

**COUNCIL OF THE VILLAGE OF YELLOW SPRINGS  
SPECIAL COUNCIL MEETING: WORK SESSION  
AGENDA**

**IN COUNCIL CHAMBERS @ 5:00 P.M.**

**Monday, July 30, 2018**

Council work sessions are held as a way to expedite communication between a given group such as Village Staff and Council/Village Manager. The session is less formal, and is meant as a facilitated exchange of information and ideas.

**CALL TO ORDER (5:00)**

**ROLL CALL**

**REVIEW OF AGENDA**

**I. LEGISLATION**

**Second Reading and Public Hearing of Ordinance 2018- 28** Approving a Supplemental Appropriation for the Second Quarter of 2018

**Reading of Resolution 2018-29** Authorizing the Village Manager to Forgive Yellow Springs Home, Inc. for all Necessary Tap Fees and Zoning Fees for up to Six (6) Permanently Affordable Homes to be Constructed at 113 Xenia Avenue

**II. WORK SESSION: INFRASTRUCTURE UPDATE**

1. Lift Station (5 min)
2. Waste Water Treatment plant (10 min)
3. Water Plant (5 min)
4. Water Towers (5 min)
5. Sanitary Sewer Collection System (10 min)
6. Storm Sewer Collection System (10)
7. Streets (10)
8. Sidewalks (10)
9. Parks & Recreation (35 min)
  - a. Bike Path (5 min)
  - b. Ellis Park (10 min)
  - c. Gaunt Park (5 min)
  - d. Swimming Pool (15 min)
10. Water Distribution System (10 min)
11. Electric System (20 min)
12. Buildings & Grounds (65 min)
  - a. Sutton Farm (20 min)
  - b. Bryan Center (15 min)
  - c. Pottery Shop (15 min)
  - d. Downtown (5 min)
  - e. Train Station (5 min)
  - f. Library (5 min)
13. Tornado Sirens (5 min)
14. GIS System (5 min)

**ADJOURNMENT** The next regular meeting of the Council of the Village of Yellow Springs will be held at 7:00 p.m. on **Monday, August 20, 2018** in Council Chambers, John Bryan Community Center, 100 Dayton Street. The Village of Yellow Springs is committed to providing reasonable accommodations for people with disabilities. The council meeting is wheelchair accessible. Any person requiring a disability accommodation should contact the Village Clerk of Council's Office at 767-9126 or via e-mail at [clerk@yso.com](mailto:clerk@yso.com) for more information.

**ORDINANCE NO. 2018-28**

**2018 SUPPLEMENTAL APPROPRIATIONS AND DECLARING AN EMERGENCY  
VILLAGE OF YELLOW SPRINGS, OHIO**

**WHEREAS**, Ordinances 2017-41 and 2018-07 were adopted to make appropriations for current expenses and other expenditures of the Village of Yellow Springs, State of Ohio, during the fiscal year ending December 31, 2018, and

**WHEREAS**, Village Council makes supplemental appropriations to reflect adjustments which occur throughout the fiscal year, and

**WHEREAS**, this ordinance is hereby declared to be an emergency measure necessary to preserve the public interest and provide for a special emergency in the operation of Village services, such emergency being the urgent necessity to provide for legitimate expenditures and amend the annual appropriation .

**NOW, THEREFORE, COUNCIL FOR THE VILLAGE OF YELLOW SPRINGS, OHIO, HEREBY ORDAINS THAT:**

**Section 1.** To provide for expenses and other expenditures of the said Village of Yellow Springs during the fiscal year ending December 31, 2018 the following sums are hereby set aside and appropriated as follows:

**Section 2.** That there be appropriated from the **GENERAL FUND**:

		<b>CURRENT BUDGET</b>	<b>SUPPLEMENTAL</b>	<b>AMENDED BUDGET</b>
	<b>Council Total</b>	<b>280,800</b>		<b>280,800</b>
	<i>Personal Services</i>	128,550		128,550
	<b>Mayor Total</b>	<b>58,275</b>		<b>58,275</b>
	<i>Personal Services</i>	43,850		43,850
	<b>Administration Total</b>	<b>364,950</b>		<b>364,950</b>
	<i>Personal Services</i>	190,600		190,600
	<b>Auditor</b>	<b>30,600</b>		<b>30,600</b>
	<b>Rental Property</b>	<b>29,700</b>		<b>29,700</b>
	<b>Library</b>	<b>9,250</b>		<b>9,250</b>
	<b>Cable</b>	<b>26,550</b>		<b>26,550</b>
	<i>Personal Services</i>	22,600		22,600
	<b>Council Commissions</b>	<b>25,000</b>		<b>25,000</b>
	<b>Public Safety Total</b>	<b>1,441,602</b>		<b>1,441,602</b>
	<i>Personal Services</i>	1,225,402		1,225,402
	<b>Planning Total</b>	<b>92,808</b>		<b>92,808</b>
	<i>Personal Services</i>	73,258		73,258
	<b>Mediation</b>	<b>7,575</b>		<b>7,575</b>
	<b>Transfers and Advances</b>	<b>940,932</b>		<b>940,932</b>
	<b>TOTAL GENERAL FUND APPROPRIATIONS</b>	<b>\$ 3,308,042</b>		<b>\$ 3,308,042</b>

**Section 3.** That there be appropriated from the following **SPECIAL REVENUE FUNDS**:

<b>202</b>	<b>Street Maintenance &amp; Repair Total</b>	<b>\$ 638,786</b>	<b>\$ 22,300</b>	<b>\$ 661,086</b>
	Streets	638,786		638,786
	<i>Personal Services</i>	212,941		212,941
<b>204</b>	<b>Parks and Recreation Fund Total</b>	<b>\$ 417,750</b>		<b>\$ 417,750</b>
	Parks Total	53,875		53,875
	<i>Personal Services</i>	21,150		21,150
	Pool Total	110,750		110,750
	<i>Personal Services</i>	74,000		74,000
	Bryan Center Total	246,625		246,625
	<i>Personal Services</i>	115,725		115,725
	Bryan Youth Center Total	6,500		6,500
<b>210</b>	<b>Mayor's Court Computer Fund</b>	<b>\$ 2,000</b>		<b>\$ 2,000</b>
<b>213</b>	<b>Coat &amp; Supply Fund</b>	<b>\$ 3,000</b>		<b>\$ 3,000</b>
<b>216</b>	<b>State Law Enforcement Trust Fund</b>	<b>\$ 21,000</b>		<b>\$ 21,000</b>
<b>903</b>	<b>Police Pension Fund Total</b>	<b>\$ 115,450</b>		<b>\$ 115,450</b>
	<i>Personal Services</i>	115,000		115,000
	<b>TOTAL SPECIAL REVENUE FUND APPROPRIATIONS</b>	<b>\$ 1,197,986</b>	<b>\$ 22,300</b>	<b>\$ 1,220,286</b>

