

City of Trotwood

3035 Olive Road
Trotwood, Ohio 45426
937.837.7771
www.trotwood.org



Meeting Minutes

Monday, July 6, 2020

6:30 PM

Workshop 6:00 PM

**Trotwood Community and Cultural Arts Center
4000 Lake Center Drive, Trotwood, Ohio 45426**

City Council

Mayor Mary A. McDonald
Vice Mayor Tyna R. Brown
Council Member Charles Ron Vaughn
Council Member Rhonda C. Finley
Council Member Robert L. Kelley, Jr.
Council Member Yvette Page
Council Member Bettye L. Gales
Clerk of Council Kara B. Landis

I. Call to Order: Mayor Mary A. McDonald

Mayor McDonald called the meeting to order at 6:00 p.m.

II. Invocation**III. Pledge of Allegiance****IV. Roll Call: Clerk of Council**

Present: 5 - Mayor Mary A. McDonald, Vice Mayor Tyna R. Brown, Councilmember Robert L. Kelley Jr., Councilmember Yvette Page and Councilmember Bettye L. Gales

Excused: 2 - Councilmember Charles Ron Vaughn and Councilmember Rhonda C. Finley

Present: Law Director Steve McHugh, City Manager Quincy Pope, Deputy City Manager Stephanie Kellum, Clerk of Council Kara Landis, Deputy Clerk of Council Sandy Riege Fuller, Housing Director Chad Downing, Finance Director Chris Peeples, Assistant Finance Director Julie Kilbarger, Planning and Development Director Jung-Han Chen, Police Chief Erik Wilson, Deputy Police Chief Mark Ecton, Captain Dan Heath, Income Tax Administrator Donna "Sue" Bowman, and Bev Heath.

V. Motion to Approve the Agenda

Mayor McDonald requested a motion on this item. A motion was made by Councilmember Gales, seconded by Vice Mayor Brown, to approve the Agenda. The motion carried by the following vote:

Aye: 5 - Mayor McDonald, Vice Mayor Brown, Councilmember Kelley Jr., Councilmember Page and Councilmember Gales

Excused: 2 - Councilmember Vaughn and Councilmember Finley

VI. Motion to Open the Workshop

Mayor McDonald requested a motion on this item. A motion was made by Vice Mayor Brown, seconded by Councilmember Page, to open the Workshop. The motion carried by the following vote:

Aye: 5 - Mayor McDonald, Vice Mayor Brown, Councilmember Kelley Jr., Councilmember Page and Councilmember Gales

Excused: 2 - Councilmember Vaughn and Councilmember Finley

- A. [PR17-20](#) A presentation by the Finance Department to review the mid-year budget.

Finance Director Chris Peeples presented details on the mid-year progress of the 2020 budget. Director Peeples compared the first half revenue of 2020 to past years 2019 and 2018 and explained that historically, tax revenue increases in the month of April due to the tax filing deadline. However, because the deadline to file tax returns was extended to July 15 due to the Coronavirus pandemic, the month of July 2020 will most likely reflect this typical increase. Director Peeples then described the overall financial position of the City as stable and is confident the budget will be balanced at year end without having to utilize reserve funds.

VII. Motion to Close the Workshop

Mayor McDonald requested a motion on this item. A motion was made by Councilmember Kelley, seconded by Councilmember Gales, to close the Workshop. The motion carried by the following vote:

Aye: 5 - Mayor McDonald, Vice Mayor Brown, Councilmember Kelley Jr., Councilmember Page and Councilmember Gales

Excused: 2 - Councilmember Vaughn and Councilmember Finley

VIII. Mayor McDonald adjourned the Workshop at 6:25 p.m.

IX. Motion to Open the Regular Meeting

Mayor McDonald requested a motion on this item. A motion was made by Vice Mayor Brown, seconded by Councilmember Page, to open the Regular Meeting at 6:30 p.m. The motion carried by the following vote:

Aye: 5 - Mayor McDonald, Vice Mayor Brown, Councilmember Kelley Jr., Councilmember Page and Councilmember Gales

Excused: 2 - Councilmember Vaughn and Councilmember Finley

X. Special Presentations and Recognitions

- A. [PR13-20](#) Recognition of Captain Dan Heath. After 30 years of dedicated service, Captain Heath is retiring effective August 31, 2020. Captain Heath has been with the Trotwood Police Department since July 5, 1990.

Attachments: [PR13-20 Captain Heath - Retirement Ring](#)

Captain Dan Heath was recognized for his 30 years of dedicated service. Chief Wilson made comments about Captain Heath's service and presented him with a gift from the department and a clock from the City.

