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2 City of Montgomery  
3 City Council Work Session Minutes  
4 April 19, 2023

5 Present

6 Brian Riblet, City Manager  
7 Terry Donnellon, Law Director  
8 Tracy Henao, Asst. City Manager  
9 Kevin Chesar, Community Dev. Dir.  
10 John Crowell, Police Chief  
11 Gary Heitkamp, Public Works Director  
12 Amy Frederick, Communications and Engagement Coord.  
13 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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16 City Council convened its Work Session for April 19, 2023 at 6:00 p.m. at City Hall with Mayor Margolis presiding.

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18 **ROLL CALL**

19  
20 Mayor Margolis asked for a motion to dispense with roll call as all members were present.

21  
22 Mr. Cappel made a motion to dispense with roll call. Vice Mayor Bissmeyer seconded. City Council unanimously  
23 agreed.

24  
25 **SPECIAL PRESENTATIONS**

26  
27 Mr. Dobrozsi presented Christine Genovese with a Certificate of Appreciation for her service on the Arts  
28 Commission. City Council and staff expressed their gratitude to Ms. Genovese for her commitment to developing  
29 great programming through the Arts Commission and her dedication to the community.

30  
31 Mayor Margolis presented Trish Smith with a Proclamation for National Animal Therapy Day. Ms. Smith was  
32 accompanied by "Rosie" her therapy dog that she takes to area hospitals, nursing homes and other facilities through  
33 the Pet Partners association. City Council thanked Ms. Smith for her commitment as a therapy pet owner to provide  
34 this valuable service to the community.

35  
36 **LEGISLATION FOR CONSIDERATION THIS EVENING**

37  
38 There was no legislation for consideration at the meeting.

39  
40 **ESTABLISHING AN AGENDA FOR MAY 3, 2023 BUSINESS SESSION**

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42 **PENDING LEGISLATION**

43  
44 **An Ordinance Amending Chapter 156.02 of The Land Usage Code, Subdivision Regulations: Requirements  
45 For Subdivision Approval**

46  
47 Mayor Margolis explained that this would be the second reading of this legislation and asked if there were any  
48 updates.

49  
50 Mr. Chesar responded there were none.

51  
52 **An Ordinance Amending Chapter 157 of The Land Usage Code, Floodplain Management Regulations And  
53 Flood Damage Prevention, And Declaring An Emergency**

54  
55 Mayor Margolis asked if there were any updates.

56  
57 Mr. Chesar responded there were none.

58  
59 Mayor Margolis explained that it would be requested at the May 3 Business Session that the second and third  
60 readings be suspended, and the legislation be passed as an emergency to comply with the FEMA deadline.  
61

62 **NEW LEGISLATION**

63  
64 **A Resolution Recognizing The Month of May 2023 As National Historic Preservation Month in The City of**  
65 **Montgomery**

66  
67 Mayor Margolis assigned the legislation to Vice Mayor Bissmeyer.  
68

69 Ms. Henao explained that, if approved, this Resolution will recognize the month of May as National Historic  
70 Preservation Month in the City of Montgomery. She stated that traditionally Montgomery has passed a Resolution  
71 endorsing historic preservation and the heritage of Montgomery. She explained that based on the positive response  
72 the City receives on the downtown walking tour as well as the fantastic turnout for Lanterns and Landmarks, it is  
73 clear that the more people become familiar with the City's history and the Landmark buildings, the more  
74 appreciative they become of the community and committed they are to preserving the past. Additionally, the City's  
75 downtown Heritage District is appreciated throughout the region and its unique character draws visitors to the City's  
76 restaurants and stores, which helps add vitality to the community.  
77

78 **An Ordinance Providing for The Issuance of Not to Exceed \$7,500,000 Of Notes by The City of Montgomery,**  
79 **Ohio, For the Purpose of Making Public Infrastructure Improvements Within the City and Declaring an**  
80 **Emergency**

