

Minutes of the Village of Holland Council Meeting
Held Tuesday, March 15, 2016

At 7:30 pm Mayor Mike Yunker called the meeting to order. Council members President Lee Irons, Terry Nachtrab, Mike Bettinger, Elaine Olsen and Roger Burditt along with Village Attorney Jim Hart and Clerk-Treasurer Lyn Krasula were in attendance. Noah Stone was absent. Mrs. Olsen made a motion to approve the minutes from the 3/1/16 council meeting as presented by the Clerk-Treasurer. Mr. Bettinger seconded the motion with roll call carrying five ayes.

Tim Bock from Poggemeyer Design was present and reviewed with council the results from the bid opening for the Clark & Front and Clarion Avenue phase 1 projects. Geddis Paving was the lowest bidder at a cost of \$1,038,463.95 for both projects and is ODOT prequalified. Mr. Bock stated that he personally has not worked with Geddis; however they have worked with PDG before. Mr. Bock recommended against awarding the alternate 1 portion of the contract which replaces the underground storm sewer. This was scoped last fall and is in excellent condition. Mayor Yunker reported that as for cost, the bid for the Clark & Front portion of the project is within the OPWC grant limitations. However the bid for the Clarion Avenue phase 1 is over the OPWC grant and the Village will be responsible for this overage. Mr. Bock stated he may be able to offset this overage during construction. Also that the Village saved over \$90,000 by rebidding this project as compared to the bid received last fall. Mr. Irons made a motion to award the Clark & Front and the Clarion Avenue phase 1 project to Geddis Paving as the low bidder without the alternate 1 portion. Mr. Bettinger seconded the motion with roll call carrying five ayes.

Mr. Scott Yoder from Clark Street as well as Ben and John from Beaver Construction were present and addressed council. Mr. Yoder explained that he is using fill dirt from the McCord Road underpass project to build up around his house and install a hill at the back of his property. He needs about 1 week to bring the remaining fill dirt he needs to his property and is requesting permission to use Clark Street as the truck route for the approximate 800 loads in 7 days. Mayor Yunker stated that council had discussed this situation a couple of meetings ago due to residential complaints and concerns about the effects the heavy trucks were having on the street, possible damages to the street that would require repairs, the debris and mud left on the streets that were being washed into the storm sewers which would require cleaning, and also the fact that the dirt was actually going to the township side of his property. At that time the permission to use Clark Street to access the Yoder property was rescinded and they were directed to use Wentworth in the township to access the property. Ben from Beaver Construction stated that previously the dirt on the road was occasionally removed by using a street sweeper and if rain was forecast they were cleaning the gutters by hand with a shovel and a loader. Ben stated he knew Beaver was liable and it is expensive to clean storm sewers. This time, if access is permitted, Beaver will use a street sweeper with a vacuum system every night to clean the streets and gutters. So far Beaver has hauled over 1,500 loads of dirt already, 30,000-35,000 pounds, by tri-axel truck, and have not seen any road damage. Ben stated that they were willing to go the extra mile to make sure the dirt does not go into the storm sewers. Mr. Burditt asked how this will impact the neighbors? Ben stated he knows it will be inconvenient and will be heard. Mr. Burditt asked why the dirt can't be brought in via Wentworth? Ben replied that they have looked at the street and the truck traffic would break down the road edges. Mrs. Olsen asked if road damages were not evident now on Clark Street, could it be seen later? Mayor Yunker replied that the damage usually happens at the time of the traffic and would be more damaging in the summer, but Clark Street was built for this type of through traffic. The most evident problem would be near the driveway, where trucks are slowing and turning. Mr. Bettinger stated that as an adjacent neighbor he is concerned. Last summer there was a lot of dirt and dust continually blowing from the Yoder property into the house and pool. Mr. Bettinger has no problem with Mr. Yoder building up the dirt around his house and that if he puts down some type of dust control he would be OK with that. Mr. Bettinger and Beaver Construction discussed a tire wash area or stoned entrance, but Beaver stated these do not help unless they are traveling 25-30 mph, and they cannot attain this speed while exiting the property or on Clark St and this would end up dragging more dirt onto the roadway. Beaver stated they could put down calcium chloride to help prevent dust. Mr. Burditt asked if something could be placed over the storm sewer drains to help prevent dirt from entering. Beaver replied yes, but the street sweeper would be the best bet to prevent dirt access as this