- B. [PR14-20](#) Recognition of Sandy Riege Fuller, Deputy Clerk of Council. After 29 years of dedicated service, Sandy is retiring effective July 31, 2020. Sandy has been with the City of Trotwood since August 5, 1991.
- Sandy Riege Fuller was recognized for her 29 years of dedicated service. Mayor Mary McDonald made comments about Ms. Riege Fuller's service and presented her with a gift from Council and a clock from the City.**
- C. [PR16-20](#) Mayor McDonald will administer the Oath of Office to Kara Landis, Clerk of Council.
- Attachments:** [PR16-20 Oath of Office - Landis, Kara](#)
- Mayor McDonald introduced Kara Landis, the new Clerk of Council. Mayor McDonald administered the Oath of Office to Ms. Landis, with Vice Mayor Brown as witness.**

XI. Motion to Approve the Consent Agenda

Mayor McDonald requested a motion on this item. A motion was made by Councilmember Gales, seconded by Vice Mayor Brown, to approve these items. The motion carried by the following vote:

Aye: 5 - Mayor McDonald, Vice Mayor Brown, Councilmember Kelley Jr., Councilmember Page and Councilmember Gales

Excused: 2 - Councilmember Vaughn and Councilmember Finley

- A. [SR20-17](#) Approval of the Regular Meeting minutes from June 1, 2020.
- Attachments:** [2020-06-01 Meeting Minutes](#)
- This Staff Report was filed.**
- B. [R20-57](#) A RESOLUTION BY TROTWOOD CITY COUNCIL TO CANCEL THE CITY COUNCIL REGULAR MEETING SCHEDULED FOR MONDAY, AUGUST 3, 2020, AND THE WORKSHOP MEETING SCHEDULED FOR MONDAY, AUGUST 17, 2020. THE NEXT REGULAR CITY COUNCIL MEETING WILL BE HELD ON TUESDAY, SEPTEMBER 8, 2020.
- Attachments:** [R20-57](#)
- This Resolution was approved.**

- C. [R20-58](#) A RESOLUTION BY TROTWOOD CITY COUNCIL AUTHORIZING THE CITY MANAGER AND THE TROTWOOD COMMUNITY IMPROVEMENT CORPORATION TO INITIATE A PROPERTY TAX FORECLOSURE ACTION ON THE TAX-DELINQUENT LAND KNOWN AS 4421 LITTLE RICHMOND ROAD, PARCEL ID H33302212 0056, IN ACCORDANCE WITH CHAPTER 5722 OF THE OHIO REVISED CODE.

Attachments: [R20-58](#)
[Hyperlink](#)

This Resolution was approved.

- D. [R20-59](#) A RESOLUTION BY TROTWOOD CITY COUNCIL AUTHORIZING THE CITY MANAGER AND THE TROTWOOD COMMUNITY IMPROVEMENT CORPORATION TO INITIATE A PROPERTY TAX FORECLOSURE ACTION ON THE TAX-DELINQUENT LAND KNOWN AS 3810 BRUMBAUGH BOULEVARD, PARCEL ID H33301011 0067, IN ACCORDANCE WITH CHAPTER 5722 OF THE OHIO REVISED CODE.

Attachments: [R20-59](#)
[Hyperlink](#)

This Resolution was approved.

- E. [R20-60](#) A RESOLUTION BY TROTWOOD CITY COUNCIL AUTHORIZING THE CITY MANAGER AND THE TROTWOOD COMMUNITY IMPROVEMENT CORPORATION TO INITIATE A PROPERTY TAX FORECLOSURE ACTION ON THE TAX-DELINQUENT LAND KNOWN AS 3657 NEVADA AVENUE, PARCEL ID H33301009 0117, IN ACCORDANCE WITH CHAPTER 5722 OF THE OHIO REVISED CODE.

Attachments: [R20-60](#)
[Hyperlink](#)

This Resolution was approved.

- F. [R20-61](#) A RESOLUTION BY THE TROTWOOD CITY COUNCIL AUTHORIZING THE CITY MANAGER AND THE TROTWOOD COMMUNITY IMPROVEMENT CORPORATION TO INITIATE A PROPERTY TAX FORECLOSURE ACTION ON THE TAX-DELINQUENT LAND KNOWN AS 4316 FREUDENBERGER AVENUE, PARCEL ID H33300905 0036, IN ACCORDANCE WITH CHAPTER 5722 OF THE OHIO REVISED CODE.

Attachments: [R20-61](#)
[Hyperlink](#)

This Resolution was approved.

