

Mayor Subler called the Council meeting to order at 7:02 p.m.

Roll call found the following Council Members present: Mr. Paulus, Mr. Berger, Mr. Dammeyer, Mr. Beasley, Mr. Griesdorn and Mr. Steinbrunner. Also present were Village Administrator Hale, Fiscal Officer Ordning, and Village Attorney Tom Guillozet. Others in attendance was Mrs. Sue Leugers, and Mr. Tom Jokerst.

Mr. Dammeyer made a motion to accept the consent agenda items which included approval of the following:

- Approval of Agenda
- Approval of Minutes from the March 12, 2018 Regular Meeting
- Approval of Payment of the List of Bills Submitted for March 28, 2018

Mr. Beasley seconded the motion. Vote: Mr. Dammeyer: yea; Mr. Beasley: yea; Mr. Paulus: yea; Mr. Berger: abstain from approval of minutes, Mr. Griesdorn: yea; and Mr. Steinbrunner: yea. Motion carried.

Under old business, Mr. Paulus, stating that a copy of the legislation had been received by Council members prior to the meeting, made a motion that Resolution No. 18-09; a resolution authorizing the sale of certain vehicles and equipment not needed for any municipal purpose be read by title only for a third time; seconded by Mr. Steinbrunner. Vote: all yeas. Motion carried. Village Attorney Guillozet read Resolution No. 18-09 a third time by title only. Mr. Dammeyer then made a motion to accept Resolution No. 18-09; seconded by Mr. Beasley. Vote: all yeas. Motion carried.

The first item of new business was a motion to approve regular, full-time employment status of Mr. Douglas Jackson with the Village of Versailles. Village Administrator noted that Mr. Jackson has successfully completed his six month probationary period and has recommended the full-time appointment. A motion was made by Mr. Paulus to appoint Mr. Douglas Jackson to full-time status; seconded by Mr. Griesdorn. Vote: all yeas.

Next, Village Administrator Hale stated that Sawvel and Associates had completed the annual Business Plan Electric Rate Review which was provided to Council members prior to the meeting. In the report, Sawvel stated that they had prepared the Rate Study for the Village on May 7, 2015. The study results provided a five-year electric rate plan that included proposed rate changes for May 2015, May 2016, May 2017, May 2018, and May 2019. Sawvel reviews the proposed rate changes each year of the Rate Study planning period. The Village implemented the proposed rates in 2015 and 2016. Sawvel recommended a rate increase that was less than the Rate Study recommendation in 2017 that the Village approved. For 2018, Sawvel reviewed the projected expenses and fund balance position for the electric utility and compared the expense with current revenue amounts as well as proposed revenue amounts from the Rate Study. The Village has experienced several changes since the Rate Study was completed in 2015. The Large Power rate class sales volume is considerably greater than what was in the study. Large Power growth, as well as other rate class growth, is projected to continue in the future. Consistent with the Rate Study plan, the Village maintained an electric system fund balance in excess of its fund balance guidelines throughout the planning period. The Village has also managed its operation and maintenance expenses consistent with the Rate Study. Sawvel's review of the electric rate plan and projected revenue and expenses indicates that current rates are adequate to meet the needs and planning goals for the Electric System at this time. Sawvel recommends that the Village continue to review its rate plan regularly and consider updating its Cost of Service and Rate Study in 2019 or 2020 to assess the adequacy of its electric plan. Village Administrator Hale said that with the advice of Sawvel, there would be no electric rate increase in May, 2018.

The next item of new business was to award the bid for the 2018 Street Maintenance project including a submitted Change Order #1. Village Administrator Hale stated that after the proposed streets listed for the 2018 project were advertised, he felt that with all of the projects in 2018, the ½ % Income Tax Fund would need to be monitored, especially for unforeseen expenses. His proposal to amend the 2018 Street Maintenance project would swap out E. Wood Street (between Homer & Harrison Streets), which was originally planned for repaving this year, with Kley Road and Ploch Pike (the triangle area off of E. Main St going to Dollar General Store). Kley Rd. and Ploch Pike are in need of repaving. The alley that runs parallel and between Reed Ave. and Virginia St. from Pearl St. to West St would not be repaved in 2018. Bid tabulations were provided by Choice One Engineering for the 2018 Street Maintenance project. The Engineer's Estimate for the base project of the original project was \$154,614.20 with the alternate estimate of \$15,636.90 for alley sealing. Change Order #1 decreases the contract price by \$2,795.10 to be \$151,818.10. The streets and alleys scheduled for resurfacing include: S. Center St. (Ward St. to Marker Rd.), Brandon St. (Greenlawn Ave. to Jackson St.), and partial alley between Virginia & Euclid, Kley Rd, and Ploch Pike.

