City of Madeira: Comprehensive Plan Project Update

The City of Madeira initiated development of its first ever community-wide Comprehensive Plan in May with the release of the Community Survey, a brief questionnaire asking for input on resident needs and desires relative to a host of community issues, including land use, housing, transportation and connectivity, parks and recreation, and economic development.

Community interest in the plan has been impressive with over 650 survey responses received to date and counting. In addition, over 70 attendees participated in the first public forum held in May, which included an overview presentation on the plan process, an opportunity to participate in the Community Survey, and a group discussion. The project team has also made appearances at the Madeira Art Fair and Madeira Girls Night Out to encourage residents to get involved in the planning process and in taking the survey.

The survey is available online at [www.madeiracity.com](http://www.madeiracity.com) or [https://www.surveymonkey.com/r/MadeiraCompPlanCommunitySurvey](https://www.surveymonkey.com/r/MadeiraCompPlanCommunitySurvey) and will be available through the end of June. The City encourages residents that have not participated to visit the City’s website to take the survey and voice their opinions. The Community Survey will also be made available at the City’s tent at the following upcoming June community events: Madeira Farmers Market on Thursday, June 21 from 3:30 PM to 7:00 PM and the 9th Annual Madeira Criterium Bike Race & Run on Friday, June 29 at 4:00 PM.

**Save the Date: Public Forum #2 - July 31**

Please be sure to mark your calendars for the evening of Tuesday, July 31, 2018, as the City of Madeira will be hosting a public forum from 7:00 PM to 8:30 PM (the location will be announced soon – watch your listserv or the City Facebook page). This community engagement event is the second in a series of five public forums being held as part of the Comprehensive Plan process. Whereas the first forum in May provided an introduction to the plan process and the Community Survey, the second forum in July will begin with a brief presentation and then ask residents for more focused input on their preferences on plan focus areas and potential (Continued on Page 6)

After July 1st, a copy of the City of Madeira 2017 Comprehensive Annual Financial Report will be available for review at the Madeira Municipal Building, 7141 Miami Ave., weekdays from 8 am until 5 pm or on the City’s website at www.madeiracity.com under “Government, Finance Department”.
In this era of hyper-connectivity, there are all kinds of discussions occurring through all kinds of media. A recent discussion I’ve observed centers on new procedures utilized by the Planning Commission (PC) and Board of Zoning Appeals (BZA). The procedures to which I refer arise in the PC’s and BZA’s “quasi-judicial” review process.

Where does the term “quasi-judicial” come from, and what does it mean? Simply put, Ohio courts coined the term to describe the review process for administrative bodies when they’re reviewing facts, testimony, and information much like a judge would. From time to time, applications to the PC or BZA involve requests that, if denied, could then be appealed to the Hamilton County Court of Common Pleas, which would act like an appellate court reviewing the PC or BZA’s decision.

For example, in the case of the PC, it may involve deciding on the subdivision of property or reviewing a development plan for a commercial property. Should the PC deny a request, the applicant may appeal the denial to the BZA. Likewise, virtually every matter that goes before the BZA is “quasi-judicial” because their decisions may be appealed to the Common Pleas Court. In other words, the PC and BZA are basically acting like a trial court when reviewing certain types of applications.

It is important to note that, when the PC and BZA are reviewing applications or appeals (i.e., acting in a “quasi-judicial” capacity), they are conducting “hearings” (as distinguished from “meetings”). The new procedure, as recommended by Law Director Brian Fox, is for both the PC and BZA to “adjourn” the hearing to allow the members of either public body to “deliberate” the merits of each application.

Before implementing the new procedure, City Council asked the Law Director to research this issue to ensure compliance with Ohio’s Open Meetings Act (sometimes referred to as “Sunshine Laws”). As it turns out, Ohio law is settled that the Open Meetings Act does not apply to “quasi-judicial” deliberations conducted by administrative bodies, such as the PC and BZA. This same procedure of adjourning for deliberations has been utilized by many cities, villages, and townships across the state, and Ohio courts have ruled time and time again that the Sunshine Laws do not apply to “quasi-judicial” deliberations.

What’s the policy behind the judicial rulings? Ohio courts have observed that when PCs and BZAs are functioning as more traditional judicial bodies, the members of administrative bodies should have more meaningful and effective discussions amongst themselves before a final vote and decision on applications is made. Think of it this way, when a jury “deliberates” a legal matter, either criminal or civil, do they do it out in the open? Of course, not. Their deliberations are not publicly broadcast. The same holds true for a panel of judges in an appeals court. The judges do not deliberate the matter publicly; they hold the deliberations in private so they can speak frankly amongst themselves about a matter before rendering an opinion or judgment.

