



**AGENDA, TROY CITY COUNCIL**  
**MONDAY, FEBRUARY 6, 2023, 7:00 P.M.**  
**COUNCIL CHAMBERS, CITY HALL**

**INVOCATION**

**PLEDGE OF ALLEGIANCE**

**ROLL CALL**

Excuses by motion/second/roll call vote

**SUMMARY OF MINUTES** January 17, 2023 Meeting

motion/second/roll call vote

**COMMITTEE REPORTS**

Citizen comments on committee reports or agenda items – two-minute limit

**RESOLUTIONS**

R-5-2023	Bid Marina Building Loading Dock Support Project, \$125,000		1 <sup>st</sup> Reading
R-6-2023	Bid Hobart Arena Ice Deck Cover Replacement Project, \$170,000		1 <sup>st</sup> Reading
R-7-2023	Agreement, Palmer Electric Consultants, Inc. Regarding Electric Aggregation	EMERGENCY	1 <sup>st</sup> Reading
R-8-2023	Resolution of Necessity for the 2023 Sidewalk Replacement Program, Phase 15		1 <sup>st</sup> Reading
R-9-2023	Bid Fireworks for up to 3 Years, \$45,000 per year		1 <sup>st</sup> Reading
R-10-2023	Release Anthony Scott from loan to Tabernacle Brewing Co., LLC		1 <sup>st</sup> Reading

**ORDINANCES**

O-2-2023	Moratorium of 180 days on New Applications for Self-Storage Facilities	EMERGENCY	1 <sup>st</sup> Reading
O-3-2023	Vacate Utility Easement, Dedicate Utility Easement on Troy Town Drive	EMERGENCY	1 <sup>st</sup> Reading
O-4-2023	Final Acceptance of Isem-Huegel Annexation, 163.364 Acres from Concord Twp.		1 <sup>st</sup> Reading
O-5-2023	Dedication of Right-of-Way and Utility Easement, 1266 Peters Road		1 <sup>st</sup> Reading
O-6-2023	Accept Utility Easement to rear of 935 Atlantic Street		1 <sup>st</sup> Reading
O-7-2023	Amended DORA Application		1 <sup>st</sup> Reading

**COMMUNICATIONS/ANNOUNCEMENTS**

COMMENTS: Mayor, Director of Public Service & Safety, Director of Law, Auditor, Council President

COMMENTS: Council

COMMENTS: Staff

COMMENTS: Audience

**ADJOURN**

NOTE: Committee meetings may take place prior to or following Council meeting

**CITY OF TROY MISSION STATEMENT:**

*Through sound and prudent leadership, the City of Troy is committed to sustaining its continued prominence as a regional hub by providing a well-balanced community for its residents, businesses and visitors, consisting of a vibrant downtown, growing economic base, strong educational environment, and plentiful recreational opportunities strengthened by public/private cooperation and grounded in financial stability.*



MINUTES OF COUNCIL

A regular session of Troy City Council was held on Tuesday, January 17, 2023 at 7:00 p.m. in Council Chambers, City Hall.

Members Attending: Marshall, Pierce, Rozell, Schilling, Severt, Snee, Twiss and Whidden.

Upon motion of Mr. Schilling, seconded by Mr. Severt, Mr. Phillips was excused from this meeting by unanimous roll call vote.

Presiding Officer:	William Lutz	President of Council
Others Present:	Robin I. Oda	Mayor
	Patrick E. J. Titterington	Director of Public Service and Safety
	Grant D. Kerber	Director of Law

INVOCATION & PLEDGE OF ALLEGIANCE: An invocation was given by Mr. Schilling, followed by the Pledge of Allegiance.

PRESENTATION: Mayor Oda, on behalf of Rumpke of Ohio, Inc., made a presentation to the recipient of the Rumpke "Look Who Is Recycling" quarterly reward program for 4<sup>th</sup> Quarter 2022. The recipient was Branton Hoblit of McKaig Avenue.

MINUTES: The Clerk gave a summary of the minutes of the January 3, 2023, meeting of Troy City Council. There were no corrections or additions to these minutes. Upon motion of Mr. Rozell, seconded by Mr. Severt, these minutes were approved by unanimous roll call vote.

COMMITTEE REPORTS:

Safety & Health Committee: Mr. Twiss, Chairman, provided a status report that Committee met to discuss if urban beekeeping should be allowed in residential districts. While not making a recommendation at this time, Committee asked that staff provide additional information, with the committee later meeting again on this subject. Report submitted, by Twiss, Marshall and Whidden.

Streets & Sidewalks Committee: Mrs. Snee reported that recommends that legislation be prepared approving the consent legislation requested by ODOT for ODOT to pave a small portion of SR 55 (Staunton Road) in State FY 2024 at no cost to the City. Based on the ODOT format and to meet the date to return legislation to ODOT of February 11, 2023, Committee supports emergency legislation. Report submitted by Pierce, Snee and Phillips.

Committee of the Whole: Mr. Lutz reported regarding the Amended DORA Application to expand the area and the days/hours of operation, to permit the use of approved stickers on non-glass containers rather than a pre-printed cup, and to identify a temporary DORA area that could be utilized upon approval of separate legislation, Committee recommends that the legislation that will be presented at the January 17 meeting of Council be postponed indefinitely and that a new Amended DORA Application be submitted (with legislation to follow February 6) that will exclude from the new proposed and expanded permanent boundary the area requested by the First United Methodist Church (sidewalk on the south side of W. Franklin Street between S. Market and S. Cherry Streets) and exclude from the permanent boundary, but permit in the temporary boundary, the Miami County parking lot on the west side of Cherry Street and east of the Safety Building. (Copy of report attached to original minutes.) Report submitted by Marshall, Phillips, Pierce, Rozell, Schilling, Severt, Snee, Twiss and Whidden.

Personnel Committee: Mr. Pierce, Chairman, gave an oral report that the Mayor has requested consent of the appointment of Howard Wingert to the Enterprise Zone Tax Incentive Review Council to fulfill the unexpired term of Matthew Post, through October 19, 2023.

Discussion. Mrs. Marshall asked what the process would be at the end of the term, and it was stated Mr. Wingert would be asked if he wished to continue on the board and, if so, consent of Council for a reappointment would be requested.

A motion was made by Mr. Pierce, seconded by Mr. Twiss, to approve the appointment of Howard Wingert to the Enterprise Zone Tax Incentive Review Council for a term through October 19, 2023. Motion passed by unanimous roll call vote.

COMMENTS ON AGENDA ITEMS: NONE.

RESOLUTION NO. R-4-2023

A RESOLUTION AUTHORIZING CONSENT AND COOPERATION WITH THE OHIO DEPARTMENT OF TRANSPORTATION FOR THE RESURFACING OF A PORTION OF STATE ROUTE 55 LOCATED WITHIN THE CORPORATION LIMIT OF THE CITY OF TROY, OHIO, AND DECLARING AN EMERGENCY

This Resolution was given first title reading.

Mr. Whidden moved for suspension of rules requiring three readings. Motion seconded by Mr. Pierce.

Yes: Snee, Severt, Schilling, Rozell, Pierce, Marshall, Whidden and Twiss.

No: None.

Mr. Whidden moved for adoption. Motion seconded by Mr. Severt.

Yes: Severt, Schilling, Rozell, Pierce, Marshall, Whidden, Twiss and Snee.

No: None.

RESOLUTION ADOPTED

ORDINANCE NO. O-1-2023

AN ORDINANCE AMENDING THE DESIGNATED OUTDOOR REFRESHMENT AREA KNOWN AS THE DOWNTOWN TROY DESIGNATED OUTDOOR REFRESHMENT AREA AND REGULATIONS PROVIDED FOR BY ORDINANCE NO. O-11-2021

This Ordinance was given first title reading.

Mr. Severt moved that the Ordinance be postponed indefinitely. Motion seconded by Mrs. Snee.

Yes: Schilling, Rozell, Pierce, Marshall, Whidden, Twiss, Snee and Severt.

No: None.

MOTION APPROVED – ORDINANCE POSTPONED INDEFINITELY

COMMENTS OF PRESIDENT OF COUNCIL:

-Mr. Lutz stated that he had the opportunity to spend a day with the Police Officers and was very impressed with the professionalism and ability of the officers in handling various situations during the day.

CITIZEN COMMENTS:

-Brad Boehringer, 105 Crestwood Drive, thanked those involved with the MLK Celebration, suggested that the words "be kind" be replaced back on all City entrance signs and asked about a certain property owner receiving a loan to replace windows. Mr. Titterington advised that there was a program related to façade improvements administered through Troy Main Street, Inc., funded from ARPA funds, but not a loan program.

There being no further business, the meeting adjourned at 7:24 p.m.

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Clerk of Council

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President of Council

(note – the Mayor and Director of Law had submitted their annual reports, copies of which are attached to the original minutes)

COMMITTEE REPORT  
TROY CITY COUNCIL

TO: Mr. Lutz, President of Council

DATE: January 23, 2023

FROM: Community & Economic Development Committee

SUBJECT: 180-DAY MORATORIUM ON SELF-STORAGE FACILITIES

**SUMMARY REPORT:** *(To be read at Council meeting)*

On January 23, this Committee met to consider a request that a 180-day moratorium be established on permits for new self-storage facilities. This would provide staff with time to evaluate and recommend appropriate land use regulations.

**RECOMMENDATION:** *(To be read at Council meeting)*

It is the recommendation of this Committee that legislation be prepared establishing a 180-day moratorium on permits for new applications for self-storage facilities to permit staff time to evaluate and recommend appropriate land use regulations. So that the review can proceed without delay, this Committee supports emergency legislation.

Respectfully submitted,

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Samuel J. Pierce

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Lynne B. Snee

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Jeffrey A. Schilling, Chairman  
Community & Economic Development Committee

**DETAILED REPORT:**

On January 23, 2023, this Committee met to consider a request to establish a 180-day moratorium on permits for new self-storage facilities. Also attending the meeting were Mayor Oda, Council Members Marshall, Phillips, Rozell, Twiss and Whidden, the Director of Public Service and Safety, members of the City staff, and citizens.

Warehouse and other storage facilities are a permitted use in M-1 Planned Office/Industrial District, M-2 Light Industrial District, M-3 General Industrial District, and B-4 Highway Service Business District. With the prospect of additional storage facilities within vacant areas of the City, staff recommended a 180-day moratorium so that staff can evaluate appropriate land use regulations. Self-storage units require a considerable amount of land, but do not provide jobs. We were advised that there are currently two applications on file, which would not be subject to a moratorium.

