

CITY OF KETTERING
CITY COUNCIL
WORKSHOP MINUTES
December 15, 2020

The Council of the City of Kettering, Ohio, met in a workshop session on Tuesday, December 15, 2020, via video conference. Public portions of the Workshop were live streamed at www.youtube.com. Mayor Patterson called the meeting to order at 6:31 p.m.

Council Members Present included Mayor Patterson, Vice Mayor Klepacz, Mr. Lautar, Mr. Wanamaker, Mr. Duke, Mrs. Fisher and Mr. Scott.

Staff Members Present: City Manager Mark Schwieterman, Assistant City Manager Steve Bergstresser, Law Director Ted Hamer, Economic Development Manager Gregg Gorsuch and Community Information Manager Mary Azbill.

Agenda Review – Mr. Schwieterman advised that the Personnel Ordinance and 2021 Budget appropriation would be on tonight’s Council meeting agenda. Changes from last week’s presentation will be presented to reflect the record.

County Auditor Update – Mr. Schwieterman explained that tentative property reappraisal values in July 2020 were up 7% (\$1.88 gain in value) countywide, 9.21% gain in value in Kettering with a 2021 budgeted increase of +/- \$470,000. After negotiations with the state, the county ended up with a 15% countywide adjustment. It was a \$3.5 billion increase for the county totaling \$30 billion bringing full recovery from the 2008 recession. The county increase is 13.3%, residential is 15.5% and commercial is 8% (minimal change from July) and Kettering’s increase is 17.36%. Residents will get first notification after Christmas and bills will arrive in January. Traditionally, the county uses an average of three years of home sales to calculate percentage increases relating to transactions. The state decided since 2019 was a turn-around year for housing values, that would be the only year used, hence the significant difference. Residents can apply for the Board of Revisions process, as well.

Mayor Patterson asked about the three-year average vs. only using 2019. Mr. Schwieterman stated that Montgomery County presented the three-year average. The state used 2019. The state rejected 25 of the 41 county submissions.

COVID-19 Update – Mr. Schwieterman stated the City anticipates the extension of the state’s curfew to the beginning of January along with PHDMC’s stay-at-home advisory. The county is down from level purple to red. The City went to reduced programming through 12/20. School athletics returned on 12/11. The City will extend reduced programming through 1/10. The City will allow all programming on 1/11 (swim meets, hockey teams and youth and adult sports) while following protocol from the CDC, PHDMC and the state. January 10 will allow time to get past the holidays where increased exposure may be an issue. The City will take all things into consideration rather than the color determination to describe the county’s COVID levels.

Ridgeway Bridge Project – The Ridgeway Bridge shutdown went well over the weekend. The sidewalks and parapet walls were removed as planned. Instead of shutting down Thursday evening, the bridge will close around 4:00 a.m., Friday. A large crane will be used to remove beams from the bridge. The work on this phase should be complete late Saturday night.

Residential Leaf Collection - Leaf pickup is complete and equipment will now be used for snow removal. Leaves should be placed into trash receptacles until spring collection.

Miami Valley Research Park Way Finding – Existing signs have been in place since 1980s. Signs and locations were presented for review by the MVRP Association’s architect. Existing signs will be relocated and wayfinding signage will be placed at the entrance ways, intersections and driveways that lead to multiple buildings. Signs will not necessarily be tenant signs, but showing the way to get to specific buildings. The City will review signs with MVRP Association membership. Final decision will be made by the Association’s Board of Directors. Signs will be paid for by MVRP Association.

Mayor Patterson asked how the signs will be laid out. Mr. Gorsuch stated that people use addresses to locate with their phones rather than signs. With the number of businesses at MVRP, signs would need to be smaller and easy to change. Signs will be placed on private property, as well as on larger buildings. Existing signs are being mapped to better evaluate directional signage.

Mr. Duke asked how businesses with multiple entrances would be accommodated. Mr. Schwieterman explained that internal signage would be used to direct visitors.

Mr. Lautar asked for a status update on the dead trees at MVRP. Mr. Gorsuch stated that ICP removed all the dead trees and shaped the existing ones along with new landscaping replacement. Kodak agreed that their trees look bad and are budgeting landscaping during 2021. The 3100 building owner has already taken down trees, but does not have the budget to do all of the work at once. He will do it in stages.

At 6:59 p.m., Vice Mayor Klepacz made a motion to enter into executive session under Section 121.06 (k) of the Codified Ordinances for purposes of Property Matters; Economic Development; and Negotiations with Organizations or Individuals; the motion was seconded by Mr. Duke. The motion passed by a unanimous roll call vote.

At 7:11 p.m., Council exited the executive session and went back on the public record.

The City Council Workshop Meeting was adjourned at 7:12 p.m.

ATTEST:

DONALD E. PATTERSON
MAYOR

LASHAUNAH D. KACYNSKI
Clerk of Council