Three bids were received for the project:

<u>Contractor</u>	<u>Base Bid</u>	<u>Alternate</u>
Walls Brothers	\$179,674.22	\$11,884.98
Wagner Paving	\$160,402.25	\$ 9,876.00
Buehler Asphalt Paving	\$154,613.20	\$11,022.25

Mr. Paulus made a motion to award the 2018 Street Maintenance project, including Change Order #1 to Buehler Asphalt Paving, Inc. of St. Marys, Ohio; seconded by Mr. Beasley. Vote: all yeas. Motion carried.

As required, Mr. Dammeyer made a motion to schedule a Public Hearing for the presentation of an application for Current Agricultural Use Valuation for 1 parcel of land owned by Michael Schmitmeyer for Wednesday, April 11th beginning at 6:55 p.m. Mr. Paulus seconded the motion. Vote: all yeas. Motion carried.

With all scheduled business complete, Mr. Griesdorn made a motion to enter into Executive Session to consider the purchase of property for public purposes and for conference with an attorney for the public body concerning disputes involving the public body that are the subject of an imminent court action; seconded by Mr. Beasley. Vote: all yeas. Motion carried. Members entered Executive Session at 7:13 p.m. Members returned from executive session at 8:34 p.m.

After returning from Executive Session, Mr. Paulus made a motion to authorize the preparation of legislation for a purchase contract, seconded by Mr. Berger. Vote: all yeas. Motion carried.

Moving on to Administrative Reports, Mayor Subler informed Council members that the police departments 2012 Dodge Charger had to have a new engine installed. The cost of repair was approximately \$7,400. He stated that the Chief will not be replacing this cruiser now until 2020.

Village Administrator Hale distributed his Administrator's Report to members and reported on the following items: We have continued to work with The Versailles Inn regarding excess grease in the sewer manhole in the rear of the building. The Inn has a plan to help reduce the grease getting into the Village system and is cooperating fully. We have run into some issues with the S. Center Street Water Line Replacement project. First, we discovered the old line we are replacing is not located exactly where we thought it was. We have very poor records from back when that line was installed. Unfortunately, the old line is more in line with where we are trying to lay the new line and is causing the contractor issues due to constantly running into the old brittle line while trying to lay the new line. We have shifted the location for laying the new line, which could mean the removal of some sidewalk in the area. We have communicated fully with the property owners. Secondly, the rain in recent days has halted work until it becomes more stable with dry weather. We've had some recent employee matters within our Electric Department we are managing through. Recently, employee Jeff Clark suffered a stroke while at home. We are being told he is recovering and should be fine, but of course recovery takes time and we do not want Jeff to rush back. Joe Bruns has also been out after having knee surgery and is still at home recovering. This has put us down to three employees in the Electric Department and last Friday we received two weeks' notice from employee Ken Wagner. Ken has been a great employee but has decided to go work for the City of Piqua in their electric department. Ken's last day will be April 6th. At this time, we have not been provided certain return dates for Joe or Jeff. We continue to work with everyone involved with the N. West Street Extension project and things are coming together. We are currently waiting on agreements regarding Right of Way (ROW) and a general financial agreement with Midmark. They are currently reviewing all documents. At our April 11th Council meeting we will be addressing the approval of the Dayton Montgomery County Port Authority Bond financing for the project and the awarding of the construction bid. We have been told by the low bid contractor, Milcon Concrete, Inc. They plan to start moving dirt immediately upon being officially awarded the project. A Pre-construction meeting will be held Tuesday, April 3rd. We also continue to work with Midmark regarding the construction of sidewalks in the area of the street extension. Both Midmark representatives and Village officials feel sidewalks are important and I feel confident we will come up with a plan to benefit both Midmark and Village citizens. We continue with the installation of utilities project for the new subdivision on Klipstine Road. Weather has also slowed that project. A meeting was held regarding an opportunity to create an organization similar to the Minster Civic Association. The idea being considered is to create one large civic group that may allow several civic group resources to be combined to create a stronger organization that could more efficiently provide benefits and funding to the Versailles community. A meeting with representatives from local civic groups is being planned for April. I am currently evaluating the possibility of having a rubber surface typically known as "Pour and Play" installed in Ward Park in the playground area. Currently, wood mulch is put down each year, but the mulch becomes muddy, disappears, and does not provide the fall protection the rubber surface does. As with anything the cost is a factor. I'm communication with other local Villages to find out where we can get the best pricing and how satisfied they were with the product. I received a letter from ODOT stating they will be replacing the surface on