**RECOMMENDATION:**

It is the recommendation of this Committee that legislation be prepared establishing a 180-day moratorium on permits for new applications for self-storage facilities to permit staff time to evaluate and recommend appropriate land use regulations. So that the review can proceed without delay, this Committee supports emergency legislation.

cc: Council, Mayor, Director of Law, Auditor, Clerk, Director of Public Service & Safety, Media, staff

COMMITTEE REPORT  
TROY CITY COUNCIL

TO: Mr. Lutz, President of Council

DATE: January 23, 2023

FROM: Community & Economic Development Committee

SUBJECT: UTILITY EASEMENT – VACATE AND DEDICATE ON TROY TOWN DRIVE

**SUMMARY REPORT:** *(To be read at Council meeting)*

On January 23, this Committee met to consider a request to vacate a utility easement and dedicate a utility easement associated with a replat on Troy Town Drive that will combine two parcels into one lot for development.

**RECOMMENDATION:** *(To be read at Council meeting)*

It is the recommendation of this Committee that legislation be prepared approving vacating the utility easement between Part of Inlot 6889 and Inlot 6888 (Parcel Numbers D08-058333 & D08-058334) and dedicating a new 5' wide utility easement along the south side of the new lot. This Committee supports emergency legislation so that the replat can be finalized and the development proceed.

Respectfully submitted,

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Samuel J. Pierce

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Lynne B. Snee

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Jeffrey A. Schilling, Chairman  
Community & Economic Development Committee

**DETAILED REPORT:**

On January 23, 2023, this Committee met to consider a request to vacate a utility easement and dedicate a utility easement associated with a replat on Troy Town Drive that will combine two parcels into one lot for development. Also attending the meeting were Mayor Oda, Council Members Marshall, Phillips, Rozell, Twiss and Whidden, the Director of Public Service and Safety, members of the City staff, and citizens.

As a part of a proposed development along Troy Town Drive (30 – 50 Troy Town Drive), the property owner has submitted a replat that will remove a lot line between Part of Inlot 6889 and Inlot 6888 (Parcel Numbers D08-058333 & D08-058334) to create a new lot of approximately 3.077 acres. The replat is an administrative item that only requires the approval of the City Engineer. However, the development also requires Council approval to vacate a 10' wide utility easement between the lots and dedicate a new 5' wide utility easement along the south lot line to serve future development.

**RECOMMENDATION:**

It is the recommendation of this Committee that legislation be prepared approving vacating the utility easement between Part of Inlot 6889 and Inlot 6888 (Parcel Numbers D08-058333 & D08-058334) and dedicating a new 5' wide utility easement along the south side of the new lot. This Committee supports emergency legislation so that the replat can be finalized and the development proceed.

cc: Council, Mayor, Director of Law, Auditor, Clerk, Director of Public Service & Safety, Media, staff

COMMITTEE REPORT  
TROY CITY COUNCIL

TO: Mr. Lutz, President of Council  
DATE: January 30, 2023

FROM: Community & Economic Development Committee

SUBJECT: **ACCEPTANCE OF RIGHT OF WAY AND DEDICATION OF UTILITY EASEMENT ALONG PETERS ROAD**

**SUMMARY REPORT:** *(To be read at Council meeting)*

On January 30, Committee members Pierce and Schilling met to consider the recommendation of the Planning Commission that Council accept the dedication of right-of-way and a 5 foot utility easement along 1266 Peters Road to provide for the future development of this lot.

**RECOMMENDATION:** *(To be read at Council meeting)*

It is the recommendation of this Committee that legislation be prepared accepting 0.067 acres of Inlot 10574 as right-of-way and accepting a 5 foot utility easement, and authorizing the Director of Public Service and Safety to execute related documents.

Respectfully submitted,

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Samuel J. Pierce

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Lynne B. Snee

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Jeffrey A. Schilling, Chairman  
Community & Economic Development Committee

**DETAILED REPORT:**

On January 30, 2023, Committee members Pierce and Schilling met to consider the recommendation of the Troy Planning Commission that Council accept the dedication of right-of-way and a 5 foot utility easement along 1266 Peters Road. Also attending the meeting were Mayor Oda, Council Members Marshall, Severt, Phillips and Rozell, the Director of Public Service and Safety, and members of the City staff.

At the January 25, 2023 meeting of the Troy Planning Commission, the Commission considered accepting the dedication of 0.067 acres of right-of-way and a 5 foot utility easement along Peters Road for the property at 1266 Peters Road, IL 10574. This is part of a replat for the potential future development of this lot. The replat is an administrative item that can be approved by the City Engineer, with the dedication of additional right-of-way and acceptance of the utility easement requiring Council approval.

**RECOMMENDATION:**

It is the recommendation of this Committee that legislation be prepared accepting 0.067 acres of Inlot 10574 as right-of-way and accepting a 5 foot utility easement, and authorizing the Director of Public Service and Safety to execute related documents.

cc: Council, Mayor, Director of Law, Auditor, Clerk, Director of Public Service & Safety, Media, staff

COMMITTEE REPORT  
TROY CITY COUNCIL

TO: Mr. Lutz, President of Council

DATE: January 30, 2023

FROM: Community & Economic Development Committee

SUBJECT: **ACCEPTANCE OF UTILITY EASEMENT RELATED TO THE MADISON STREET STORMWATER PUMP STATION**

**SUMMARY REPORT:** *(To be read at Council meeting)*

On January 30, Committee members Pierce and Schilling met to consider accepting a utility easement being dedicated to the City by the property owners of 935 Atlantic Street. Staff has recommended this easement dedication as it is needed associated with the Madison Street Stormwater Pump Station.

**RECOMMENDATION:** *(To be read at Council meeting)*

It is the recommendation of this Committee that legislation be prepared accepting the utility easement to the rear of 935 Atlantic Street related to the Madison Street Stormwater Pump Station and authorizing the Director of Public Service and Safety to execute related documents.

Respectfully submitted,

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Samuel J. Pierce

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Lynne B. Snee

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Jeffrey A. Schilling, Chairman  
Community & Economic Development Committee

**DETAILED REPORT:**

On January 30, 2023, Committee members Pierce and Schilling met to consider accepting a utility easement to the rear of 935 Atlantic Street related to the Madison Street Stormwater Pump Station. Also attending the meeting were Mayor Oda, Council Members Marshall, Severt, Phillips and Rozell, the Director of Public Service and Safety, and members of the City staff.

Dale and Kelly Snyder, the owners of 935 Atlantic Street, have agreed to provide the City with a 15 foot utility easement related to the Madison Street Stormwater Pump Station. That easement, which is part of a replat of their two parcels into one, can only be accepted by Council.

**RECOMMENDATION:**

It is the recommendation of this Committee that legislation be prepared accepting the utility easement to the rear of 935 Atlantic Street related to the Madison Street Stormwater Pump Station and authorizing the Director of Public Service and Safety to execute related documents.

cc: Council, Mayor, Director of Law, Auditor, Clerk, Director of Public Service & Safety, Media, staff

COMMITTEE REPORT  
TROY CITY COUNCIL

TO: Mr. Lutz, President of Council

DATE: January 23, 2023

FROM: Finance Committee

SUBJECT: **AUTHORIZING AGREEMENT WITH PALMER ENERGY COMPANY, INC. RELATED TO THE GOVERNMENT ELECTRIC AGGREGATION OPT-OUT PROGRAM**

**SUMMARY REPORT:** *(to be read at Council meeting)*

Committee members Phillips and Rozell met on January 23 to consider an agreement with Palmer Energy Company, Inc. related to the government electric aggregation opt-out program. This company is providing services related to bidding for the Miami Valley Communications Council (MVCC) on behalf of a number of area communities. The resultant bid process is to provide competitive electric rates to residents and qualifying small businesses of those communities that wish to participate in the program. Additionally, the company will negotiate an extension rate with the City's current aggregation supplier as Troy's current contract will expire prior to the implementation of the MVCC contract. Again, the program will continue to be one that is an opt-out for those residents/businesses not wanting avail themselves of the aggregated rate.

**RECOMMENDATION:** *(to be read at Council meeting)*

It is the recommendation of this Committee that legislation be prepared authorizing the Director of Public Service and Safety to enter into an agreement with Palmer Energy Company, Inc. related to services for the government electric aggregation opt-out program. This committee supports emergency legislation so that the consultant can commence work on the behalf of the City of Troy without delay.

Respectfully submitted,

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Bobby W. Phillips

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William G. Rozell

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Todd D. Severt, Chairman  
Finance Committee

**DETAILED REPORT:**

Committee members Phillips and Rozell met on January 23, 2023, to consider an agreement with Palmer Energy Company, Inc. related to the government electric aggregation opt-out program. The meeting was also attended by Mayor Oda, Council Members Marshall, Pierce, Schilling, Snee, Twiss and Whidden, the Director of Public Service and Safety, citizens, and members of the City staff.

Since 2012, the City has offered an electric aggregation opt-out program to its residents and qualifying small businesses. The purpose of the program is to offer competitive supply rates for electricity on behalf of the City's residents and qualifying small businesses. The City secures competitive rates through the bid process of a consultant. This process must occur every three years. The City's contract for electric aggregation, currently held by Energy Harbor, expires on April 30, 2023.

Palmer Energy Company, Inc. is conducting a competitive bid on behalf of the membership of the Miami Valley Communications Council (MVCC) of which the City is an affiliate member; however, the process will not be completed prior to the City's agreement expiring. The City of Troy wishes to be a party to the MVCC program rather bid this independently. Palmer Energy Company, Inc. will also negotiate competitive rates on behalf of the City through an extension of the current electric aggregation contract until such time as the City can gain entry into the MVCC Electric Aggregation Program. The fee for the service is included in the aggregated electric rates paid by the consumers who participate in the opt-out program.

**RECOMMENDATION:**

It is the recommendation of this Committee that legislation be prepared authorizing the Director of Public Service and Safety to enter into an agreement with Palmer Energy Company, Inc. related to services for the government electric aggregation opt-out program.

COMMITTEE REPORT  
TROY CITY COUNCIL

TO: Mr. Lutz, President of Council

DATE: January 23, 2023

FROM: Finance Committee

SUBJECT: RELEASE OF PERSONAL GUARANTY, ANTHONY M. SCOTT ON LOAN TO TABERNACLE BREWING CO., LLC

**SUMMARY REPORT:** *(to be read at Council meeting)*

Committee members Phillips and Rozell met on January 23 to consider the recommendation of the Loan Review Committee that the personal guaranty of Anthony M. Scott be released from the loan to Tabernacle Brewing Company, LLC. This loan was approved in 2018. Mr. Scott recently sold his interest in the business to the other party who also provided a personal guaranty. The loan remains adequately secured.