**Section 4.** That there be appropriated from the CAPITAL PROJECT FUNDS:

302	Cable Capital Improvement Fund	\$ 26,000		\$ 26,000
304	Sewer Capital Improvement Fund	\$ 48,000		\$ 48,000
305	Electric Capital Improvement Fund	\$ 111,500		\$ 111,500
306	Parks and Recreation Capital Improvement	\$ 150,000		\$ 150,000
307	Facilities Improvement Fund	\$ 31,200		\$ 31,200
308	Capital Equipment Fund	\$ 23,000		\$ 23,000
351	USACE - Grant Fund	\$ 288,063	\$ (1)	\$ 288,062
355	YS Clifton Connector Trail Project Fund	\$ 17,000		\$ 17,000
<b>TOTAL CAPITAL PROJECT FUND APPROPRIATIONS</b>		<b>\$ 694,763</b>	<b>\$ (1)</b>	<b>\$ 694,762</b>

**Section 5.** That there be appropriated from the ENTERPRISE FUNDS:

601	Electric Fund Total	\$ 3,737,723		\$ 3,737,723
	Personal Services	472,180		472,180
610	Water Fund Total	\$ 952,386		\$ 952,386
	Water Distribution Total	481,944		481,944
	Personal Services	272,347		272,347
	Water Treatment Total	470,442		470,442
	Personal Services	142,906		142,906
620	Sewer Fund Total	\$ 953,379		\$ 953,379
	Sewer Collection	416,175		416,175
	Personal Services	236,855		236,855
	Sewer Treatment	537,203	\$ 35,808	573,011
	Personal Services	148,156		148,156
630	Solid Waste Fund	\$ 270,300		\$ 270,300
<b>TOTAL ENTERPRISE FUND APPROPRIATIONS</b>		<b>\$ 5,913,788</b>	<b>\$ 35,808</b>	<b>\$ 5,949,596</b>

**Section 6.** That the appropriation from the Total Fund Budget is as follows:

<b>GRAND TOTAL APPROPRIATIONS ALL FUNDS</b>	<b>\$ 11,114,579</b>	<b>\$ 58,107</b>	<b>\$ 11,172,686</b>
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**Section 7.** The Finance Director and the Village Manager are hereby authorized to draw warrants on the Village Treasury for payments from any of the foregoing appropriations upon receiving proper certificates and vouchers therefore, approved by an ordinance of Council to make the expenditures; provided that no warrants shall be drawn or paid for salaries or wages except to persons employed by authority of and in accordance with such ordinance.

**Section 8.** This ordinance is hereby declared to be an emergency measure immediately necessary to preserve the public interest and for the health, safety and welfare of the citizens of the Village, wherefore, this ordinance shall be in effect immediately upon its adoption by Council.

\_\_\_\_\_  
Brian Housh, President

Passed:

Attest:

\_\_\_\_\_  
Patti Bates, Deputy Clerk of Council

ROLL CALL:

Brian Housh  
Judith Hempfling  
Marianne MacQueen  
Kevin Stokes  
Lisa Kreeger

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# SUPPLEMENTAL APPROPRIATION WORKSHEET

SUPPLEMENT TO ORDINANCE 2018-XX

## GENERAL FUND

DEPT	AMOUNT	PROJECT	ACCOUNT	ACCT. DESCRIPTION
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Total GF \$ -

## SPECIAL REVENUE FUNDS

DEPT	AMOUNT	PROJECT	ACCOUNT	ACCT. DESCRIPTION
STREET MAINT	\$ 22,300	CURB & RAMPS ADA	202.1401.55103	CAPITAL PUBLIC WORKS

Total SR Funds \$ 22,300

## CAPITAL PROJECTS FUNDS

FUND	AMOUNT	PROJECT	ACCOUNT	ACCT. DESCRIPTION
USACE GRANT FUND	\$ (1)	ROUND OFF CALCULATION ADJUSTMENT	351.1901.59104	ADVANCE OUT

Total CP Funds \$ (1)

## ENTERPRISE FUNDS

DEPT	AMOUNT	PROJECT	ACCOUNT	ACCT. DESCRIPTION
SEWER TREATMENT	\$ 35,808	LIFT STATION GENERATOR	620.1322.55102	CAPITAL EQUIPMENT

Total Enterprise \$ 35,808

Total Supplemental  
Appropriations \$ 58,107

**RESOLUTION 2018-29**  
**VILLAGE OF YELLOW SPRINGS, OHIO**

**AUTHORIZING THE VILLAGE MANAGER TO FORGIVE YELLOW SPRINGS HOME, INC.**  
**FOR ALL NECESSARY TAP FEES AND ZONING FEES FOR UP TO SIX (6) PERMANENTLY**  
**AFFORDABLE HOMES TO BE CONSTRUCTED AT 113 XENIA AVENUE**

WHEREAS, Yellow Springs Home, Inc. ("Home, Inc.") provides sustainably affordable housing opportunities within the Village of Yellow Springs; and

WHEREAS, Home, Inc. has proposed a Pocket Neighborhood Housing Project to be located at 113 Xenia Avenue to be called "Glen Cottages Pocket Neighborhood", and

WHEREAS, a tap fee waiver will reduce project costs and increase overall affordability of the units designated as affordable, and will cause any grant applications to be more competitive,

NOW, THEREFORE, COUNCIL FOR THE VILLAGE OF YELLOW SPRINGS, OHIO HEREBY RESOLVES THAT:

Section 1. Village Council hereby restates its belief that affordable housing is in the public interest and agrees to contribute a maximum of \$1,600.00 per unit for a total of up to \$9,600.00 in tap fee waivers for up to six permanently affordable homes in the Glen Cottages Pocket Neighborhood.

Section 2. This contribution will be in the form of fee forgiveness.

Section 3. Village Council hereby states its decision that this is a contribution to the public good.