- G. [R20-62](#) A RESOLUTION BY TROTWOOD CITY COUNCIL AUTHORIZING THE CITY MANAGER AND THE TROTWOOD COMMUNITY IMPROVEMENT CORPORATION TO INITIATE A PROPERTY TAX FORECLOSURE ACTION ON THE TAX-DELINQUENT LAND KNOWN AS 1885 GUENTHER ROAD, PARCEL ID NOS. H33 02301 0136 AND H33 02301 0143, IN ACCORDANCE WITH CHAPTER 5722 OF THE OHIO REVISED CODE.

Attachments: [R20-62](#)
[Hyperlink](#)

This Resolution was approved.

- H. [R20-63](#) A RESOLUTION BY TROTWOOD CITY COUNCIL AUTHORIZING THE CITY MANAGER AND THE TROTWOOD COMMUNITY IMPROVEMENT CORPORATION TO INITIATE A PROPERTY TAX FORECLOSURE ACTION ON THE TAX-DELINQUENT LAND KNOWN AS 5273 LITTLE RICHMOND ROAD, PARCEL IDS H33 02211 0046 AND H33 02211 0050, IN ACCORDANCE WITH CHAPTER 5722 OF THE OHIO REVISED CODE.

Attachments: [R20-63](#)
[Hyperlink](#)

This Resolution was approved.

- I. [R20-64](#) A RESOLUTION BY TROTWOOD CITY COUNCIL AUTHORIZING THE CITY MANAGER AND THE TROTWOOD COMMUNITY IMPROVEMENT CORPORATION TO INITIATE A PROPERTY TAX FORECLOSURE ACTION ON THE TAX-DELINQUENT LAND KNOWN AS 7161 POST TOWN ROAD, PARCEL ID H33 02209 0063, IN ACCORDANCE WITH CHAPTER 5722 OF THE OHIO REVISED CODE.

Attachments: [R20-64](#)
[Hyperlink](#)

This Resolution was approved.

- J. [R20-65](#) A RESOLUTION BY TROTWOOD CITY COUNCIL AUTHORIZING THE CITY MANAGER AND THE TROTWOOD COMMUNITY IMPROVEMENT CORPORATION TO INITIATE A PROPERTY TAX FORECLOSURE ACTION ON THE TAX-DELINQUENT LAND KNOWN AS 9015 WOLF CREEK PIKE, PARCEL ID H33 02206 0013, IN ACCORDANCE WITH CHAPTER 5722 OF THE OHIO REVISED CODE.

Attachments: [R20-65](#)
[Hyperlink](#)

This Resolution was approved.

- K. [R20-66](#) A RESOLUTION BY THE TROTWOOD CITY COUNCIL AUTHORIZING THE CITY MANAGER AND THE TROTWOOD COMMUNITY IMPROVEMENT CORPORATION TO INITIATE A PROPERTY TAX FORECLOSURE ACTION ON THE TAX-DELINQUENT LAND KNOWN AS 1424 GUENTHER ROAD, PARCEL ID H33 01119 0049, IN ACCORDANCE WITH CHAPTER 5722 OF THE OHIO REVISED CODE.

Attachments: [R20-66](#)
[Hyperlink](#)

This Resolution was approved.

- L. [R20-67](#) A RESOLUTION BY THE TROTWOOD CITY COUNCIL AUTHORIZING THE CITY MANAGER AND THE TROTWOOD COMMUNITY IMPROVEMENT CORPORATION TO INITIATE A PROPERTY TAX FORECLOSURE ACTION ON THE TAX-DELINQUENT LAND KNOWN AS 6239 LORIMER STREET, PARCEL ID H33 00817 0104, IN ACCORDANCE WITH CHAPTER 5722 OF THE OHIO REVISED CODE.

Attachments: [R20-67](#)
[Hyperlink](#)

This Resolution was approved.

- M. [R20-68](#) A RESOLUTION BY THE TROTWOOD CITY COUNCIL AUTHORIZING THE CITY MANAGER AND THE TROTWOOD COMMUNITY IMPROVEMENT CORPORATION TO INITIATE A PROPERTY TAX FORECLOSURE ACTION ON THE TAX-DELINQUENT LAND KNOWN AS 6248 LORIMER STREET, PARCEL ID H33 00817 0101, IN ACCORDANCE WITH CHAPTER 5722 OF THE OHIO REVISED CODE.

Attachments: [R20-68](#)
[Hyperlink](#)

This Resolution was approved.