The “quasi-judicial matters” that come before the PC and BZA are no different. Those administrative bodies are ruling on issues that have legal consequences and are subject to appeal to another level of court jurisdiction. In other words, they are acting as a “judge” or “jury” in these legal matters. Importantly, in an administrative decision-making body context, neither body “votes” during these deliberations. All decisions are made public and are voted on in an open meeting. Once deliberations are completed, the members reconvene and offer their comments and discussion relevant to the matter before a vote is taken. The new procedure that has been implemented by the PC and BZA is consistent with Ohio law in this respect.

In the case of the PC, not all matters are “quasi-judicial.” Some are legislative in nature, and, therefore, the PC does not adjourn to deliberate in private. Legislative matters, such as rezoning property, creating new zoning law or amending the existing zoning code, must be discussed and deliberated during “meetings” open to the public as required by the Open Meetings Act.
From the Desk of the City Manager… Continued

Throughout the process of creating the BZA, City Council has taken a high degree of care to ensure that the policies and procedures in the City of Madeira satisfy the legal obligations and duties of government bodies. The new procedure of allowing the PC and BZA to adjourn for deliberations is authorized by Ohio law, and allows the members of these bodies to engage in thorough discussions to reach sound decisions.

2018 Street Program. City Council has awarded a contract to Rack & Ballauer Construction for the following streets:

- Esther Lane (Curb Repairs and New Pavement)
- Eleck Place (Partial New Curbs, Storm Water System, New Pavement)
- Kencrest Circle (New Curbs, New Pavement)
- Strifler Place (New Curbs, Storm Water System, New Pavement)
- Rosecrest Lane (Partial New Curbs, Storm Water System, New Pavement)

Total cost of the project is $380,000. The work will include curb repairs/replacement, storm water system improvements (Eleck, Strifler and Rosecrest) and new asphalt pavement. Work is to begin in late June with completion in the Fall of 2018.

The Camargo Road West Project will be bid later this summer, which first includes the replacement of the waterline between Miami Avenue and Shawnee Run Road. After the waterline is completed, we will begin the reconstruction of Camargo between Miami and the city limit to the south (toward Madisonville). This project will span the end of 2018 and the beginning of 2019.

Miami Avenue/Naomi Avenue Redevelopment Project Update. The Madeira Planning Commission (PC) has reviewed an application requesting a zoning text amendment and zone change for the properties on the southeast corner of Miami and Naomi Avenues. At their meeting on May 21st, the PC recommended the proposed zoning text language with conditions that would create a Transitional Residential Overlay District (TROD) on this site. City Council held the first reading of the ordinance on May 29th and will hold a public hearing on June 25th during the second reading. The proposed legislation is currently under review by the City Council Law and Safety Committee. The property under consideration currently has four (4) apartment buildings located at the site. The proposed zoning would allow for the construction of up to 9 single-family attached units (condominiums) as part of this TROD. A vote by City Council will be taken at the third reading of the ordinance; this is tentatively scheduled to take place on July 23rd. For additional information, please contact the Office of the City Manager at 561-7228 or email tmoeller@madeiracity.com. The full text of the proposed zoning ordinance can be found on the City’s website www.madeiracity.com.

Animal Nuisance Regulations. I have been asked to remind residents of the City’s regulations regarding animals, including domestic as well as “barnyard” animals. The City does not regulate the “kind” of animal a resident may keep on their property. However, the City does regulate common “nuisance” standards, which apply to all animals. These standards include unnecessary or extraordinary noise, sanitary conditions, property maintenance, etc. As long as the animals do not create a “nuisance” for the adjacent properties, they are permitted. Most recently, we have been asked about roosters. Given the nature and propensity of roosters to crow, particularly in the early morning hours, they could be in violation of the noise statutes. Please be considerate of your neighbors - whether it’s barking dogs or crowing roosters! I thank you and your neighbors thank you!

Reminder: “LIKE US” on Facebook and Sign-Up for the Email Listserv. We encourage you to sign up on our email listserv by going to the City of Madeira website www.madeiracity.com. (Notify Me). While you are at it, make sure to “LIKE” the Facebook pages for the City of Madeira, Madeira Police Department and Madeira Recreation Department. These Facebook pages are used for announcements, updates, traffic information, and community events whenever necessary. We have also begun a weekly electronic newsletter called the Friday Flash that is being pushed out via the email City listserv and FaceBook. Stay connected to what is happening in Madeira!
Mayor’s Moment

Let’s leave it better than we found it . . .

