

**CITY OF MASON  
COUNCIL MEETING  
DECEMBER 15, 2014**

The meeting was called to order at 7:05 p.m. Rabbi Yosef Kalmanson opened the meeting in prayer. All those present recited the Pledge of Allegiance.

**ATTENDANCE**

The following members of Council were present: Barbara Spaeth, Rich Cox, Tom Grossmann, Charlene Pelfrey, Don Prince, and David Nichols. Victor Kidd was absent.

**APPROVAL OF MINUTES**

A motion to approve the November 24, 2014 Council Meeting Minutes was made by Councilmember Pelfrey, seconded by Councilmember Prince. VOTE: ALL YEAS.

**CITY MANAGER'S REPORT**

► City offices will be closed on Thursday, December 25, Friday, December 26 and January 1 in observance of Christmas and New Year Holiday.

► Community Center will be open on December 24 from 5 a.m. to 5 p.m. Regularly scheduled group exercise classes are canceled on this day but a Jingle Bell Ride is offered. The Center is open on December 25 from 12 to 4 p.m. The fitness floor and walking track will be open but group exercise classes are canceled. The Center is open on December 31 from 5 a.m. to 5 p.m. Regularly scheduled group exercise classes are canceled but the Glow Ride is offered. The Center is open on January 1 from 8 a.m. to 8 p.m. Regularly scheduled group exercise classes are canceled but the 365 Challenge is offered.

► The City will begin Christmas tree pick-up the first week in January with services ending on January 30. Residents should place their trees at curbside for pickup. Trees placed in bags at the curb will be removed.

► Trash and recycling services for customers with service on Monday, Tuesday and Wednesday will NOT be affected during the Christmas or New Year holiday weeks. Waste and recycling service during those weeks will not occur on Thursday, December 25 and Thursday, January 1, with collection delayed one day for the rest of the week.

► The Bicentennial Opening Ceremony will take place on Monday, January 26 beginning at 5:30 p.m. with a ceremony beginning at 6:30 p.m. Bicentennial commemoratives are now on sale in Symbiosis at the Community Center.

**COMMITTEE REPORTS**

Councilmember Pelfrey invited community members to attend Bicentennial Committee meetings at 8:30 a.m. on Thursdays. She stated that Bicentennial commemoratives such as ornaments,

tumblers, jars, and historical coins are available for purchase and make great gifts. Only 3000 of the limited edition Mason Monopoly games will be sold and should be available soon. Over 40 sponsors support the production of this game. The committee is currently working on plans for the Opening Ceremony, where the oldest living descendent of William Mason and longest living Mason resident will be recognized.

**RECOGNITION OF VISITORS** - none

**RECOGNITION OF COUNCILMEMBER TOM GROSSMANN**

Mayor Nichols stated that Councilmember Tom Grossmann is the first Mason Councilmember to be elected Warren County Commissioner. The City of Mason has been fortunate to have his service on City Council. Jennifer Heft expressed the City's appreciation for all the great things he has accomplished as a councilmember and looks forward to working with him at the County level. She presented a map of Warren County with all roads leading to Mason and a 7<sup>th</sup> *Best City to Live In* road sign. Councilmembers commented on how Councilmember Grossmann has played a major role in the success of Mason, thanked him for his service, and wished him the best in his work as Warren County Commissioner. Councilmember Grossmann thanked everyone and stated that it has been his pleasure serving on Mason City Council and an honor to represent the citizens of Mason. He commented on how he has enjoyed working with councilmembers, citizens, and the wonderful City Administrative staff.

**ORDINANCE 2014-122 FIRST READING: APPROVAL OF A REVISED FINAL PLANNED UNIT DEVELOPMENT PLAN FOR 7450 MASON-MONTGOMERY ROAD (PREMIER HEALTH ATRIUM MEDICAL CENTER)**

A motion to read by title only was made by Councilmember Cox, seconded by Councilmember Spaeth. VOTE: ALL YEAS.

Jennifer Heft announced that the second reading and public hearing for Ordinance 2014-122 will be on January 12, 2015.

**ORDINANCE 2014-123 APPROVAL OF THE FINAL PLAT FOR THE ALVERTA SUBDIVISION SECTION 3A**

A motion to read by title only was made by Councilmember Spaeth, seconded by Councilmember Cox. VOTE: ALL YEAS.