**RECOMMENDATION:** *(to be read at Council meeting)*

It is the recommendation of this Committee that legislation be prepared releasing the Direct Guaranty Agreement of Anthony M. Scott from the City's loan to Tabernacle Brewing Company, LLC and authorizing the Director of Public Service and Safety to execute any related documents.

Respectfully submitted,

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Bobby W. Phillips

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William G. Rozell

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Todd D. Severt, Chairman  
Finance Committee

**DETAILED REPORT:**

Committee members Phillips and Rozell met on January 23, 2023, to consider the recommendation of the Loan Review Committee that the personal guaranty of Anthony M. Scott be released from the loan to Tabernacle Brewing Company, LLC. The meeting was also attended by Mayor Oda, Council Members Marshall, Pierce, Schilling, Snee, Twiss and Whidden, the Director of Public Service and Safety, citizens, and members of the City staff.

In 2018, when an Economic Development Revolving Loan was made to Tabernacle Brewing Company, LLC, the two principles, Anthony M. Scott and Nicholas Moeller, provided collateral that included personal guaranties. Recently, Mr. Scott sold his interest in the business to Mr. Moeller, and requested that his personal guaranty be released from the loan. The loan would be adequately secured without Mr. Scott's personal guarantee. The Loan Review Committee met on January 11 and supported the request of Mr. Scott.

**RECOMMENDATION:**

It is the recommendation of this Committee that legislation be prepared releasing the Direct Guaranty Agreement of Anthony M. Scott from the City's loan to Tabernacle Brewing Company, LLC and authorizing the Director of Public Service and Safety to execute any related documents.

cc: Council  
Mayor  
Mr. Kerber  
Mr. Frigge  
Mr. Titterington  
Clerk  
staff, media

COMMITTEE REPORT  
TROY CITY COUNCIL

TO: Mr. Lutz, President of Council

DATE: January 30, 2023

FROM: Finance Committee

SUBJECT: AUTHORIZATION TO BID FIREWORKS

**SUMMARY REPORT:** *(to be read at Council meeting)*

This Committee met on January 30 to consider authorizing bidding the July Fourth fireworks for a contract for up to three years at a cost not to exceed \$45,000 per year. Due to factors including material and shipping prices, the cost of a fireworks show has substantially increased over the \$30,000 expiring contract cost.

**RECOMMENDATION:** *(to be read at Council meeting)*

It is the recommendation of this Committee that legislation be prepared authorizing the Director of Public Service and Safety to advertise for bids and enter into a contract for up to three years for fireworks at a cost not to exceed \$45,000 per year.

Respectfully submitted,

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Bobby W. Phillips

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William G. Rozell

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Todd D. Severt, Chairman  
Finance Committee

**DETAILED REPORT:**

This Committee met on January 30, 2023, to consider authorizing bidding for fireworks. The meeting was also attended by Mayor Oda, Council Members Marshall, Schilling and Pierce, the Director of Public Service and Safety, and members of the City staff.

In 2022, the City concluded a three-year contract for the fireworks, which are held on July 4. The cost of the expiring contract was \$30,000 per year. The City benefitted from that firm three-year contract, as the cost of fireworks substantially increased over the past two years, primarily based on material and shipping costs. Based on information of vendors, \$45,000 was included in the 2023 budget for this project. For several years, both The Troy Foundation and the Concord Township Trustees have contributed to the funding of fireworks, and staff will continue to seek that support.

**RECOMMENDATION:**

It is the recommendation of this Committee that legislation be prepared authorizing the Director of Public Service and Safety to advertise for bids and enter into a contract for up to three years for fireworks at a cost not to exceed \$45,000 per year.

cc: Council  
Mayor  
Mr. Kerber  
Mr. Frigge  
Mr. Titterington  
Clerk  
staff, media

COMMITTEE REPORT  
TROY CITY COUNCIL

TO: Mr. Lutz, President of Council

DATE: January 23, 2023

FROM: Recreation & Parks Committee

SUBJECT: AUTHORIZATION FOR MARINA BUILDING LOADING DOCK SUPPORT PROJECT

**SUMMARY REPORT:** *(to be read at Council meeting)*

This Committee met on January 23 to consider authorizing the bidding of the Marina Building Loading Dock Support Project. The project scope would be to install additional concrete walls to reinforce areas where there is deterioration of the structural steel.

**RECOMMENDATION:** *(to be read at Council meeting)*

It is the recommendation of this Committee that legislation be prepared authorizing the Director of Public Service and Safety to advertise for bids and enter into a contract for the Marina Building Loading Dock Support Project at a cost not to exceed \$125,000.

Respectfully submitted,

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William G. Rozell

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Jeffrey A. Schilling

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Jeffrey G. Whidden, Chairman  
Recreation & Parks Committee

**DETAILED REPORT:**

This Committee met on January 23, 2023, to consider authorizing the bidding of the Marina Building Loading Dock Support Project. The meeting was also attended by Mayor Oda, Council Members Marshall, Phillips, Pierce, Snee and Twiss, the Director of Public Service and Safety, and members of the City staff.

Following some work done in the area of the marina building at Treasure Island Park, it was noted that there has been deterioration of the structural steel which supports the loading dock drive to the marina building garage area. After inspecting and reviewing the structural steel, a structural engineering firm recommended that the City proceed to reinforce the structural steel. The most practical option is to support the drive from below by developing additional concrete walls similar to a basement. By reinforcing the steel in place, the bridge-like structure will not require removal or replacement. Council authorized this project in 2021 at a not to exceed amount of \$70,000. Both bids exceeded that amount. Rebidding was deferred, with the project scope re-evaluated and to see if pricing and supply chain issues would moderate. The consultant has now provided an estimate of \$125,000. The project was included in the 2023 budget for funding.

**RECOMMENDATION:**

It is the recommendation of this Committee that legislation be prepared authorizing the Director of Public Service and Safety to advertise for bids and enter into a contract for the Marina Building Loading Dock Support Project at a cost not to exceed \$125,000.

cc: Council  
Mayor  
Mr. Kerber  
Mr. Frigge  
Mr. Titterington  
Clerk  
staff, media

COMMITTEE REPORT  
TROY CITY COUNCIL

TO: Mr. Lutz, President of Council

DATE: January 23, 2023

FROM: Recreation & Parks Committee

SUBJECT: AUTHORIZATION FOR BIDDING ICE DECK COVER REPLACEMENT PROJECT, HOBART ARENA

**SUMMARY REPORT:** *(to be read at Council meeting)*

This Committee met on January 23 to consider the request of the Troy Recreation Board that Council authorize bidding of the Ice Deck Cover Replacement Project for the Hobart Arena. The current cover has exceeded its useful life and its condition has deteriorated so that it needs to be replaced.

**RECOMMENDATION:** *(to be read at Council meeting)*

It is the recommendation of this Committee that legislation be prepared authorizing the Recreation Board of the City of Troy, Ohio to advertise for bids and enter into a contract for the Ice Deck Cover Replacement Project at a cost not to exceed \$170,000.

Respectfully submitted,

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William G. Rozell

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Jeffrey A. Schilling

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Jeffrey G. Whidden, Chairman  
Recreation & Parks Committee

**DETAILED REPORT:**

This Committee met on January 23, 2023, to consider authorizing bidding the Ice Deck Cover Replacement Project for the Hobart Arena. The meeting was also attended by Mayor Oda, Council Members Marshall, Phillips, Pierce, Snee and Twiss, the Director of Public Service and Safety, and members of the City staff.

The 2023 Hobart Arena Fund budget includes the amount of \$170,000 for a replacement ice deck cover. For much of the year, the Hobart Arena deck floor is covered with ice. The facility uses an ice deck cover so that other events may also occur, primarily concerts. This requires utilizing an ice deck cover for insulation and safety. The current ice deck cover has exceeded its useful life, becoming less efficient and with some of the panels being torn or broken, making them harder to use. The replacement of the cover has been included in the five-year plan of the Hobart Arena, and was included in the budget for this year.

At the meeting of the Troy Recreation Board on January 18, the Board approved a motion to request that Troy City Council now authorize the bidding of this project.

**RECOMMENDATION:**

It is the recommendation of this Committee that legislation be prepared authorizing the Recreation Board of the City of Troy, Ohio to advertise for bids and enter into a contract for the Ice Deck Cover Replacement Project at a cost not to exceed \$170,000.

cc: Council  
Mayor  
Mr. Kerber  
Mr. Frigge  
Mr. Titterington  
Clerk  
staff, media

COMMITTEE REPORT  
TROY CITY COUNCIL

TO: Mr. Lutz, President of Council  
FROM: Safety & Health Committee  
SUBJECT: Urban Beekeeping in Residential Districts

DATE: January 23, 2023

**SUMMARY REPORT:** *(to be read at Council meeting)*

This Committee met on January 23 to review recommendations of staff related to permitting urban beekeeping in the Agricultural zoning districts and all but the densest Single-Family Residential zoning district (R-5). The staff recommendation is discussed in the detailed report.

**RECOMMENDATION:**

This Committee is supportive of the recommendation of staff, and recommends legislation be prepared based on that recommendation, subject to forwarding the proposed amendments to the Planning Commission for review and recommendation back to Council to follow the required process for amending the Zoning Code. (It is noted that the Planning Commission recommended the proposed amendments at its January 25 meeting.)

Respectfully submitted,

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Kristie L. Marshall

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Jeffrey G. Whidden

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William C. Twiss, Chairman  
Safety & Health Committee

**DETAILED REPORT:**

This Committee met on January 23, 2023, to again discuss permitting urban beekeeping in residential zoning districts. The meeting was also attended by Mayor Oda, Council Members Pierce, Phillips, Rozell, Schilling and Snee, the Director of Public Service and Safety, citizens, and members of the City staff.