81  
82 Mayor Margolis assigned the legislation to Mr. Suer.  
83

84 Mr. Riblet explained that, if approved, this Ordinance will refinance certain Bond Anticipation Notes related  
85 to funding construction and engineering services for the Montgomery Quarter Project. He explained the Notes  
86 must either be paid in full or refinanced within the second quarter of this year. He stated that it is recommended  
87 that the City refinance the Notes for another year due to the fluctuating financial markets. In the future, once  
88 the Montgomery Quarter Project through at least Stage 1 has been completed, the City can make the decision  
89 to issue permanent Notes to be repaid with revenues generated from the completed project. Mr. Riblet  
90 explained that considering the current market fluctuations, the Ordinance is requested to be passed as an  
91 emergency to give our financial advisors the maximum flexibility to price the Bonds and complete refinancing.  
92

93 Mr. Dobrozi explained that he would recuse himself from the vote and discussion moving forward. He  
94 explained that although he has no ownership interest in Neyer Properties, Inc. nor any in the limited liability  
95 companies in partnership to develop the Montgomery Quarter, he will continue to recuse himself from  
96 discussion and abstain from voting upon legislation related to the Montgomery Quarter project.  
97

98 Mr. Messer asked for clarification on what the interest rate would be when refinanced.  
99

100 Mr. Riblet explained that he felt it would be very close to 4%.

101  
102 **ADMINISTRATION REPORT**

103  
104 Mr. Riblet reported the following items:

- 105  
106
  - The next City Council Business Session is scheduled for Wednesday, May 3 at 6:00 p.m.

107  
108
  - There are no agenda items for the Law and Safety, Financial Planning or Planning, Zoning and Landmarks

109 Committees of Council and recommends cancelling the meetings for the month of May.

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- The Committee meetings for Monday, May 8 will be confirmed at the May 3 Business Session meeting.
- The Mental Health Fair was a great success. Mr. Riblet thanked staff and City Council who attended to facilitate and support the event.
- Matthew Vanderhorst is attending the Transforming Local Government Conference this week. The Transforming Local Government (TLG) Conference is the Alliance for Innovation's annual conference that brings together local government leaders, innovators, and experts in a variety of fields to collaborate, share ideas and strategies, and network. This conference is being held in person in Kansas City, MO.
- Barrett Paving is anticipating beginning Phase 4 construction of the Pfeiffer Road at Deerfield Road roundabout on Monday, May 8. This phase involves the closure of Deerfield Road south of Pfeiffer Road for approximately 45 Days. Residents living on Deerfield Road south of the intersection, along with residents on Huntersknoll Court and Ivygate Lane, will be detoured to Montgomery Road. Signage indicating the upcoming closure will be posted soon, along with traffic detour signage. Pfeiffer Road and Deerfield Road north of the intersection will remain open.
- An agreement with Dynege Energy Services will be added to the May 3 agenda with a request to pass that evening. This agreement will lock in electric rates for City facilities and streetlights.
- A contract with Strawser, Inc. was authorized to complete the 2023 Crack Sealing program in the amount of \$28,284 and includes six city streets and the City Hall parking lot. The work will be performed in the summer/fall timeframe.

Human Resources

- The Civil Service Commission met to certify a new eligible list for the patrol officer classification. Mr. Riblet added that the list certified 11 new candidates.

Events

- The 2023 Annual Volunteer Dinner is scheduled for Wednesday, April 26 at the Montgomery Inn beginning at 6:30 p.m.
- As a reminder, the Development Team has extended an invitation to City Council and Senior Staff for a hard-had tour of the apartments on Friday, May 5 from 3:00 to 4:00 p.m.
- There is a Hamilton County Municipal League (HCML) meeting scheduled for Saturday, May 13 beginning at 9:00 a.m. at the Sharonville Fire Department. The speaker is Mark Policinski, CEO of OKI and their impact on local governments. This is the same morning as Beautification Day.
- As a reminder, the MQ Celebration is scheduled for Friday, May 19 at the MQ site. This event will run from 6:00 to 9:30 pm and will celebrate the accomplishments of many years of work between the City and the Development Team. Please mark your calendars to attend this special event.