Kurt Seiler stated that the purpose of this ordinance is to approve the final plat for Alverta Section 3A as recommended by Planning Commission. He explained that the plat consists of 31 buildable lots and two open space lots. The subdivision is located on the south side of Western Row Road, east of Mason-Montgomery Road. He explained that staff recommends adoption contingent on addition of a sanitary easement in the alley and submission of a Subdivider's Contract and performance bond.

A motion to suspend the rule and allow for adoption after the first reading was made by Councilmember Prince, seconded by Councilmember Spaeth. VOTE: ALL YEAS.

A motion to adopt Ordinance 2014-123 was made by Councilmember Spaeth, seconded by Councilmember Pelfrey. VOTE: ALL YEAS.

**ORDINANCE 2014-124 APPROVAL OF THE FINAL PLAT FOR THE WILLOW BROOKE SUBDIVISION THE MEADOWS SECTION 3**

A motion to read by title only was made by Councilmember Cox, seconded by Councilmember Pelfrey. VOTE: ALL YEAS.

Kurt Seiler discussed Ordinance 2014-124 and Ordinance 2014-125 together. He stated that Willow Brooke Subdivision is located on the north and south sides of Mason-Morrow-Millgrove Road at the west side of Cox-Smith Road. Jerry Holloway with CESO, Inc. requests approval of the final plat for Willow Brooke Meadows Section 3 which consists of 28 buildable lots out of the 112 total 80-foot lots in the subdivision. The utilities, storm, and sewer easements and right of way necessary will also be dedicated for this section of the development. Kurt explained that the plat in Ordinance 2014-125 will dedicate remaining portions of Mason-Morrow-Millgrove Road and Cox-Smith Road located around the perimeter of the Willow Brooke Subdivision that are currently right-of-way easement to dedicated right-of-way and is consistent with Mason Thoroughfare Plan requirements. Kurt stated that both the final plat for Willow Brooke Meadows Section 3 and dedication plat for Mason-Morrow-Millgrove Road/Cox-Smith Road are recommended for approval contingent on submittal of a Subdivider's Contract and Performance Bond.

A motion to suspend the rule and allow for adoption after the first reading was made by Councilmember Prince, seconded by Councilmember Spaeth. VOTE: ALL YEAS.

Councilmember Cox asked about the progress of development regarding the connection to Stone Ridge Drive. Kurt stated that the roads in Section 3 are constructed and that the connection to Stone Ridge Drive will go in later. Councilmember Cox expressed his concern that the connection of Stone Ridge Drive to Mason-Morrow-Millgrove Road should be completed first.

A motion to adopt Ordinance 2014-124 was made by Councilmember Pelfrey, seconded by Councilmember Prince. VOTE: 5 YEAS, 1 NAY (Cox).

**ORDINANCE 2014-125 APPROVAL OF THE DEDICATION PLAT FOR MASON-MORROW-MILLGROVE ROAD AND COX-SMITH ROAD**

A motion to read by title only was made by Councilmember Spaeth, seconded by Councilmember Cox. VOTE: ALL YEAS.

A motion to suspend the rule and allow for adoption after the first reading was made by Councilmember Prince, seconded by Councilmember Cox. VOTE: ALL YEAS.

A motion to adopt Ordinance 2014-125 was made by Councilmember Pelfrey, seconded by Councilmember Prince. VOTE: ALL YEAS.

**ORDINANCE 2014-126 ACCEPTING THE PUBLIC IMPROVEMENTS FOR PROMARK ENTERPRISE PARK AND RELEASING THE PERFORMANCE BOND**

A motion to read by title only was made by Councilmember Spaeth, seconded by Councilmember Cox. VOTE: ALL YEAS.

Kurt Seiler stated that Promark Enterprise Park, with industrial type lots, is located north of Bethany Road on the east side of SR-741. He explained that the cul-de-sac is not constructed at the end of Weldon Drive because there is a chance that the large lot at the end of this road may be broken into smaller lots. A turnaround has been constructed at the stub to allow for City salt trucks to plow the street. Staff recommends accepting the public improvements, contingent on the submission of a one-year maintenance bond and a performance bond to allow for completion of the cul-de-sac should the roadway not be extended.