Following a committee meeting on January 9, staff reviewed the ordinances of other communities that permit beekeeping in residential areas and sought input from The Ohio State Extension Office, Miami Valley Beekeepers Association, and the Miami County Apiary Inspector. From that research and discussions, staff recommended amendments to the Zoning Code to allow urban beekeeping in the Agricultural and all but the densest Single-family zoning districts (R-5, minimum of 6,000 square feet). The proposed regulations (below) were modeled after the City of Vandalia's beekeeping regulations:

- Limit beekeeping to an accessory use in the R-1 Single-Family (40,000 square feet), R-2 Single-Family (20,000 square feet) residential districts, R-3 Single-Family (15,000 square feet), R-3-B Single-Family (12,000 square feet), and the R-4 Single-Family (9,000 square feet) residential districts (by comparison Vandalia does not allow beekeeping in their 7,500 square foot residential district);
- Maximum of two (2) hives permitted on lots zoned R-1, R-2, R-3, R-3-B, and R-4 Single-Family residential with unlimited hives permitted on lots zoned Agricultural and Agricultural-Residential zoning districts;
- Hives should be located only within rear yards, setback at least five (5) feet from the rear lot line and meet the side yard setback as determined by the Zoning Code, and establish a flyaway barrier adjacent to the hive(s). The barrier should consist of a 6' high wall, fence, dense vegetation or combination thereof. The barrier must comply with the City of Troy Fence Code requirements;
- Hives should be faced toward the principal structure on the lot;
- The owner of the hive(s) must be a resident in a dwelling located on the same lot on which the hive(s) are registered;
- Each colony should be maintained in movable frames not to exceed the standard 9-5/8-inch depth 8-10-frame hive body with no more than three (3) supers;
- All beekeepers should annually register and maintain their hives as set forth in the Ohio Revised Code, Chapter 909: Apiaries. Every hive should bear the owner's Apiary Identification number on the base or box in a location that can be seen without moving or lifting of the hive;
- An adequate supply of fresh water should be maintained on the same lot within 15 feet from the hives to prevent bees from congregating at other sources of water on nearby properties;
- Beekeeping equipment should be maintained in good condition, including keeping the hives painted or waterproofed;
- The City should reserve the right to revoke beekeeping privileges when conditions jeopardize the public health and safety;
- Africanized bees should not be kept in the City of Troy.

**RECOMMENDATION:**

This Committee is supportive of the recommendation of staff, and recommends legislation be prepared based on that recommendation, subject to forwarding the proposed amendments to the Planning Commission for review and recommendation back to Council to follow the required process for amending the Zoning Code. (It is noted that the Planning Commission recommended the proposed amendments at its January 25 meeting.)

COMMITTEE REPORT  
TROY CITY COUNCIL

TO: Mr. Lutz, President of Council  
FROM: Streets & Sidewalks Committee  
SUBJECT: SIDEWALK REPLACEMENT PROGRAM, RESOLUTION OF NECESSITY FOR PHASE 15  
DATE: January 23, 2023

**SUMMARY REPORT:** *(to be read at Council meeting)*

On January 23, this Committee met to consider recommending the Resolution of Necessity for Phase 15 of the Sidewalk Replacement Program. Phase 15 includes approximately 236 parcels where replacements/repairs have been identified. These property owners would be given until May 16, 2023, to obtain a permit for the work; thereafter, the repairs would be made by the City.

**RECOMMENDATION:** *(to be read at Council meeting)*

It is the recommendation of this Committee that the Resolution of Necessity be prepared for Phase 15 of the Sidewalk Replacement Program.

Respectfully submitted,

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Samuel J. Pierce

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Lynne B. Snee

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Bobby W. Phillips, Chairman  
Streets & Sidewalks Committee

**DETAILED REPORT:**

On January 23, 2023, this Committee met to consider the Resolution of Necessity for Phase 15 of the Sidewalk Replacement Program. The meeting was also attended by Mayor Oda, Council Members Marshall, Rozell, Schilling, Twiss and Whidden, the Director of Public Service and Safety, citizens, and members of the City staff.

This program is to replace raised, cracked and otherwise dangerous sidewalks that have a liability potential for the property owners and the City. State law requires the property owner to keep the abutting sidewalk in good repair. Phase 15 includes approximately 236 parcels that have been identified where the sidewalks need to be repaired/replaced. Phase 15 generally includes the neighborhoods of the Kings Chapel, Fox Harbor and Westhaven Subdivisions.

The Resolution of Necessity is the first step of the program. If approved, property owners will be notified and given until May 16, 2023, to obtain the permit for the sidewalk work. Those permits are good for six months. Properties for which permits are not obtained will then be included in a sidewalk project bid by the City, with the property owners later paying the City for that work or having the cost assessed to the property tax.

**RECOMMENDATION:**

It is the recommendation of this Committee that the Resolution of Necessity be prepared for Phase 15 of the Sidewalk Replacement Program.

Cc: Council  
Mayor  
Mr. Kerber, Mr. Frigge, Mr. Titterington, Clerk, staff, media

**RESOLUTION No.** R-5-2023

Dayton Legal Blank, Inc

**RESOLUTION AUTHORIZING THE DIRECTOR OF PUBLIC SERVICE AND SAFETY OF THE CITY OF TROY, OHIO TO ADVERTISE FOR BIDS AND ENTER INTO A CONTRACT FOR THE MARINA BUILDING LOADING DOCK SUPPORT PROJECT AT TREASURE ISLAND PARK**

**WHEREAS**, Council has established a need to address the deterioration of structural steel that supports the loading dock drive to the Marina Building located at Treasure Island Park; and

**WHEREAS**, funds have been appropriated for this improvement project during 2023.

**NOW, THEREFORE, BE IT RESOLVED** by the Council of the City of Troy, as follows:

**SECTION I:** That the Director of Public Service and Safety of the City of Troy, Ohio is hereby authorized to advertise for bids and enter into a contract for the Marina Building Loading Dock Support Project at Treasure Island Park, in accordance with the specifications now on file in the office of the Director of Public Service and Safety, at a cost not to exceed One Hundred Twenty-Five Thousand Dollars and no/100 (\$125,000.00).

**SECTION II:** That this Resolution shall be effective at the earliest date allowed by law.

Adopted: \_\_\_\_\_  
President of Council

Approved: \_\_\_\_\_

Attest: \_\_\_\_\_  
Clerk of Council Mayor

**RESOLUTION No.** R-6-2023

Dayton Legal Blank, Inc.

**RESOLUTION AUTHORIZING THE RECREATION BOARD OF THE CITY OF TROY, OHIO TO ADVERTISE FOR BIDS AND ENTER INTO A CONTRACT FOR THE ICE DECK REPLACEMENT PROJECT AT THE HOBART ARENA**

**WHEREAS**, Council has established a need to replace the ice deck cover at the Hobart Arena; and

**WHEREAS**, funds have been appropriated for this improvement project during 2023.

**NOW, THEREFORE, BE IT RESOLVED** by the Council of the City of Troy, as follows:

**SECTION I:** That the Recreation Board of the City of Troy, Ohio is hereby authorized to advertise for bids and enter into a contract for the Ice Deck Cover Replacement Project at the Hobart Arena, in accordance with the specifications now on file in the office of the Director of Public Service and Safety, at a cost not to exceed One Hundred Seventy Thousand Dollars and no/100 (\$170,000.00).

**SECTION II:** That this Resolution shall be effective at the earliest date allowed by law.

Adopted: \_\_\_\_\_  
President of Council

Approved: \_\_\_\_\_

Attest: \_\_\_\_\_  
Clerk of Council Mayor

**RESOLUTION No. R-7-2023**

Dextro Legal Blank, Inc

**RESOLUTION AUTHORIZING THE DIRECTOR OF PUBLIC SERVICE AND SAFETY OF THE CITY OF TROY, OHIO TO ENTER INTO AN AGREEMENT FOR PROFESSIONAL SERVICES WITH PALMER ENERGY COMPANY, INC. OF TOLEDO, OHIO RELATED TO PRICING RELATED TO THE GOVERNMENT AGGREGATION OPT-OUT PROGRAM, AND DECLARING AN EMERGENCY**

**WHEREAS**, pursuant to Chapter 4928 of the Ohio Revised Code, to facilitate competitive retail electric service to promote electric savings, lower cost of electric supplies, and other benefits, certain governmental entities may aggregate certain electric consumers within the jurisdiction; and

**WHEREAS**, on November 8, 2011, the electors of the City of Troy, Ohio approved a plan to create a governmental opt-out electric aggregation program for customers located within the corporate limits of the City of Troy; and

**WHEREAS**, the City of Troy, Ohio adopted a plan of operation and governance for its aggregation program; and

**WHEREAS**, the Council of the City of Troy, Ohio has authorized an agreement with a specific vendor for the government opt-out electric aggregation program, with the current agreement expiring at the end of April; and

**WHEREAS**, the firm of Palmer Energy Company, Inc. will be working on behalf of the Miami Valley Communications Council (MVCC) for a new contract for the government opt-out electric aggregation program for the members of MVCC, of which the City of Troy, Ohio is an affiliate member, with that contract to be available later this year; and

**WHEREAS**, City of Troy's contract for the government opt-out electric aggregation program will expire prior to the MVCC authorized contract being available for participation; and

**WHEREAS**, City of Troy staff has recommended that the firm of Palmer Energy Company, Inc. of Toledo, Ohio be authorized seek pricing for an extension of the City of Troy's current agreement for the government opt-out electric aggregation program until such time as the City of Troy may be permitted to join in the MVCC authorized contract for the government opt-out electric aggregation program.

**NOW, THEREFORE, BE IT RESOLVED** by the Council of the City of Troy, as follows:

**SECTION I:** That the Director of Public Service and Safety of the City of Troy, Ohio is hereby authorized to enter into an agreement with Palmer Energy Company, Inc. of Toledo, Ohio to negotiate competitive rates on behalf of the City of Troy, Ohio through an extension of the current aggregation contract until such time as the City of Troy, Ohio can gain entry into the MVCC Electric Aggregation Program

**SECTION II:** That this Resolution is an emergency measure necessary for the immediate preservation of the public peace, health, and safety of the City of Troy, Ohio, and for the further reason that the pricing work of Palmer Energy Company, Inc. needs to commence without delay so that an extension is in place prior to the expiration of the current agreement; **NOW, WHEREFORE**, this Resolution shall be effective immediately upon its adoption and approval by the Mayor.

Adopted: \_\_\_\_\_

\_\_\_\_\_  
President of Council

Approved: \_\_\_\_\_

Attest: \_\_\_\_\_  
Clerk of Council

\_\_\_\_\_  
Mayor

**RESOLUTION No. R-8-2023**

Dayton Legal Blank, Inc.

**RESOLUTION DECLARING THE NECESSITY OF  
PHASE 15 OF THE SIDEWALK REPLACEMENT  
PROGRAM IN THE CITY OF TROY, OHIO**

**WHEREAS**, the Council of the City of Troy has determined that there is a need to replace certain sidewalks in areas of the Kings Chapel Subdivision, the Fox Harbor Subdivision, and a small area of the Westhaven Subdivision.

