

February 19, 2019
VILLAGE OF SOMERSET COUNCIL MEETING

MEMBERS PRESENT: David Snider, Mechelle Siemer, Doug Fehrman, Mike Lally, Bill Mohler and Eric Emmert. Also present were Mayor Johnson, Solicitor Will Flautt and Kelly Beem

GUESTS:

Bret Snider: Bret is here to resolve drainage problems at his residence at 200 Sunset Dr. The slope of the road drains into his yard and garage. Doug and David will work with Bret and contact Andy Knisley to survey to find out where the Village right of way is.

Greg & Suze Litzinger: Greg addressed council about the Max Emmert water run off onto his property. Flooded his garage. Council keeps applying gravel to the road, but it washes off into Greg yard. Max Emmert needs paved with a slope away from his property.

Alex Bandar: Alex is here to talk with council about his contract with us and what we are to expect. He will have a contract drawn up at a later date. He is offering a 15 month contract for the price of 12 months. A website will be developed as well.

OLD BUSINESS:

Nicholson Property: Tom is asking Council to approve a loan with Commodore Bank to purchase the land for a Nature Preserve and Residential area. The Appraisals were low and the Bank is requesting to use 3 CD's that they Village has with them as collateral. Bill motioned to suspend regular session to go into executive session, seconded by David. All voted Aye. Mike motioned to go into executive session to discuss a real estate purchase, seconded by David. All voted Aye. Mike motioned to return to regular session, seconded by Bill. All voted Aye. No action taken.

A motion from Bill, seconded by Eric to proceed with the purchase by signing a Loan Agreement with Commodore Bank as follows:

The village approves the Loan amount (up to 190K)

The village approves the monthly payments of the loan.

The village will pledge 1 CD and 1 savings account held at Commodore.

In his motion, he also approves Fiscal Officer to execute closing documents, and Mayor to sign a mortgage agreement. All voted Aye except Mike with a No vote. Motion carries.

NEW BUSINESS:

Innovation Gateway/Underwoods: The closing is set for Feb. 25th. David Hansen is here asking council to approve the Lease Agreement with Chuck Underwood. Doug motioned to approve, seconded by Mechelle. All voted Aye.

RES. 3-19 This resolution authorizes Kelly Beem to sign closing documents for Underwoods. Bill motioned to approve seconded by David. All voted Aye.

Genesis Access Road: Kelly informed council that the asbestos report came back clear, and demo of the house will begin around March 4th. Tom said that ODOT just announced that they need \$50,000.00 up front, as 10% match of the road. The Village does not have the money to pay that. **ODOT** knew this and waited 18 months to let anyone know.

RES. 2-19: ODOT determined that a Preliminary Legislation is required for construction of a direct access road to the upgraded regional healthcare facility within the Village of Somerset. This work will be performed as part of PID 108359, Per-SR 13-27.00. Doug motioned to approve, seconded by Eric. All voted Aye.

Commodore Agreement for Little Phil's. The Village previously approved a purchase of Little Phil with Commodore Bank. We approved paying Commodore \$5,000.00 to hold the property. That contract has expired and Tom is asking council to approve another year contract for \$2,500.00. This was tabled and will discuss at a later meeting.

Peoples Bank: Peoples Bank owns the house on W Gay and N. Columbus St. Council was given a Site Design Plan from them, and Tom is asking them to approve the plans and tear down the house. Doug motioned to approve, seconded by David. All voted Aye. Final approval is pending once council sees the traffic pattern.

Complete Streets: Mechelle and Jenny Larue met with ODOT regarding parking spaces around the square. Next to courthouse by police station, the first spot will be removed and pushed back 20 ft and making it a handicapped space. This will be done in front of Strong & Co. as well. David motioned to approve, seconded by Bill. All voted Aye.

Month End Financials and Bank Reconciliation: Kelly shared with council. David motioned to approve, seconded by Doug. All voted Aye.

Credit Card Statement: With the new HB law, it is required that council approves and signs the credit card statement each month. Eric motioned to approve and have President Snider sign the statement, seconded by David. All voted Aye.

Cintas Uniforms: Kelly informed council that BPA wants to cancel the contract with Cintas. They have had problems with uniforms coming back dirty and not being able to get what they need. Ron also gets the uniforms and is happy with them. So council will have to decide whether or not to keep Ron in uniforms.

Property Tax Revenues: Kelly shared with council the options of the next levy that expires this year. Council will review and decide later.

MINUTES: The minutes were mailed and with no changes, Doug motioned to approve, seconded by David. All voted Aye except Mechelle abstaining.

PAY ORDINANCE 3-2019: After reviewing the bills, Bill motioned to approve, seconded by Eric. All voted Aye.

With no further business to discuss, Mike motioned to adjourn, seconded by David. All voted Aye.

President David Snider

Fiscal Officer Kelly Beem