For over a year now, the Budget and Finance Committee of Council has been researching options to enhance the quality of life for residents, visitors and businesses. “Quality of life” includes making certain we do a good job of maintaining our infrastructure. In doing so, it is the desire of Council to accelerate the street repair program from a 22-25 year cycle to a recommended 15-17 year cycle, expand and repair the current storm water systems, and more proactively plan for capital improvements and replacement costs, all while maintaining a reserve of 27% in our General Fund Reserve. Needless to say, “money does not grow on trees”, and many state cuts as well as rising costs have made our goals unachievable without a change of funding.

It is always my desire to leave a place better than I found it. In evaluating 50 lane miles of city streets and inventorying their road condition, the estimated cost to replace all streets at a 15-17 year cycle is $950,000 while our current annual spending is approximately $650,000.

Increasing funding for roadwork also naturally coincides with repairs needed to storm water systems. In doing so, the current budget will need to be increased from $60,000 to $100,000. Park facilities, including parking lots and playground equipment, all need additional revenue to maintain them as well.

Council directed the committee to develop finance options that did not include raising property taxes. We wanted options that did not affect those on fixed incomes. The best option that was presented was to increase our Income/Earnings Tax for those earning income within our city limits by 0.25%. Currently, workers that are earning wages in the City of Madeira pay a city earnings tax of 1.0% and this proposal is that they will pay 1.25%. To put this increase in perspective, those earning $100,000 will see an annual tax increase of $250 or approximately $20 a month. The City provides for a 0.9% credit for earnings taxes paid to another municipality. This means everyone pays a minimum of 0.1% to the City. Under the proposed tax issue, the credit would be 1.05%, meaning that earnings would be taxed at a minimum of 0.2%. Using the example above, with earnings of $100,000/year, the amount of tax paid to the City will increase from $100/year to $200/year. Social security or retirement payments would not be affected.

Madeira is one of only four cities/villages in Hamilton County that is still at a 1% Earnings Tax Rate. The City’s share of the property tax dollar (7.5 mills) is in the bottom 25% of all Hamilton County jurisdictions. We are also in the bottom 25% of “per capita spending” because of the City’s small tax base. If Madeira were more “commercial”, those tax rates would generate much more revenue. However, because our community is 90% residential, the low tax rate cannot keep up with the demand for both operations, services and capital maintenance and improvements.

As required by State Law, we will be asking the voters to approve this Earnings Tax increase on the 2018 November Ballot. Please look for additional information to come in the mail regarding this important issue. City Council feels this is a necessary step to insuring the roads and sidewalks are maintained and replaced, and our storm water systems can “ride out the storms”.

If you have questions or comments, please email me (ttheis@madeiracity.com), and we will be happy to call to follow-up. City Council is currently proceeding with the legislative process in order to meet the August 8th deadline for filing the ballot issue with the Hamilton County Board of Elections.
WORDS TO THE WISE.....BROUGHT TO YOU BY THE MADEIRA SENIOR COMMISSION

2018 Madeira Senior Commission Events

Wed., July 11, 2018—1-2:30 pm—
Game Day
Kevin Schad, Sr. Commission Host, Centennial Room, Municipal Building, 7141 Miami Avenue

Come play classic card and board games while enjoying the company of others. We have Scrabble, Pictionary, Apples to Apples, Monopoly, cards, and many more games available in the Centennial Room of the Municipal Building. Join us and bring a friend for a fun afternoon.

Tues., August 28, 2018—9 am to 2 pm
Blue Ash YMCA Sampler Day
Blue Ash YMCA, 5000 YMCA Drive (45242)

Join us at the Blue Ash YMCA on Tuesday, August 28th from 9 am until 2 pm to learn about all the activities for senior adults.

Wed., September 12—12:00 pm
BikeAround™ at The Kenwood
5435 Kenwood Road (45227)
RSVP: City of Madeira (513-561-7228)

Where would you go if you could hop on a bicycle and ride anywhere in the world? BikeAround™ is an innovative exercise device that pairs a stationary bike with a live map projected on a screen. You can bike virtually anywhere in the world. BikeAround™ combines physical exercise with lifelong learning, memories and many positive health benefits. Join us and experience it for yourself! A light lunch will be served to attendees. RSVP required.

