

A Special Meeting of the City Commission of The City of Springfield, Ohio, was held on Friday, February 18, 2011, at the City Service Center, 2100 Lagonda Avenue.

Roll Call was answered by Mmes. Chilton, Duncan, Messrs. Martin, O'Neill, and President Copeland.

RETREAT

43-11 The City Commission, City Manager Bodenmiller, and staff members met to conduct the two-day City Commission retreat.

ECONOMIC DEVELOPMENT ISSUES

City Manager Bodenmiller, Economic Development Administrator Franzen, City Engineer Shanayda, Service Director Mann, Community Development Director Meadows, Deputy Economic Development Administrator Richards, and Bryan Heck, executive assistant to the City Manager, presented a report on economic development issues.

A. OBJECTIVE: Continue working on extension of services and relationship building in the CEDA and JEDD areas (e.g., utilities, safety services, land use planning, maintenance, etc.). Consider development of a utility master plan and system development fees.

ACCOMPLISHMENTS: City staff members attended the Springfield Township Strategic Planning Session and continue efforts to improve regular communications with the Township Trustees. PrimeOhio lighting and paving was accomplished through a partnering effort. The City and Springfield Township joined with the CIC in seeking EDA Funding to support development of PrimeOhio II.

The City is currently constructing new water and sewer lines to improve the utility capacities at Springfield Beckley/SANGB and AirparkOhio. Scheduled completion 2012.

Plans are being drawn up by the County Utilities Department for installation of water lines in Garden Acres. City staff members have met with county staff members to discuss these plans and how the lines might be tied to the City system. This planned installation should include an agreement for fees and maintenance of the proposed system, as well as detailing future commercial customers.

City staff members are exploring the costs associated with assuming full responsibility for maintenance of the airfield-related assets at the Springfield-Beckley Municipal Airport as a result of the loss of the Guard F-16 training mission. These items include manning and maintenance of the Air Traffic Control Tower, manning and maintaining the Fire/Crash Rescue Station, snow plowing, mowing, and taxiway/runway maintenance responsibilities. One solution could include joint manning of the Fire/Crash Rescue Station in partnership with Green Township.

B. OBJECTIVE: Continue efforts aimed at redeveloping downtown Springfield, concentrating on the medical facilities, and coordinate efforts with the Chamber of Commerce, Center City Association, Wittenberg University, and other stakeholders.

ACCOMPLISHMENTS: The City continues to provide funding in support of the Center City Association and has worked jointly to focus on beautification efforts in downtown, as well as support and coordination of downtown events: Downtown Sounds, Farmers Market, CultureFest, and Holiday in the City.

The City supported the CIC in the soon-to-be-constructed Center City Park. The park and new road is slated for completion by the end of 2011. In addition, the City has worked with the CIC in courting developers interested in building commercial office buildings along the park.

Through use of Ohio Job Ready Sites funds, the Bushnell Building's upper floors are being renovated as *smart office* space. The project is well underway with an expected completion date in 2011. Code Blue will occupy the fourth floor upon completion. A downtown parking garage facility associated with this project and other projects is also being contemplated.

The following downtown projects took shape in 2010: Buck Creek White Water improvements and Clark State's Creative Arts Commons. The ice rink's site was determined and a one-way streets study commenced.

Staff partnered with the Transportation Coordinating Committee to employ planning consultants Bird Houk to study the feasibility and benefits of converting downtown one-way streets to two-way streets. One public workshop was held in 2010. Poor public attendance at the workshop caused staff and consultants to schedule additional workshops for February 15, 2011.

FUTURE OUTLOOK: Funding strategies will be developed for the downtown parking garage facility.

A second public workshop regarding the downtown street conversion study will be held in February 2011. The study will conclude in May of 2011. The study outcome will provide design options for a street conversion and preliminary cost estimates.

The Veterans Bridge project is currently in the preliminary design phase, providing options for the final design. Funding for the design portion of the Veterans Bridge includes Ohio Public Works Commission, Clark County Engineer, and Springfield Port Authority dollars. Construction drawings will be prepared once the final design is selected.

An application to the Ohio Department of Transportation through their Municipal Bridge Program will be submitted in 2011 for construction costs. Construction is anticipated in 2015.

Synergy Development in partnership with Ohio Valley Medical Center is constructing a 31,000 square-foot medical office building on the western edge of the center's property. The structure will be completed by fall of 2011. In addition, a 40,000 to 60,000 square-foot, mixed commercial/medical office project is expected to move forward 2011, near the new park.