**NOW, THEREFORE, BE IT RESOLVED** by the Council of the City of Troy, Ohio as follows:

**SECTION I:** That it is necessary to implement Phase 15 of the Sidewalk Replacement Program to replace certain sidewalks in areas of the Kings Chapel Subdivision, the Fox Harbor Subdivision, and a small area of the Westhaven Subdivision.

**SECTION II:** That the plans, specifications and estimates of cost for the construction and/or repair now on file in the office of the Clerk of Council are approved.

**SECTION III:** That the owners of each lot and parcel of land bounding and abutting on the proposed sidewalks shall construct and/or repair that portion of the sidewalk which abuts his property or have a permit issued by the City for such work by May 16, 2023, in accordance with the plans and specifications filed in the office of the Clerk of Council, and after service of notice of the passage of this Resolution.

**SECTION IV:** That in the event any such abutting property owner does not complete the construction and/or repair of that portion of such sidewalk which abuts the property, in accordance with the plans and specifications and within the time prescribed above, this Council will cause the work to be done and the entire cost assessed on the property of the abutting property owner.

**SECTION V:** That the Clerk of Council is directed to serve notice of the passage of this Resolution on the owners of the lots and lands abutting on the sidewalks as provided by law.

**SECTION VI:** That this Resolution shall be effective at the earliest date allowed by law.

Adopted: \_\_\_\_\_  
President of Council

Approved: \_\_\_\_\_

Attest: \_\_\_\_\_  
Clerk of Council Mayor

**RESOLUTION No.** R-9-2023

Dayton Legal Blank, Inc.

**RESOLUTION AUTHORIZING THE DIRECTOR OF PUBLIC SERVICE AND SAFETY OF THE CITY OF TROY, OHIO TO ADVERTISE FOR BIDS AND ENTER INTO A CONTRACT FOR UP TO THREE YEARS FOR THE JULY FOURTH FIREWORKS**

**WHEREAS**, Council has determined to provide a fireworks show on July Fourth;  
and

**WHEREAS**, funds have been appropriated for this project during 2023.

**NOW, THEREFORE, BE IT RESOLVED** by the Council of the City of Troy, as follows:

**SECTION I:** That the Director of Public Service and Safety of the City of Troy, Ohio is hereby authorized to advertise for bids and enter into a contract for a contract for up to a three-year period for the fireworks show on July Fourth, in accordance with the specifications now on file in the office of the Director of Public Service and Safety, at a cost not to exceed Forty-five Thousand Dollars and no/100 (\$45,000.00) for each year of the contract.

**SECTION II:** That this Resolution shall be effective at the earliest date allowed by law.

Adopted: \_\_\_\_\_

\_\_\_\_\_  
President of Council

Approved: \_\_\_\_\_

Attest: \_\_\_\_\_

Clerk of Council

\_\_\_\_\_  
Mayor

**RESOLUTION No.** R-10-2023

Dayton Legal Blank, Inc.

**RESOLUTION RELEASING DIRECT GUARANTY  
AGREEMENT OF ANTHONY M. SCOTT FROM  
THE CDBG ECONOMIC DEVELOPMENT  
REVOLVING LOAN TO TABERNACLE  
BREWING CO. LLC, DBA MOELLER BREW  
HOUSE**

**WHEREAS**, in 2018 the Council of the City of Troy, Ohio approved a Community Development Block Grant (CDBG) Economic Development Revolving Loan Fund (ED RLF) loan to Tabernacle Brewing Company, LLC (dba Moeller Brew House), the City secured a Direct Guaranty Agreement from Anthony M. Scott as part of the security for said loan; and

**WHEREAS**, Anthony M. Scott has sold his interest in Tabernacle Brewing Company, LLC (dba Moeller Brew House) to another party, with said loan remaining adequately secured; and

**WHEREAS**, Anthony M. Scott has requested that this Direct Guaranty Agreement be released from said loan; and

**WHEREAS**, the Loan Review Committee met on January 11, 2023 and recommended that the Direct Guaranty Agreement of Anthony M. Scott be released from said loan;

**NOW, THEREFORE, BE IT RESOLVED** by the Council of the City of Troy, Ohio as follows:

**SECTION I:** That the Director of Public Service and Safety of the City of Troy, Ohio is hereby authorized to execute any documents necessary for the release of the Direct Guaranty Agreement of Anthony M. Scott from the Economic Development Revolving Loan Fund (ED RLF) loan to Tabernacle Brewing Company, LLC (dba Moeller Brew House).

**SECTION II:** That this Resolution shall be effective at the earliest date allowed by law.

Adopted: \_\_\_\_\_  
President of Council

Approved: \_\_\_\_\_

Attest: \_\_\_\_\_  
Clerk of Council                      Mayor

**ORDINANCE No.** 0-2-2023

Dayton Legal Blank, Inc.

**ORDINANCE IMPOSING MORATORIUM FOR A PERIOD OF ONE HUNDRED EIGHTY DAYS ON THE ACCEPTANCE OF APPLICATIONS AND THE GRANTING OF PERMITS FOR NEW SELF-STORAGE FACILITIES WITHIN THE CITY OF TROY, OHIO AND DECLARING AN EMERGENCY**

**WHEREAS**, the Council of the City of Troy, Ohio desires to have City staff conduct a comprehensive evaluation regarding appropriate land use regulations related to Self-Storage Facilities and provide a report regarding any amendments to be recommended to the Troy Planning Commission and the Council of the City of Troy, Ohio; and

**WHEREAS**, a "Self-Storage Facility" shall be defined as a structure containing separate, individual and private storage spaces of varying sizes which are leased or rented on individual leases for varying periods of time and whose tenants have access to such space for the purpose of storing and removing personal property. This is not construed to prevent warehouses that are defined as a business establishment primarily engaged in the storage of merchandise, goods, and materials, not including self-storage facilities; and

**WHEREAS**, said comprehensive evaluation and report will require time for staff to perform functions including the research of the ordinances and regulations of Ohio communities; to consult with those communities, as well; and for consultation with and review of the Director or Law; and

**WHEREAS**, a moratorium on the acceptance of such applications and the granting of permits for new Self-Storage Facilities within the City of Troy will allow the City time to accomplish these goals.

**NOW, THEREFORE, BE IT ORDAINED** by the Council of the City of Troy, Ohio, as follows:

**SECTION I:** That the Council of the City of Troy, Ohio seeks a moratorium on the acceptance of applications and the issuance of permits for new Self-Storage Facilities within the City of Troy, Ohio to preserve the public peace, health, safety, and welfare of the citizens of the City of Troy, Ohio.

**SECTION II:** That the Council of the City of Troy, Ohio seeks to limit the duration of the moratorium and to request the commencement of the immediate evaluation and report of said comprehensive review discussed herein within the one-hundred eighty (180) day period of the moratorium.

**SECTION III:** That the Council of the City of Troy, Ohio hereby imposes a moratorium on the issuance of permits for new Self-Storage Facilities within the City of Troy, Ohio, with said moratorium to be for a period of one hundred eighty (180) days, except for those complete permit applications submitted to the City of Troy, Ohio prior to the effective date of this Ordinance.

**SECTION IV:** That the Council of the City of Troy, Ohio further finds that a moratorium for one hundred eighty (180) days is reasonable and will allow for a comprehensive evaluation and report.

**SECTION V:** That this Ordinance is an emergency measure necessary for the immediate preservation of the public peace, health, and safety of the City of Troy, Ohio, and for the further reason that the moratorium needs to be instituted at the earliest possible date, **NOW, WHEREFORE**, this Ordinance shall be effective immediately upon its adoption and approval by the Mayor.

Adopted: \_\_\_\_\_  
President of Council

Approved: \_\_\_\_\_

Attest: \_\_\_\_\_  
Clerk of Council Mayor

**ORDINANCE No.** 0-3-2023

Dayton Legal Blank, Inc.

**ORDINANCE VACATING A PORTION OF A UTILITY EASEMENT BETWEEN PARCEL NUMBERS D08-058333 AND D08-058334, DEDICATING A UTILITY EASEMENT ON THE SOUTH SIDE OF PARCEL NO. D08-058333 ON TROY TOWN DRIVE, AND DECLARING AN EMERGENCY**

**WHEREAS**, a utility easement located between Parcel Numbers D08-058333 and D08-058334 was previously recorded and noted in Troy-Town Section 3 Plat Book 12, Page 132 by the Miami County Recorder; and

**WHEREAS**, a portion of said utility easement, as shown on the Lot Split & Consolidation, Easement Vacation & Easement Dedication Plat, attached hereto as Exhibit A and made a part hereof, is not required by the City of Troy and needs to be vacated to allow for the replat of parcels; and

**WHEREAS**, a new 5 foot wide utility easement needs to be dedicated on the south side of Parcel No. D08-058333 as shown on the Lot Split & Consolidation, Easement Vacation & Easement Dedication Plat, attached hereto as Exhibit A and made a part hereof.

**NOW, THEREFORE, BE IT ORDAINED** by the Council of the City of Troy, as follows:

**SECTION I:** That the recorded utility easement (Troy-Town Section 3 Plat Book 12, Page 132 by the Miami County Recorder) shown on the Lot Split & Consolidation, Easement Vacation & Easement Dedication Plat, attached hereto as Exhibit A and made a part hereof, presented to Council and now on file with the Clerk of Council, is hereby vacated.

**SECTION II:** That the new 5 foot wide utility easement on the south side of Parcel No. D08-058333 as shown on the Lot Split & Consolidation, Easement Vacation & Easement Dedication Plat, attached hereto as Exhibit A and made a part hereof, presented to Council and now on file with the Clerk of Council, is hereby dedicated.

**SECTION III:** That the proper officials of the City of Troy, Ohio are hereby authorized to execute such documents as necessary to complete the easement vacation and easement dedication plat.

**SECTION IV:** That this Ordinance is an emergency measure necessary for the immediate preservation of the public peace, health and safety of the City of Troy, Ohio, and for the further reason that easement vacation and dedication plat needs to be completed as soon as possible to allow for development; **NOW WHEREFORE**, this Ordinance shall be effective immediately upon its adoption and approval by the Mayor.

Adopted: \_\_\_\_\_  
President of Council

Approved: \_\_\_\_\_

Attest: \_\_\_\_\_  
Clerk of Council Mayor



**ORDINANCE No.** 0-4-2023

Dayton Legal Blank, Inc.