A motion to suspend the rule and allow for adoption after the first reading was made by Councilmember Prince, seconded by Councilmember Pelfrey. VOTE: ALL YEAS.

In response to the Mayor's question, Kurt stated that a performance bond of less than \$100,000 is expected.

A motion to adopt Ordinance 2014-126 was made by Councilmember Cox, seconded by Councilmember Spaeth. VOTE: ALL YEAS.

**ORDINANCE 2014-127 ACCEPTING THE PUBLIC IMPROVEMENTS FOR CARMELLE SUBDIVISION SECTION 3 AND RELEASING THE PERFORMANCE BOND**

A motion to read by title only was made by Councilmember Pelfrey, seconded by Councilmember Cox. VOTE: ALL YEAS.

Kurt Seiler stated that Carmelle Subdivision is located on the east side of SR-741, south of US-42. The utilities and other improvements will become the City's responsibility upon acceptance. Staff recommends accepting the public improvements, one-year maintenance bond, and releasing the performance bond.

A motion to suspend the rule and allow for adoption after the first reading was made by Councilmember Spaeth, seconded by Councilmember Cox. VOTE: ALL YEAS.

A motion to adopt Ordinance 2014-127 was made by Councilmember Pelfrey, seconded by Councilmember Prince. VOTE: ALL YEAS.

**ORDINANCE 2014-128 AUTHORIZING THE CITY MANAGER TO EXECUTE AND SIGN A PETITION TO CREATE THE UNION VILLAGE COMMUNITY AUTHORITY ON BEHALF OF THE CITY OF MASON, OHIO, AS THE PROXIMATE CITY UNDER OHIO REVISED CODE CHAPTER 349**

A motion to read by title only was made by Councilmember Cox, seconded by Councilmember Prince. VOTE: ALL YEAS.

Jennifer Heft explained that State legislation requires that the “proximate” or largest City in the County approve the petition creating the Authority before it can be presented to the County Commissioners for final approval. She stated that Otterbein, through the Union Village Development Company, is working to create a major development in Turtlecreek Township. The development is proposed to include a mixture of residential building types, retail, commercial, services, civic uses, open space, and recreational uses. Upon full development, the community may include 4500 residential units with a projected population of 16,000. Jennifer stated that Otterbein is neither in nor adjacent to the City of Mason. The City of Mason will not have responsibility or liability for debts of the New Community Authority and the Authority will not impact the City of Mason’s own debt capacity. The City of Mason will not be responsible for any services within the New Community Authority. She said that in June 2007, Council approved similar legislation for the Hines-Griffin SanMarGale development near Lebanon, Ohio. Legal counsel has reviewed the New Community Authority petition and recommends adoption of Ordinance 2014-128.

A motion to suspend the rule and allow for adoption after the first reading was made by Councilmember Prince, seconded by Councilmember Pelfrey. VOTE: ALL YEAS.

A motion to adopt Ordinance 2014-128 was made by Councilmember Prince, seconded by Councilmember Spaeth. VOTE: 5 YEAS, 1 ABSTAIN (Grossmann).

**ORDINANCE 2014-129 AUTHORIZING THE RE-APPROPRIATION AND TRANSFER OF MONIES AND TRANSFERRING OTHER FUNDS AND APPROPRIATIONS FOR THE CURRENT EXPENSES OF THE CITY OF MASON: THEREFORE AMENDING THE ANNUAL APPROPRIATION ORDINANCE 2013-100 OF THE CITY OF MASON, OHIO, PASSED BY THE COUNCIL OF THE CITY OF MASON, OHIO ON DECEMBER 9, 2013 FOR THE YEAR 2014**

A motion to read by title only was made by Councilmember Spaeth, seconded by Councilmember Cox. VOTE: ALL YEAS.