\_\_\_\_\_  
Brian Housh, President of Council

PASSED:

Attest: \_\_\_\_\_  
Patti Bates, Deputy Clerk of Council

**ROLL CALL:**

Brian Housh _____	Marianne MacQueen ____	Judith Hempfling _____
Lisa Kreeger _____	Kevin Stokes ____	



## INCENTIVE APPLICATION

### A. GENERAL INFORMATION

1. **Applicant Organization:** Yellow Springs Home, Inc.
2. **Applicant address:** P.O. Box 503 (202 S. Winter St.), Yellow Springs, Ohio 45387
3. **Contact person:** Emily Seibel, Executive Director Telephone: (937)767-2790
4. **Type of organization (corp., partnership, non-profit, etc.):** Non-profit # Employees: 3 FTE, 3 PTE
5. **Name(s) of principal owner(s) or officer(s):** Chris Bongorno (Board Chair), David Seitz and Jeanna GunderKline (Co-Vice Chairs), Kevin McGruder (Treasurer), and Jackie Anderson (Secretary)

### 6. Project Description:

Glen Cottages Pocket Neighborhood will provide a pedestrian and community friendly neighborhood comprised of up to 14 single family homes and duplex garden cottages on a 1.3 acre lot located at 1133 Xenia Avenue organized around a shared commons. The mix-used project is a result of our broadening focus in response to the Housing Needs Assessment and strategic planning to create a variety of affordable housing types to better meet the diverse housing needs of our community.

### 7. What Village Value(s) and Goal(s) will this project address:

The project phase will add up to six permanently affordable housing units to the village benefitting low- and moderate-income households, a need indicated in the recent housing needs assessment and articulated in Village goals related to affordability. It will also provide for economic development and add to the economic sustainability of the Village. The Glen Cottages Pocket Neighborhood will also further value #3, to "be a welcoming community of opportunity for people of diverse races, ages, sexual orientations, cultures, and incomes."

### 8. What are the expected outcomes of this project, i.e. more jobs, wages, taxes, etc.

We anticipate up to six new for-sale affordable homeownership units in phase II of the Glen Cottages pocket neighborhood, which will feature up to 14 new permanently affordable homes in Yellow Springs. While the total development cost of the entire project is over \$2,000,000, we anticipate that this phase will provide for more than \$800,000 in local economic development and generate as much as \$10,000+ in new annual property tax revenue to support local services and schools. There will also be up to six new ongoing utility customers, and we anticipate more than 35 construction-related jobs.

### B. PROJECT INFORMATION

#### 9. Describe the incentive being requested from the Village and how it would impact the project:

A full tap fee waiver would reduce the upfront project costs, adding to affordability and providing a local layer of support to help leverage additional investments from outside of the Village. We seek to raise approximately \$200,000 in funds to make and keep six homes affordable to residents of low-income. We will have a more competitive application to the Federal Home Loan Bank of Cincinnati as well, which we hope will provide \$70,000 in affordability gap funds to the project. We earn a point for having a waiver of local fees, which will in turn help our application get funded.

#### 10. Provide an estimate of the total investment in the project including but not limited to the following: Purchase of Land/Building, New Building Construction, Building Additions, Improvements to Existing Buildings, Machinery and Equipment, Furniture and Fixtures, Inventory:

We anticipate the total development cost to be approximately \$840,000 for six units (the affordable sales prices will be reduced by way of approximately \$200,000 in affordability subsidy).

**11. What is the expected Project Completion Date:** We anticipate all project phases completed by 2022

#### **C. PROJECT BENEFITS**

**12. Brief description of the BENEFITS for your organization from this project:**

The project phase will leverage approximately \$200,000 in funding to create and provide lasting housing affordability for homebuyers of low to moderate income making between 50 – 120% of Area Median Income. We anticipate at least one home being reserved for a household with a person(s) of special needs. The project will also provide for some earned income to reinvest in our mission activities, which will act as a contingency until project completion. The primary benefit to our organization is to further our mission “to strengthen community and diversity in Yellow Springs and Miami Township by providing permanently affordable and sustainable housing through our Community Land Trust.” Finally, we will initially meet the needs of at least six low- to moderate-income households.

**13. Brief description of the BENEFITS for the community from this project:**

We anticipate that at least some of the households in this project phase may have school-aged children, to help stabilize our community and make it possible to bring in young families. In addition, the project is providing for more than \$800,000 in economic development, ongoing property management jobs such as snow removal, providing for as much as \$10,000+ in new property tax revenue to support the local schools, removal of an existing blighted building, and improving a nearly vacant infill lot in the high density residential corridor C while developing new local infrastructure. Finally, we are testing out new products to meet gaps in the housing market as identified in the housing needs assessment, including a for-sale product for those of moderate income, which is sometimes known as “workforce housing.” We hope to replicate the Pocket Neighborhood project, once tested, in collaboration with the Village.

**14. What other project assistance is being requested:**

For this project phase, we are seeking \$30,000 from the Ohio Community Development Finance Fund to sponsor pre-development activities including civil engineering for storm water management and architectural services for a final zoning site plan, \$70,000 through the Federal Home Loan Bank of Cincinnati’s Affordable Housing Program, and \$100,000 through our 20<sup>th</sup> Anniversary Capital Campaign.

#### **D. CERTIFICATION**

1. The applicant believes the information contained hereon and submitted herewith is correct to the best of his/her knowledge and belief.

2. The applicant understands that starting the project prior to receiving final Village Council approval may jeopardize that approval.

3. The applicant understands that, if approved, the information contained on this application will serve as the basis for a signed agreement between the organization and the Village. *(A company awarded incentives under this program may be subject to compliance with prevailing wage requirements.)* Such requirements may be triggered by the combination of this incentive with other incentives or loans from the Village of Yellow Springs. Local policy REQUIRES annual monitoring for conformance to that agreement. Failure to comply may result in LOSS OF INCENTIVES.

Typed name and title: Emily Seibel, Executive Director

Signature: 

Date: July 16, 2018



Strengthening community and diversity through permanently affordable housing

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July 6, 2018

**Re. Support of proposed affordable housing project through waiver of fees**

Dear Members of Village Council:

*I am writing on behalf of Yellow Springs Home, Inc. to ask for your support of our affordable housing project by waiving all tap and zoning permit fees for up to six for-sale cottages as part of Phase II of the Glen Cottages pocket neighborhood. I also ask that the monetary value of the tap fee waiver be recorded in the resolution, which is a criteria to gain points to leverage outside funding.* Home, Inc. has site control on a one-acre parcel of land in the southern part of the Village at 1133 Xenia Avenue. We plan to develop a pocket neighborhood comprised of up to 14 single family and attached garden cottages including both rentals and for-sale homes. The mixed-use project is a result of our broadening focus to create a variety of affordable housing to better meet the diverse housing needs of our community. Home, Inc. is well-positioned to develop community-oriented affordable housing with a strong track record and dedicated team with more than 20 years of combined experience.

**A waiver of local fees is part of the competitive scoring criteria for the Federal Home Loan Bank of Cincinnati's Affordable Housing Program.** It will also evidence local support to other potential funders. We anticipate up to six small for-sale cottages to be constructed in Phase II of Glen Cottages. Please note that you already provided full tap fee waivers for Phase I, which was comprised of eight units. We are underway in a capital campaign to provide a local layer of funding, paired with seeking funds from outside the Village in order to start on the project. We anticipate breaking ground in 2019.

