

City of Montgomery  
City Council Work Session Minutes  
June 22, 2022

Present

Brian Riblet, City Manager  
Terry Donnellon, Law Director  
John Crowell, Police Chief  
Gary Heitkamp, Public Works Director  
Katie Smiddy, Finance Director  
Matthew Vanderhorst, Community and Information Serv. Dir.  
Paul Wright, Fire Chief  
Amy Frederick, Communications and Engagement Coord.  
Connie Gaylor, Clerk of Council

City Council Members Present

Craig Margolis, Mayor  
Lee Ann Bissmeyer, Vice Mayor  
Mike Cappel  
Chris Dobrozsi  
Ron Messer  
Sasha Naiman  
Ken Suer

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City Council convened its Work Session for June 22, 2022, at 7:00 p.m. at City Hall, with Mayor Margolis presiding.

**ROLL CALL**

Mayor Margolis asked for a motion to dispense with roll call as all members were present.

Mr. Cappel made a motion to dispense with roll call. Vice Mayor Bissmeyer seconded. City Council unanimously agreed.

**SPECIAL PRESENTATIONS**

Lauren Barnes and Track Coach Dr. Janet Boyle, along with Lauren's family, were present to accept a proclamation honoring Lauren's 2022 High Jump State Championship award.

Coach Mike Teers and Members of the Sycamore High School Tennis Team were presented with a proclamation honoring their 2022 State Championship award

Terry Sherrer with A Kid Again of Montgomery made a presentation to City Council on the organizations' efforts in providing experiences to families with children dealing with life threatening conditions.

**GUESTS AND RESIDENTS**

There were no additional guests or residents.

**ESTABLISHING AN AGENDA FOR JULY 6, 2022 BUSINESS SESSION**

**PENDING LEGISLATION**

There was no pending legislation

**NEW LEGISLATION**

**A Resolution Adopting A Tax Budget For 2023**

Mayor Margolis assigned the legislation to Mr. Suer.

Mr. Suer stated that the Tax Budget had been thoroughly explained at the previous Public Hearing and asked Ms. Smiddy if she had anything to add.

Ms. Smiddy replied she did not.

58 **A Resolution Authorizing Internet Auction of Surplus Personal Property Through Govdeals.com**

59  
60 Mayor Margolis assigned the legislation to Mr. Dobrozsi.

61  
62 Police Chief Crowell explained that City Council is requested to adopt a Resolution that will designate  
63 GovDeals.com as internet auction agents for the disposal of surplus property for the period of August 1, 2022  
64 through July 31, 2023. He stated that Ohio law authorizes the City to dispose of surplus and abandoned personal  
65 property through internet auction. Section 50.02 of the Code of Ordinances sets forth a procedure for the sale and  
66 disposition of lost, abandoned, stolen, seized, or forfeited property (“Surplus Property”) through internet auction  
67 agents. He explained that this Resolution will also authorize the City Manager to enter into appropriate contracts  
68 with GovDeals.com.

69  
70 **A Resolution Authorizing the City Manager to enter into a Labor Agreement with the Fraternal Order of**  
71 **Police Ohio Labor Council, Inc., for Wage and Benefits from July 1, 2022 through June 30, 2025**

72  
73 Mayor Margolis assigned the legislation to Mr. Messer.

74  
75 Mr. Riblet explained that, if approved, this Resolution would authorize a labor agreement with the Fraternal Order  
76 of Police (FOP) from July 1, 2022 through June 30, 2025. He explained the City and the FOP have reached an  
77 agreement on a new three-year labor contract that includes wage and benefit modifications, pending City Council’s  
78 approval.

79  
80 **A Resolution Amending Resolution Nos. 9, 2020; 39, 2020 and 43, 2021 To Approve A Final Modification To**  
81 **The Construction Agreement With Brandicorp, LLC For Stage I Montgomery Quarter Project**  
82 **Improvements**

83  
84 Mayor Margolis assigned the legislation to Mr. Suer.

