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**URBANA CITY COUNCIL  
REGULAR SESSION MEETING  
TUESDAY, JANUARY 18, 2022**

President Hess called the City of Urbana Regular Session Meeting to order at 6:00 pm.

**City Staff attending:** Mayor Bill Bean, Director of Administration Kerry Brugger, Director of Finance Chris Boettcher, Director of Law Mark Feinstein, City Engineer Tyler Bumbalough, City Zoning and Compliance Officer Preston Carter, Consultant Dusty Hurst, Fire Chief Dean Ortleib, and Police Chief Matt Lingrell

**President Called Roll:** Ms. Jumper, present; Mr. Scott, present; Mr. Paul, present; Mr. Thackery, present; Mrs. Collier, present; and Mrs. Bean, present.

**Minutes:** None

**Council Clerk Appointment**

Mr. Thackery moved to put the appointment of Roger Steffan as City Council clerk on the floor for further discussion and possible discussion. Mr. Paul seconded.

Voice vote on approval; all ayes, nays none.

**Urbana Police Division ‘Civilian Award’ Presentation**

Chief Lingrell spoke to the importance of recognizing great citizens in the city of Urbana. This past summer, UPD responded to a stabbing incident at the hospital. Officers had been investigating for roughly five hours when they received a call from Jeremy Hodges. Mr. Hodges witnessed the stabbing, carried the victim to his residence, and then called the victim’s girlfriend. During that time, Mr. Hodges witnessed the suspect, befriended him, and played cards at the suspect’s residence. After the suspect passed out, Mr. Hodges took photographs, collected the knife without contamination, and then called law enforcement.

Sgt. Kizer then presented the ‘Civilian Award’ with Officers Harris, Curl, and Williams present. Sgt. Kizer remarked that it is not often law enforcement receives a call where a witness has located the suspect and preserved evidence. Mr. Hodges was thanked for his actions.

**Communications**

1. Miami Valley Risk Management Association (MVRMA) ‘Elected Officials Training’

Mr. Paul did not remember this specific training before. He was unsure if this seminar would count for required training.

Mr. Scott indicated he would not be present.

Voice vote on approval; all ayes, nays none.

## **Administrative Reports – Board of Control**

1. Anthem group health insurance and related life, vision (EyeMed), and dental insurances  
- \$1,734,847.00

Mr. Scott moved to put this request on the floor for further discussion and possible discussion.  
Mr. Paul seconded.

Ms. Boettcher stated that the City had multiple negotiations with a number of insurance providers for finding the best plan. United, the provider the city had been using, originally quoted a 23 % increase. Negotiations lowered that amount to 9.9%. Anthem insurance provided the best rates, at only a 5.5 % increase. Eye and dental remains the same.

Mr. Paul indicated that a 5.5% increase is pretty standard. Mr. Hess inquired as to the total number of people insured by the figure. Ms. Boettcher informed the council it represented eighty employees. Mr. Hess reminisced to when the city would be covered by only \$700,000.

Voice vote on approval; all ayes, nays none.

2. Dunrobin Associates, LLC, for right-of-way acquisition services for the South High Street Improvements Project - \$312,062.00 (Capital Improvement Fund)

Mr. Thackery moved to put this request on the floor for further discussion and possible discussion.  
Mr. Paul seconded.

Mr. Bumbalough stated this was for the road reconstruction and curb/storm improvements on South High street. 82 parcels are involved, about half of which are temporary takes to adjust such issues as correcting grades and extending driveways. Dunrobin was selected from five or six submissions upon looking at qualifications.

Mr. Scott inquired if this included the eventual cost of the land.

This does not include the eventual purchase of the land. That will be in addition down the road at approximately \$150,000 to \$200,000. This only is for the management, providing such services as title research and comparing home values. There have also been grants for ODOT, which may be used for this funding.

Mr. Paul inquired if the acquisitions would be greater than a foot or two.

It has the potential but Mr. Bumbalough does not believe it would be greater than three or four feet, for example, at an intersection where a handicap ramp was needed.

Mr. Paul indicated if you want to do a project like this, this is a service you need. Mr. Thackery inquired as to the schedule. Mr. Bumbalough reported the consulting would start immediately, land acquisition would be approximately next February, bids would be May 2023, and the project would be approximately two years.

Ms. Jumper abstained from comment as one of her properties is affected by this project.

Voice vote on approval; five ayes, no nays, Ms. Jumper abstains.

**Citizen Comments:** None

## **ORDINANCES AND RESOLUTIONS**

### **Third Reading:**

#### **Ordinance No. 4395-22**

An ordinance approving a collective bargaining agreement between the City of Urbana, Ohio of Urbana Police Patrol Officers and the Fraternal Order of Police/Ohio Labor Council, Inc., and declaring it an emergency.

Mr. Thackery moved to put this Ordinance on the floor for discussion and passage. Mr. Paul seconded. No questions. President Hess called for a roll call for passage: Ms. Jumper, yes; Mr. Scott, yes; Mr. Paul, yes; Mr. Thackery, yes; Mrs. Collier, yes; and Mrs. Bean, yes.