We anticipate these homes will be affordable to households making 50- 120% of Area Median Income (AMI) through two distinct product types—two homes that will be reserved for first-time homebuyers of low-income making up to 80% of AMI, and four moderate-income “next step” homes available to households making up to 120% of AMI. We anticipate one of the homes being reserved for a household with a person/persons with special needs.

A one-time tap fee and zoning permit fee waiver for Phase II will help to bring outside funding into our community, improve a nearly vacant lot in the high density residential corridor, develop new local infrastructure, provide for more than \$800,000 in local economic development and generate as much as \$10,000+ in new annual property tax revenue to support local services and schools. The project also meets Village public needs, including value #3, to “be a welcoming community of opportunity for people of diverse races, ages, sexual orientations, cultures, and incomes.”

I ask you to please consider our request for a one-time waiver of fees so that we may be able to include evidence of the waiver in our upcoming summer application to the Federal Home Loan Bank of Cincinnati. I invite any questions that you may have.

Sincerely,



Emily Seibel, Executive Director





## **Public Works Infrastructure Projects**

**Submitted by Johnnie Burns**

**Brad Ault**

**Tanner Bussey**

**Ben Sparks**

**Patti Bates**

**July 30, 2018**

## **Relevance to Council Goals**

The information presented during this work session is relevant to several Council goals.

**Goal:** Engage in continuous infrastructure development that promotes Dig Once, Complete Streets and other economic and strategic best practices to facilitate a more robust and resident/business friendly community.

Dig Once and Complete Streets policies have been implemented and are considered in the relevant portions of this presentation. As noted in the goal, infrastructure and its development and maintenance, requires a continuous effort.

**Goal:** To provide an affordable community with a high quality of life that encourages a diverse resident base in terms of race, age, economic status, sexual orientation, gender identity, ethnicity, ability and religious affiliation.

The infrastructure recommendations made in this presentation support this goal by leveling, once the upgrades are complete, the maintenance costs of a sound infrastructure system that enables all residents to have a quality lifestyle.

**Goal:** Promote retention, rehabilitation and development of diverse types of rental and home-ownership housing to meet current and future needs with focus on low-income, workforce and senior households to result in mixed-income, environmentally sustainable neighborhoods.

Some of the recommendations made in this proposal are in direct support of this goal in that they prepare for some of the known expected developments (i.e., the Glass Farm, 888 Dayton Street, the Center for Business and Education, Home, Inc. developments).

**Goal:** Develop a high quality, integrated surface transportation infrastructure system that contributes to improved quality of life by promoting safety, recreation, environmental sustainability, health, equity/inclusion and economic development.

This presentation contemplates streets, sidewalks and bicycle pathways as important parts of our infrastructure to be developed and maintained.

## **General Information**

For the purposes of this presentation, the use of the term **infrastructure** will include any Village-owned installation which the Village has a responsibility to maintain. This includes, but is not limited to: roads, electric distribution system, water treatment installation, wastewater treatment installation, water distribution system, wastewater collection system, storm water collection system, parks and recreation facilities, buildings and grounds, sidewalks.

A **capital improvement** is the addition of a permanent structural change or the restoration of some aspect of a property that will either enhance the property's overall value, increase its useful life or adapt it to new uses. Generally, it includes any improvement that meets the above definition and generally has a cost of more than a set amount, which varies with municipality but is never less than \$5,000.

Funds for capital improvements can, and in some cases must, come from various parts of the Village budget. Any capital improvement to the electric distribution system must come from the electric capital improvement fund, as the electric fund is an enterprise fund. The same holds for the other utilities (water improvements from water capital, wastewater improvements from wastewater capital). Monies for the enterprise capital improvement funds come from the related enterprise operating funds via transfers as part of the annual budget process. Improvements to parks & recreation facilities, grounds & buildings, sidewalks and storm water are funded through specific capital funds allocated as budget transfers from the General Fund. (Some municipalities carry storm water improvements as an enterprise funds but Yellow Springs does not.)

In this presentation, we will attempt to give you an overall general picture of prioritized capital improvements expected over the next five years, at a minimum, for each fund. We will also provide a single combined list of the 10 capital improvements deemed the most urgent by staff. The list will include priorities, years expected and estimated dollar amounts, where possible. Please keep in mind that the dollar amounts listed are estimates based on past projects and staff expertise.

Projects on slides in the presentation will be noted by either a "V" (if the Village can perform the work in-house, costing supplies only) or a "C" (if the work must be performed by a contractor).

Also accompanying this presentation is an Excel spreadsheet for easier review of all projects.

## **Lift Station**

The lift station located on Xenia Avenue across from the Bryan Center. Approximately 75% of the household sewerage flow of the Village runs through the lift station on the way to the Grinnell Road Wastewater Treatment Plant. Overflows from this lift station during periods of heavy precipitation or due to equipment failure discharge directly into the Yellow Springs Creek in the Glen. The EPA requires this (and all permitted facilities) to have a backup generator. The one at the lift station failed a few months ago and a new generator was purchased under the emergency provisions of the Charter. Much of the work was done in-house, so the cost was essentially for the generator itself.

The driveway to the lift station was regraded and graveled earlier this year.

Pending upgrades to the lift station include the replacement of one 20 Hp pump and two 50 Hp pumps.

## **Wastewater Treatment**

The wastewater treatment plant was upgraded in 1988 and again 2012. The facility has been well-maintained since that upgrade, but some improvements are needed. The upgrade was financed through OWDA and the debt will be paid off in 2030.

Pending upgrades include a repair to a wall in one tank, as well as other small concrete repairs.

One improvement to the facility that would be beneficial is the creation of a vac truck dump pad. This would allow the ready disposal of waste collected by our vac truck when doing repairs.

Another improvement that would reduce cost is the addition of a sludge dewatering station or sludge press. Sludge is a byproduct of the sewage treatment process. Currently, once the sludge is dewatered to acceptable limits, Renergy collects our sludge and disposes of it. Pressing the sludge reduces the space it occupies and allows it to be disposed of in a landfill. While neither disposal through Renergy or through a landfill operation are optimal, those are the existing options.

## **Water Treatment**

The Village recently completed and closed out a project to construct a new water treatment plant. That plant should not have any major capital improvements for several years (barring equipment failure after warranty expiration), although regular maintenance will be performed to maintain the facility. This project was financed through loans from the Ohio Public Works Commission (OPWC) and the Ohio Water Development Authority (OWDA), as well as a small grant from OPWC. These loans will be paid off in 2048.