85  
86 Mr. Riblet explained that it is requested that City Council consider this Resolution that, if approved, would amend  
87 Resolution #9, 2020, Resolution #39, 2020, and Resolution #43, 2021 to approve a final modification to the  
88 construction agreement with Brandicorp, LLC for public improvements associated with Stage I of the Montgomery  
89 Quarter Development Project. The cost of this additional work is \$472,875 and would be documented within the  
90 final change orders associated with Sequence III/Stage I of the CMAR. This proposed change would result in a not  
91 to exceed budget of \$15,722,875. This request will not require any new transfer of funds as the Montgomery Quarter  
92 Construction fund is able to absorb these costs. In addition, a companion piece of Legislation for consideration will,  
93 if approved, authorize the City to recover such costs with future TIF funds and/or proceeds.

94  
95 Mr. Messer asked Mr. Riblet if there were projections on costs in anticipation of inflation.

96  
97 Mr. Riblet replied that throughout the many line items of the development plan there were contingencies built in to  
98 address possible increases. He also added that there could be items that come in lower that would also be considered  
99 when final change orders were drafted and presented. Mr. Riblet added that with the Construction Manager at Risk  
100 being part of the Development Team, there was collaboration on both sides and the incentive to save money.

101  
102 Mrs. Naiman asked if the \$472,875 requested is additional funding or just reallocated to a different timeline.

103  
104 Mr. Riblet replied that it was being reallocated to Stage 1 to cover construction that was originally specified in Stage  
105 II, but we have the opportunity to do now. He confirmed there is no new funding being requested.

106  
107  
108

109 **Resolution Delegating Authority To Make Declarations Of Official Intent And Allocations With Respect To**  
110 **Reimbursements Of Temporary Advances During Fiscal Years 2023 And 2024 Made For Capital**  
111 **Improvements To Be Made From Subsequent Borrowings For The Montgomery Quarter Redevelopment**  
112 **Project (Formerly Known As The Gateway Redevelopment Project)**  
113

114 Mayor Margolis assigned the legislation to Mr. Suer.  
115

116 Mr. Donnellon explained that City Council is requested to consider approving this Resolution to meet the formal  
117 Treasury requirement to recover from a future bond issue monies the City may advance today for Public  
118 Improvements in Stage II of the Montgomery Quarter Redevelopment Project. He explained the City previously  
119 has issued similar reimbursement Resolutions to recover funds from both the Stage I and anticipated Stage II bond  
120 issues. These monies are anticipated to be recovered from the Stage II bond issue for Public Improvements. Each  
121 Resolution covers calendar years when the expenses may be incurred.  
122

123 **A Resolution Authorizing The City Manager Of The City Of Montgomery, Ohio To Prepare And Submit An**  
124 **Application To Participate In The Transit Infrastructure Fund Program(s) And To Execute Contracts As**  
125 **Required**  
126

127 Mayor Margolis assigned the legislation to Vice Mayor Bissmeyer.  
128

129 Mr. Heitkamp explained that City Council is requested to consider this Resolution that, if approved, will authorize  
130 staff to prepare and submit an application to SORTA to participate in the Transit Infrastructure Fund Program in  
131 the amount of \$184,730 for the addition of sidewalks along the east side of Montgomery Road to service bus stop  
132 locations at Schoolhouse Plaza., Camargo Cadillac and Twin Lakes south of Mitchell Farm. Grant applications are  
133 due June 30, 2022, with Council legislation being due by July 15, 2022.  
134

135 **A Resolution Authorizing The City Manager To Enter Into An Agreement With The Sycamore Community**  
136 **School District Board Of Education To Assign Two School Resource Officers**  
137

138 Mayor Margolis assigned the legislation to Mr. Messer.  
139

140 Mr. Donnellon explained that City Council is asked to consider this Resolution that, if approved, would authorize  
141 the City Manager to enter into an Agreement with Sycamore Community School District Board of Education to  
142 reimburse the City for the assignment of two School Resource Officers for the High School and the Junior High  
143 located within the City. The contract rate for the High School SRO has been a long-standing allocation, 60% to  
144 Sycamore and 40% to the City. The newer contract for the Junior High, which has been in effect for the last several  
145 years, has been increased to \$45,000 per year.  
146

