

MADEIRA CITY COUNCIL
REGULAR MEETING MINUTES
JULY 22, 2019

I. CALL TO ORDER

The meeting was called to order by Mayor Theis at 7:30 p.m.

II. INVOCATION AND PLEDGE OF ALLEGIANCE

The Invocation and Pledge of Allegiance were led by Mayor Theis.

III. ROLL CALL

Members present:

Traci Theis, Mayor
Chris Hilberg
Doug Moormann
Brian Mueller

Officials/Staff present:

Brian Fox, Law Director (arrived at 7:58 p.m.)
Tom Moeller, City Manager
Lori A. Thompson, Assistant City Manager
David Schaefer, Police Chief
Steve Soper, Treasurer
Kristie Lowndes, Tax Commissioner
Christine Doyle, Clerk of Council

Members absent:

Melisa Adrien
Scott Gehring
Nancy Spencer

IV. ACCEPTANCE OF THE AGENDA AND MINUTES

1. Changes to the agenda:

- None

2. Changes to the City Council Regular Meeting minutes from June 24, 2019:

- None

3. Res. No. 30-19: Resolution Levying Assessments for Sidewalk Replacement

4. Res. No. 31-19: Amending the Annual Appropriation Resolution No. 15-19 Providing for Funds for Current Expenditures for the Year Ending December 31, 2019 and Amending the Certificate of Estimated Resources

Motion to accept the agenda; the June 24, 2019 minutes; Res. No. 30-19: Resolution Levying Assessments for Sidewalk Replacement; and Res. No. 31-19: Amending the Annual Appropriation Resolution No. 15-19 Providing for Funds for Current Expenditures for the Year Ending December 31, 2019 and Amending the Certificate of Estimated Resources made by Mr. Hilberg, second by Mr. Moormann. Motion passed by 4-0-3 roll call vote.

V. MAYOR'S MOMENT

1. Public Comment Reminder

2. Mayor's Moment

- Mayor Theis spoke on the theme of "Community All-Stars," noting that over 70 residents came to the July Planning Commission meeting in support of the Swingline Grill. The owner anticipates a July 2020 opening. She acknowledged the residents who attended the July 11 Special Council meeting and shared their thoughts on the Comprehensive Plan. In addition, four future all-stars will be joining Madeira School on August 1: David Bergan will be the Assistant Superintendent; Jessica Stevens will be Director of Student Services; Niki Huelsman will be Middle School Principal; and MHS Football Coach Chris Stewart will be the new physical education instructor.

3. Special Recognition

- None

VI. NOTICES OF OTHER MEETINGS AND EVENTS

- Splash Party at Madeira Swim Club July 24, 2019, 7:00–10:00 p.m.
- Budget and Finance Committee July 30, 2019, 7:00 p.m.
- Mayor's Court July 31, 2019, 6:30 p.m.
- Board of Zoning Appeals August 5, 2019, 7:00 p.m.
- 35th Annual Street Dance & Family Fest August 10, 2019, 6:00–11:00 p.m.
- City Council August 12, 2019, 7:30 p.m.

VII. COMMITTEE AND OFFICIAL REPORTS

1. Board of Zoning Appeals meeting on July 1, 2019

- Mr. Moeller reported there were two cases on the agenda. A request to construct an accessory structure that exceeded the allowed square footage at 7442 Miami was approved. A request for a sign variance at 7754 Camargo was also approved.

2. Economic Development Committee meeting on July 9, 2019

- Mr. Moormann reported the Committee discussed the City-owned property and leases. Ms. Spencer provided a history of the leases. The Committee will move forward on developing a plan for managing the properties.
- The Committee discussed working with Sycamore Township to fill some of the vacant office space and properties in the Central and East JEDZ, both of which Madeira administers. It was decided Staff would talk with Sycamore Township administration as to how they can work together.