C. OBJECTIVE: Work to develop sites within the City, including the Lagonda and Sheridan-Kenton areas.

ACCOMPLISHMENTS: In June of 2010, the City awarded a contract to the Grant Mackay Company for the site remediation and demolition of the Former International Lagonda Assembly Plant. A notice to proceed was issued in July and work began on August 9, 2010. Crews pulled up concrete slabs and began the excavation of the soils which required remediation. The contaminated soils were completely removed as of December 7, 2010. Crews continued to pull up concrete slabs, and the work will continue into 2011.

FUTURE OUTLOOK: Due to unexpected delays, crews from the Grant Mackay Company and subcontractors will complete the demolition portion of the project during the first quarter of 2011. Once all concrete slabs and footers are removed and processed and the demolition of the buildings has occurred, the City will work with Hull and Associates to prepare the No-Further-Action Letter in pursuit of a *covenant not to sue* for the property. This should be completed by July of 2011.

The City will continue to pursue funding opportunities for the redevelopment of this site into a light industrial park. Funding is needed to support the infrastructure such as roadways and water and sewer utilities.

D. OBJECTIVE: Continue efforts to enhance the image of all major corridors, including the South Limestone Corridor Project, Route 40 East entering the corporation limits, and the area immediately west of the new hospital complex.

ACCOMPLISHMENTS: Staff members continue to work with community partners to improve all four gateways into the City. Each gateway is unique and requires a different improvement approach. The City and its partners, Springfield Port Authority and Chamber of Commerce, encourage lot enhancements on South Limestone Street. Staff members have developed lot improvement plans for many lots on South Limestone Street and the Springfield Port Authority and Chamber of Commerce have committed to providing matching funds to property owners to accomplish these improvements. Staff members will continue development planning and development solutions to improve the quality of life in Springfield's Southern Gateway Community.

The City's NSP program will be of great benefit to the area west of the hospital.

FUTURE OUTLOOK: Staff members are working with the Greater Springfield Moving Forward Corridors and Gateways Committee to develop enhancement projects for the east, west, and north corridors into Springfield.

E. OBJECTIVE: Continue efforts in developing and marketing the Nextedge technology park; assist in the development of additional industrial park sites; and develop Phase II of AirparkOhio, all in coordination with our community economic development partners.

ACCOMPLISHMENTS: AirparkOhio Phase III, approximately 40 acres acquired along U.S. 68 and contiguous to AirparkOhio Phase II, was rezoned to industrial zoning to mirror the existing zoning for the airpark.

As a part of the certification process for the Job Ready Site Program, Nextedge Applied Research and Technology Park, a state-prepared marketing document was developed. A brochure highlighting the certified site and the community is the result of the state's marketing component for this project.

The City assisted in the review and upgrading of Nextedge's website. In addition, the City partnered with the Nextedge Development Corporation to place advertisements promoting the park in *Site Selection* magazine. The effort also include "skyscraper" advertising on *Site Selection's* website.

FUTURE OUTLOOK: City staff members will continue to develop marketing strategies for Nextedge, AirparkOhio Phase II, and other business parks located throughout the city.

F. OBJECTIVE: Create a development strategy for transitional areas in our City, such as vacant hospital sites and South High School and plan for future redevelopment of these areas, in conjunction with hospitals, schools, and community partners.

ACCOMPLISHMENTS: The Springfield Port Authority provided funding to Midland Properties/City Schools to develop drawings and sketches in support of attempts to convince potential tenants to lease space within the former South High School site. Those efforts did not pan out as of yet. Currently, there are no active interests in the building.

In November 2010, Planning and Zoning staff partnered with other Community Development staff members to embark on a process to create redevelopment strategies for the former sites of Springfield City School buildings. The first site was the former Roosevelt Middle School site on North Limestone Street. This process included three public meetings involving residents of the neighborhood. Staff members asked residents what they wanted to see happen with the property, then created different redevelopment options. These options were presented to the neighborhood for feedback. These options will be provided the School Board and potential developers. This process will be replicated for the other former school sites. Staff members hope that these redevelopment plans will assist in the

reuse of former school sites.

FUTURE OUTLOOK: City staff met with Community Mercy Health Partners' consultants concerning the two existing hospital campuses in the fall of 2010. A report and recommendation from the consultants is due anytime. This report may steer the discussion concerning the future of the existing campuses.