Ladies of Charity Treasure Mart
Saturday, July 20 from 9 am to 3 pm
One day only. Rain or shine. Don’t miss it!

St. Gertrude Church, 6543 Miami Ave. (Corner of Miami Ave. & Shawnee Run Rd.)
HUGE Annual Rummage Sale - Best Bargains of the Summer! Gently used clothing, toys, furniture, kitchen & housewares, tools, antiques, holiday items, books treasures galore! ALL proceeds fund programs to help the poor.

Address Signs – Make your street number more visible for Fire/EMS/Police as well as delivery people and friends. Too often in an emergency, valuable time is lost because street numbers are hard to find or hard to read, especially at night. The Madeira & Indian Hill Joint Fire District operates a non-profit community service campaign offering address signs to the residents of Madeira and Indian Hill.

The aluminum reflective signs are available in green or blue and are 6" x 18" with reflective numbers on both sides. The blue signs are used on homes that have private fire hydrants down their driveway. The signs are generally mounted at the street on existing mailbox posts or any other permanent structure that may be in your front yard. They also can be mounted on a separate post.

Address signs are $15.00 each, which includes installation by the Fire Department. If the sign requires a separate post for mounting, the cost of the sign/post combination is $25.

Signs can be ordered in person at either the Madeira Fire Station or the Indian Hill Fire Station, or by calling 561-7926. To order online, please complete the form at http://www.mihjfd.org/address-signs.html.

COMMUNITY FUN FESTIVAL
hosted by Connections Christian Church
Sunday July 22, 2018
2:00 PM– 5:00 PM
Inflatables and Water Slides
Games and Fair Food

Donations Received will go
to Madeira Schools Athletics and Arts

7421 East Galbraith Road, Madeira
www.connectionssc.org
513-791-8348
MESSAGE FROM THE CHIEF

Golf Carts & Other Recreational Vehicles

The Madeira Police Department has had recent inquiries from residents regarding the operation of golf carts and other “recreational” vehicles on public streets. The State of Ohio does regulate these types of vehicles. Owners of golf carts, ATV’s, go-carts, mini-bikes and other recreational vehicles must abide by Ohio laws in order to operate their vehicle on public streets. Operators of these types of vehicles must register their golf cart/vehicle with the Ohio Bureau of Motor Vehicles, be at least 16 years of age and hold a valid driver’s license. Additionally these vehicles must complete an inspection from local law enforcement and be equipped with the following:

1. Adequate brakes and braking system
2. Equipped with properly working brake lights, head lights, tail lights & turn signals
3. A properly working steering mechanism
4. A windshield
5. A rear view mirror, and
6. Tires which are free of major bumps, bulges, breaks, or any condition that would be cause for unsafe conditions.

Any vehicle that does not comply with the requirements shall not be permitted to operate on the public streets. Operators of these vehicles in violation of state law may be fined and their vehicle impounded.

City of Madeira: Comprehensive Plan Project Update (continued from Page 1)

enhancements. They will do this by participating in a series of interactive, themed stations where attendees will place pins on boards that represent the type and location of enhancements they would prefer the City explore further. Sample imagery from case studies will be provided to help visual potential options and evoke public feedback on what options are consistent with community character and identity. Based on initial public feedback received to date through the Community Survey, emphasis will be placed on soliciting further community input on the location and type of potential pedestrian and bicycle connections, the form and function of future development and public realm enhancements in the business district, and possible community facilities and parks & recreation amenities. After the second public forum, the project team will begin to develop conceptual recommendations visually rendering the location and appearance of proposed enhancements that will be shared for feedback and subsequent refinement at the third public forum.

For those unable to attend the July 31st public forum, additional opportunities to participate in the interactive feedback exercises will be online at the City website and in-person at community events on July 26th at Madeira Farmers Market, July 28th at Shakespeare in the Park, and August 11th at the Street Dance. Please be sure to check the City’s website for more details after the closing of the Survey.
Coming soon - our new Quality Profile!

Our annual Quality Profile (QP) provides a detailed look at the performance of our students and staff in areas that the Madeira community values most in our schools. It highlights the past school year in Academics, Arts, Student Leadership & Activities, Fiscal Stewardship, Parent & Community Involvement, Student Services and Staff & District Recognitions. The QP provides the ‘rest of the story’ about what makes Madeira such a great place for our students, the story that goes beyond scores and mandated testing.