Jennifer Heft discussed Ordinance 2014-129 and Ordinance 2014-130 together. She stated that this appropriation ordinance is a plan and guide for City finances for the complete year. She explained re-appropriation, transfer, and supplemental ordinances are housekeeping items that generally occur at this time of year. As City priorities change or are modified, expenses may be higher than the budget and these pieces of legislation are needed to bring accounts back in line for budgetary compliance and year-end closing procedures. Jennifer stated that Department heads are responsible for reviewing appropriation accounts and maintaining positive balances in all line items. As priorities change, they can request to transfer, within their respective department, appropriation amounts among all line items except those that fall outside the legal level of control. The legal level of control is the level at which Council passed the original annual appropriation ordinance and transfers outside these levels of control require Council approval. Although department heads may transfer among the various appropriation accounts within their legal level of control, they must maintain the same total appropriated amount for their department. She explained that the re-appropriation ordinance is for appropriation transfers which fall outside the department head’s legal level of control. Jennifer stated that all re-appropriations were paid from budget items that were lower than expected without increasing the overall budget for the General Fund. There are thirteen fund transfers being requested as part of

the Re-appropriation Ordinance. The most significant transfers include: \$10 million to the General Capital Improvement Fund, \$2.3 million for the income tax portion to reserve for safety services, \$1.6 million for the annual Municipal Center lease payment, \$2 million for the safety property tax levy reserved for future needs, and \$729,000 to the Golf Course Fund for debt service payments and capital purchases. Jennifer stated that after re-appropriations and fund transfers are made, supplemental appropriations are needed for any remaining negative balances. Of the fifteen supplemental appropriations, five are increases approved during the year by Council for items authorized by ordinance and the remaining ten are increases needed to ensure budgetary compliance for financial reporting purposes.

A motion to suspend the rule and allow for adoption after the first reading was made by Councilmember Pelfrey, seconded by Councilmember Prince. VOTE: ALL YEAS.

A motion to adopt Ordinance 2014-129 was made by Councilmember Spaeth, seconded by Councilmember Cox. VOTE: ALL YEAS.

**ORDINANCE 2014-130 AUTHORIZING THE SUPPLEMENTAL APPROPRIATIONS OF MONIES: THEREFORE AMENDING THE ANNUAL APPROPRIATION ORDINANCE 2013-100 OF THE CITY OF MASON, OHIO, PASSED BY THE COUNCIL OF THE CITY OF MASON, OHIO ON DECEMBER 9, 2013 FOR THE YEAR 2014**

A motion to read by title only was made by Councilmember Cox, seconded by Councilmember Spaeth. VOTE: ALL YEAS.

A motion to suspend the rule and allow for adoption after the first reading was made by Councilmember Pelfrey, seconded by Councilmember Prince. VOTE: ALL YEAS.

A motion to adopt Ordinance 2014-130 was made by Councilmember Cox, seconded by Councilmember Prince. VOTE: ALL YEAS.

**ORDINANCE 2014-131 AUTHORIZING THE CITY MANAGER TO ENTER INTO A CONTRACT WITH KINSTLE STERLING/WESTERN STAR TRUCK CENTER FOR THE PURCHASE OF ONE (1) 2015 WESTERN STAR 4700 SINGLE AXLE DUMP IN THE AMOUNT OF \$141,831**

A motion to read by title only was made by Councilmember Spaeth, seconded by Councilmember Cox. VOTE: ALL YEAS.

Jennifer Heft stated that Truck #20 is a 1999 single axle dump that will be over 17-years old when it is replaced. Maintenance costs for this vehicle are accelerating with over \$21,000 spent to date. Through this leaf season, the truck has been using about a gallon of oil per week so a major engine overhaul is likely needed. Jennifer explained that these single axle dumps provide the backbone to service delivery for the City. Over the last few years, the City has deferred replacement of City vehicles as a temporary cost cutting measure. Many of the current vehicles are well past their effective replacement cycle. She stated that following the process established last year by the Equipment and Finance Committee, this vehicle, if purchased, will be held in reserve until current equipment is taken out of service due to repair and/or maintenance issues, accidents, etc. If ordered now this vehicle will likely not be available until late fall 2015 with

actual deployment pending continued performance of existing equipment. Jennifer stated that the single axle dump is available through the State Purchasing Program at a cost of \$141,831. Additional auxiliary equipment such as a snowplow will be purchased separately. The 2014 Budget included \$600,000 for the purchase of replacement vehicles. There is a balance of \$331,372 for the purchase of this vehicle.

A motion to suspend the rule and allow for adoption after the first reading was made by Councilmember Pelfrey, seconded by Councilmember Cox. VOTE: ALL YEAS.