Mr. Riblet requested an Executive Session for matters related to consider confidential information of an applicant for economic development assistance.

161 **LAW DIRECTOR REPORT**

162  
163 Mr. Donnellon reported that the state operating budget is in front of the legislature in Columbus. He explained that  
164 at this time there has not been a change to the Local Government Fund percentage as it currently remains at the  
165 1.7% of General Revenue Fund revenues proposed by the governor.

166  
167 Mr. Donnellon explained that there were tax cuts included in the budget, but it is not apparent yet how that would  
168 affect local income tax collections.

169  
170 Mr. Donnellon explained that the proposed budget increases competitive bidding thresholds to \$75,000 for  
171 municipalities to increase annually by 3%.

172  
173 Mr. Donnellon added that part of the income tax cuts includes eliminating municipal income tax for minors. He  
174 stated that all of the cuts are still reflective of the attempted control of the State impeding local rule.

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176 **CITY COUNCIL REPORTS**

177  
178 **Mr. Cappel**

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180 Mr. Cappel reported that cardboard recycling was held on April 15 and was lightly attended but thanked Mr.  
181 Heitkamp for his assistance in getting a different cardboard dumpster with a locking lid as this has considerably  
182 reduced the amount of contaminated items mixed into the cardboard.

183  
184 Mr. Cappel reported that the City received approximately \$31,000 through the Hamilton County recycling grant.

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186 **Vice Mayor Bissmeyer**

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188 Vice Mayor Bissmeyer reported that along with Mr. Dobrozsi and Mr. Suer she met with Staff to interview four  
189 different firms regarding the Comprehensive Community Plan RFP. She stated that team narrowed their selection  
190 to the top two for staff to consider and obtain quotes from.

191  
192 **Mr. Dobrozsi**

193  
194 Mr. Dobrozsi stated that the Mental Health Fair was a great event and thanked staff for their efforts in putting the  
195 event together. He stated that the comments he heard from the vendors who participated were how valuable it was  
196 for them to make connections with each other. He stated the format of the speakers and the vendor room at Twin  
197 Lakes worked very well.

198  
199 Mr. Dobrozsi reported that the at the Government Affairs Committee meeting facility signage was discussed and a  
200 first look at proposed designs and materials were presented. He stated that staff will take the Committees feedback  
201 back to Kolar Designs and provide updates in the upcoming months.

202  
203 Mr. Dobrozsi reported the Sister Cities Commission discussed the following items:

- 204
  - Soiree En Blanc is scheduled for June 3 and will be held at the Montgomery Quarter;
  - Bastille Day planning.

205  
206  
207 Mr. Dobrozsi reported that at the Arts Commission meeting the following items were discussed:

- 208
  - Elections were held and the officer positions remained the same with Greg Leader as Chair, Bonnie  
209 Pendleton as Vice Chair and Elise Williams as Secretary;
  - The Commission discussed a new event incorporating a restaurant tour.

212 Mr. Dobrozsi attended an OKI presentation on the Brent Spence Bridge Construction. He stated that he sent an  
213 email to Mr. Riblet that featured a drone video showing the proposed construction and asked Mr. Riblet to forward  
214 that to City Council and staff.  
215

216 **Mrs. Naiman**

217  
218 Mrs. Naiman reported that at the last Diversity and Inclusion Commission meeting there was a presentation by  
219 Sycamore Junior High International Club.  
220

221 Mrs. Naiman reported that at the Parks and Recreation Commission the following topics were discussed:

- 222 • Star Party;
- 223 • Movie in the Park;
- 224 • A new event that would be an “Amazing Race” event in the parks.  
225

226 Mrs. Naiman reported that she was grateful for our parks and how they are used. She explained that two groups  
227 used the parks to hold events that would benefit Ukrainian refugees.  
228