As part of the Sourcewater (Wellhead) Protection Plan, the Village needs to dig a new monitoring well a short distance from the plant. The cost of the well is minimal and will allow the staff to better monitor for any encroachment into our water source area.

### **Water Towers**

The water towers are scheduled for rehabilitation in 2020 at an estimated cost of between \$400,000 - \$480,000. The towers will be inspected before the rehabilitation contract is let to ensure we are performing only what is needed at the time. In the meantime, staff plans to remove the brush and trees surrounding the towers to allow easier access and more security. Repairs to the fence will also be necessary, but the extent of the repairs needed cannot be determined until the brush is removed.

### **Wastewater Collection**

As with Water Distribution, the EPA has mandated the inventory and repair/replacement of this system. Lines will be prioritized by size and condition and replaced as budget allows. Pipe relining is also a possibility to meet this requirement and is less expensive than replacement.

Pending priority projects include the replace of approximately 430' of 8" pipe and two manholes along Corry Street. Additionally, 20 manholes need to be raised to street level to prevent further deterioration.

As Vectren has begun work on gas line replacement in the northern part of the Village, they have examined many sewer lines with a camera, confirming what staff suspected: many lines are broken and are in need of repair or full replacement. To what degree this is the case cannot be fully established without the ability to camera all lines. The purchase of this camera would allow crews to regularly camera lines to prioritize repairs/replacements, but could also save money by allowing ready location of manholes covered by dirt and debris.

The repair or replacement of the small jetter trailer would allow cleaning of lines in a more timely fashion, reducing backups.

### **Stormwater Collection**

The village has a limited storm water collection system. Some areas have no collection system at all and, in many areas with a collection system, it is inadequate either by size or condition. Staff recommends that a request for proposals be let for a Village-wide storm water assessment to be performed by an engineer, to include a prioritized list of projects, a timeline for completion and an estimated cost projection.

One project that is a high priority is the drainage in a small section of North Winter Street. This has been an ongoing issue for several years and former attempts by staff to solve the problem have not been successful.

## **Streets**

A priority here is the repair of the street sweeper or a contract for regular sweeping of the Village. Regular use of the street sweeper removes vegetation from cracks in roads and curbs and ends their life. A second priority is the repair or replacement of curbs either damaged or missing.

Regular and proper repair of potholes between pavings would help to extend the life of the street surfaces. The equipment to make this happen is listed on one of the slides and will be explained. Finally, one truck needs a new bed and two need new plows.

## **Sidewalks**

Prior to 2011, the responsibility for sidewalk maintenance lay with the adjacent property owner. In March of 2011, Council accepted responsibility for the sidewalks via ordinance 2011-5, with funding expected to be \$30,000/annually. However, this amount is not adequate, as it provides approximately 670 linear feet of sidewalk at 2018 prices. Without a dedicated source of funding in much greater amounts, the Village will be unable to maintain sidewalks adequately. As the Village has a very active population and sidewalks are of paramount importance to the safety of our citizens, staff has the following recommendation.

Recently, a company called Precision Concrete Cutting (PCC) performed a free demonstration of a new process for grinding heaved sidewalks to eliminate or greatly reduce hazards. That company also performed a pro bono survey of the entire Village sidewalk network, noting specific areas with which they could assist and specific areas that would need a more in-depth and complete repair. The cost for PCC to perform work throughout the Village has been quoted at \$107,457.00. The current cost for more in-depth repair/replacement of the remaining 81 areas identified by the study would be \$45.00/LF in 2018 dollars. This price is higher than it would be for a large, one-site project because it is not a continuous pour of concrete and involves multiple job sites. Staff recommends that, between the years 2019 and 2024, all of the above noted work be performed, raising the condition of all sidewalks throughout the Village to a condition of good. At that point, staff recommends that the responsibility for sidewalks be returned to the adjacent property owner, and a program be created that allows private property owners to participate in the public bidding process, essentially piggybacking on the Village public bid each year and likely receiving a lesser price than contracting privately.

Council could also retain responsibility for the sidewalks but, without a dedicated continuing source of funding, the ability of the Village to maintain sidewalks throughout the Village is limited. Installation of new sidewalks could proceed from a prioritized list as grant funding (such as Safe Routes to School and Community Development Block Grants) becomes available.

## **Parks & Recreation**

Parks & Recreation consists of the following: Gaunt Park (including the pool), Ellis Park, Beatty Hughes Park, Bill Duncan Park, the facilities at the Bryan Center (basketball, tennis, skatepark, playground), greenspace at Xenia Avenue and Allen Street.

Priorities for the **Bike Path** include working with the Glen to remove hazard boundary trees and also prioritizing areas for repaving of the bike paths along Xenia Avenue, West South College, East Enon and Dayton Street.

Priorities for **Ellis Park** include working with the Tree Committee to remove dead trees and working with Shook Construction on a new roof for the back pavilion as a community donation project.

Additional projects for Ellis include: a bridge (aluminum) over the spillway for safety; a new roof on the front pavilion; removing the small wooden footbridge and installing a drain pipe and it with dirt and grass; installing new electrical outlets at the pavilions.

For **Gaunt Park**, staff would first like to thank Council for making the repairs possible. There are a few things left to be done (electrical service upgrade, new roof on concession/bathrooms, adding picnic tables), but many things are complete and the pool is open and busy.

Additional items needed for Gaunt Park include: repair of the drive apron; dugouts for the fields; lighting repairs. Finally, staff has discussed the installation of an earthen & grass mound to slow sleds in the winter, providing additional safety for our youth.

## **Water Distribution**

Within the last 4 years, the Village has completed several major replacement projects on the water distribution system. These projects include the Bottleneck Elimination project, the Loop Completion Project and the Cemetery Street project. These projects were financed with loans through OWDA and will be paid off in 2046 and 2045, respectively.

Additionally, the Environmental Protection Agency (EPA) has notified all water system operators of the upcoming requirement to repair or replace all lines they deem necessary in the next several years. The required inventory has already begun and is projected to be complete by the end of the year. Lines will be prioritized by size and condition and replaced as budget allows.

The primary activity that will occur with the distribution system this year is the beginning of a unidirectional flushing program. This is made possible by a collaboration with Ohio Rural Water, who assisted with the design of the program for maximum effectiveness, and is being implemented with the purchase of a valve exercise machine, purchased as part of the loan on the new water plant in an effort to keep the system and plant operating at maximum efficiency. We expect the implementation of the program to result in the breakage of valves, many of which have not been properly exercised for more than 20 years, and there will be a cost involved in purchasing replacement valves to be installed by

Village staff or contractors. Residents should expect to have discolored and, at times, VERY DARK water during this activity. We will make several announcements as we approach the start of this activity.