Ordinance passed 6-0.

#### **Ordinance 4396-22**

An ordinance approving a collective bargaining agreement between the City of Urbana, Ohio and the City of Urbana Police Sergeants and the Fraternal Order of Police/Ohio Labor Council, Inc. and declaring it an emergency.

Mr. Paul moved to put this Ordinance on the floor for discussion, waive description, and vote on passage. Mr. Scott seconded. President Hess called for a roll call for passage: Mr. Scott, yes; Mr. Paul, yes; Mr. Thackery, yes; Mrs. Collier, yes; Mrs. Bean, yes; and Ms. Jumper, yes.

Ordinance passed 6-0.

**Second Reading:** None

### **First Reading:**

#### **Resolution 2437-22**

A resolution confirming appointments to the Tax Incentive Review Council (TIRC) for calendar year 2022. (Passage on 1<sup>st</sup> Reading)

Mr. Brugger spoke to the importance to keep the roster current and the decision to place both the council representative and the residents' representatives under the same resolution. This will need to be updated every year.

Mr. Thackery moved to put this Resolution on the floor for discussion and vote on passage. Mr. Paul seconded.

Mr Paul inquired of Mrs. Bean to make sure she was comfortable serving as the council representative. She was, and also informed the council that the Resident representatives would be Tom Coles and Pat Bass.

President Hess called for a roll call for passage: Mr. Paul, yes; Mr. Thackery, yes; Mrs. Collier, yes; Mrs. Bean, yes; Ms. Jumper, yes; and Mr. Scott, yes.

Resolution passed 6-0.

#### **Resolution 2625-22**

A resolution to authorize preliminary approval between the City of Urbana, Champaign County, Ohio and Ohio Department of Transportation for pavement planning and resurfacing of United States Route 68 from just south of Pearce Place (SLM 5.36) to Washington Avenue (SLM 6.93), omitting the roundabout at US 36 and declaring an emergency. (Passage on 1<sup>st</sup> reading)

Mr. Paul moved to put this Resolution on the floor for discussion and vote on passage. Mr. Thackery seconded.

Mr. Bumbalough spoke as to how this was the preliminary legislation to be on board with the project. ODOT will follow up later at the time of bids to make sure we will pay our share (20%). The project is approximately one block each way from the roundabout. Bids will be in June/July. Preliminary estimates are around \$460,000 total. These estimates tend to be low. The city has budgeted our share to be around \$125,000.

President Hess called for a roll call for passage: Mr. Thackery, yes; Mrs. Collier, yes; Mrs. Bean, yes; Ms. Jumper, yes; Mr. Scott, yes; and Mr. Paul, yes.

#### **Ordinance 4559-22**

An ordinance to amend Section 1133.08 (Parking Space Requirements) of the Codified Ordinances of the City of Urbana, Ohio. (Three readings, public hearing required)

Mr. Paul moved to put this Ordinance on the floor for discussion. Mr. Thackery seconded.

Mr. Carter stated that the current requirement for parking spaces in the city calls for one space per 1,000 square feet of office space. The city wants to move away from parking deserts due to the increase in automation. The new requirement would be 1.1 spaces per every employee. Restaurants would also see a change in parking requirements. This ordinance would require 1 parking space per employee and 1 space for every four seats for patrons. Require 1 space per 1,000 square feet.

Mr. Scott inquired if there would be different requirements due to the lack of downtown parking areas. Mr. Carter indicated there would be.

Mr. Paul asked how this would be enforced. Mr. Carter stated that the city would enforce on new development by requiring the spaces for zoning permits.

President Hess declared this Ordinance to have its first reading.

**Ordinance 4560-22**

An ordinance to update the City of Urbana’s Official Zoning Map by establishing zoning for parcel K48-25-11-01-30-004-00, also known as 1673 US Hwy 68 as R-1 Low Density Residential District. (Three readings, public hearing required)

Mr. Thackery moved to put this Ordinance on the floor for discussion. Mr. Scott seconded.

Mr. Carter informed this is the current zoning for the K-8 Urbana City Schools building. Currently it is unzoned. The city does not have specific educational designations. Any new construction would require zoning permit.

Mr. Paul asked about the difference between PUD and R-1 designations.

Mr. Carter stated it was incumbent on the school for plans down the road. It is not at a point to do so now. This is a placeholder for development. The issue will probably come back in the future.

Mr. Brugger indicated the property was R-1 in the township, before annexed into the city.

President Hess declared this Ordinance to have its first reading.

**Ordinance 4561-22**

An Ordinance to create a new subsection of code to be placed in Chapter 1133 (Off-Street Parking and Loading) of the Codified Ordinances of the City of Urbana, Ohio. (Three readings, public hearing required)

Mr. Thackery moved to put this Ordinance on the floor for discussion. Mr. Paul seconded.

