

City of Geneva Council Work Session – April 12, 2010

Bill Buskirk called the work session to order at 6:40 p.m.

Council members present were Beckwith, Buskirk, Cordova, Latimer, Fuller and Miller. Piotrowski absent.

Bill Buskirk introduced Joe Mayernick with Growth Partnership to discuss the Joint Economic Job Creation Grant Program.

Joe Mayernick explained that the Tax Reform Act in 2005 made changes to incentives that the State offers and allows local communities to offer. Mr. Mayernick looked at programs that are available to communities and found massive opportunities in the Joint Economic Development Districts I & II. Mr. Mayernick suggested to the JEDD Boards, that they consider looking at the local Job Creation Tax Credit that is available through the State of Ohio. Meetings were held, and it was recommended that if this program were put into place in the JEDD areas, they would have to go to the legislative bodies to give the JEDD Boards the authority to use the incentive. Both Boards are in favor of coming back to the legislative bodies to ask that they be empowered to offer this incentive within the JEDD Districts.

A summary of the Grant Program Highlights was included in Council's packets:

- The City of Geneva & Harpersfield Township would empower the JEDD Boards to act on their behalf in offering the incentive.
- The areas would be defined with geographic boundaries.
- There can be more than one Job Creation Grant Program in a community.

Jennifer Brown explained that she had asked if a City can have two separate agreements; one with the City and one with the JEDD.

Mr. Mayernick replied that the City can have two separate agreements and encouraged it as well. Mr. Mayernick added that the legislative process takes time and the next step is making sure the City Solicitor is in tune with this Program so that it can be put together with the Ohio Revised Code. City Administration would then be empowered to handle the tax incentive.

- The Employer/Investor would have to complete the application before the project begins. Mr. Mayernick feels this is necessary if they are being offered an inducement.
- The average hourly wage for new employees must be 150% of the State Minimum wage of \$7.30. The average hourly wage would be \$10.92.
- The JEDD Boards suggested the following Matrix for Job Creation Grant:
 - 10 new jobs or \$200,000 in new payroll = 50% credit for 5 years
 - 25 new jobs or \$500,000 in new payroll = 60% credit for 7 years
 - 50 new jobs or \$1,000,000 in new payroll = 75% credit for 10 years

Mr. Mayernick stated that the baseline employment level and baseline salary would be added to the application. This matrix would make businesses commit to more employees if they want a higher tax credit. Mr. Mayernick added that the JEDD Board would meet to review the Job Creation Tax Credits and send a letter to the Council President, City Manager and President of Harpersfield Trustees explaining the Employer/Investor's performance.

- The tax credit would only be on new jobs/payroll.
- Grant awards can be for profit and non-profit.

Bill Buskirk stated that he would like to eliminate the job aspect of the matrix all together and go strictly with the payroll.

Joe Mayernick replied that it is the right of Council to determine that because they will be giving directions to the JEDD Board. Mr. Mayernick stated that he likes the idea of payroll dollars himself and added that the only challenge to be concerned about is identifying the jobs that created that payroll.

Joe Mayernick affirmed that there is about to be an opportunity – they are in discussions with HDT and Nordic Air who are competing for an expansion of at least 50 jobs.

Bill Buskirk asked how they came up with the numbers in the Matrix.

Joe Mayernick explained that they looked at matrices in other communities and came up with a recommended conservative approach.

Phil Cordova asked how the baseline is determined.

Joe Mayernick explained that the Employer/Investor provides the headcount and generated payroll when they apply.

Bill Buskirk asked Mr. Mayernick how strict he would recommend being on a temporary vs. a permanent employee.

Mr. Mayernick replied that you deal with full time equivalents as long as there is a trail.

Bruce Beckwith stated that in the drafts given to Council, the Solon article has a great amount of respect for the Davis-Bacon Act and asked if it is included in this proposal.

Mr. Mayernick replied that it is not included and explained that the Davis-Bacon Act is very difficult to administer and would be very costly.

Mr. Mayernick added that there is interest on moving in a direction to continue to explore this opportunity by the JEDD Boards – especially JEDD II. Mr. Mayernick affirmed that they are in a competitive situation and would like to see more Geneva/Harpersfield jobs very quickly. It will take time to research and to be sure all documents are in place.

Bill Buskirk thanked Joe Mayernick for his presentation.

Work Session adjourned at 7:11 p.m.

Recorded by: Laurie Donatone
Clerk of Council

MINUTES
City of Geneva
Council Meeting
April 12, 2010
7:12 p.m.

Roll Call – Beckwith, Buskirk, Cordova, Fuller, Latimer and Miller.
Piotrowski absent.

Pledge of Allegiance to the Flag was said and prayer was offered by Reverend Jonathan Schroeder of St. John's Lutheran Church.

Motion by Beckwith, seconded by Fuller to accept the minutes of the March 22nd, 2010 Council Meeting. Roll call, 6 years.

Citizens – Citizens were present along with a representative from the Star Beacon and Gazette.