G. OBJECTIVE: Initiate a dialogue throughout the community regarding "green initiatives" including the identification of opportunities where alternative energy sources can be beneficial.

ACCOMPLISHMENTS: Through the Energy Efficiency and Conservation Block Grant, several projects have been initiated and/or completed in 2010, including modernization of the three elevators in the Municipal Building, traffic signal replacement program, installation of LED lighting, light switch retrofit program, installation of motion detection switches, computer monitor replacement program, replacement of CRT monitors with LCD monitors, and installation of energy-efficient doors and windows at Airport Terminal Building. Additionally, the *Envisioning a Greener Springfield* series of workshops, developed in collaboration with two Wittenberg interns, provides educational workshops to share information with the public about ways to be more energy efficient. The workshops are open to the public and are videotaped for replay on *Springfield5*.

FUTURE OUTLOOK: Continuing with the workshop series, an "Envisioning a Greener Springfield" Fair will be held in April at the Marriott Courtyard. Organizations and businesses will be invited to share their stories/information about energy-efficient techniques and programs.

As funding may become available, further upgrades to municipal facilities that will promote energy efficiency and lower utility bills will be considered.

H. OBJECTIVE: Continue efforts to enhance general aviation investment at the Springfield-Beckley Municipal Airport, including strategies for securing funds to construct new T-hangars.

ACCOMPLISHMENTS: Through the use of Federal Aviation Administration funding, three properties were purchased to provide greater safety and protection of the airport assets. State funding through ODOT Aviation was used to upgrade the centerline area of Runway 6/24. The pavement had begun to crumble and break apart.

A T-Hangar Preliminary Engineering Study was completed with the assistance of three members of the Airport Advisory Board. The study resulted in a workable layout and strategic approach to demolish older hangars and construct new more readily useable T-hangars for general aviation use.

An RFP for the fuel system with an optional component including self-fueling was let in late 2010. Staff members are currently working through the RFP process to evaluate proposals.

FUTURE OUTLOOK: Use of Federal Aviation Administration funds will likely include snow removal equipment to replace equipment previously used and operated through the OANG. Use of ODOT Aviation funding will be used to rehabilitate the terminal ramp. Portions of the terminal ramp have the worst pavement ratings at the airport.

Due to changes in the OANG mission, efforts continue to acquire and/or maintain the control tower, ILS (Navaid), approach lights and ARFF (Fire and Rescue) operations.

Funding options/strategies for T-hangar construction will be evaluated.

I. OBJECTIVE: Continue to promote the Air National Guard Base in an effort to gain additional units and missions and encourage the current Dutch pilot training mission to remain at the Springfield Air National Guard Base.

ACCOMPLISHMENTS: The Dutch mission was lost to Arizona. A bridge mission for F-16 maintenance was secured and established through at least September 30, 2011.

Staff members are currently working to address funding issues for the air traffic control tower, ILS system, approach light system, and ARFF.

Members are currently reviewing Letter of Agreement with Sinclair Community College for UAS program.

The design and engineering plans for realignment of State Route 794 are nearly complete; right-of-way acquisition to follow.

FUTURE OUTLOOK: Efforts continue to identify funding for the realignment of State Route 794. Staff members are currently pursuing a C-17 mission and flight surgeon mission.

PUBLIC SAFETY AND HEALTH

Mr. Bodenmiller, Police Chief Moody, and Fire Chief Heimlich spoke to public safety issues.

A. OBJECTIVE: Continue to promote police relations within the community and enhance the diversity/community relations skills of the Police Division.

ACCOMPLISHMENTS: Serving all people equally with the highest degree of pride, professionalism, and personal integrity continues to be the Police Division's trademark. These ideals are accomplished through transparent policing, coupled with open and honest communication with the citizens of our community. Partnerships with the Police Citizens Review and Advisory Group, NAACP, SCLC, TRIAD, Catholic Social Action Committee, Coalition for Justice and

Equality, as well as the Citizen's Police Alumni Association all ensure that we serve our community with compassion, integrity, and respect.

FUTURE OUTLOOK: The Community Response Team is actively involved with Springfield Promise Neighborhood and Grand Avenue South initiatives. The Police Division is committed to be part of the roadmap for sustainable change in each of these neighborhoods.

B. OBJECTIVE: Develop a plan to address the criminal justice overload including crime rate, alternatives to adult confinement, youth issues, and overall impact on the community.