229 **Mr. Suer**

230  
231 Mr. Suer stated that he attended the ribbon cutting for the Livery restaurant and felt that the area is coming together  
232 and could envision the popularity of the area now becoming a destination spot.  
233

234 Mr. Suer explained that he also attended the Mental Health Fair and felt that it went really well. He stated that he  
235 felt the event could be held annually.  
236

237 Mr. Suer asked about the vacancy on the Board of Tax Review and if it was time to hold interviews at a May 1  
238 meeting.  
239

240 Ms. Gaylor replied that she had only received one application, which she had forwarded on to the Committee. She  
241 explained that she had also sent left messages for the City Manager appointees in addition to the emails that she had  
242 previously sent and had received no responses from them.  
243

244 Mr. Suer asked her to reach out to the one applicant to invite them to have an interview.  
245

246 Mr. Suer also asked about the two vacancies on the Planning Commission and asked if they had attended meetings.  
247

248 Mr. Chesar replied that one applicant has attended a meeting but there had not been subsequent meetings since that  
249 time.  
250

251 Mr. Suer advised staff to hold off on scheduling interviews until after a Planning Commission meeting had been  
252 held.  
253

254 **Mr. Messer**

255  
256 Mr. Messer stated that the Law and Safety Committee did not meet in April. He stated that as Mr. Riblet had  
257 reported, Civil Service met that afternoon, and the eligibility list was established in hopes of filling four openings  
258 at the police department.  
259

260 Mr. Messer extended his thoughts on the Mental Health Fair and how valuable of an event it was for the community.  
261  
262  
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264 **Mayor Margolis**

265  
266 Mayor Margolis provided feedback on the Mental Health Fair and his appreciation to staff and also Hamilton County  
267 Commissioner Denise Driehaus for attending.

268  
269 Mayor Margolis reported that he would be attending the HCML meeting on Saturday, May 13.

270  
271 Mayor Margolis reported that he would be meeting with Congressman Landsmen along with Vice Mayor  
272 Bissmeyer, Mr. Dobrozi and staff on May 31.

273  
274 Mr. Dobrozi asked to add that he, Vice Mayor Bissmeyer and Mr. Cappel recently judged the Boy Scout Essay  
275 contest as in the past and would like to invite the winners to come to a council meeting to read their essays. He  
276 stated he would work with Ms. Gaylor to schedule this when the winners were named.

277  
278 **MINUTES**

279  
280 Mr. Cappel moved to accept the April 5, 2023 Business Session minutes as written. Vice Mayor Bissmeyer  
281 seconded. City Council unanimously agreed.

282  
283 **OTHER BUSINESS**

284  
285 There was no other business.

286  
287 **EXECUTIVE SESSION**

288  
289 Mayor Margolis asked for a motion to go into Executive Session for matters related to consider confidential  
290 information of an applicant for economic development assistance. Mr. Cappel made a motion to adjourn the  
291 Executive Session for matters related to considering confidential information of an applicant for economic  
292 development assistance. Vice Mayor Bissmeyer seconded.

293  
294 The roll was called and showed the following vote:

295  
296 AYE: Cappel, Bissmeyer, Dobrozi, Margolis, Naiman, Suer, Messer (7)  
297 NAY: (0)

298  
299 Mayor Margolis stated there would be no further items discussed nor votes taken when Public Session was  
300 reconvened.

301  
302 Council adjourned into Executive Session at 6:59 p.m.

303  
304 Council reconvened into Public Session at 7:07 p.m.

305  
306 **ADJOURNMENT**

307  
308 Mayor Margolis asked if there was any further business to discuss in Public Session. There being none he asked for  
309 a motion to adjourn.

310  
311 Mr. Cappel moved to adjourn. Mrs. Naiman seconded. City Council unanimously agreed.

312  
313 City Council adjourned at 7:07 p.m.

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Connie Gaylor, Clerk of Council