**ORDINANCE TO ACCEPT THE APPLICATION FOR THE ANNEXATION OF CERTAIN TERRITORY CONTAINING 163.634 ACRES, MORE OR LESS, IN CONCORD TOWNSHIP, TO THE CITY OF TROY, OHIO**

**WHEREAS**, a petition for the annexation of certain property in Concord Township was duly filed by the owners of the below-described property, and

**WHEREAS**, Council has previously adopted legislation regarding municipal services, buffering requirements with this parcel, and consent, and

**WHEREAS**, the said petition was duly considered by the Board of County Commissioners of Miami County, Ohio, on November 29, 2022, and

**WHEREAS**, the Board of County Commissioners of Miami County, Ohio has approved the annexation of said territory to the City of Troy, as hereinafter described, and

**WHEREAS**, the Board of County Commissioners of Miami County, Ohio certified the transcript of the proceedings in connection with said annexation with the map and petition required in connection therewith the Clerk of Council who received same on December 2, 2022, and

**WHEREAS**, at least sixty (60) days from the date of said filing have now elapsed in accordance with the provisions of the Ohio Revised Code,

**NOW, THEREFORE, BE IT ORDAINED** by the Council of the City of Troy, as follows:

**SECTION I:** That the proposed annexation as applied or in the petition by a majority of owners of real estate in the territory sought to be annexed and filed with the Board of County Commissioners of Miami County, Ohio, and which said petition prayed for annexation to the City of Troy, Ohio, of certain property adjacent thereto as hereinafter described, and which said petition was approved for annexation to the City of Troy by the Board of County Commissioners of Miami County, Ohio on November 29, 2022, be and the same as hereby accepted. Said territory is described in Exhibit A, attached hereto and made a part hereof. The certified transcript of the proceedings for annexation with an accurate map of said territory, together with the petition for its annexation, and other papers relating to the proceedings thereto of said Board of County Commissioners are all on file with the Clerk of Council of this City and have been for more than sixty (60) days.

**SECTION II:** That the Clerk of Council be and she is hereby authorized and directed to make three (3) copies of this Ordinance to each of which shall be attached a copy of the map accompanying the petition for annexation, a copy of the transcript of the proceedings of the Board of County Commissioners relating thereto, a certificate as to the correctness thereof, and authentication by the seal of the City of Troy. The Clerk shall then forthwith deliver one copy to the Secretary of State, one copy to the County Auditor, and one copy to the County Recorder and shall file notice of this annexation with the Board of Elections within thirty days after it becomes effective, and said Clerk shall do all other things required by law.

**SECTION III:** That this Ordinance shall be effective at the earliest date allowed by law.

Adopted: \_\_\_\_\_  
President of Council

Approved: \_\_\_\_\_

Attest: \_\_\_\_\_  
Clerk of Council Mayor

**Exhibit "A"****ANNEXATION DESCRIPTION****Containing 163.634 Acres**

Situated In Section 36, Town 7, Range 5 East, in the township of Concord, County of Miami and State of Ohio, and being all of a 60.000 acre tract, conveyed to Charles Edward Isern and Ann Louise Huegel, as recorded in Instrument #2012OR-08834, and being all of a 102.961 (net) acre tract, conveyed to Ann Huegel and Charles E. Isern, as recorded in Instrument #2014OR-12378 of the Miami County, Ohio records, more particularly described as follows;

**Beginning** at a found Mag Nail at the northwest corner of the southeast quarter of Section 36, and being a point on the centerline of Wilson Road, and the southeast corner of a tract of land conveyed to Vaughn Alan and Kay A. Jackson, as recorded in Instrument #2022OR-11659, and the southwest corner of a tract of land conveyed to John H. and Sharon K. Rawers, as recorded in Deed Book 583-819, and the northeast corner to a tract of land conveyed to Marjorie Joann Kropp (1/2 Int.) and Star Bank, N.A., Trustee (1/2 Int.), as recorded in Deed Book 597-713 and Deed Book 668-207;

Thence with the north line of the southeast quarter of Section 36, and the south line of said John H. and Sharon K. Rawers tract, and the south line of a tract in the name of Vaughn A. Jackson, Trustee, as recorded in Instrument #2022OR-06600, South 89°47'39" East, a distance of 1979.72 feet to a found Stone (passing a found 5/8 inch Iron Pin with no cap at 29.94 feet and a set Iron Pin at 990.00 feet, and referenced by a found 5/8 inch Iron Pin with yellow cap at North 82°49'08" West, a distance of 0.89 feet);

Thence with the easterly line of said Vaughn A. Jackson, Trustee tract, North 00°06'00" West, a distance of 329.67 feet to a found Stone (referenced by a found 5/8 inch Iron Pin with yellow cap at South 70°44'17" East, a distance of 2.12 feet) at the southwest corner of Inlot 9870 of Edgewater Section 4, as recorded in Record Plat Book 21-9, and on the existing City of Troy corporation line;

Thence with the south line of Inlots 9864 through 9870 of Edgewater Section 4, and with said existing corporation line, North 89°55'07" East, a distance of 660.76 feet to a found 5/8 inch Iron Pin with no cap on the south line of Inlot 9864, and the northwest corner of Inlot 9197 of Edgewater Section 2, as recorded in Record Plat Book 19-109, and on the east line of the northeast quarter of Section 36;

Thence with the west line of Inlots 9183, and 9187 through 9197 of Edgewater Section 2, and said existing corporation line, and said east line of the northeast and southeast quarters of Section 36 the following courses:

- South 00°1'00" East, a distance of 234.24 feet to a set Iron Pin (passing a found 5/8 inch Iron Pin with orange cap stamped Northmont Engineers 4343 at 201.68 feet);
- South 00°00'30" West, a distance of 730.29 feet to a found 5/8 inch Iron Pin with orange cap stamped Northmont Engineers 4343 (passing a found Stone at 98.74 feet, and passing a found 5/8 inch Iron Pin with orange cap stamped Northmont Engineers 4343 at 142.47 feet) on the northerly right-of-way line of State Route 55;

Thence with said east line of the southeast quarter of Section 36, and said existing corporation line, and with the west line of Inlots 9253 through 9256 of Pamela Subdivision Section 1, as recorded in Record Plat Book 10-18, and the centerline of Nashville Road, South 00°08'54" East, a distance of 1614.54 feet to a set Mag Nail (passing a set Mag Nail at the centerline intersection of State Route 55 and Nashville Road at 43.80 feet) at the northeast corner of a tract of land conveyed to Kurt D. and Debbie S. Weikert, as recorded in Deed Book 614-681;

Thence with the north line of said Kurt D. and Debbie S. Weikert tract, South 89°26'52" West, a distance of 224.83 feet to a found 1 inch Iron Pipe (passing a found 1 inch Iron Pipe at 29.31 feet) at the northwest corner of said Kurt D. and Debbie S. Weikert tract;

Thence with the west line of said Kurt D. and Debbie S. Weikert tract, South 00°36'08" East, a distance of 397.19 feet to a set Iron Pin on the north line of a tract of land conveyed to Peter J. and Judy N. Zelnick, as recorded in Deed Book 592-474, and the south line of the southeast quarter of Section 36;

Thence with the south line of the southeast quarter of Section 36, and the north line of said Peter J. and Judy N. Zelnick tract, and the north line of a tract of land conveyed to Keith E. and Traci L. Kropp, as recorded in Instrument #2019OR-05856, and in part with a northerly line of a 91.73 acre tract of land conveyed to Lang Phillips and John M. Phillips Jr., as recorded in Deed Book 798-417, North 89°54'45" West, a distance of 2423.55 feet to a found Stone (passing a set Iron Pin at 1433.55 feet) on the north line of said Lang Phillips and John M. Phillips Jr., 91.73 acre tract, and the southeast corner of a 39.00 acre tract, conveyed to Lang Phillips and John M. Phillips Jr., in said Deed Book 798-417, and the southwest corner of said southeast quarter of Section 36;

Thence with the easterly line of said Lang Phillips and John M. Phillips Jr., 39.00 acre tract and the west line of said southeast quarter of Section 36, and the east line of a tract conveyed to Marjorie J. Kropp and Star Bank, N.A., Trustee, as recorded in Deed Book 667-764, and aforesaid Marjorie Joann Kropp (1/2 Int.) and Star Bank, N.A., Trustee, (1/2 Int.) tract, and the east line of a tract of land conveyed to Bradley A. Webb, as recorded in Instrument #2020OR-00267, North 00°00'36" West, a distance of 2651.19 feet (passing a set Mag Nail at 734.89 feet) to the **True Point of Beginning**;

Containing **163.634 total acres** of land. Subject to all covenants, restrictions, reservations and easements contained in any instrument of record pertaining to the above described tracts of land.

Basis of bearings - U.S. State Plane, NAD83 Ohio South Zone (3402). Scaled to ground at a LAT. N40°00'51.28096", LONG. W84°15'34.75168" at a project height of 798.426 feet and a scale factor of 1.00004189876668.

All Iron Pins called as set are 5/8" x 30" rebar with yellow cap stamped "CESO".

CESO, Inc.



Sean T. Brooks, PS  
Registered Surveyor No. 8828

Date

10-3-22



W:\PROJECTS\DDCM\761451 - Troy DH\04-SURVEY\Documents\761451\_ Annexation Legal Description - RSL.docx  
10/13/2022



761451\_ Annexation Legal Description - RSL.docx  
10/13/2022

**ORDINANCE No.** 0-5-2023

Dayton Legal Blank, Inc.

**ORDINANCE ACCEPTING THE REPLAT OF PART OF  
OUTLOT 245 AND THE WHOLE OF INLOT 10574, THE  
DEDICATION OF RIGHT-OF-WAY AND A FIVE FOOT  
UTILITY EASEMENT, LOCATED ALONG PETERS ROAD,  
IN THE CITY OF TROY, OHIO**

**WHEREAS**, the acceptance of a five foot utility easement and the dedication of 0.067 acres of right-of-way of Inlot 10574, located at 1266 Peters Road, Troy, Ohio was presented to the Planning Commission of the City of Troy, Ohio; and

**WHEREAS**, the acceptance of said utility easement and right-of-way has been recommended by the Troy Planning Commission to this Council for approval.

**NOW, THEREFORE, BE IT ORDAINED** by the Council of the City of Troy, as follows:

**SECTION I:** That the Replat of Part of Outlot 245 and the whole of Inlot 10574, the dedication of 0.067 acres of right-of-way, and the dedication of a five foot utility easement located along 1266 Peters Road in the City of Troy, Ohio, attached hereto as Exhibit A and made a part hereof, presented to this Council and now on file with the Clerk of Council, is hereby approved and accepted.