A motion to adopt Ordinance 2014-131 was made by Councilmember Prince, seconded by Councilmember Cox. VOTE: ALL YEAS.

**ORDINANCE 2014-132 ACCEPTING THE LOWEST AND BEST BID FOR 100 LINEAL FEET OF DOUBLE SIDED, CANTILEVER STORAGE RACKS AT THE MASON SERVICE CENTER FROM EDWARDS STORAGE SYSTEMS, IN THE AMOUNT OF \$15,936**

A motion to read by title only was made by Councilmember Prince, seconded by Councilmember Spaeth. VOTE: ALL YEAS.

Jennifer Heft discussed Ordinance 2014-132 and Ordinance 2014-133 together. She stated that on July 14, Council approved Ordinance 2014-57 authorizing a design build contract with Cintech Construction for work related to the new Mason Service Center. Since that contract was approved in-house, staff has purchased and performed work initially included in the Design-Build contract saving the City over \$400,000 in work and materials. She explained that in an effort to better utilize the interior square footage of the new Service Center, staff recommends purchase of 100' of double-sided cantilever racking. This system will allow for double-stacked storage of all City-owned fleet salt-boxes and reduce storage square footage by 50%. By storing the salt-boxes inside, staff expects to see reduced maintenance and repair on the electrical components and less required replacement of rubber and plastic parts. This system will provide storage for twenty (20) of the largest salt-boxes. Jennifer stated that a forklift will be needed for the placement and removal of the salt-boxes and other materials on the racking system. Staff investigated several new and used forklift options and recommends a used forklift with an estimated useful life of 10 years as the best value for the City. A new forklift would cost \$65,000-\$70,000 depending on options. Jennifer stated that the overall budget for the Mason Service Center remains the same. Ordinance 2014-132 will simply reduce the amount spent as part of the design build contract providing additional cost savings for the project and funds for Ordinance 2014-133 will come from the 2015 vehicle contingency.

A motion to suspend the rule and allow for adoption after the first reading was made by Councilmember Cox, seconded by Councilmember Spaeth. VOTE: ALL YEAS.

A motion to adopt Ordinance 2014-132 was made by Councilmember Prince, seconded by Councilmember Pelfrey. VOTE: ALL YEAS.

**ORDINANCE 2014-133 AUTHORIZING THE CITY MANAGER TO ENTER INTO A CONTRACT WITH EQUIPMENT DEPOT FOR THE PURCHASE OF A USED 2006 CATERPILLAR GC70K FORKLIFT IN THE AMOUNT OF \$32,900**

A motion to read by title only was made by Councilmember Cox, seconded by Councilmember Prince. VOTE: ALL YEAS.

A motion to suspend the rule and allow for adoption after the first reading was made by Councilmember Cox, seconded by Councilmember Pelfrey. VOTE: ALL YEAS.

Councilmember Cox wanted confirmation that the forklift to be purchased will be big enough for future uses.

A motion to adopt Ordinance 2014-133 was made by Councilmember Prince, seconded by Councilmember Spaeth. VOTE: ALL YEAS.

**ORDINANCE 2014-134 AUTHORIZING THE CITY MANAGER TO ENTER INTO A PURCHASE AGREEMENT WITH HENRY P. THOMPSON COMPANY FOR PANEL AND VARIABLE FREQUENCY DRIVES IN AN AMOUNT NOT TO EXCEED \$35,000**

A motion to read by title only was made by Councilmember Pelfrey, seconded by Councilmember Prince. VOTE: ALL YEAS.