a bridge on SR 47 northeast of the Village. The bridge goes over what ODOT refers to as the Bakertown Ditch just north of the railroad tracks near the IGA. The project is not scheduled until Spring/Summer of 2019. Village employees just completed a two-month wellness weight loss challenge. A total of nine people participated in the challenge with a total cumulative weight loss of 55 pounds being achieved. I have a new sign for outside of the Police Department door on order. The current sign is wood and needs painted but has rotting wood. The new sign will look very similar but will be aluminum with a fade resistant vinyl cover. Water and Wastewater plant operators and street department personnel will be working this week (weather depending) to cut saplings and other brush along Swamp Creek from the 1919 Bridge to the Water Treatment Plant (WTP). Plant operators are assisting the electric department with changing out seasonal banners in the downtown areas with the decorative street light posts. Eagle's Tree Service is complete with the 2018 Street Right-of-Way Tree Trimming Project. However, Vertie Ln. was added at the request of a resident on the street who stated the tree branches are so long pedestrians cannot walk under them. Upon inspection by Kyle Francis, Brian Gehret, and Greg Bourne it was decided to add this section for trimming as well. Greg stated the branches were causing problems for the refuse truck to get to containers. The Village of North Star and Osgood have asked for help with street sweeping this week prior to the Easter holiday. We have provided this service to North Star for numerous years and Osgood's contractor that has provided the service in the past is no longer able to provide the service. They will be billed according to FEMA standard rates for the street sweeper and operator. It should take less than a day to complete both villages. RenoSys, the company contracted to install the pool liner is planning to have a crew in Versailles next week if weather cooperates. Village personnel have the pool ready for the liner installation. Resumes have been received from six candidates for three summer help positions. We will be reviewing the resumes to determine which candidates to interview. A meeting between Village employees, Blue River Technologies, and Access Engineering Solutions was held Friday, March 23rd to discuss the sludge dewatering project at the WWTP. Design will be progressing quickly now that the best location for construction has been established. Eric Paulus of Preferred Design will design the 12'x20' building to house the chemical feed pumps. Bob Drees is to provide pricing for the construction of the concrete dewatering bag aisles and the small building. Our hope is to start construction in May. This is an important project because we are again limited this year with available wheat fields that are approved for application. Once the dewatering bag project is complete we will have more flexibility regarding when we need to apply waste to fields. Employee Terry Haines is celebrating 29 years of service to the Village on April 3rd and Josh Bolin has been back with the Village for one year as of April 30th.

Fiscal Officer Ording reported that she attended Certified Public Records Training and the Annual Local Government Officials Conference March 21st - March 23rd. The State Auditor's Office is working on a Credit Card policy that will need to be followed. She also attended the required Ethics training.

Committee and Board reports were as follows:

- Finance & Audit – meeting April 11, 2018 at 6:15 p.m.
- Cemetery Board – met March 20th. Mr. Berger reported there were 19 burials in 2018. The next meeting will be held April 17, 2018 at 7:00 p.m.
- Tree Commission – meeting April 11, 2018 at 5:45 for the tree lottery.

Under announcements, Mayor Subler asked Fiscal Officer Ording to report the Village expenses related to the referendum filed with the Darke County Board of Elections and the associated extensive public records request. As of March 28th, Fiscal Officer Ording reported that Village expenses were \$5,161.39 with an additional invoice of \$4,000+ to be paid.

With no further business to conduct Mr. Paulus made a motion to adjourn the meeting, Mr. Steinbrunner seconded the motion. Vote: all yeas.

Mayor Subler adjourned the meeting at 8:34 p.m.

Jeffry A. Subler, Mayor

Kathy Ording, Fiscal Officer