**SECTION II:** That the proper officials of the City of Troy, Ohio are hereby authorized to execute such replat document, and authorized to file said plat for record in the Office of the Recorder of Miami County, Ohio.

**SECTION III:** That this Ordinance shall be effective at the earliest date allowed by law.

Adopted: \_\_\_\_\_  
President of Council

Approved: \_\_\_\_\_

Attest: \_\_\_\_\_  
Clerk of Council Mayor

EXHIBIT A

Replat of Part Outlot 245 and Whole of Inlot 10574

PT. 245 OUTLOT 10574 INLOT TROY CITY MIAMI, OHIO COUNTY

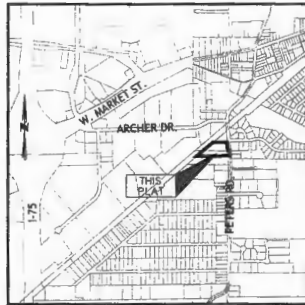
VOLUME PAGE MIAMI COUNTY RECORDER'S RECORD OF PLATS

FEE \$

MIAMI COUNTY RECORDER BY DEPUTY RECORDER

MIAMI COUNTY AUDITOR APPROVED AND TRANSFERRED 20

MIAMI COUNTY AUDITOR BY DEPUTY AUDITOR



VICINITY MAP N.T.S.

DEDICATION

WE, THE UNDERSIGNED, BEING ALL OF THE OWNERS AND LIEN HOLDERS OF THE LAND HEREIN PLATTED, DO HEREBY ACCEPT AND APPROVE THIS PLAT AND ALL OF THE RESTRICTIVE COVENANTS AS REFERENCED BELOW AND DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF SAID PLAT AND TO THE DEDICATION OF THE WESTERLY HALF OF PETERS ROAD AS SHOWN HEREON, TO THE PUBLIC USE FOREVER.

EASEMENTS SHOWN OR NOTED ON THIS PLAT ARE FOR THE CONSTRUCTION, MAINTENANCE, REPAIR, REPLACEMENT OR REMOVAL OF OPEN DITCH SURFACE WATER DRAINAGE OR OPERATION OF GAS, SEWER, WATER, ELECTRIC, TELEPHONE OR OTHER UTILITY LINES OR SERVICES AND FOR THE EXPRESS PRIVILEGE OF REMOVING ANY AND ALL TREES OR OTHER OBSTRUCTIONS TO THE FREE USE OF SAID UTILITIES AND FOR PROVIDING INGRESS AND EGRESS TO THE PROPERTY FOR SAID PURPOSES AND ARE TO BE MAINTAINED AS SUCH FOREVER.

OWNER: MIKE HAWK HOMES, LLC

CALVIN MICHAEL HAWK SOLE MEMBER

STATE OF OHIO, COUNTY OF MIAMI, S.S. BE IT REMEMBERED THAT ON THIS DAY OF 20, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY CAME MIKE HAWK HOMES, LLC, CALVIN MICHAEL HAWK, ITS SOLE MEMBER, TO ME KNOWING AND ACKNOWLEDGED THE SIGNING AND EXECUTION OF THE WITHIN PLAT TO BE HIS FREE AND VOLUNTARY ACT AND DEED. IN TESTIMONY WHEREOF, I HAVE HERETO SET MY HAND AND OFFICIAL SEAL ON THE DAY AND DATE ABOVE WRITTEN.

NOTARY PUBLIC IN AND FOR STATE OF OHIO MY COMMISSION EXPIRES:

CITY OF TROY PLANNING COMMISSION

AT A MEETING OF THE PLANNING COMMISSION OF THE CITY OF TROY, OHIO, HELD THIS DAY OF 20, THIS PLAT WAS REVIEWED AND APPROVED.

CHAIRMAN SECRETARY

CITY OF TROY COUNCIL

AT A MEETING OF THE COUNCIL OF THE CITY OF TROY, OHIO, HELD THIS DAY OF 20, THIS PLAT WAS APPROVED BY ORDINANCE NO. 0-20, EFFECTIVE 20.

MAYOR PRESIDENT OF COUNCIL CLERK OF COUNCIL

CITY OF TROY ENGINEER

THIS PLAT WAS INSPECTED AND APPROVED BY US THIS DAY OF 20.

JULIAN A. RHOADES, P.E.

DESCRIPTION

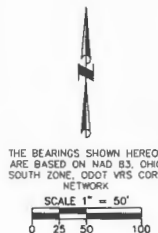
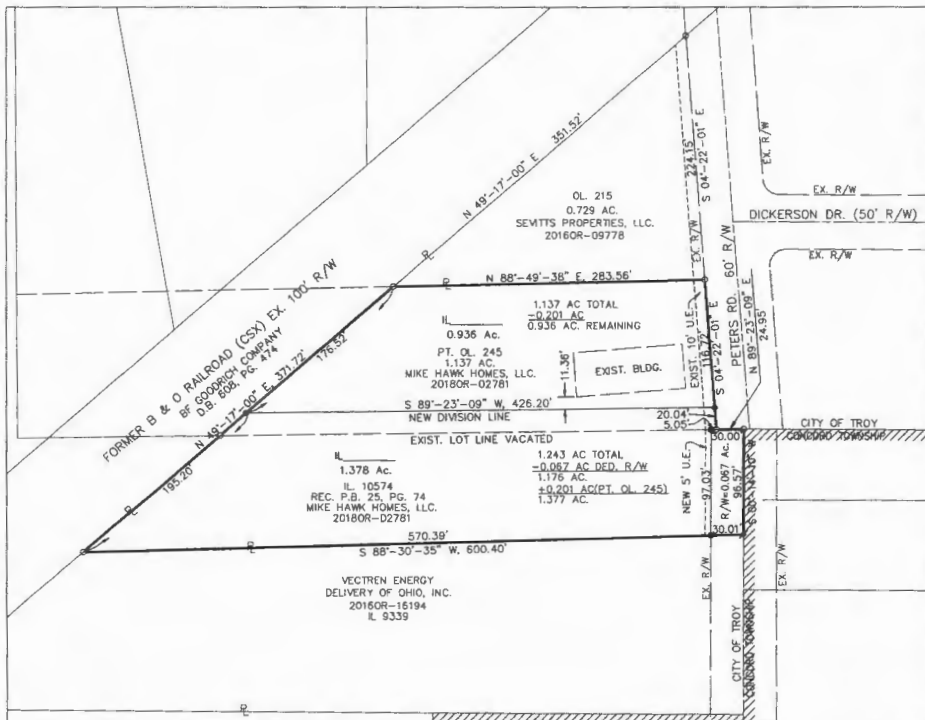
BEING A REPLAT OF PART OF OUTLOT 245 AND INLOT 10574 OWNED BY MIKE HAWK HOMES, LLC, AS RECORDED IN 20180R-02781.

PREPARED BY	DATE
<b>Choice One Engineering</b>	10-24-2022
DRAWN BY: seb	JOB NUMBER: MAT100316_000
MIAMI, OHIO 45304-0000	SHEET NUMBER
LOVELAND, OHIO 45024-0000	1 of 2

Replat of Part Outlot 245 and Whole of Inlot 10574

PT. 245 OUTLOT 10574 INLOT TROY CITY MIAMI, OHIO COUNTY

PLAT BOOK PAGE MIAMI COUNTY RECORDER'S RECORD OF PLATS



THE BEARINGS SHOWN HEREON ARE BASED ON NAD 83, OHIO SOUTH ZONE, CDDOT VRS CORRS NETWORK

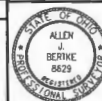
- LEGEND**
- 5/8" x 30" REBAR W/CAP TO BE SET
  - IRON PIN FOUND
  - ⊕ MAG NAIL SET
  - ⊖ MAG NAIL FOUND
  - UTILITY EASEMENT LINE
  - ▨ CORP LIMIT

- REFERENCES**
- REC. P.B. 2, PG. 27
  - REC. P.B. 2, PG. 83
  - REC. P.B. 25, PG. 74
  - LOT SURV. 17, PG. 193
  - LAND SURV. 36, PG. 113

I HEREBY CERTIFY THAT THIS IS A TRUE REPRESENTATION OF THE SUBDIVISION HEREON PLATTED BASED ON AN ACTUAL SURVEY PERFORMED UNDER MY DIRECTION, 5/8" X 30" IRON PINS WITH CAPS SET AS SHOWN HEREON.

ALLEN J. BERTKE, P.S. #8629

DATE



PREPARED BY	DATE
<b>Choice One Engineering</b>	10-24-2022
DRAWN BY: seb	JOB NUMBER: MAT100316_in
MIAMI, OHIO 45304-0000	SHEET NUMBER
LOVELAND, OHIO 45024-0000	2 of 2

**ORDINANCE No.** 0-6-2023

Dayton Legal Blank, Inc.

**ORDINANCE ACCEPTING A UTILITY  
EASEMENT, ON PART OF INLOT 1331 AS  
INCLUDED ON THE SNYDER REPLAT TO THE  
REAR OF 935 ATLANTIC STREET IN THE CITY  
OF TROY, OHIO**

**WHEREAS**, a utility easement on the parcel known as part of Inlot 1331, from Dale W. and Kelly W. Snyder is needed related to the Madison Street Stormwater Station Project, now under construction; and

**WHEREAS**, Dale W. and Kelly W. Snyder have agreed to grant said 15 foot utility easement, on part of Inlot 1331, as shown on the Snyder Replat, attached hereto as Exhibit A and made a part hereof.

**NOW, THEREFORE, BE IT ORDAINED** by the Council of the City of Troy, as follows:

**SECTION I:** That the Snyder Replat, attached hereto as Exhibit A and made a part hereof, presented to Council and now on file with the Clerk of Council, is hereby approved and the dedication of the 15 foot utility easement on part of Inlot 1331 is hereby accepted.

**SECTION II:** That the proper officials of the City of Troy, Ohio are hereby authorized to execute such documents as necessary to complete the replat and the dedication of the easement.