Jennifer Heft discussed Ordinance 2014-134 and Ordinance 2014-135 together. She stated that in 2012, the Public Utilities Department took over maintenance of the pumps, filters, and chemical storage areas at the Mason Community Center (MCC) and Lou Eves Municipal Pool (LEMP). The first project that the Utilities Department completed was at LEMP where variable frequency drives (VFDs) were added and the chemical feed, pumps and the filter media were replaced. The project successfully reduced expenses and improved operations at the Lou Eves pool. Jennifer explained that Public Utility staff then began an initial evaluation of the pump room and systems at the Community Center and the 2014 Budget included \$72,500 for replacing the chlorine and acid feed systems, chemical feed controllers and three VFDs. Throughout 2014 staff explored several alternatives for the pump room and systems and made a final recommendation to change operations. She explained that the first change is to replace the liquid sodium chlorine feed system with a pelletized system. This change will reduce the exposure of chemicals and associated hazards that Community Center staff currently experience in handling liquid chlorine. Another advantage of using pellets rather than liquid chlorine is that it will reduce the need to add sodium bicarbonate, which will reduce expenses. The calcium chloride pellets increase the amount of calcium in the water and helps control the pH which gives the water more chemical stability and ultimately better quality pool water for the patrons and pumping equipment. Jennifer stated that another recommended change includes removing the liquid acid system and replacing it with gaseous carbon dioxide (CO<sub>2</sub>). She explained that this form of mild acid does not use up the alkalinity of the pool water like the muriatic acid currently being used and thereby reduces the need to continually add bicarbonate to keep the alkalinity within required limits. This change also makes the work area safer for employees by eliminating the need for staff to create a diluted mixture of muriatic acid needed for pH control. In place of the storage of large quantities of muriatic acid, there will be a bulk tank for carbon dioxide that will be on automatic refill to help make the entire operation more efficient and dependable. She said current annual cost of chemicals is over \$40,000/year. In comparison, estimated chemical usage for the CO<sub>2</sub> system, calcium chloride pellets and small amounts of other needed chemicals is around \$15,000/year. This is an annual estimated savings of \$25,000. Jennifer stated that staff



hired Environmental Engineering Services (EES) to review the overall mechanical operations of the MCC pool including an evaluation of the pumping and filtration systems. The review recommended that variable frequency drives (VFDs) be added to the three existing pumps. And, in the future an additional pump with VFD should be added to the system to allow for redundancy of operation for the leisure and competition pools reducing the likelihood that either pool would need to be shut down while making repairs to existing pump equipment. She explained that the benefits of the new VFD electrical system will help with operational and training requirements, as well as a significant reduction in energy costs. A variable speed drive, like the ones that were installed at LEMP, will reduce energy needed for pumping and filtration and could result in an estimated cost savings of \$36,000/year at the MCC pool, based on electrical cost savings for LEMP. Jennifer stated that Ordinance 2014-134 authorizes a contract with Henry P. Thompson for the control panel and VFD work in the amount of \$35,000. Ordinance 2014-135 authorizes a contract with Spear Corporation for controllers, chlorinators, CO<sub>2</sub> system and magmeters in the amount of \$41,301. She stated that an additional \$12,000 is needed for electrical work needed as part of the installation. The electrical work is under the \$15,000 threshold requiring an ordinance. The 2014 budget included \$72,500 for work related to the pump room and systems. Total amount of the work is \$88,301.

A motion to suspend the rule and allow for adoption after the first reading was made by Councilmember Pelfrey, seconded by Councilmember Prince. VOTE: ALL YEAS.

Councilmember Cox commented that liquid chlorine treats water more rapidly than pellets. If the pool requires to be shut down, it would take longer for pellets to stabilize water quality. Kurt Seiler replied that although he is not the expert on this, it is his understanding that the new system creates a more stable environment with fewer fluctuations. Kurt will speak with Keith Collins regarding options for reducing the amount of time required when a pool closure is necessary. To Councilmember Prince's inquiry regarding maintenance, Kurt stated that the new system is expected to have lower maintenance costs than the current system and Public Utilities staff is familiar with the new equipment.

A motion to adopt Ordinance 2014-134 was made by Councilmember Cox, seconded by Councilmember Spaeth. VOTE: ALL YEAS.

**ORDINANCE 2014-135 AUTHORIZING THE CITY MANAGER TO ENTER INTO A PURCHASE AGREEMENT WITH SPEAR CORPORATION FOR CHEMICAL CONTROLLERS, PULSAR CHLORINATORS AND CO<sub>2</sub> SYSTEM AND MAGMETERS IN AN AMOUNT NOT TO EXCEED \$41,301**

A motion to read by title only was made by Councilmember Pelfrey, seconded by Councilmember Cox. VOTE: ALL YEAS.

A motion to suspend the rule and allow for adoption after the first reading was made by Councilmember Prince, seconded by Councilmember Cox. VOTE: ALL YEAS.