Department Presentation – Water – Dave Gilbert

- Revenue projections and expenditures are where they should be in the first quarter.
- The new van has worked out very well with easy access of tools.
- The Water Department has been working with Rural Community Assistance Program (RCAP) to investigate the potential for a Small Utilities Geographic Information System (GIS) Cooperative to better manage their infrastructure and services. A feasibility study was conducted and it was determined that a GIS Cooperative could be done. A 250 word abstract was submitted and approved and they have now moved to the second step which is very involved. Mr. Gilbert anticipates this step will be approved and they will move on to step three which will put the abstract and full proposal on the website open for citizen votes at www.efficientgovnow.org. A flyer will be handed out May 15th at Community Days. Seven communities and one Water Authority will be going in on this project with the City of Geneva. Mr. Gilbert added that this will be a great asset to the City and he feels efficiencies will be developed that haven't yet been thought of.

Bill Buskirk asked if this is feasible with communities spread throughout Northeast Ohio.

Dave Gilbert explained that every community purchases one or two of the units, pictures are taken of the entire system and a web site is set up that everyone has access to for viewing, querying and editing data.

Bruce Beckwith asked if this pertains to the equipment that was approved before.

Mr. Gilbert explained that it does pertain to the equipment previously approved, but that is only one quarter of the project. After information is collected, they will have to consider who will manage and put that information into a useful form. The possibility of hiring interns has been discussed.

- Automatic Meter Reading is moving forward. Mr. Gilbert will be scheduling a date to visit Albion New York and invited anyone interested to join him.
- This is the sixth year of operation for the Water Department.

Bill Buskirk asked how the City came through the winter regarding line breaks.

Dave Gilbert replied that line breaks are down. Mr. Gilberts feels this is due to the replacement of old lines authorized by Council along with the 100% stainless steel bolts & clamps used.

Bruce Beckwith asked for the current update on the Harpersfield Pump Station.

Dave Gilbert replied that project will be going out to bid soon and should be launched late summer, early fall. This will cost the City an estimated \$300,000.00. This project will bring huge water pressure improvements; especially in the Greenridge, Pepperidge and Clay Street areas.

Citizens

Tom Tulloch – 180 Richard Street, Geneva – Tom Tulloch expressed concern regarding the condition of the CSX Overpass Bridge which he feels presents an unsightly entrance into the City of Geneva. Mr. Tulloch stated that he was under the impression that the bridge was half Geneva City and half Geneva Township, but Jennifer Brown informed him that the CSX Bridge was all Geneva Township. Mr. Tulloch has done research on what other Cities have done with bridges in their cities and presented a package to Council. Mr. Tulloch concluded that he just wanted to make his concerns known.

Bill Buskirk stated that Jennifer Brown shared Mr. Tulloch's concerns with Council, and agreed that the condition of the CSX Bridge is unsightly for people coming into the City. Mr. Buskirk will be interested to hear what the Township Trustees have to say.

Jennifer Brown added that the CSX website offers the ability to type in a request to paint a bridge which the City did. CSX did send a form letter stating that they received the request and explained that they have a limited budget available for non structural aesthetic work and a lengthy waiting list. They referred Ms. Brown back to the website without giving a response to the request. Ms. Brown stated that they will have to pursue this further.

Items for Consideration of Council

Resolution 3128 was read, first reading. (A RESOLUTION DECLARING MAY 15, 2010 AS ARBOR DAY IN THE CITY OF GENEVA, AND DECLARING AN EMERGENCY).

Motion by Latimer, seconded by Miller to declare Resolution 3128 an emergency measure. Roll call, 6 yeas. Motion by Beckwith, seconded by Fuller that the rule of law requiring certain Resolutions be read at three separate meetings be waived and suspended and Resolution 3128 be placed on the final roll for passage. Roll call, 6 yeas. Roll call on passage, 6 yeas. Resolution 3128 duly passed.

Assistant City Manager's Report – Jennifer Brown

Jennifer Brown asked Council if there were any questions on the report in their packets.

Bruce Beckwith asked if the sanitation on Sherman Street was currently out to bid.

Ms. Brown replied that project will be advertised Friday.

- A meeting was held this morning with all trades for the Wastewater Lab. They are proposing that the site work will be completed by the end of this week. Mid May is the anticipated timeline for the steel to be delivered and construction to begin.

Bill Buskirk asked what the timeline is for the North Broadway Project.

Jennifer Brown replied that weather permitting; they anticipate the second week of May.

Unfinished Business - None

New Business - None

Payment of Bills – No questions

Committee Reports

Crystal Latimer announced that a Shade Tree Commission Meeting is scheduled for one week from tonight and invited anyone interested to attend.

Citizens – None

Bruce Beckwith stated it was previously mentioned that the Job Creation Tax Credit would be discussed at a Finance Committee Meeting and asked if that was considered.

Bill Buskirk replied that he will send Jeff Piotrowski, Chair of the Finance Committee, an e-mail to schedule a date for that meeting.

Council meeting adjourned at 7:39 p.m.

Recorded by: Laurie Donatone
Clerk of Council

President of Council

Clerk of Council