3. Parks and Recreation Board meeting on July 10, 2019

- Mr. Mueller reported good attendance at the Madcap Puppet event.
- A working team has assigned to start planning for the purchase of ADA compliant playground equipment for McDonald Commons in 2020.
- The Board spent the rest of the meeting planning the remaining summer events, including the Splash Party, Street Dance, and Bonfire on the Ballfields, scheduled for September 28.

4. Special Council Meeting: Comprehensive Plan on July 11, 2019

- Mr. Moormann reported the meeting was well attended, and several residents expressed their concerns regarding the Plan. At the meeting, the foremost concern was about the recommendation to form a Community Investment Corporation, and Council would need to decide whether or not

this recommendation stays in the Plan. Mr. Moormann reiterated the Plan is not binding, so Council would need to choose whether or not to undertake this, or any, specific recommendation.

- After the public comments, Council discussed each of the four focus areas. They also discussed making sure the language in the Plan was not directive. Also discussed was the misunderstanding in the community that all items in the plan must be acted upon; the items listed in the Plan are recommendations and may or may not be acted upon.
- Mayor Theis commended Planning Commission for undertaking the creation of the Plan, which is required in the Charter.

5. Senior Commission meeting on July 15, 2019

- Mr. Hilberg reported the Commission discussed the upcoming events:
 - Your Brain on Aging and Health in August
 - Sleep Health in September
 - Using Smart phones and apps with Madeira High School students in October
- The Commission thanked Lt. Phillips for the safety program he presented in July.
- Possible scheduling conflicts with using the Traditions community room were discussed.

6. Planning Commission meeting on July 15, 2019

- Mr. Moormann reported the meeting was highly attended with residents showing their support for Swingline Grill. Planning Commission reviewed the application for construction of the restaurant and unanimously approved with conditions that had to do with architecture, landscaping, and parking.
- Also on the agenda was an application for the creation of a non-conforming lot; the applicant was asked to rework the plan to make additions to the home while making the lot compliant.
- The third case was for a TROD to put townhomes on Camargo Road. Commission members expressed reservations because the vision for Camargo Road is for it to be a business district; neighbors also expressed concern about the height of the townhomes and about losing the plants that buffer their homes from the property. The Commission asked the applicant to go back and reconsider the request.

7. Administration and Personnel Board meeting on July 17, 2019

- Mayor Theis reported the Board adjourned into Executive Session to interview candidates for Planning Commission.

8. Cincinnati Public Library Master Plan meeting on July 15, 2019

- Mayor Theis reported the most recent library levy passed, and what to do with the additional funds was discussed. Attendees put sticky notes on boards to indicate their wishes. The library said their first priority would be to make all the library branches ADA compliant.

9. Police Report

- Chief Schaefer reported the Senior Commission program on safety presented by Lt. Phillips was well received. Topics included identity theft, fraud, phone scams, and services the Madeira Police Department offers including the key program and residential security surveys.
- Officer James Roy, the Department's firearms instructor, attended the Ohio Tactical Officers Association Conference.
- Lt. Phillips and Karen Riesenbergs attended the June 27 Madeira Farmer's Market where they had a booth with activities to teach children about seatbelt safety, stranger danger, and cell phone safety.

- Results of the Euclid speed study were provided; the fastest average speed was about 30 mph. A blind study in the same area will be conducted in the future.
- Chief Schaefer announced he would be in the Fire Department's dunking booth at the Street Dance at 6:30 p.m.

VIII. COMMUNITY PARTICIPATION

1. Guests and Registered Visitors

- Claudia Harrod, 6809 Marvin, shared her thoughts on the Housing section of the Comprehensive Plan, including the recommendations to offer a variety of housing price points, mixed-use housing, rental housing, and mother-in-law suites. Mr. Moormann said members of the Housing Working Group wanted a variety of price points to make the schools available to people who aren't making enough money for a \$600,000 home; they were interested in ensuring Madeira has workforce housing rather than only luxury housing. He also stated there is a growing segment of people who are renters by choice, and mixed-use buildings would make Madeira appealing to this new demographic. Regarding density, Mr. Moormann said the term needs to be defined and pointed to the Maple Street townhomes as an example of increased density that has worked in Madeira.
- Doug Oppenheimer, 7431 Mar Del, asked Mr. Moorman to repeat his statements on the CIC. Mr. Oppenheimer asked if a member of Council said the Comprehensive Plan would transform Madeira. Council did not respond. Barbara Holwadel, 6022 Cherokee, stated that Vice Mayor Spencer said that.