147 **ADMINISTRATION REPORT**  
148

149 Mr. Riblet reported the following items:  
150

- 151 • The next City Council Business Session is scheduled for July 6, 2022.
- 152
- 153 • The Law and Safety Committee will meet on Thursday, July 7 at 3:30 p.m. The Financial Planning and  
154 Planning, Zoning and Landmarks Committees have no agenda items and are requested to cancel for July.  
155
- 156 • The status of the July 11 Committee meetings (Parks and Recreation, Government Affairs and Public  
157 Works) will be updated at the July 6 Business Session.  
158

- 159 • A shout out to the Public Works department for quickly implementing a brush collection as a result of the  
160 storm this past week that left significant tree damage an electrical outages. This happened at a very busy  
161 time of year, and we are certainly thankful for their flexibility to provide this valuable service to the  
162 residents.  
163
- 164 • This week we welcomed a new summer intern, Ally Linser. Ally will be working with our Communications  
165 and Information Services team. Ally is a Montgomery native and a 2020 Sycamore Graduate. Ally will be  
166 a junior at Xavier University in the fall, where she is studying Theater Tech and Public Relations.  
167
- 168 • JK Meurer is complete with the asphalt resurfacing and application of the pavement rejuvenator to the  
169 streets included in this year’s resurfacing program. The only items yet to be completed are the final  
170 pavement markings and raised pavement markers, which is anticipated to be completed next week.  
171
- 172 • AMS Construction continues work on the new Duke Energy gas main installation at the intersection of  
173 Pfeiffer Road and Deerfield Road in advance of the roundabout construction. The gas main is installed,  
174 and AMS is currently installing the new gas service laterals to the adjacent properties.  
175

176 Under Human Resources, Mr. Riblet reported:

- 177 • Service Worker I – telephone interviews and initial in-person interviews have been completed. Several  
178 candidates are being scheduled for follow-up interviews. There are two Service Worker I positions to fill.  
179 • Customer Service Representative (front desk) – initial interviews have been completed and second  
180 interviews/skills assessments are scheduled.  
181 • Patrol Officer – interview team is being determined and initial interview schedule is being prepared.  
182 There are two Patrol Officer positions to fill.  
183 • Police Sergeant – promotional examination announcement has been posted. Interested candidates have  
184 until July 6 to apply in order to take the written examination scheduled for July 29.  
185 • Finance Specialist (Tax) – Applications have been reviewed, an interview team is being determined and  
186 initial interview schedule is being prepared .  
187

188 Mr. Riblet reported the following upcoming events to City Council:

- 189 • The Beautification and Tree’s Garden Tour is this Sunday, June 26. Maps will be handed out at City Hall  
190 and Swaim Park Gazebo beginning at 1:45. The event runs from 2:00 to 5:00 p.m.  
191 • Sunday, July 3 the BAMS0 concert is scheduled at 7:30 pm -It is a high-adventure theme this year. There  
192 are 5 veterans that will be recognized this year. One is John Nimeskern, Nick Nimeskern’s grandfather a  
193 WWII Veteran. He is 92 years old.  
194 • Monday, July 4<sup>th</sup> parade beginning at 10:00 a.m. followed by the Festival at 11:00 a.m.  
195 • The Gerri Harbison Memorial statute dedication ceremony will be held at noon at the Festival.  
196

197 City Offices will be closed on the July 4<sup>th</sup> holiday.  
198

199 Mr. Riblet requested an Executive Session for matters related to the employment of a public employee.  
200

### 201 **LAW DIRECTOR REPORT**

202  
203 Mr. Donnellon reported that he participated in a conference call regarding Municipal Income Tax Collection. He  
204 stated that he anticipated that would go in front of the Supreme Court sometime in 2023.  
205

206 **CITY COUNCIL REPORTS**

207  
208 **Mr. Cappel**

209  
210 Mr. Cappel reported that he would be out of town from July 3 through July 11, 2022.

211  
212 Mr. Cappel reported that the monthly cardboard recycling was held on Saturday, June 18 and was well attended.

213  
214 **Vice Mayor Bissmeyer**

215  
216 Vice Mayor Bissmeyer reported that she attended the DORA Luau which was well attended and very popular. She  
217 also thanked all staff involved in working to help restore those with power outages and the debris caused by all the  
218 downed trees and limbs.