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will actually vacuum the dirt off the pavement. Mr. Burditt asked what will happen once all the dirt is delivered? Beaver Construction will be grading it down on the property for Mr. Yoder. Mayor Yunker asked when this will begin. Ben stated the middle of May. Mayor Yunker asked council to take time to think about this and to be prepared for resident complaints. And also to consider the convenience to Beaver to deliver the dirt locally and the benefits to the Yoder property. Mr. Irons stated he was OK with the project as long as the calcium chloride was used, the storm sewer drains were bagged, the streets were swept nightly and a road inspection was done before and after the project to check for road damages. Mr. Yoder stated that if any damages occurred to the roadway in front of his property he would take personal responsibility for getting the road ground out and resurfaced. Mr. Irons made a motion to allow Beaver Construction to use Clark Street for short term use as long as all conditions were met as discussed. Mr. Bettinger seconded the motion with roll call carrying five ayes.

At 7:50 pm Mayor Yunker opened the zoning public hearing for a rezoning request for 1603 Holloway Road. Mayor Yunker reported that Mr. Oravitz, the applicant, today asked for a continuance due to a death in the family. However, due to the short notice, Mayor Yunker stated the public hearing will proceed to allow those who have attended to speak. The hearing will then be continued until the next council meeting. Mayor Yunker reported that this hearing was for a request to rezone 1603 Holloway from R2 single family to B2 General Commercial. The zoning request change comes to Council with Plan Commissions recommendation to deny. Mayor Yunker opened the floor to the audience for public participation and comments. John Glaza, who owns 1611 Holloway, directly next door, stated he is in objection to the zoning change. He has contacted a real estate agent and was advised that the zoning change would actually reduce his property value. He also stated that the McCord Road detour was already adding a lot of traffic to Holloway Road and another business is not wanted and their traffic is not wanted, they should keep the traffic at their current address across the street. Mayor Yunker stated that the house would keep the appearance of a residential home, but they would add parking in the rear and the house would be used as an office. Mr. Irons stated the company is Velocity and they already have a business office behind the property in question in the Township and across the street in the Village. Mr. Irons also stated that the property in question is residentially zoned and the code is protective of residential districts, but Council will listen and hear the applicant. Mr. Bettinger stated that anyone can come into the zoning office during business hours and see the site plan for the property. Penny Jackson of 1621 Holloway asked if the property could be sold as a B2 zoned property later? Having a business at this location is a safety issue to her and she objects to having a business so close with additional traffic and parking. Holloway resident Scott Hall stated he loves the area and their home on Holloway and wants to be able to grow his family there. A business at this location would create more traffic at this corner. His wife Jessica stated her concern if down the road they sell the rezoned property, what could it become later? She also stated that Velocity has a huge parking lot at their Township location, what is the benefit of adding additional parking on a residential property? There being no other concerns or comments the zoning public hearing was continued until the April 5th council meeting at 7:45 pm.