2. Correspondence

- None

IX. ORDINANCES AND RESOLUTIONS

1. Ord. No. 19-01: Adoption of the Comprehensive Plan—Second Reading

- Mr. Fox walked through the changes made to the Ordinance itself, noting that the changes clarify that the Comprehensive Plan is advisory and action on any individual recommendations must be accompanied by ordinance or statute. The changes also specify that the Charter requires a plan. He stated the only circumstance in Ohio case law where a Comprehensive Plan was binding was when there wasn't a companion zoning statute that was hand in glove with the Comprehensive Plan or when the zoning code itself specifically incorporated the provisions and the requirements of the Comprehensive Plan.

Motion to amend Ordinance 19-01 as presented made by Mr. Mueller, second by Mr. Moormann. Motion passed by 4-0-3 roll call vote.

Mayor Theis	yes
Melisa Adrien	absent
Scott Gehring	absent
Chris Hilberg	yes
Doug Moormann	yes
Brian Mueller	yes
Nancy Spencer	absent

- Council opted to approve the revisions to the Plan at the third reading.

2. Res. No. 29-19: Authorizing Payment to Haywood LLC, 6876 Esther Lane, Madeira, Ohio for Work Associated with the Reconstruction of the ADA Ramp and Other Improvements at 7014 Miami Avenue (Hosbrook House)
 - Mr. Moeller stated the work on the deck is nearly complete; the contractor has a few changes yet to make. A few issues came up, including addressing a cistern and underground electrical, that are the City's responsibility. The total cost of the work for these issues is not to exceed \$18,319. The funds would come out of the rental property fund.

Motion to approve Res. No. 29-19 Authorizing Payment to Haywood LLC, 6876 Esther Lane, Madeira, Ohio for Work Associated with the Reconstruction of the ADA Ramp and Other Improvements at 7014 Miami Avenue (Hosbrook House) made by Mr. Hilberg, second by Mr. Mueller. Motion passed by 4-0-3 roll call vote.

Mayor Theis	yes
Melisa Adrien	absent
Scott Gehring	absent
Chris Hilberg	yes
Doug Moormann	yes
Brian Mueller	yes
Nancy Spencer	absent

X. NEW BUSINESS

1. Appointment to Planning Commission
 - Mayor Theis tabled this discussion until Executive Session.
2. Appointment to Records Commission
 - Mayor Theis tabled this discussion until Executive Session.

XI. OLD BUSINESS

- None

XII. EXECUTIVE SESSION

1. Personnel
2. Real Estate: Sale/Purchase
3. Pending Litigation

Motion to adjourn into Executive Session for the purpose of discussing pending litigation; employment, dismissal, discipline, promotion, demotion, or compensation of a public employee or official; and to consider the purchase or sale of real estate for public purposes made by Mr. Moormann, second by Mr. Hilberg. Motion passed by 4-0-3 roll call vote at 8:38 p.m.

Motion made by Mr. Hilberg, second by Mr. Moormann, to adjourn Executive Session and return to the regular session at 9:05 p.m.


XIII. COMMITTEE APPOINTMENTS

Motion made by Mayor Theis, second by Mr. Hilberg, to appoint Suzie Thomas to Planning Commission. Motion passed by 4-0-3 roll call vote.

Motion made by Mayor Theis, second by Mr. Moormann, to appoint Christine Doyle to Records Commission.

XIV. ADJOURNMENT

Motion made by Mr. Hilberg, second by Mr. Mueller, to adjourn the regular meeting at 9:10 p.m. Motion approved by 4-0-3 roll call vote.



Christine Doyle, Clerk of Council