219  
220 **Mr. Dobrozi**

221  
222 Mr. Dobrozi reported that he attended the soft opening of Taglio's which was very well attended.

223  
224 Mr. Dobrozi reported the Sister Cities Commission is very busy with the final details of the Bastille Day planning.

225  
226 Mr. Dobrozi reported that he attended an OKI executive board meeting where the discussion entailed the Brent  
227 Spence Bridge.

228  
229 **Mrs. Naiman**

230  
231 Mrs. Naiman reported that the Beautification and Tree Commission was busy with the details of the upcoming  
232 Garden Tour and anticipated a good turnout.

233  
234 Mrs. Naiman reported that she also attended the Taglio's soft opening and enjoyed meeting the staff there as well  
235 as others who attended.

236  
237 **Mr. Suer**

238  
239 Mr. Suer reported that he had participated in the recent Montgomery Quarter Tour and was impressed by the  
240 progress that was taking place. He stated that it was going to be a destination place for the local community to visit.

241  
242 **Mr. Messer**

243  
244 Mr. Messer reported that he also attended the Montgomery Quarter Tour and was excited for completion of it.

245  
246 **Mayor Margolis**

247  
248 Mayor Margolis provided an overview of functions he attended.

249  
250 Mayor Margolis referenced a letter forwarded to from Duke Energy regarding their application to the Public Utilities  
251 Commission of Ohio (PUCO) to increase rates in 2023.

252  
253 Mayor Margolis stated that he met with Mary Huttlinger, Director of Government Affairs for the Cincinnati Area  
254 Board of Realtors. He stated this introductory meeting provided them both a better understanding of current  
255 operations and possible collaborations in the future.

256

257 Mayor Margolis stated that the Hamilton County EMA and Homeland Security will host a Partners in Preparedness  
258 meeting on September 28.  
259

260 Mayor Margolis stated that the Village of Montgomery in New York has extended an invitation to the City to  
261 participate in the General Montgomery Day Parade on Saturday, September 10. City Council discussed the  
262 continued relationship with the Village of Montgomery and the attendance to the parade with Mr. Riblet.  
263

264 **MINUTES**

265  
266 Mr. Cappel moved to accept the May 18, 2022 Work Session and June 1, 2022 Business Session minutes as written.  
267 Vice Mayor Bissmeyer seconded. City Council unanimously agreed.  
268

269  
270 **MAYORS COURT REPORT**

271  
272 Mayor Margolis asked for a motion to accept the May Mayors Court collections in the amount of \$12,667.  
273

274 Mr. Cappel moved to accept the Mayors Court collections for the month of May in the amount of \$12,667. Vice  
275 Mayor Bissmeyer seconded. City Council unanimously agreed.  
276

277 **OTHER BUSINESS**

278  
279 Mayor Margolis asked if there was any other business to discuss. There being none, he stated there was a request  
280 by Mr. Riblet for an Executive Session for matters related to the employment of a public employee and asked for a  
281 motion to adjourn into the Executive Session. He stated that there were no further agenda items to discuss in public  
282 session and anticipated no discussion or vote once it returned to public session.  
283

284 Mr. Dobrozsi made a motion to adjourn into Executive Session for matters related to the employment of a public  
285 employee. Mr. Cappel seconded. City Council unanimously agreed.  
286

287 The roll was called and showed the following vote:  
288

289 AYE: Cappel, Bissmeyer, Dobrozsi, Margolis, Naiman, Suer, Messer (7)

290 NAY: (0)

291  
292 City Council adjourned into Executive Session at 8:50 p.m.  
293

294 City Council reconvened into Public Session at 9:25 p.m.  
295

296 Mayor Margolis asked if there was any other business to discuss. There being none, he asked for a motion to adjourn.  
297

298 Mr. Cappel made a motion to adjourn. Vice Mayor Bissmeyer seconded. City Council unanimously agreed.  
299

300 City Council adjourned at 9:25 p.m.  
301

302  
303  
304

  
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Connie Gaylor, Clerk of Council