Mayor Yunker recapped the issues with the Senior Center which was previously discussed at the Council Committee of the Whole meeting on 2/16/16. At that time Leslie Ferman reported that the Senior Center started in 2010 and at that time served 18 Village residents and 31 non-residents participating in the program. However, over time that number has dwindled to an average of 10 or less and now the Center is at the point of possibly losing the lunch program, which requires 15 participants. The lunch program has received complaints of diminishing value and quality of the lunches. Another incident that has declined participation is the elimination of the Village Meadows bus as transportation. Other issues such as deaths has declined our average weekly resident participation rate to as low as 3 people. Multiple events programs or activities to bring additional participation by seniors to the center have met with failure as the attendees are not interested. Mayor Yunker stated the Village needs to decide how to proceed with this program. The Lucas County lunch program requires 15 participants to deliver lunch to the center. Currently we are at 10 or below and are at risk of losing the lunch program. The Village expends approximately \$25,000 per year to operate the program for the advantage of only 3-5 residents weekly

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and we need to take a look at the value of the program. Mr. Irons said the Village knew at the beginning that this was not a money making program, however due to very low participation he would rather see the program described as suspended rather than abandon the idea altogether. This would leave an option open if we wanted to try again in the future. But if it is not being used currently and participation is so low, it is a drain on Village finances and he is in favor of suspending the program. Mr. Burditt and Mrs. Olsen also agreed. Mr. Bettinger also agreed that the expense is a lot for only 3-5 Village residents. Mr. Irons made a motion that the last Senior Center will be held on 3/30/16 and the program will thereafter be suspended. Mr. Bettinger seconded the motion with roll call carrying five ayes. Mayor Yunker will draft a letter to be given to the Senior Center participants.

Mr. Burditt made a motion to suspend regular rules of council to allow Ordinance No. 1-2016 to be read by title only. Mrs. Olsen seconded the motion with roll call carrying five ayes. First reading of Ordinance No. 1-2016, MAKING SUPPLEMENTAL APPROPRIATIONS FOR THE FISCAL YEAR ENDING DECEMBER 31, 2016 AND DECLARING AN EMERGENCY, was read by title only. Mr. Irons made a motion to suspend regular rules of council to allow passage on the first and final reading as an emergency. Mrs. Olsen seconded the motion with roll call carrying five ayes. Mr. Irons made a motion to approve the first and final reading as an emergency. Mrs. Olsen seconded the motion with roll call carrying five ayes.

Lyn Krasula reminded council that the free RITA tax payer assistance day at the Lodge at Strawberry Acres will be held on 3/22/16 from 9 am to 4 pm. Any resident who needs assistance filing their Holland tax return may bring their information and have their return prepared and filed for free.

Mayor Yunker gave a brief update on Rail Park Field construction and also that new pickleball regulations have been enacted for Village residents to have priority play on the Village courts with a resident tag available at the Village offices.

After review, Mr. Burditt made a motion to approve payment of the bills totaling \$96,208.67 as presented by the Clerk-Treasurer. Mr. Irons seconded the motion with roll call carrying five ayes.

Comp Management	\$50.00	Cintas	\$70.96	Asset Protection	\$86.85
Medical Mutual	22,751.73	Toledo Edison	2,679.18	Buckeye Telesystem	423.11
Consumer Driven	236.25	Waste Management	874.58	Leatherman Witzler	522.50
Cintas	55.04	Sign Pro	299.45	Sign Pro	55.95
Nextel	78.98	James Piotrowski	10.55	John Growden	109.94
Hylant Administrative	33,479.00	Duke Energy	7.00	Todd Shelton	833.49
Todd Shelton	121.62	Leslie Ferman	1,000.00	Pitney Bowes	29.85
Lucas County Treas	949.20	B P Oil	99.27	Ohio Bci&I	572.00
Lexis Nexis	92.87	Cintas	55.04	Laurie Fitzpatrick	100.00
Nancy Zawisza	373.00	Lucas County Coroner	105.00	Marleau Hercules	98.40
Poggemeyer	14,945.28	Columbia Gas	44.54	Columbia Gas	157.85
Columbia Gas	87.63	Columbia Gas	613.72	Speedway	1,338.60
Emergitech	425.00	Opers	4,809.62	Ohio Police	7,565.62

There being no further business, at 8:32 pm Mr. Burditt made a motion to adjourn the council meeting. Mr. Irons seconded the motion with the motion carrying five ayes.

Lyn Krasula, Clerk-Treasurer

Mike Yunker, Mayor