

American Indian Artifact Museum

Roth Partnership Inc. submitted a revised proposal, which Mr. Tiettmeyer forwarded to Council yesterday morning. Mr. Dick Kriehbel, Roth Partnership Inc. and Motz Engineering were present to discuss the revisions made at an earlier meeting.

Mr. Kriehbel thanked Council for extending the schedule and approving the \$10,000 for space programming and recording of the two existing buildings. Roth has met with the Mayor Cosby, Police Chief Synan and the administrative staff. The Cincinnati Museum attended a meeting at the Village office and toured the old fire house location. Roth Partnership, John Russell, Sandy Russell and Mr. Tiettmeyer also toured the Cincinnati Museum. The museum has many displays about the Woodland Indian tribes and other prehistoric Indian tribes. The Woodland Indians were craftsmen and artists. Mr. Kriehbel encouraged everyone to visit the museum to see an interesting video about the Woodland Indians.

Mr. Kriehbel met with the contact person at the Ohio Cultural Facilities Commission to discuss the overview of the project. Roth Partnership has measured both buildings which have been put into the CAD (computer aided drafting) system. Next, Roth Partnership will meet next week with John Russell to discuss the program Roth has developed. Afterwards they will meet with Building and Zoning Commissioner Mike Spry to discuss codes. They will then meet with administration and police department.

Brad Motz, Motz Engineering spoke regarding the Greater Cincinnati Energy Alliance. An energy audit would cost \$9,500; therefore, they would fund \$4,750. The Greater Cincinnati Energy Alliance will pay 50% of the charges to do the energy audit if Council elects to move forward. The energy audit would be for both buildings and would develop a roadmap for implementing green initiatives for the renovation project. Mr. Motz believes the Greater Cincinnati Energy Alliance would co-fund \$20,000 to \$30,000 for improvements. They will do 15% of anything that saves 15%. Mr. Motz said there is probably about \$200,000 worth of mechanical and electrical items that may fall into that category. They will also assist with any educational initiative. Mr. Motz said the modeling would have to be done to get the Greater Cincinnati Energy Alliance to give a contingent letter of commitment. Motz Engineering is familiar with the process; recently, \$200,000 was secured for the Indian Hill School District. To name a few, Motz Engineering has helped Forest Hills School District, Mariemont and St. Antoninus parish. Implementing green initiatives will help with the operating budget, which would be extremely beneficial to the village. There will also be Duke Energy incentives available. Mr. Motz will also check out what the State of Ohio offers, as far as grants. Once Council approves to move forward, it would take the Alliance a couple of weeks to prepare the paperwork. It would then take Motz Engineering around three weeks to do the work. Mr. Russell agreed it would benefit the village and improve future energy costs. Council will make a decision at the 04-10-2012 Council meeting.

Roth Partnership Inc. Contract

Roth has reviewed the project and estimates (6-7) six to seven months of total construction time to complete renovations for both buildings. The anticipated schedule has been revised in accordance with the submittal to the Ohio Cultural Facilities Commission for the July 19, 2012 meeting:

- Programming complete: *March 26, 2012*
- Schematic design complete: *April 24, 2012*
- Design development presentation: *May 22, 2012*
- Submission to the Ohio Cultural Facilities Commission to begin review process: *July 19, 2012*
- Approval by the Ohio Cultural Facilities Commission: *December 2012*

Council discussed hosting an Open House to present renderings to the public. There are two branches of the Cincinnati Museum Center: curator and his collection and design center, which is responsible for the design and the installation of exhibits. Based on the amount of square footage, the first suggestion from the Cincinnati Museum Center was it would cost \$250,000 for the Indian Artifact exhibit. Mr. Russell said we will not spend \$250,000 on the exhibit. Presuming we do get the \$300,000 grant from the Ohio Facilities Cultural Commission and they want to see where the money is being spent. Mr. Russell learned they will not pay for design fees out of the grant money.

Discussing the budget with Dick Kriebbel, Mr. Russell suggested putting \$150,000 into the exhibit and \$15,000 for design fees to the Cincinnati Museum. Mr. Russell said this all has to fit into the \$900,000. Mr. Russell said we could make a good case that the other \$150,000 is needed to put into the building renovation to make the museum work. Mr. Kobasuk asked about the budget and if Mr. Russell thought \$150,000 would be enough for the Museum Center. Mr. Russell said he felt that is a reasonable approach. Mr. Russell outlined the \$900,000 budget below:

- Construction Costs (\$600,000)
- 10% Contingency (\$60,000)
- Roth Partnership Fee (\$75,000)
- Cincinnati Museum Design Center Fee (\$15,000)
- Fee for Exhibit(s) (\$150,000)

Mr. Russell said taking into consideration what is needed to renovate the old fire house lessens what is available to renovate the existing Town Hall. Mr. Russell said that is why we are talking about making do with what we can. The existing Town Hall has a HVAC system that works; therefore, we will work with the existing facility as much as we can to stay within the budget. The \$900,000 does not include any furnishings. Considering \$110/sq. ft. for renovating the old fire house would cost \$396,000, which would leave \$204,000 to renovate the existing Town Hall. Mr. Russell said we can do it and do what we have to make it meet code, functional and work best as we can for the police department. Mr. Russell said we won't lose any program for the police department we just will have to work with what we have here.