A motion to adopt Ordinance 2014-135 was made by Councilmember Cox, seconded by Councilmember Prince. VOTE: ALL YEAS.

**ORDINANCE 2014-136 AUTHORIZING THE CITY MANAGER TO SUBMIT AN APPLICATION FOR AN OHIO SMALL CITIES COMMUNITY DEVELOPMENT BLOCK GRANT FOR SITE PREPARATION WORK FOR COMMON GROUND ALL INCLUSIVE PLAYGROUND**

A motion to read by title only was made by Councilmember Cox, seconded by Councilmember Spaeth. VOTE: ALL YEAS.

Kurt Seiler stated that Community Development Block Grant funds are used for low to moderate income areas and the latest census data shows no areas in Mason that meet the guidelines to be considered low to moderate income (LMI). However, Mason is still eligible to apply for funding each year with awards being at the discretion of the Warren County Commissioners. In 2011, Mason was awarded \$10,000 toward handicapped accessible pool lifts, but the grant was not used due to changes in ADA requirements. Kurt explained that the grant application proposed for FY 2015 is for site preparation work at the Common Ground All Inclusive Playground. The application breaks the site work into four phases to allow flexibility for receiving grant funds. He stated that work to be done includes extending the lateral, gas line, parking lot construction, and grading work. The phases proposed include underground conduit and utilities (\$83,000), site grading (\$236,000), and construction of the parking lot in two phases (\$200,000 and \$300,000). Kurt stated that staff does not expect to receive all of this funding and most likely will receive funding for just extension of utilities to the site.

A motion to suspend the rule and allow for adoption after the first reading was made by Councilmember Prince, seconded by Councilmember Spaeth. VOTE: ALL YEAS.

Kurt explained that the City of Mason did not have any census areas qualified as LMI, but is still eligible to apply for general funds. He said that work completed so far at the Common Ground All Inclusive Playground site includes roadway, cul-de-sac, street lighting and water main. No grading has been done.

A motion to adopt Ordinance 2014-136 was made by Councilmember Cox, seconded by Councilmember Pelfrey. VOTE: 5 YEAS, 1 ABSTAIN (Grossmann).

**OLD AND NEW BUSINESS**

Councilmember Grossmann expressed his pleasure serving on Mason City Council and stated that what makes Mason great are the businesses and people who live and work here. He thanked them for choosing Mason.

**RECOGNITION OF VISITORS**

Ginny Sundin requested a picture of the Common Ground Park.

**EXECUTIVE SESSION: LAND ACQUISITION**

A motion to adjourn into Executive Session for the purpose of discussing land acquisition was made by Councilmember Pelfrey, seconded by Councilmember Prince. VOTE: ALL YEAS. TIME: 8:59 p.m.

A motion to reconvene into Regular Session was made by Councilmember Spaeth, seconded by Councilmember Prince. VOTE: ALL YEAS. TIME: 10:00 p.m.

**ORDINANCE 2014-137 AUTHORIZING THE CITY MANAGER TO ACQUIRE APPROXIMATELY 6 ACRES OF REAL PROPERTY AT A PRICE NOT TO EXCEED \$91,000 AND DECLARING AN EMERGENCY (FORMER WEATHERSTONE PROPERTY)**

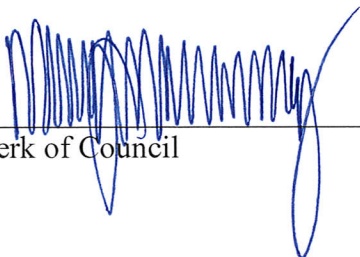
A motion to read by title only was made by Councilmember Pelfrey, seconded by Councilmember Prince. VOTE: ALL YEAS.

A motion to suspend the rule and allow for adoption after the first reading was made by Councilmember Prince, seconded by Councilmember Spaeth. VOTE: ALL YEAS.

A motion to adopt Ordinance 2014-137 was made by Councilmember Cox, seconded by Councilmember Prince. VOTE: ALL YEAS.

**ADJOURN**

A motion to adjourn was made by Councilmember Cox, seconded by Councilmember Grossmann. VOTE: ALL YEAS. TIME: 10:12 p.m.

  
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Clerk of Council  
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Mayor