We have multiple 2" water lines that need to be replaced with 6" lines for capacity purposes. The list of areas is on a slide. The budget to complete all sections, in 2018 dollars, is approximately \$676,000.00.

## **Electric Distribution**

The Electric Distribution system consists of a switching station (where we receive power through DP&L distribution lines into the Village), 30 miles of various electric transmission lines, numerous transformers, approximately 1900 poles and various other, smaller parts. There are two circuits which run from the switching station to various portions of the Village. Village energy comes from several sources through our partnership with American Municipal Power (AMP), with whom we have contracts for primarily "green" energy. Those sources include 6 hydroelectric projects, 4 landfill gas projects, and a wind farm project. These are long-term contracts with financial obligations for the Village. The Village also owns outright a portion of a back-up diesel generation project which operates only in emergencies. The remaining portion of our power is purchased off the market as needed.

Two definitions that might help during this discussion are:

**Reclosure** – automatic high-voltage electric switch; a circuit breaker equipped with a mechanism that automatically closes a breaker that has been opened due to a fault.

**Cut-out** – a switch that interrupts an electric circuit in the event of an overload.

There are two large, essential improvement projects that need to happen as quickly as possible. One is perform maintenance to the switching station. We are working with DP&L to install a bypass switch that will allow the Village staff to perform maintenance safely while the station is taken offline. The installation of the bypass is entirely on DP&L and the Village has been working with them for three years.

As noted previously, the Village runs on two electric circuits, east and west. As the Village continues to grow with both residential and business development, the circuits become increasingly strained to carry the proper loads. With the present and future development of 888 Dayton Street, the former Center for Business and Education, the construction of the new Miami Township Fire and Rescue Station, continued Home, Inc. developments and potential housing development on the Glass Farm and elsewhere, the need for a third circuit to absorb part of the load becomes increasingly important. The third circuit should be considered the top priority for the Electric Capital Improvement projects. A request for proposals for the engineering study to develop a complete plan for upgrades to the electric system should be let immediately.

Another important pending project for the Electric Capital Fund is the replacement of 180 electric poles. As Council is aware, a request for proposals for this replacement project was let. We received no bid

proposals in reply. The three largest contractors in the area indicated that the requirement to pay prevailing wage (and attendant benefits) on the project made it not profitable to bid. Given this information, staff is regrouping on this topic and will come to Council with a solution.

Smaller projects in the electric system include reclosure testing and replacement (estimate: \$150,000), cut-out replacement (\$10,000) and hot spot testing and repair.

## **Buildings and Grounds**

This category includes all other buildings and grounds not included elsewhere. Included are: the Bryan Center, Library, Sutton Farm, Glass Farm (included here because has multiple uses), Train Station and John Bryan Community Pottery. The Village owns several other pieces of property and a complete list is below. The property at 4550 US 68 is currently leased to Stoney Creek Garden Center, with a sublease to Ranch Menagerie.

**Sutton Farm** – a new barn was built at Sutton Farm in 2016-2017 and new crew quarters this year. Staff, and particularly the crews that call Sutton Farm their daytime (and sometimes nighttime) home, wish to express their thanks to Council and the citizens for making these improvements possible. However, there is more to be done. The building that houses most of the Electric Dept. equipment is in bad shape. It needs new corrugated siding, fascia and soffit, as well as new garage doors. Staff expects these improvements, estimated to cost approximately \$40,000, will make this building usable for another 30 years. Additionally, the insulation in the Quonset hut and the barn is cracking and in need of repair. The estimate for this repair (both buildings) is \$38,020 and comes with a 10-year warranty.

You will also see a slide for additional, smaller repairs and “wish list” items in the presentation.

**Bryan Center** – By far, the most costly repair needed at the Bryan Center is the complete overhaul of the HVAC system. This overhaul is estimated to cost approximately \$250,000.00. A second project, a remodel, is related to security and productive work environment. Currently, Finance Director Colleen Harris is in an office separate from the rest of the staff on the second floor. The door to this office cannot easily be kept closed during business hours. The simplest solution is to cut a door from Colleen’s office into the interior hallway that leads to Patti’s office, moving Patti’s door closer to the opposite end of the hallway. This allows Colleen secure and direct access to the rest of the team.

Further, smaller Bryan Center projects are listed on a slide in the presentation.

**John Bryan Community Pottery** – structural issues were recently discovered on the northeast corner of the Pottery building. Village crews will be excavating the area so that a contractor can better view the damage and prepare an estimate for the repairs, which will likely include rebuilding part of the wall. This would be followed by sealing and painting. The building also has some roof issues and is in need of soffit replacement.



## **Downtown**

The Village has submitted a grant to ODOT for six sets of flashing crosswalk signs. We are meeting with ODOT on August 3<sup>rd</sup> to discuss the grant.

Additional public restrooms are needed downtown, particularly on the south side. Staff is investigating several options, including prefabricated as well as stick built by staff. Several locations have been discussed but one may tie in with our thoughts on Short Street.

Bicycle parking is in very short supply downtown. Again, several locations have been discussed. One idea staff has been working on is making Short Street one-way with angled car parking, bicycle parking and public restrooms all together. Another idea is to close Short Street entirely to traffic, using it for bicycle parking, restroom and a small park-like area. Removable ballasts would be installed to make the area available for events, as needed.

**Train Station** – the restrooms at the Train Station are in dire need of updating. Additionally, the interior and exterior need to be painted. Total estimated costs for repairs is \$16,000.

**Library** – the restrooms at the Library are not currently handicapped accessible. The Library is having plans prepared to remodel both restrooms, making one handicapped accessible. Additionally, the south-facing windows at the Library are in need of replacement to newer, more energy-efficient products. We have no estimate on the cost of the restrooms, as plans are not complete. The window replacements are estimated to cost \$75,000. Smaller projects include handrail replacements on the outside rear of the building.

## **Safety and Security**

The tornado siren in Kieth's Alley needs a complete replacement, at an estimated cost of \$28,000.00.

The siren on Dayton Street needs a new cabinet at a cost of \$8,689.00.

## **General**

**GIS System** – the Village currently owns GIS equipment. We have been working with LJB Engineering on a proposal to create a database and host our system. The cost would be approximately \$25,000 to initially create the database and host the system. Annual hosting and licensing costs TBD. This expense would apply to all accounts, as the goal is to, in the end, have all Village infrastructure and facilities mapped.