ACCOMPLISHMENTS: Violent crime saw a slight rise of 1.48 percent in 2010, a direct result of a 6.70 percent increase of aggravated assault. Although the property crime rate decreased for the sixth year in a row, there was a significant increase in burglaries; up 16.45 percent in 2010.

A collaborative effort with Dr. Olga Medvedkov's GIS class from Wittenberg University has allowed the Division to enhance the use of intelligence lead-policing concepts. Once finalized this information will allow officers to proactively address crime and disorder hotspots.

FUTURE OUTLOOK: The Clark County Reentry Coalition was formally established in June 2010 to develop a county wide, holistic plan to reduce recidivism in Clark County.

C. OBJECTIVE: Continue to promote interoperability among public safety entities via countywide radio communications and future consolidated or co-located 911 dispatching. Explore Fire/EMS partnering opportunities with neighboring agencies.

ACCOMPLISHMENTS: The 800 MHz rebanding per Federal requirement successfully completed.

Review and evaluation of dispatching service for New Carlisle completed with update to dispatch protocols as necessary. Satisfaction rated as high.

The Downs Army Center relocation delayed for additional year, placing prospect of property acquisition on hold.

A cooperative project with Clark County EMA was initiated to participate in grant-funded independent review of the various radio communications systems within Clark County. This \$18,000 grant project is to (1) perform a comprehensive identification and assessment across all public disciplines utilizing radio communications in Clark County, (2) develop a unified frequency plan for use as a consistent reference across agencies and communications systems, (3) develop procedures for establishing, testing, and verifying communication linkages promoting interoperability.

FUTURE OUTLOOK: Fire Division staff members are working this year to implement policies, procedures, and a schedule for regular communications exercises intended to involve a wide range of agencies and users. These exercises would require users to actively participate in manipulating the communication system to meet a simulated communication coordination need. The exercises are intended to be brief and frequent as opposed to the more complex and infrequent activities typically encountered in a full-scale incident exercise.

NEIGHBORHOOD ENHANCEMENT

A presentation was made on neighborhood enhancement by Ms. Meadows and Operations Superintendent Moore.

A. OBJECTIVE: Continue partnering with Neighborhood Housing Partnership, Springfield Metropolitan Housing Authority, Habitat for Humanity, and other service providers and employers to enhance coordination and cooperation for improving housing and increasing homeownership. Continue to address predatory lending/foreclosure challenges facing the community and fulfill Neighborhood Stabilization Program commitments.

ACCOMPLISHMENTS: The Housing Division has continued to develop and enhance partnerships with multiple housing providers throughout the community. Specific partnerships with Interfaith Hospitality Network, Housing Connection, St. Vincent DePaul, Habitat for Humanity, and Neighborhood Housing Partnership have been enhanced with Neighborhood Stabilization Program funds. On-going partnerships with SMHA, Project Woman, Hannah House, Red Cross, as well as those also partnered through Neighborhood Stabilization Program have continued.

FUTURE OUTLOOK: The City along with Habitat for Humanity and Neighborhood Housing Partnership continue to work together to create homeownership housing opportunities. Neighborhood Housing Partnership continues to develop single-family homes on Clifton Court. Over the next three years, Habitat will continue to construct single-family homes in the Grand Avenue South Neighborhood (16 total under Neighborhood Stabilization Program). Both agencies have a dedicated focus on homebuyer education and property maintenance understandings. In addition, the City is managing the roll out of ten single-family homes in the Highlands/Southgate neighborhood. Eligible buyers must attend Neighborhood Housing Partnership sponsored homebuyer education classes as well. Finally, over the next three years, the City will coordinate 15 single-family renovations in the Western and Eastern Edge Neighborhoods in partnership with Midland Properties in an effort to enhance Wittenberg University and Community Mercy Health Partners investments. The effects of foreclosures and predatory loans will remain; however, efforts to stabilize neighborhoods hardest hit will continue.

B. OBJECTIVE: Monitor efforts of the Solid Waste District in their developing programs to combat neighborhood issues such as illegal dumping, graffiti reduction. Evaluate and act on the community solid waste proposals. Actively enforce the existing bench billboard policy.

ACCOMPLISHMENTS: The Service Department continued to utilize Keep Clark County Beautiful's graffiti removal unit to remove graffiti from various City structures (bridges, traffic poles, benches, etc.). Worked with Keep Clark County Beautiful to improve a neighborhood green space along Park Avenue by providing trees and mulch to help enhance the area. Non-permitted bench billboards located within City rights-of-way were removed by City crews. Unauthorized bench billboards located on private property were removed by a private contractor working through Code Enforcement.

