

**Village of Commercial Point  
Council Meeting Minutes  
April 1, 2019**

Mayor Joiner called the meeting to order, followed by the Pledge of Allegiance. Fiscal Officer Hastings took roll call with the following members present: Mr. Townsend, Ms. Wolfe, Mr. O'Neil, Mr. Moore and Mr. Grassel. Mr. Thompson was not present.

Mr. Townsend motioned seconded by Mr. O'Neil to approve the March 18, 2019 Meeting Minutes. All in favor, motion passed. Mr. O'Neil motioned, seconded by Mr. Moore to approve the March 21, 2019 Special Meeting Minutes. All in favor, motion passed.

**Administrative Reports:**

- A. Mayor- Mayor Joiner covered the Mayor's Court Report
- B. Village Engineer-Engineer Grosse said the Scioto Crossing PAA Ordinance is up for approval. He said the annexation has been accepted by the county and is now presented to the village for approval. Once it is approved then the second annexation will be filed. He said Walker Pointe has requested to leave theirs on the table. He said MI Homes is doing flow testing and their due diligence, but he does not expect anything to come back to council for another month or so. Regarding the new well, he said the well test has been done but did not score quite as well as they want it to be. He said he said it scored 750 gal per min and in a perfect world they would like to have 850-900 gal per min. He said well #8, does produce at that level. He said both together still allow us to produce what they want. He said the next step is to review the data, order the new well pumps and place them in the ground. He said Corporation signs on State Route 104, he asked Chief Jordan what we have in the garage. Chief Jordan said we have 13 in the garage of the small ones and one old Commercial Point Corp Sign. Engineer Grosse said he and VA Crego are meeting with ODOT and while there he will inquire about the placement of the signs and will make sure the signs we have meet the new standards. He said if so, the goal is to have the signs up in the next 30 days once they have approval from ODOT. Mr. O'Neil asked if we will need to move our signs on State Route 762 at Welch? Engineer Grosse said he will look into it.
- C. Village Solicitor- Not present
- D. Police Department- Chief Jordan said he will have the report for March for the next council meeting. He said on Friday he put together a quote for issuing weapons to all of the officers. He distributed a copy to council. He said it includes a cost analysis, quotes and implementation plan. The reason is to have uniformity across the board. He made a notation that the policy they have in place which supports the issuance of weapons, it talks about issued and personal weapons. He said they would remove the personal weapons from duty use, but they would be able to quality with personal weapons. He said they would be able to carry off duty while acting in the capacity of an officer. He said he wanted to note on the first page the weapon they quoted is different than a model they want, but it is the same price. The quote includes a price for holsters, lights, gear to support the weapons, extra magazines on hand, ammunition and training ammunition. Mr. Townsend said on the quote it only quotes 1 magazine and asked how many they are asking for. Chief Jordan said in the quote he believes he asked for 20. Mr. Townsend asked if he is wanting to purchase everything on the quote. Chief Jordan said they originally quoted 7 but he is asking for every officer to receive them. Mr. Townsend asked if they are wanting to order with lights or without the lights. Chief Jordan said with the lights. Mr. Townsend asked how many holsters is he asking for? Chief Jordan said 12. Mr. Townsend asked if he is wanting to order everything else on the list. Chief Jordan said yes. He wants to issue all new duty gear across the board. Mr. Townsend asked why are they just getting this now and not previously for the budget meeting. Chief Jordan said he could not attend the budget meeting. Mr. Townsend said he understands but this could have been typed up and given to them for the

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meeting. Chief Jordan said he didn't have everything in place. Mr. Grassel asked about removing from the policy about officers carrying personal weapons. He asked what the policy currently is on rifles. Chief Jordan said currently we have 5 rifles and 2 shotguns on hand. He said they permit officers to carry their own long arm. He said there are specifications to meet. Mr. Grassel asked if he is going to separate those policies? Chief Jordan said yes. Mr. Grassel asked about the training, is there policy or plans to include additional training for the light. Chief Jordan said they have done it in the past and will continue to do it. Mr. Grassel asked if there is intention for qualification for low light. He said yes.

- E. Village Administrator-VA Crego said FO Hastings sent out a copy of position changes with the pay schedule and one of the items added which they discussed a few meetings ago is they need to request the VE Grosse allowable hours from 40 to 60 hours per month due to all of the projects happening. He said they may not need to use all of them but have them available. He said last meeting a question was asked about the lighting in town. He said he spoke with South Central power and they do not have a policy now to change things because they have to retro-fit everything. He said they are doing it on a case by case basis. He asked them to survey the downtown lights. He said they are attending the ODOT meeting regarding the walk and bike path. He said the Foxfire paving project is out for bid. He said big opening is the 18<sup>th</sup> of this month and they will come back to council to award the project bid.
- F. Zoning Inspector- ZI McCoskey said there may have been two inquiries regarding two new business, a new church across the street and a daycare center where the old Market used to be. He said Keavin Hill owns both properties, ZI McCoskey said they are allowing the church to temporarily hold services. He said they will bring it to the new zoning board. He said Mr. Hill has to apply for a conditional use. He said it is scheduled for April 22<sup>nd</sup>. He said if they approve it, this does not have to come before council, only if it is denied will it come before council.
- G. Fiscal Officer- FO Hastings reminded council that Shred Day is April 27<sup>th</sup> from 10:00-1:00 and if anyone can volunteer to help. She said AA Baldwin will not be here and she may not either.