Utility	Problem	Recommended Project	Cost	Year	Importance	Provider	Notes	Fund
Wastewater	Lift Station	New generator	\$38,720.00	2018	Complete	Village	Emergency purchase due to failure 2018	WWE
Wastewater	Lift Station driveway difficult for vehicles	Needs complete overhaul	\$14,800.00	2021	Low	Village	Repaired 2018	WWE
Wastewater	Lift Station 20 Hp pump is failing	Need new 20 Hp replacement pump	\$30,677.00	2019	High	Contractor	\$10K installation	WWE 1
Wastewater	Lift Station 50 Hp pumps x 2 are failing	New 2 new 50 Hp replacement pumps	\$138,294.00	2020/2021	Medium	Contractor	\$69,147 each year	WWE
Wastewater	Treatment Plant concrete repair	Repair tank side and sidewalks	\$7,000.00	2018	August	Contractor		WWE
Wastewater	Treatment Plant vac-truck dump station	Dump pad to contain vac operation waste	\$40-90,000	2019	High	Contractor	Price dependent upon option chose	WWE
Wastewater	Treatment Plant sludge dewatering	Purchase and install sludge press	>\$100,000	2020-2021	Medium	Village/Contractor	Potential to save money in long run due to disposal	WWE
Water	Treatment Plant new monitoring well	Sink new monitoring well	\$3,00-7,000	2019	High	Contractor	Need indicated in sourcewater protection plan	WE
Water	Tower rehabilitation	Inspect, rehab and paint towers	\$400-480,000	2020	Low/Medium	Contractor	Inspection in 2019 before prep of RFP	WE
Water	Tower brush clearing/fence repair	Remove brush and repair fence	TBD	2018	High	Village/Contractor	Village will clear brush, contractor will repair fence	WE
Sewer Collect	Corry St pipe replacement	Replace 430' of 8" main	\$51,250.00	2019	High	Contractor		WWE
Sewer Collect	N Winter/Stafford/Pleasant/Union/Cliff area	Replace/repair issues found by Vectren	TBD	2018-2019	High	Village/Contractor		WWE 2
Sewer Collect	Throughout Village	Raise manholes x 20	\$50,000.00	2018-2020	Low/Medium	Village		WWE
Stormwater	Throughout Village	Stormwater study	TBD	2019	High	Contractor	RFP in 2018 for inclusion in 2019 budget	GF 3
Stormwater	N. Winter Street drainage, 200 block	Resolve drainage issues	\$72,377.00	2019	High	Contractor		GF
Streets	Potholes	Repair hot box, purchase crack seal mach	TBD	2018-2019	Medium	Village		GF
Streets	Curb maintenance	Purchase or contract street sweeper	TBD	2019-2020	High	Village/Contractor	price dependent upon options	GF
Streets	Curb replacement	Repair or Replace section of curbs	\$ 45LF	2019-2025	Medium	Contractor	Amount of curbs depends on budget for year	GF
Streets	W. South College repairs	Repair designated sections	\$3,894.00	2018 -2019	Medium	Contractor	Depends on funds	GF
Sidewalks	Sidewalks with Trip Hazards	Hire Precision Concrete Cutting to grind	\$107,457.00	2019-2021	High	Contractor	Split into 3 sections	GF
Sidewalks	Sidewalks in disrepair	Repair 81 remaining designated sections	TBD	2020-2024	Medium	Contractor		GF
P&R	Bike Path/Corry St	Work with the Glen to remove dead trees	TBD	2019	Medium	Contractor		GF
P&R	Bike Path/Xenia, W.S. College, Xenia, Dayton	Repaving bike path	TBD	2020	Medium	Contractor		GF
P&R	Ellis Park/dead trees	Work w/Tree Comm to remove	TBD	2018-2019	Med-High	Village/Contractor		GF
P&R	Ellis Park/new roof on back shelter	Work w/Shook Const/Giving Back Project		2018		Contractor	Community Giving Back Project/Shook Construction	GF
P&R	Ellis Park/safety hazard	Remove footbridge/install pipe/seed		2019	Medium	Village		GF
P&R	Ellis Park/bridge over spillway	Pricing 60' aluminum span	TBD	2019-2020	Medium	Contractor		GF
P&R	Ellis Park /Seal Coat and Restrip	Seal coat parking lot and restrip	\$4,000.00	2019	Medium	Contractor		N/A
P&R	Ellis Park/forward shelter house issues	Reroof and repair various issues	\$5,000.00	2020	Low	Village/Contractor		GF
P&R	Gaunt Park/Update dugouts/benches/gravel	Update of facility	\$2,000.00	2019	Low	Village		GF
P&R	Gaunt Park/no dugouts on softball fields	Add dugouts	\$4,500.00	2020	Low	Village/Contractor		GF
P&R	Gaunt Park/lights out	Repair lighting	\$6,000.00	2020	Low	Contractor		GF
P&R	Gaunt Park/sled hill stop	Add sled slow-down ramp	\$2,000.00	2020	Low	Village		GF
P&R	Gaunt Park/drive apron & lot repair needs	Replace drive apron/seal coat lot	\$8,000.00	2019	High	Contractor		GF
P&R	Gaunt Park/pool electric upgrade	Upgrade electric service	\$10,995.00	2018	Fall	Contractor		GF
P&R	Gaunt Park/new roof on concession/baths	Install new roof	\$30,960.00	2018	Fall	Contractor		GF
P&R	Gaunt Park/kiddie pool area/no seating	New picnic tables and unbrellas	\$3,000.00	2019	High	Village		GF
Water Dist	Old & failing meters	Purchase/install remote read meters	\$818,481.00	2019-2020	High	Contractor	Village has applied for grant/16% match	WE 1
Water Dist	Unidirectional flushing/valve breakage	Purchase new valves & install	TBD	2018-2025	High	Village		WE 2
Water Dist	Hydrant broken or inoperative	Repair/replace	TBD	2018-2025	High	Village	paint after replacement	WE
Water Dist	Mains too small	Replace some 2" mains with 6" mains	\$676,000.00	2020-2030	Medium	Village/Contractor	must e engineered and EPA approved	WE
Electric	Switching station/eliminate hot spots		\$10,000.00	2019	High	Village		EE
Electric	Meeting current and future needs	Engineering study	TBD	2019	High	Contractor	in prep for 3rd circuit and upgrades	EE 1
Electric	Meeting current and future needs	Third circuit	TBD	2019	High	Contractor	TBD by study	EE
Electric	Switching station/blacktop base		\$50,000.00	2020	Medium	Contractor	cannot safely mow/weedeat. Eliminates need for spray	EE
Electric	Tree trimming/pole prep for future uses	More aggressive tree trimming	\$140,000.00	2019-2024	High	Contractor		EE