No final decision has been made on the one-hauler system. If pursued, Commission consensus was to allow the matter to be voted on by the electorate.

FUTURE OUTLOOK: Cooperation and staff support with Keep Clark County Beautiful will continue in 2011. Code Enforcement and members of the Service Center will continue to be active participants in Keep Clark County Beautiful events, programs, and efforts. Bench billboard removal and enforcement will also continue. The sign code adopted in 2010 will significantly limit the ability to appropriately place new bench billboards throughout the City.

INFRASTRUCTURE AND FINANCIAL STRATEGIES

Discussions on the City's infrastructure and financial strategies were lead by Messrs. Bodenmiller, Beckdahl, Mrs. Richards, City Engineer Shanayda, and Mr. Tim Smith, chief executive officer of National Trail Parks and Recreation District.

A. OBJECTIVE: Explore funding options, organization, marketing, and services to be provided for parks and recreation. Continue recent efforts at revitalizing Snyder Park, making golf self-supporting, and managing green space.

ACCOMPLISHMENTS: In 2010, approximately 40 percent of the roads were paved in Snyder Park. The whitewater feature opened in Buck Creek. Home Depot donated services and funds to improve buildings and facilities throughout the park.

Even though it was achieved by deferred maintenance, capital, and rolling stock improvements, the golf courses were able to operate without subsidy in 2010. This will be very challenging to achieve in 2011.

FUTURE OUTLOOK: In 2011, it is anticipated alternate funding options will be pursued for green space and trails. Also, a grant application has been submitted to receive funding to pave approximately one-mile of Snyder Park Road.

B. OBJECTIVE: Develop a plan for funding the Combined Sewer Overflow program (storm water utility) and initiate Phase I of the City's CSO compliance projects.

ACCOMPLISHMENTS: Design of the High-Rate Treatment Facility is currently underway and should be complete by October of 2011. The design of the Erie Express Sewer is currently in the beginning stages of the bid process. The rate models to determine the "what ifs" necessary to fund the required capital improvements have been prepared and various rate scenarios have been run.

FUTURE OUTLOOK: City Staff members will present further refinement to the plan to implement a Storm Water Utility to City Commission at its retreat. Input will be sought as to the direction and implementation of the utility with a tentative start date of 2012. Projected capital plans and rate models are in the final stages of completion at this time, subject to Commission guidance. A public outreach and education program will be ongoing in 2011 to educate the citizens as to the need for and particulars of the Storm Water Utility implementation.

C. OBJECTIVE: Examine alternatives for enhancing the neighborhood streets program and other equality important capital initiatives, and explore citywide operational expense reductions.

ACCOMPLISHMENTS: For fiscal year 2011, Home Road and the neighborhood streets associated with the CDBG-R program that were started last year will be completed. The City will partner with ODOT this year on the Urban Paving Program of State Route 40 from the railroad bridge to Bird Road. In addition, North Street will be relocated in 2011 in anticipation of the hospital's opening. Ferncliff Place and Wittenberg Avenue will be repaved as part of last year's OPWC project.

Approximately \$1.7 million in road work was initiated in 2010 with federal dollars, plus the additional project funds for North Fountain Avenue. Veterans Bridge design and engineering funds were also secured.

FUTURE OUTLOOK: Continue to look for other sources of funding for road projects.

D. OBJECTIVE: Continue to track the American Recovery and Reinvestment Act (Stimulus Package) to maximize the amount of funding that the City receives from federal, state, and private entities.

ACCOMPLISHMENTS: The City of Springfield received nearly \$16,100,000 in American Recovery and Reinvestment Act (ARRA) funding for a variety of projects.

Springfield was highly successful in securing ARRA funds, but much of this was due to the tremendous efforts of city staff who fought hard for every grant dollar available.

FUTURE OUTLOOK: There are no future ARRA funds anticipated.

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There being no further business, on motion of Mrs. Duncan, seconded by Mr. Martin, the meeting was adjourned.

Yeas, Mmes. Chilton, Duncan, Messrs. Martin, O'Neill, and Copeland.

Yeas 5, Nays 0.

PRESIDENT OF THE CITY COMMISSION

CLERK OF THE CITY COMMISSION