Our past QPs are posted on our website on our Welcome page. Postcards will be mailed to all Madeira residents with information on how to see or receive a copy of our newest profile this fall. Take a look - we think you’ll like what’s going on in your Madeira City Schools!

We are eager to welcome our students back to school on August 14. Families of students may pick up printed school calendars at any Back to School Night, Open House or any school office. Community members may contact Diane Nichols at 924.3707 or dnicols@madeiracityschools.org to have a calendar mailed to their home once school is in session. Please check our online calendar at www.madeiracityschools.org for the most up to date information for all 2018 – 2019 school dates.

We are proud of our district and welcome the chance to show you our facilities and take an in depth look at the educational value of the Madeira City School District! For a tour or more information please call 985.6070.

SUPPORT YOUR LOCAL BUSINESSES

(SEE ADDITIONAL ADS ON PG 6-7)

ST. GERTRUDE SCHOOL

Academic Excellence in the Dominican Tradition

Nurturing Intelligent & Virtuous Leaders
A loving & supportive environment, where traditional values & modern teaching foster critical thinking, curiosity & collaboration.

NOW ENROLLING FOR 2018-2019
Find out more at www.stgertrudesch.org or visit us on Facebook

6543 Miami Ave. Cincinnati, OH | 513.561.8020

MADEIRA CHOICE MEATS
YOUR FRIENDLY NEIGHBORHOOD MEAT AND DELI STORE

7715 Laurel Avenue
Madeira, OH 45243
(513) 561-4520

BEAMER-WILCOX TRUCKING
Professional Cargo & Freight Services
Call Bonnie or Josie at (513) 625-2091
Madeira Pediatrics announce the addition of Andrea Rinderknecht, M.D.

Dr. Andrea Rinderknecht comes to Madeira Pediatrics with 12 years of experience caring for ill and injured children in the Emergency Department of Cincinnati Children’s Hospital. She hopes to leverage her intimate knowledge of disease processes, diagnostics, & management to facilitate early recognition and management of conditions in order to help pediatric patients stay healthy, and to manage as many of their illnesses and injuries in a familiar, collaborative outpatient environment as possible, minimizing unnecessary Emergency Department visits. Providing evidence-based, individualized, family centered care is her priority.

Madeira Pediatrics is located 7829 Laurel Ave in Madeira

College Connection, LLC is now accepting rising high school juniors for the Search and Selection all-inclusive college admission advising package. This package covers junior and senior years, including identifying college preferences, building a college list, essay advising, financial aid and scholarship advising, and more. Liz Baxter has over 15 years of college admission and consulting experience to help students find the best college fit. Learn more about College Connection’s services at BaxterCollegeConnection.com or call 513-505-6220. Schedule an initial meeting by August 15 and mention the Madeira Newsletter to receive $150 off the Search and Selection consulting package.

Summer is flying by and back to school time will be here before we know it! Now is the perfect time to get organized before life gets busy again! Hello Organization is passionate about thoughtfully sorting, professionally organizing, and minimalistic living. Treat yourself to the gift that keeps on giving with summer organization SPECIAL! Now through August 15th, schedule a complimentary 30-minute consultation! Let Hello Organization help you de-clutter with services including: purging, organizing, item haul-away, relocation, organization guidance, and room refresh services. Book now at HelloOrganization.space
Back to School time is almost here! Now is the perfect time to get your students’ vision checked so they can start the school year off right! Contact Madeira Optical now to schedule your exam! August appointments fill up fast and will be here before you know it!

513-561-7076
MadeiraOptical.com
### JULY/AUGUST/SEPTEMBER ACTIVITIES

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<th>Event</th>
<th>Date</th>
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<tr>
<td><strong>INDEPENDENCE DAY</strong></td>
<td>JULY 3</td>
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<td>Madeira Mile Parade</td>
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<td>Festivities</td>
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<td>Mcdonald Commons</td>
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<td><strong>SPASH PARTY</strong></td>
<td>JULY 25</td>
<td>7:00 PM-10:00 PM</td>
<td>Madeira Swim &amp; Tennis Club</td>
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<td><strong>SHAKESPEARE IN THE PARK: A</strong></td>
<td>JULY 28</td>
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<td><strong>STREET DANCE</strong></td>
<td>AUGUST 11</td>
<td>6:00 PM-11:00 PM</td>
<td>Miami Avenue</td>
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<td><strong>BONFIRE ON THE BALL FIELD</strong></td>
<td>SEPTEMBER 15</td>
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<td>Mcdonald Commons</td>
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