step. Mayor Daniel advised it would. Mr. Tio explained the 10 year limit was actually in the RED L Program and there were documents supporting that.

Mayor Daniel explained they decided to bring the Resolution to the Board of Works because this was the Utility Board, per say, and was not necessarily a Council matter.

Motion was made by Mayor Daniel to read the Resolution by title only, Weigold seconded the motion, all voted aye. Clerk Treasurer Rosie Coyle read the Resolution as the Columbia City Electric Utility resolution authorizing application for Rural Economic Development Loan.

Motion was made by Mayor Daniel to pass the aforementioned Resolution, Weigold seconded the motion, all voted aye.

PERMIT APPLICATION FOR BURIED TELEPHONE FACILITIES – CENTURYLINK Rosie Coyle reported Mr. Weiss met with Kelly Cearbaugh and Mike Dear on the issue. She advised this was the amended request.

Motion was made by Crowder to accept the recommendation from the superintendents to allow Centurylink to bury their fiber optic cable based upon their permit activity number E432929, Weigold seconded the motion, all voted aye.

SLURRY SEAL QUOTES Kelly Cearbaugh explained this was another method of pavement preservation they have been using. He advised they would be targeting Westgate and Wilkswood Additions. He reported they sent requests out to 4 companies and received 2 quotes back. He recommended awarding the project to Pavement Solutions for the amount of \$49,681.75.

Motion was made by Weigold to approve Pavement Solutions in the amount of \$49,681.75, Mayor Daniel seconded the motion, all voted aye.

ORDINANCE VIOLATION – WAIVER OF TICKET – VALLEY RIVER JT. VENTURE Mayor Daniel noted this was for a tall grass violation at 1175 & 1187 E. Martz Court.

Charles Martz, representing Homestead Acres Inc. and owner of Valley River Joint Venture, was present to discuss the issue. He advised he received the letter from the City giving him 10 days to do something about the tall grass but got busy and then received a \$50 fine. He explained the lots do need mowed and will have them done by Saturday at the latest. He was hoping to be excused from the citation.

Dan Weigold advised we all get busy but at the same time we have the ordinance in place for a reason and felt 10 days was a decent amount of time to get something worked out. He felt they should enforce the ordinance.

Walt Crowder appreciated the honesty but supported the ordinance and fine as written.

Mayor Daniel also felt the ticket should be upheld.

Motion was made by Mayor Daniel to uphold the ticket and subsequent fine with it, Crowder seconded the motion, all voted aye.

LOAD PROFILE PROGRAM – WATER DEPARTMENT Mike Dear reported he was contacted by Art with C & R Barrel where the electric load profile system was sent and they would like to hook their water meter up to monitor their water usage. He explained to make that happen we would have to add a \$685.00 battery system to our water meter and questioned the Board if they wanted to participate the same as the electric department. He advised there was an additional \$27.00 monthly fee for each meter and point, plus the setup fee of \$125.00 or \$135.00. He stated the meter is about \$1125.00 plus \$685.00 for the battery.

Walt Crowder questioned how the backup battery keeps charging. Mike Dear explained it does not, it would require another battery. Crowder questioned the expected battery life. Mike advised it was normally about 10 years.

Mike Dear explained the water meter has to be within 250 feet of where the box is hooked up; the water meter was at one end and electric was at the other end of the building and would have to check to make sure it would even be possible.

Mayor Daniel asked to be reminded how it worked with the electric department. Shawn Lickey explained C & R paid the \$100 set up fee and the monthly fee; the meter we installed was around \$800 plus man hours to set up it but we took care of those costs.

Mike Dear advised he has not talked with Art since he found out about the monthly fee; he may think since they are set up for one they were covered for the other.

Walt Crowder did not feel we had all of the information needed plus questioned what the return on investment would be. Mike Dear advised there would be very little return and would not benefit us any but a matter of what C & R would benefit by it.

Dan Weigold questioned if it had been proven that the electric part was beneficial. Mayor Daniel did not think it had been in place long enough to know.

Mayor Daniel suggested we follow the same as the electric in that the setup fee and monthly fee would all be theirs and also suggested that any extra batteries in the future would be their responsibility. He stated after taking that information back to Art and they still want to move forward with the program then we would really need to look at

how to handle/split the costs. He asked Mike Dear to take this information back to Art and see if they still want to proceed. The Board was in agreement with this.

OFFER TO PURCHASE – 210 W. MARKET STREET Rosie Coyle explained some research had been done on the purchase of a piece of property; she advised she approached the property owners and had appraisals done. She questioned if the Board would be interested in making an offer to purchase the property across the alley from City Hall.

Attorney McNagny explained Board of Works would need to pass a resolution to approve the offer to purchase. She stated the law was that the offer could not be greater than the average of the two appraisals.

Mayor Daniel explained he and Rosie Coyle had been talking about this for a while but this was the first time brought to the Board. He stated we were starting to hit our boundaries in City Hall with storage issues. He noted the average of the two appraisals was \$51,500.00.

Walt Crowder questioned where the funds would come from. Rosie Coyle advised she was not sure and would have to decide that if the offer was accepted but there were several options.

Walt Crowder questioned if the intent of the location was to be determined. Mayor Daniel advised that was correct. Crowder confirmed it was based more on opportunity than intent. Mayor Daniel advised that was correct.

Motion was made by Weigold to offer \$51,500.00 for the property with the resolution to be written by Attorney McNagny.

Attorney McNagny noted that it would be an 'As Is' purchase.

Walt Crowder questioned if there would be closing costs or anything associated above the dollar value mentioned. Attorney McNagny advised closing costs would be the City's obligation which would be in addition to the \$51,500.00.

Weigold amended his motion to offer \$51,500.00 with the addition of closing fees necessary to make the purchase, Mayor Daniel seconded the motion.

Mayor Daniel assumed it included everything in tact in the building. Attorney McNagny advised fixtures would be part of the purchase. Mayor Daniel felt there may be an opportunity to get some money back. Rosie Coyle explained when the City purchased the home where the parking lot is now, they rented it out for a little bit which allowed the City to recoup some money.

Attorney McNagny asked to be included in the motion that the Board approve putting out a formal offer to the seller.

Mayor Daniel reviewed the motion to be to offer \$51,500.00 plus additional closing costs for the property at 210 W. Market Street and for Attorney McNagny to draft up a formal offer to include all of the intangibles and to include a time limit for the owner to respond.

Upon the motion, all voted aye.

BILLS Motion was made Weigold to approve the bills as submitted for \$854,179.21, Crowder seconded the motion, all voted aye.

PARK DEPARTMENT Mark Green reported they held a baseball tournament at the park involving 72 teams as well as a tennis tournament at DeVol Field, they start in house baseball and softball tournaments next week. He reported on the fireworks and

activities scheduled for July 3. He gave an update on the pavilion and new bathrooms at the back of the park.

Having no further business to discuss the meeting was adjourned.

Mayor Ryan Daniel

Attest:

Clerk Treasurer Rosie Coyle