Legislative Reports:

- 1. Ben Townsend- Nothing to report
- 2. Scott O'Neil- Nothing to report
- 3. Jason Thompson- Not present
- 4. Laura Wolfe-Nothing to report
- 5. Bruce Moore- Mr. Moore asked the tabled ordinance. He said it is the PAA and they are proposing changes. He said the purpose behind the three readings is for them to review the annexation as a whole. He said he would request that if changes are made, could it be sent to them a week prior to the meeting.
- 6. Aaron Grassel-Not present

Citizen Comments

Ms. Becky Blevins addressed council. She addressed several concerns she has with the council and Police Department. She also asked for a status on the GPS unit for the Police vehicles and bike patrols.

Business Items:

Proposed Administrative Pay Schedule-Mayor Joiner asked for a motion to approve the changes. Mr. O'Neil said there was discussion amongst different people they wanted to wait and look at the entire document and vote on it once instead of multiple times. He requested to wait on it until council can review the document and make changes if needed. FO Hastings asked if they know when it will be because she was advised 2

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months ago they were looking at it. Mr. O'Neil said not yet. Mr. O'Neil said he has reviewed the two changes on there but they want to review all positions. VA Crego asked what was being requested. FO Hastings said to increase Engineer Grosse's hours, increase AA Baldwin to fulltime and change the rate for the position and add Administrative assist from 30 hours a week to 40 hours a month. VA Crego said we are not talking about compensation across the various positions, just two positions. Mr. O'Neil said several of them want to review the document as a whole. VA Crego asked to change what? Mr. O'Neil said he does not know, when they get together they will know. He said looking top to bottom at all positions and pay. Mr. Moore asked if the fulltime carries benefits, where the PT did not. FO Hastings said yes and it is in the budget. She said there is no limit to changes, we just updated the date on the cover. Mr. O'Neil said he understands but they have been thinking about doing it as a whole. Mayor Joiner said the point is, it has not been done and is not scheduled. Mr. O'Neil asked if they need all of the AA time. Mayor Joiner said yes. Mr. Moore motioned, seconded by Ms. Wolfe to approve. Roll Call: Mr. Moore-Yes, Ms. Wolfe-Yes, Mr. Townsend-Yes, Mr. Grassel-Yes, Mr. O'Neil-No. Motion approved.

**Legislation:**

**For First Reading:**

**Ordinance 2019-05** AN ORDINANCE APPROVING THE ANNEXATION OF 34.026+/- ACRES FROM SCIOTO TOWNSHIP TO THE VILLAGE OF COMMERCIAL POINT AND AMENDING THE ZONING MAP AND DECLARING AN EMERGENCY. Mr. Moore asked if we are under a tight time frame. FO Officer Hastings said Molly Gwin is here on behalf of the petitioner. Mr. Moore asked Ms. Gwin if she has a sound reason for why they should waive the three readings. Ms. Gwin said typically they have been in discussion and does allow them to bring the other piece that is part of this development in quicker. She said it is already zoned under an existing PURD in the Township. She said by waiving the three readings it does allow them to file it and meet their deadlines. FO Officer said they have between the 61<sup>st</sup> day and 120<sup>th</sup> day to approve this. She said March 23<sup>rd</sup> was the 61<sup>st</sup> day. Mr. Moore said he feels people should have the option to comes speak and ask questions and by waiving the three readings, it does not allow for that.

**For Second Reading:**

**Ordinance 2019-04** AN ORDINANCE AUTHORIZING AND DIRECTING THE VILLAGE ADMINISTRATOR AND/OR MAYOR OF THE VILLAGE OF COMMERCIAL POINT TO ENTER INTO A PRE-ANNEXATION AGREEMENT WITH S & G COMMERCIAL POINT, LTD AND MICHAEL EDWARD STRUCKMAN, TRUSTEE OF THE MICHAEL EDWARD STRUCKMAN TRUST. Mr. Struckman said his should be the third reading instead of the 2<sup>nd</sup>. FO Hastings said in the Special Meeting the service resolution was read, not the PAA.

**For Third Reading:**

**Resolution 17-2019** A RESOLUTION AFFIRMING THE PASSAGE OF ORDINANCE NO. 2018-13 AND MAKE RELATED AUTHORIZATIONS. Mr. Moore

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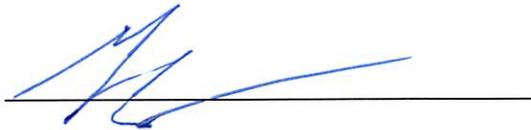
motioned, seconded by Mr. Townsend to approve. Roll Call: Mr. Moore-Yes, Ms. Wolfe-Yes, Mr. Townsend-Yes, Mr. Grassel-Yes, Mr. O'Neil-Yes. All in favor, motion passed.

**Resolution 15-2019** A RESOLUTION AUTHORIZING AND DIRECTING THE VILLAGE ADMINISTRATOR OF THE VILLAGE OF COMMERCIAL POINT TO CONTINUE OUR CONTRACT FOR BULK WATER CONDITIONING SOFTENING SALT, WITH CARGILL SALT. Mr. Moore motioned, seconded by Mr. Townsend to approve. Roll Call: Mr. Moore-Yes, Ms. Wolfe-Yes, Mr. Townsend-Yes, Mr. Grassel-Yes, Mr. O'Neil-Yes. All in favor, motion passed.

Tabled Item:

**Ordinance 2019-03** AN ORDINANCE AUTHORIZING AND DIRECTING THE VILLAGE ADMINISTRATOR AND/OR MAYOR OF THE VILLAGE OF COMMERCIAL POINT TO ENTER INTO A PRE-ANNEXATION AGREEMENT WITH KEAVIN R. HILL, TRUSTEE OF THE KEAVIN R. HILL REVOCABLE TRUST AND MARONDA HOMES, INC. OF OHIO

Mr. O'Neil motioned to adjourn, seconded by Mr. Moore . All in favor, meeting adjourned.



Gary Joiner, Mayor



Wendy Hastings, Fiscal Officer

\*Minutes provided by Paula Baldwin, Administrative Assistant