Mr. Kobasuk said he knew the old fire house is not insulated very well and asked if we knew how much it would cost to operate both buildings. Mr. Motz said the Alliance money is not segregated into one area so if additional insulation or better windows is needed, they will pay 15% of the cost. Mr. Russell said the ceiling in the large bay area will be left open. Mr. Kriebbel suggested insulating the existing deck above and bring it to a more modern type of insulation and open up the space with the trusses. Frankly, it becomes a matter of balancing the budget and make sure we take care of the basic program first and then grab on to the things we feel are important, stated Mr. Kriebbel.

Council will have a work session in April for Roth Partnership to present a design development presentation. Council will present the schematic diagram and budget to the public in May for input. Once Roth receives input from Council and makes revisions they plan on submitting to the OCFC by July 4th for the July 19th deadline. The commission will offer feedback once Roth submits the plans, which will be helpful to make sure their requests have been satisfied. Mr. Kobasuk thanked Mr. Kriebbel for Roth reducing their fees. An estimator with Roth will look at the designs and assist with numbers for the budget. Mr. Kobasuk asked Mr. Kriebbel if he thought the renovation project could be done with \$900,000. Mr. Kriebbel said some hard choices will have to be made, but working in a stage fashion will allow Roth to present Council with items that may need to be cut. It may be that some things will need to be done at a later date.

Council will discuss the approval of the Roth Contract and Energy Alliance Audit at the April 10th Council meeting. Mr. Tiettmeyer said the contract with the Cincinnati Museum will be directly with the village, not through Roth Partnership Inc. Solicitor Miller said if the Cincinnati Museum is designing and constructing the work, the work may not need to go out to bid. HB153 brings sweeping changes to the way Ohio delivers projects. The law authorizes design-build and construction management at risk to be used by state agencies, state institutions of higher education, counties, townships, municipal corporations, school districts, or other political subdivisions. The new statute can't be used until the department of commerce issues the regulations, stated Solicitor Miller. Mr. Kriebbel said the OCFC will not pay for the design of the exhibits either, so somehow these would need to be split. The village would need to work with the OCFC if we go out with a RFQ for the entire package. Ms. Everett said the expenses will need to be kept separate for both buildings. The OCFC is only interested in the numbers for the renovation to the old fire house for the American Indian Artifact Museum. If Council approves the contract with Roth and the project is scaled back, Mr. Kriebbel said Roth will work with the village. Solicitor Miller said the overall contract with Roth provides for if the village changes the scope of the project then the scope of the fees would change also.

Checklist

Mr. Tiettmeyer made a motion to approve the 03.27.2012 Checklist for \$37,472.77, seconded by Mr. Short.

Discussion

Mr. Burns asked about if the amount to Brandstetter Carroll included the pavement study. Ms. Everett said the \$815 was for Village Hall parking lot alternatives. Mr. Tiettmeyer said this was done at the request of Mayor Cosby. Mr. Burns said this has never come before him before tonight. Mr. Tiettmeyer said the designs are with Joe Harten to review parking options for the renovated fire house for administration with Planning. Ms. Everett explained the other fees totally \$2,365.00.

Mr. Kobasuk asked about the fee to Frost Brown Todd LLC. The Mayor met with them to discuss Newtown Landfill, said Mr. Tiettmeyer. No budget has been put in place. Mr. Kobasuk said we need to keep an eye out due to the amount of litigation going on.

All Aye. (Mr. Harten-Absent) Motion Carried.

2012 Street Paving/Surface Seal Program

Mr. Short tabled the discussion until the 04-10-2012 Council meeting. Chuck Short and Ron Dickerson will meet with Bruce Brandstetter next week to discuss the program.

Maintenance Department: Machinery is operational ready for the season!

River Hills Water Run-off – Edith / Ragland Road

Mr. Kobasuk asked for an update on the water run-off affecting residents on Edith, Pine, Jefferson and Ragland. Mr. Short said this will be discussed in the meeting with Bruce and he will later report to Council.

Sign Enforcement

Mr. Burns asked Maintenance to remove signs being placed in the right-of-way. He said the village has the law on the books and the problem has gotten worse in the last three or four years.