Mr. Carter stated that this would prohibit any parking on anything other than durable and dustless surfaces. It prohibits parking on grass and dirt. It would also prohibit campers and trailers from parking on grass or dirt. It also would allow people to reside in campers or trailers for only 72

hours unless in an area specifically designated for camper/rv use (Such as the fairgrounds). This ordinance would also address semis being parked in non-commercial areas.

Ms. Jumper asked if you can park one's own rv in their own backyard. Mr. Carter stated that it would need to be on an approved surface.

Mr. Scott asked how three days in a calendar year would be enforced. Mr. Carter responded that the enforcement would go more towards long term abuse, months at a time.

President Hess declared this ordinance to have had its first reading.

### **Ordinance 4562-22**

An ordinance to update the City of Urbana's Official Zoning Map by establishing City designated zoning classification for two recently-annexed properties as BR-1 (Business Resident) District. (Three readings, public hearing required)

Mr. Paul moved to put this Ordinance on the floor for discussion. Mr. Thackery seconded.

Mr. Carter spoke that these newly annexed properties are surrounded by business in all directions. In the future, they could potentially be turned into businesses.

Mr. Paul was concerned about creative spot zoning.

President Hess declared this ordinance to have had its first reading.

### **Ordinance 4563-22**

An ordinance to amend the City of Urbana's Official Zoning Map by rezoning approximately 45 parcels in the area of Storms Avenue, College Way, Grand Avenue, and Clay Street currently zoned M-1 Manufacturing District, to R-2 Medium Density Residential District. (Three readings, public hearing required)

Mr. Paul moved to put this Ordinance on the floor for discussion. Mr. Thackery seconded.

Mr. Carter explained that this rezoning would more accurately reflect what is in existence today. The Q3 property would not be affected. It would also match what is already in the area.

President Hess declared this ordinance to have had its first reading.

The Public hearing for all five ordinances will be held at the next regularly scheduled council meeting on February 1, 2022.

**Committee Reports:** Mr. Thackery proposed to have a work session on Tuesday, January 25, 2022 to discuss the structures of the committees. Mrs. Bean seconded.

Voice vote on approval; all ayes, nays none.

### **Miscellaneous Business**

Mr. Scott inquired about the 25% split of the income tax required to go to the Capital Improvement Fund. Mr. Boettcher informed Council that this is how it is written in the Charter. When the additional income tax rate proposal was discussed, 25% would have went to 402, the capital improvement fund for police and fire.

Mr. Scott also thanked Mrs. Bean for being the TIRC representative.

Mr. Paul asked if the city had heard anything about the East Elementary residential lot. Mr. Brugger had not heard anything from the School District. He is sending inquiries to the School. Mr. Paul also requested to set the pay rate for Roger Steffan, as the new council clerk. He motioned to set the rate at \$16,000 per year and requested a vote. Mr. Scott seconded.

Voice vote on approval; all ayes, nays none.

Chief Ortleib informed council that the NIMS G 402 training would be held on 4/23 with ten spots currently available. The new pumper was to go in service on 1/19 with a brief ceremony being held that morning. Safety committee was also to be held on 1/20 with the main topic for conversation being the new fireworks law starting in July. The safety committee would be discussing how the city may want to act and any possible enforcement.

Mr. Paul indicated that the safety committee should be kept the same for the upcoming meeting.

Mr. Feinstein informed the council that the agenda for the work session must be limited to what is decided upon by council tonight. Miscellaneous business is not technically allowed for work sessions. Topics discussed included the laying to bed of the salary commission, potential changes to Ordinances 4561 and 4562, the fireworks legislation, and committees.

Mr. Thackery wanted to look at the timeframe of each issue so council does not get overwhelmed. Mr. Scott believes the fireworks issue can wait since the new law does not go take affect until July. The other four topics will comprise the agenda for the work session.

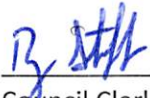
Mr. Hurst stated that Legacy Place is having an open house for the public, currently planned for February 14<sup>th</sup>. This is thought to be an all day affair with a formal agenda later.

Mr. Brugger stated that the Legacy Place walkthrough was pretty impressive. He also thanked the council for the final labor agreement approval for law enforcement. The city is no going to move into central staff ordinances and salary staff. The city is going to try to get back to council for next month.

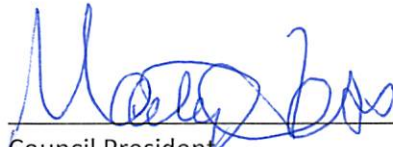
Mrs. Collier also informed anyone interested that the USPS was offering COVID-19 test kits. One would just search on their website and can receive for test kits for free.

**ADJOURNED AT 7:28 p.m.**

**NEXT SCHEDULED MEETING**  
February 1, 2021, at 6:00 p.m.

A handwritten signature in blue ink, appearing to be "R. Hill", written above a horizontal line.

Council Clerk

A handwritten signature in blue ink, appearing to be "M. Lopez", written above a horizontal line.

Council President