Electric	Alleys not maintained	Clear alleyways of brush & trim trees	TBD	2019-2022	High	Contractor		EE	
Electric	Poles unsafe or failing	Replace poles (180)	TBD	2018-2022	High	Village/Contractor		EE	2
Electric	Reclosures failing	Replace reclosures	\$150,000.00	2019-2024	High	Village/Contractor		EE	
Electric	Cut-outs failing	Replace cut-outs	\$	2019-2022	High	Village		EE	
Electric	Street lights inefficient	Change all street lights to LED	\$50,000.00	2021-2022	Low	Village		EE	
Blgs/Grounds	Sutton/Electric Bldg. in disrepair	New siding, fascia, soffits, garage doors	\$40,000.00	2019	High	Contractor		All	1
Blgs/Grounds	Sutton/Quonset & Barn roof insulation failing	Repair & recoat	\$38,020.00	2020	Medium	Contractor	10-yr warranty	All	
Blgs/Grounds	Sutton/security issues	Install fence and cameras	\$22,000.00	2018-2020	High	Village/Contractor		All	2
Blgs/Grounds	Sutton/Electric Bldg no heat/door openers	Install heat and garage door openers	\$20,000.00	2018-2020	High	Village/contractor		All	
Blgs/Grounds	Sutton/bad transformers in open	Establish containment area	\$15,000.00	2019	High	Village/Contractor		All	
Blgs/Grounds	Sutton/salt barn update	New wood, paint, install plastic drop door	\$10,000.00	2019-2022	Medium	Village/Contractor		All	
Blgs/Grounds	Sutton/spoils pile	Remove and dispose of spoils pile	\$60,000.00	2018	High	Contractor		All	
Blgs/Grounds	Sutton/wish list item	Blacktop parking lot & drive	\$150,000.00	2020	Low	Contractor		All	
Blgs/Grounds	Bryan Ctr/heating & colling issues	Repair & renovate HVAC system	\$136,900.00	2018-2019	High	Contractor		GF	1
Blgs/Grounds	Bryan Ctr/security & efficiency issues	Cut door into hallway between offices	\$3,432.00	2018	High	Contractor		GF	
Blgs/Grounds	Bryan Ctr/exterior damage	Powerwash building	TBD	2019	High	Contractor		GF	
Blgs/Grounds	Bryan Ctr/signage issues	New sign	\$750.00	2019	High	Village		GF	
Blgs/Grounds	Bryan Ctr/gym floor maintenance	Resurface floor	\$4,000.00	2019	High	Contractor		GF	
Blgs/Grounds	Bryan Ctr/bathroom repairs	Update bathrooms	\$30,000.00	2020-2021	Medium	Contractor		GF	
Blgs/Grounds	Bryan Ctr/lighting inefficient	Upgrade to LED	TBD	2022	Medium	Contractor		GF	
Blgs/Grounds	Bryan Ctr/first floor area	Paint	\$1,500.00	2018-2019	Medium	Village		GF	
Blgs/Grounds	Bryan Ctr/parking inadequate	Add parking area on tennis courts	\$2,500.00	2019	Med-High	Contractor	solar canopy over space tied to BC	GF	
Blgs/Grounds	Bryan Ctr/dumpster area unsightly	Install corral	\$7,500.00	2020	Low	Contractor		GF	
Blgs/Grounds	Bryan Ctr/not enough trash cans, picnic tables	New trash cans & picnic tables	\$7,000.00	2019-2020	Medium	Village	park areas have inadequate seating	GF	
Blgs/Grounds	Bryan Ctr/Pottery Shop wall failure	Repair wall	TBD	2018-2019	High	Contractor		GF	2
Blgs/Grounds	Bryan Ctr/Pottery Shop paint damage	Paint & seal after wall repaired	\$1,000.00	2018-2019	High	Village		GF	
Blgs/Grounds	Bryan Ctr/Pottery Shop roof leaks	Repair roof leaks	\$4,000.00	2019	High	Contractor		GF	
Blgs/Grounds	Bryan Ctr/Pottery Shop sewerage backups	Install clean-out & repipe sewer	\$4,000.00	2019	High	Village/Contractor	Contractor \$3,000, Village \$1,000	GF	
Blgs/Grounds	Bryan Ctr/Pottery Shop soffit damage	Replace soffit	TBD	2020	Low	Contractor		GF	
Blgs/Grounds	Bryan Ctr/Pottery Shop outside lighting	Update to LED	\$500.00	2020	Medium	Village		GF	
Blgs/Grounds	Downtown/crosswalk markins	Install flashing crosswalk signs	\$31,000.00	2019	High	Village	we have applied for a 90% grant from ODOT	GF	
Blgs/Grounds	Downtown/Street lighting inadequate	Upgrade existing lighting	\$3,000.00	2018-2019	High	Village	Dayton St. from bike path to Xenia Ave.	GF	
Blgs/Grounds	Downtown/not enough public restrooms	Install additional restrooms on south end	TBD	2021	Medium	Contractor		GF	
Blgs/Grounds	Downtown/inadequate bicycle parking	Install adiitional on Xenia at Presb Church	\$3,000.00	2018-2019	High	Village/Contractor		GF	
Blgs/Grounds	Downtown/ideas for Short Street	Set meeting to discuss possibilities	TBD	2019	Med-High	Village		GF	
Blgs/Grounds	Downtown/Train Station needs paint	Paint interior & exterior	\$13,000.00	2021-2022	Medium	Contractor		GF	
Blgs/Grounds	Downtown/Train Station bathrooms outdated	Update and repair bathrooms	\$3,000.00	2020	Medium	Village		GF	
Blgs/Grounds	Downtown/Library bathrooms not ADA comp.	Update restroom/handicapped access	TBD	2019	High	Village/Contractor	RFP in 2018 for 2019 budget/GCL paying for plans	GF	
Blgs/Grounds	Downtown/Library south windows inefficient	Replace south-facing windows	\$75,000.00	2020	Medium	Contractor	part of previous Library Renovation Plan	GF	
Blgs/Grounds	Downtown/Library handrails failing	Repair and repaint	\$1,250.00	2019	High	Village/Contractor		GF	
Safety	Tornado Sirens/Kieth's Alley failing	Install new system w/battery back-up	\$28,000.00	2019	High	Contractor		EE	
safety	Tornado Sirens/Dayton St. cabinet rotted	Replace cabinet w/stainless steel	\$8,689.00	2018	High	Contractor		EE	
General	GIS/mapping and maintenance asset	Purchase GIS system/create database	\$15,000.00	2018-2019	High	Village/Host	we have system, cost for hosting	ALL	

WWE

Wastewater Enterprise Fund

WE

Water Enterprise Fund

EE

Electric Enterprise Fund