

Willard, Ohio
August 19, 2019
Work Session @ 5:30 pm

Council President called the Work Session to order. The following Council members were present: Danhoff, Daniel, Gerber, Johnson and Sattig. Olson entered meeting at 6:00 p.m. Elmlinger and was absent.

Also, present were Jim Ludban, City Manager; James Pomerich, Public Works; and Lisa McConnell, 15 Dale Avenue, interested citizen.

Golf Cart Legislation Draft

Ludban reviewed Golf Cart Ordinance handout (on file in Clerk's office). Legislation begins with *"For the purpose of this section, a "golf-cart" or "under-speed vehicle" means a three- or four-wheeled vehicle with an attainable speed on a paved level surface of not more than twenty miles per hour and with a gross vehicle weight rating less than three thousand pounds or as defined under O.R.C. 4501.01(B)."* Gerber asked what if a vehicle can go over said mile per hour? City Manager said that he would check on this and clarify.

Under *"Registration"* it was stated *"Therefore, an Administration/Inspection fee of thirty dollars (\$30.00) shall be paid annually to the City of Willard."* It was decided by Council members to change this to \$25.00.

Question was asked by Ms. McConnell, *"Can they drive golf cart to inspection, or do they need to transport"* City Manager said they would give some thought as to how that would be handled.

Agricultural Bunkhouse/Dormitory Housing

James Pomerich reviewed this handout. Holthouse is looking for alternative housing solutions. Reason: Federal requirements and cost of a septic system is cost prohibited. Would be cheaper in town. (Handout on file in Clerk's office).

Conclusion of City and Council is that our Zoning Code does not have a solid fit for a "Bunk House". A variance is not an option, would have to make changes to our "Zoning Code". Also, could fall under Agricultural guidelines and not sure what those ramifications would be. Council said "nay" at this time as they did not feel like City had a way of meeting their needs right now.

Fence and Hedge Installation Legislation

James Pomerich reviewed handout for this (Handout on file in Clerk's office).

Suggested that fence height be changed to six (6) feet from five (5) feet for side yards and front yards. Partially since most premade fences are at six (6) feet.

After a thorough review of proposed legislation, Council gave their go ahead with said legislation with changes as noted.

Rental Housing Inspection Update

James Pomerich gave a thorough review of Rental Housing Inspection handout (Handout is on file in Clerk's office).

Pomerich said his department had three (3) goals: to see that property maintenance standards are met; Life Safety issues are addressed, and it be a self-sustainable program. He explained the registration process, inspection process, notice of violation of fees and appeal procedure. Public Works would oversee, Code Enforcement would become full time and handle administration of program and some outside inspections. There would be an addition of a part time rental housing inspector who would handle inside and outside inspections. Registration fees would cover the part time person and part of the Code Enforcement officer's budget, software and vehicle.

With Council's permission and input they would like to go back to property owners one more time and seek their input. After receiving their input, they would bring a draft of the legislation to Council and the goal would be to implement this in 2020.

Council was good with the City proceeding with this.

US 224 Sidewalks

James Pomerich presented this handout also. (Handout on file in Clerk's office)

As Council is aware, we have been applying for Community Block Grant (CDBG) funding for this project. New administration with new governor, new interpretation of funding, told us they are denying our request.

However, Ohio Department of Transportation has presented us with another possible option. ODOT is motivated to move money, especially with safety issues, and sidewalks are an approvable project now.

Pomerich reviewed the pros and cons. Could possibly install new five (5) foot sidewalks from Neal Zick to 103. Have requested a preliminary safety audit for US 224 with ODOT. This may turn into a full Safety Study. Could result in 90/10 split funding or 95/5 split funding. Council asked that they move forward on this, Pomerich will keep Council informed.

City Manager informed Council that Richmond Township has made an informal request to have all their township covered by Willard. The Township, City of Willard and Attica are all looking at this to see what can be worked out.

City Manager reported that our Health Care Funds are in the black for the first time in several years. City has been working in several ways to make this happen.

City Manager said that Landbank is functioning. There are 5 residents in the City that qualify. Willard has found a potential "end user" for one property. Individual may "purchase" property by paying an agreed amount to the Landbank. They will then fix up property and make use of it in an agreed upon way.

Council adjourned @ 6:45 p.m.