- N. [R20-69](#) A RESOLUTION BY TROTWOOD CITY COUNCIL AUTHORIZING THE TROTWOOD COMMUNITY IMPROVEMENT CORPORATION TO INITIATE A PROPERTY TAX FORECLOSURE ACTION ON THE TAX-DELINQUENT LAND KNOWN AS 3823 MYRON AVENUE, PARCEL ID H33301011 0010, IN ACCORDANCE WITH CHAPTER 5722 OF THE OHIO REVISED CODE.

Attachments: [R20-69](#)
[Hyperlink](#)

This Resolution was approved.

- O. [R20-70](#) A RESOLUTION BY TROTWOOD CITY COUNCIL AUTHORIZING THE CITY MANAGER AND THE TROTWOOD COMMUNITY IMPROVEMENT CORPORATION TO INITIATE A PROPERTY TAX FORECLOSURE ACTION ON THE TAX-DELINQUENT LAND KNOWN AS SHILOH SPRINGS ROAD, PARCEL ID H33 02103 0127, LOCATED IN TROTWOOD, OHIO, IN ACCORDANCE WITH CHAPTER 5722 OF THE OHIO REVISED CODE.

Attachments: [R20-70](#)
[Hyperlink](#)

This Resolution was approved.

- P. [R20-71](#) A RESOLUTION BY TROTWOOD CITY COUNCIL APPOINTING VICTORIA NALLS TO THE PROPERTY MAINTENANCE APPEALS BOARD FOR THE CITY OF TROTWOOD, OHIO, FOR A THREE (3) YEAR TERM, BEGINNING JULY 7, 2020.

Attachments: [R20-71](#)

This Resolution was approved.

- Q. [R20-72](#) A RESOLUTION BY TROTWOOD CITY COUNCIL APPOINTING BONNIE SMITH TO THE PROPERTY MAINTENANCE APPEALS BOARD FOR THE CITY OF TROTWOOD, OHIO, FOR A ONE (1) YEAR TERM, BEGINNING JULY 6, 2020.

Attachments: [R20-72](#)

This Resolution was approved.

- R. [R20-73](#) A RESOLUTION BY TROTWOOD CITY COUNCIL EXTENDING THE APPOINTMENT OF MICHELLE CALDWELL, OCTAVIA CLAY, AND PAT LEKAN TO THE PROPERTY MAINTENANCE APPEALS BOARD FOR THE CITY OF TROTWOOD, OHIO, FOR ONE (1) YEAR, BEGINNING JULY 6, 2020.

Attachments: [R20-73](#)

This Resolution was approved.

- S. [20-13](#) A Motion for the Law Director to prepare the necessary Ordinance legislation accepting the recommendation from the Trotwood Planning Commission to amend the Trotwood Zoning Code by deleting Chapter 1167 Titled C-R Commercial Recreation District and on the Trotwood Zoning Map.

This Motion was approved.

- T. [20-14](#) A Motion for the Law Director to prepare the necessary Ordinance legislation accepting the recommendation from the Trotwood Planning Commission to amend the Trotwood Zoning Code by creating a new Chapter 1170 Titled L-I-2 (Light Industrial-2) District and the related development standards.

This Motion was approved.

XII. Motion to Open the Public Hearing - Citizens wanting to comment have three (3) minutes to speak.

Mayor McDonald requested a motion on this item. A motion was made by Vice Mayor Brown, seconded by Councilmember Page, to open the Public Hearing. The motion carried by the following vote:

Aye: 5 - Mayor McDonald, Vice Mayor Brown, Councilmember Kelley Jr., Councilmember Page and Councilmember Gales

Excused: 2 - Councilmember Vaughn and Councilmember Finley

XIII. Public Hearings/Ordinances

- A. [OR10-20](#) AN ORDINANCE BY TROTWOOD CITY COUNCIL TRANSFERRING OWNERSHIP OF THE PROPERTY LOCATED AT THE FORMER SALEM MALL SITE, SPECIFICALLY PARCEL IDS H33 00514 0023, 36; H33 00514 0049; H33 00514 0056; AND H33 00514 0062, FROM THE CITY OF TROTWOOD TO THE TROTWOOD COMMUNITY IMPROVEMENT CORPORATION.