LMFD Soft Billing

Police Chief Synan brought this issue to Mr. Kobasuk. Mr. Kobasuk talked to Fire Chief Driggers about the issue and he conducted an EMS billing audit from February 2003 for the residents of Newtown. Mr. Kobasuk said the audit revealed two residents that had paid out-of-pocket. These residents will be refunded their money. Mr. Kobasuk said he would think everyone would be in favor of LMFD billing non-residents and insurance companies to offset expenses. Mr. Kobasuk said he doesn't want more levies but we will probably see one. Mr. Kobasuk said the audit has been done; their charges are in-line with other departments. Chief Synan said Chief Driggers could just call Medicount to make sure Newtown residents don't receive a bill. Mr. Kobasuk said Chief Driggers has this already in place. Chief Synan said it is a little upsetting having a fire department with one of the largest levies in the county and he is struggling to renovate the existing building for the police department. Chief Synan is upset residents are getting billed from a safety standpoint; he said sooner or later enough is enough. Mr. Short said he would like to see a full audit. He spoke about a balance bill vs. soft billing. Mr. Short will get with Chief Driggers for more information. Mr. Burns suggested inviting Chief Driggers or a designated person to Council. Mr. Kobasuk told Mr. Short to have at it if he wanted to dig deeper regarding an audit. Mr. Kobasuk said no one is complaining about this issue and he is fine with the report Chief Driggers conducted. Mr. Kobasuk said Chief Driggers assured him they have checks and balances in place. Chief Synan said some other departments don't even bill non-residents. The district is receiving money from the insurance company anyway. Mr. Kobasuk said it is not for us to decide. Mr. Kobasuk said the fire board sets its policies and he believes they should bill the insurance company. Mr. Kobasuk said he doesn't want another levy. The LMFD receives \$150,000 from the insurance companies and non-residents. Chief Driggers realizes Newtown residents are *not* to be billed and has policy in place. These two incidents were the result of a mistake by one entering the data, explained Mr. Kobasuk. He said we can't micromanage the fire district. Newtown has two votes on the fire board. Mr. Kobasuk talked to other communities and they don't have any problem with this billing. Again, Mr. Kobasuk said Chief Driggers assured him checks and balances are in place.

RESIDENTS: (EMS Soft Billing explanation)

*Like most emergency medical providers, the Little Miami Joint Fire & Rescue District uses a “soft billing” process to recover ambulance charges for people utilizing emergency medical services. While “soft billing” is designed to recoup a portion of the District’s operational cost, **residents of the Village of Newtown** (along with other residents of the District) **are not required to pay for emergency ambulance charges not covered by their personal health care insurance provider.** The Little Miami Joint Fire & Rescue District only collects monies paid by personal insurance, Medicare or Medicaid. Since the District uses a third party billing service to collect these charges, residents may be billed when no payment is due. If you receive a bill for ambulance service in error, please call the office of the Fire Chief at 513-271-3636 to correct the situation.*

Columbia Township

Mr. Kobasuk met with Columbia Township Trustee Stephen Langenkamp regarding fire issues, including the EMS soft billing. Mr. Langenkamp didn’t have any issues with the billing, nor did his residents. Mr. Kobasuk and Mr. Langenkamp also discussed the annexation. Mr. Langenkamp is not in favor of Newtown moving forward with the annexation. Columbia Township partnered with Anderson Township and hired an attorney well-versed in annexation from Columbus. They acquired opinion that the annexation would not prevent the eastern corridor. Mr. Langenkamp expressed interest in the possibility of Columbia Township and the Village of Newtown partnering on a JEDD (Joint Economic Development District.) *This is an arrangement where one or more municipalities and a township agree to work together to develop township land for commercial or industrial purposes. The benefit to the municipality is that they get a portion of the taxes levied in the JEDD without having to annex it. The benefits to the township are that it does not lose prime development land.*

Mr. Kobasuk explained the entire SR50 would become a JEDD with Newtown providing police protection and Newtown would receive a share of the income tax. Columbia Township would like to work with the Village of Newtown since their officials may have to contend with another annexation attempt from Mariemont. Solicitor Miller said a JEDD does not have to be contiguous. A petition would need to be signed by the majority of the property owners and business owners. Solicitor Miller said potentially, it could go to a vote but under certain circumstances it does not have to be. Mr. Kobasuk said Mr. Langenkamp said Columbia Township wants to work with us, not against us.

Annexation: Annexation will be discussed at the 04-10-2012 Council meeting.

Martin Marietta Mining Issue

No update at this time. Solicitor Miller said at this point, there is no briefing date for oral argument.

MSD Easement

Solicitor Miller said the village should be receiving the money in the next two weeks.

Chuck Short made a motion to adjourn, seconded by Mr. Burns. All Aye. Motion Carried.

Transcribed by Becky Fairley