Attachments: [OR10-20](#)

[MAP - Multiple Parcel IDs; Former Salem Mall](#)

[OR10-20PN](#)

[OR10a-20PN \(formerly 12-20PN\)](#)

[OR11-20PN](#)

No public comments were made. Mayor McDonald requested a motion on this item. A motion was made by Councilmember Kelley Jr., seconded by Councilmember Gales, to adopt this Ordinance. The motion carried by the following vote:

Aye: 5 - Mayor McDonald, Vice Mayor Brown, Councilmember Kelley Jr., Councilmember Page and Councilmember Gales

Excused: 2 - Councilmember Vaughn and Councilmember Finley

- B. [OR11-20](#) AN ORDINANCE BY TROTWOOD CITY COUNCIL TRANSFERRING OWNERSHIP OF THE PROPERTY LOCATED AT THE FORMER SALEM MALL SITE, SPECIFICALLY PARCEL ID H33 00514 0053, FROM THE CITY OF TROTWOOD TO THE TROTWOOD COMMUNITY IMPROVEMENT CORPORATION.

Attachments: [OR11-20](#)
[MAP - Multiple Parcel IDs; Former Salem Mall](#)
[OR11-20PN](#)

No public comments were made. Mayor McDonald requested a motion on this item. A motion was made by Vice Mayor Brown, seconded by Councilmember Kelley Jr., to adopt this Ordinance. The motion carried by the following vote:

Aye: 5 - Mayor McDonald, Vice Mayor Brown, Councilmember Kelley Jr., Councilmember Page and Councilmember Gales

Excused: 2 - Councilmember Vaughn and Councilmember Finley

XIV. Motion to Close the Public Hearing

Mayor McDonald requested a motion on this item. A motion was made by Councilmember Gales, seconded by Vice Mayor Brown, to close the Public Hearing. The motion carried by the following vote:

Aye: 5 - Mayor McDonald, Vice Mayor Brown, Councilmember Kelley Jr., Councilmember Page and Councilmember Gales

Excused: 2 - Councilmember Vaughn and Councilmember Finley

XV. Resolutions

- A. [R20-56](#) A RESOLUTION BY TROTWOOD CITY COUNCIL TO REQUEST THE CITY OF TROTWOOD'S SHARE OF FUNDS FROM THE COUNTY CORONAVIRUS RELIEF DISTRIBUTION FUND AND AFFIRMING THAT UPON RECEIPT OF SUCH FUNDS, ALL EXPENDITURES THEREFROM WILL BE IN COMPLIANCE WITH SECTION 5001 OF THE CARES ACT AND ANY OTHER APPLICABLE LAWS AND REGULATIONS.

Attachments: [R20-56](#)

Mayor McDonald requested a motion on this item. A motion was made by Vice Mayor Brown, seconded by Councilmember Kelley Jr., to approve this Resolution. The motion carried by the following vote:

Aye: 5 - Mayor McDonald, Vice Mayor Brown, Councilmember Kelley Jr., Councilmember Page and Councilmember Gales

Excused: 2 - Councilmember Vaughn and Councilmember Finley

- B. [R20-74](#)** A RESOLUTION BY THE TROTWOOD CITY COUNCIL DENOUNCING RACISM AND DECLARING IT A PUBLIC HEALTH CRISIS.

Attachments: [R20-74](#)

[R20-74 Exhibit A](#)

[City of Trotwood - Statement on Racism 2020-06-29](#)

Mayor McDonald requested a motion on this item. A motion was made by Councilmember Page, seconded by Vice Mayor Brown, to approve this Resolution. The motion carried by the following vote:

Aye: 5 - Mayor McDonald, Vice Mayor Brown, Councilmember Kelley Jr., Councilmember Page and Councilmember Gales

Excused: 2 - Councilmember Vaughn and Councilmember Finley

XVI. Old and New Business

- A. Mayor:** To schedule an appointment with the Mayor, contact Clerk of Council, 937.854.7212, between the hours of 8 am - 5 p.m.
- B. City Manager:** Reminder to visit the City of Trotwood web site at www.trotwood.org for updated information and events in our city. Go to "Notify Me" icon to sign up to receive information by utilizing your email address or mobile phone.
- C. Clerk of Council:** Announcements

Mayor McDonald announced that the Northwestern Laymen will be holding a Prayer Vigil for Racial Injustice on Friday, July 10, 2020, at Pleasant Green Missionary Baptist Church starting at 7:00 p.m.

D. Staff Reports

No Staff Reports were presented.

XVII. Motion to Adjourn

Mayor McDonald requested a motion on this item. A motion was made by Vice Mayor Brown, seconded by Councilmember Page, to adjourn the meeting at 7:20 p.m. The motion carried by the following vote:

Aye: 5 - Mayor McDonald, Vice Mayor Brown, Councilmember Kelley Jr., Councilmember Page and Councilmember Gales

Excused: 2 - Councilmember Vaughn and Councilmember Finley