**SECTION III:** That this Ordinance shall be effective at the earliest date allowed by law.

Adopted: \_\_\_\_\_  
President of Council

Approved: \_\_\_\_\_

Attest: \_\_\_\_\_  
Clerk of Council Mayor

EXHIBIT A



**SNYDER REPLAT**

PT. LOT 1331 & 714 TROY MIAMI OHIO  
INLOT CITY COUNTY

VOLUME \_\_\_\_\_ PAGE \_\_\_\_\_  
MIAMI COUNTY RECORDER'S RECORD OF PLATS



**LEGEND**

○<sup>1/2</sup> IRON PIN FOUND

FEE \$ \_\_\_\_\_  
MIAMI COUNTY RECORDER BY DEPUTY RECORDER \_\_\_\_\_  
MIAMI COUNTY AUDITOR APPROVED AND TRANSFERRED \_\_\_\_\_ 20\_\_\_\_  
MIAMI COUNTY AUDITOR BY DEPUTY AUDITOR \_\_\_\_\_

**PLAT AUTHORIZATION AND DEDICATION**

DALE W. AND KELLY W. SNYDER, THE OWNERS OF THE LAND INCLUDED WITHIN THIS PLAT HAVE CAUSED THE AREA LOCATED IN THE CITY OF TROY, OHIO ENCOMPASSED BY THIS PLAT, TO BE SURVEYED, PLATTED, AND KNOWN AS SNYDER PLAT. FURTHERMORE, DALE W. AND KELLY W. SNYDER, DEDICATE THE EASEMENTS AS SHOWN ON THIS PLAT TO THE PUBLIC USE FOREVER.

OWNER: DALE W. & KELLY W. SNYDER

*Dale Snyder*      *Kelly W. Snyder*  
DALE W. SNYDER      KELLY W. SNYDER

**ACKNOWLEDGMENT**

STATE OF OHIO, Miami COUNTY, SS  
BEFORE ME, A NOTARY PUBLIC, IN AND FOR THE STATE OF OHIO, PERSONALLY APPEARED DALE W. & KELLY W. SNYDER, WHO EXECUTED THE FOREGOING PLAT, WHO ACKNOWLEDGED THAT HE/SHE DID SIGN SUCH INSTRUMENT IS HIS FREE ACT AND DEED.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SUBSCRIBED MY NAME AND AFFIXED MY OFFICIAL SEAL AT Troy, OHIO, THIS 11<sup>th</sup> DAY OF January, 2023.

NOTARY PUBLIC Julia Lynn Morrison  
MY COMMISSION EXPIRES: 12/19/2026



**CITY OF TROY ENGINEER**

THIS PLAT WAS INSPECTED AND APPROVED BY US THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_

JILLIAN A. RHOADES, P.E.

**CITY OF TROY COUNCIL**

AT A MEETING OF THE COUNCIL OF THE CITY OF TROY, OHIO, HELD THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_ THIS PLAT WAS APPROVED BY ORDINANCE NO. 0-\_\_\_\_-20\_\_\_\_, EFFECTIVE \_\_\_\_\_, 20\_\_\_\_.

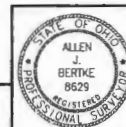
MAYOR \_\_\_\_\_ PRESIDENT OF COUNCIL \_\_\_\_\_ CLERK OF COUNCIL \_\_\_\_\_

SURVEY REFERENCE  
REC. P.B. 2, PG. 30  
REC. P.B. 14 PG. 18

**SURVEY CERTIFICATION**

I HEREBY CERTIFY THAT THIS REPLAT WAS PREPARED IN ACCORDANCE WITH OHIO ADMINISTRATIVE CODE CHAPTER 4733-37.

*Allen J. Bertke*      1-4-2023  
ALLEN J. BERTKE, P.S. #8629      DATE



PREPARED BY:  
**ChoiceOne Engineering**  
ENGINEER: ODO 92,497,820  
LIMA, OH 43029, OHIO

DATE: 12-12-2022  
DRAWN BY: MBK  
JOB NUMBER: MIATRO2204  
SHEET NUMBER: 1 OF 1



**MEMORANDUM**

TO: Mr. Lutz, President of Council  
Council Members

FROM: Patrick E. J. Titterington, Director of Public Service and Safety 

DATE: January 31, 2023

SUBJECT: **DESIGNATED OUTDOOR REFRESHMENT AREA AMENDMENT REVISED APPLICATION**

On January 9, 2023, the City Council Committee of the Whole reviewed an amended Downtown Troy Designated Outdoor Refreshment Area (DORA) application. The proposed amendments included adding permanent and temporary expansion areas to the existing DORA boundary, extending DORA days and hours, and in place of specially marked plastic cups, requiring participating liquor establishments to use City-sanctioned stickers on non-glass containers.

After the submittal of the application and prior to the January 9 meeting, the City Administration received the following requests for changes in the proposed DORA boundary demarcation:

- The Board of Miami County Commissioners requested that the County parking lot on the west side of Cherry Street and east of the Safety Building be moved from the proposed permanent boundary to the proposed temporary boundary; and
- The First United Methodist Church requested that the sidewalk on the south side of W. Franklin Street between S. Market and S. Cherry Streets be removed from the existing permanent DORA boundary.

At the meeting, the City staff also noted that the list of qualified liquor establishments in the application needed to be updated as it did not include liquor establishments located in the proposed permanent and temporary DORA boundary expansion areas.

After discussing the proposed DORA amendments, including the requests of the Board of Miami County Commissioners and the First United Methodist Church, Council members recommended honoring the two boundary change requests, and with it, other proposed amendments to be reflected in the revised application to be submitted to City Council along with the legislation on February 6, 2023.

The map depicting the two requested boundary changes and the revised application of the Downtown Troy Designated Outdoor Refreshment Area amendment are attached hereto.

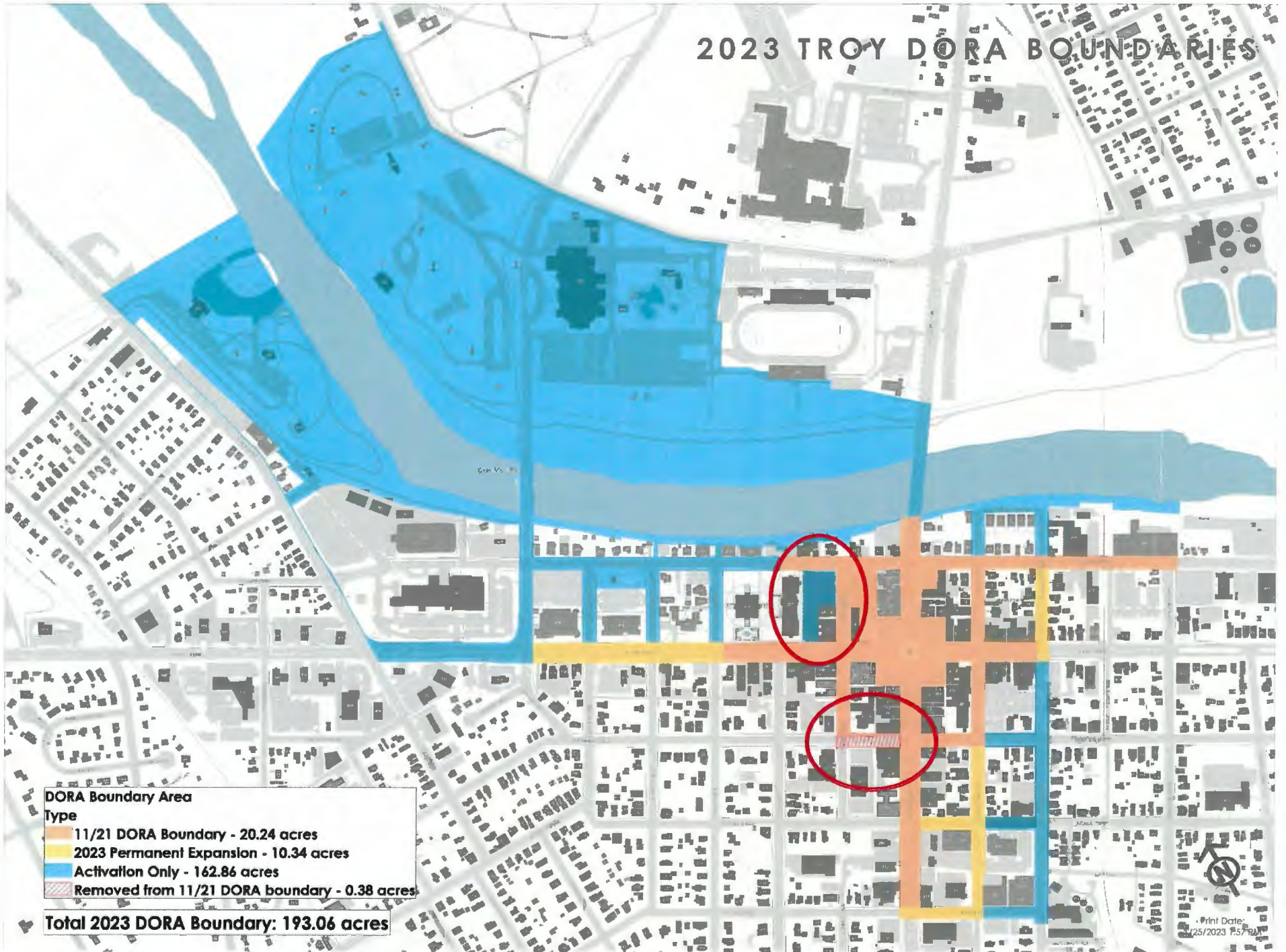
encl.

cc: Mayor Oda  
Grant Kerber, Law Director



DORA BOUNDARY (REVISED FROM DECEMBER 19, 2022)

2023 TROY DORA BOUNDARIES



**ORDINANCE No.** 0-7-2023

Dayton Legal Blank, Inc.

**AN ORDINANCE AMENDING THE DESIGNATED OUTDOOR  
REFRESHMENT AREA KNOWN AS THE DOWNTOWN  
TROY DESIGNATED OUTDOOR REFRESHMENT AREA  
AND REGULATIONS PROVIDED FOR BY ORDINANCE NO.  
O-11-2021**

**WHEREAS**, a municipality with a population of less than fifty thousand (50,000) is permitted to create a Designated Outdoor Refreshment Area (DORA) pursuant to the provisions of Section 4301.82 of the Ohio Revised Code; and

**WHEREAS**, on March 15, 2021, the Council of the City of Troy, Ohio duly adopted Ordinance No. O-11-2021, which Ordinance was approved after a referendum and became effective November 26, 2021; and

**WHEREAS**, on January 31, 2023, the Director of Public Service and Safety of the City of Troy, Ohio submitted an application to Troy City Council for approval of an amended and expanded DORA, which Amended DORA Application is attached and incorporated herein as Exhibit "A"; and

**WHEREAS**, the Amended DORA Application as submitted includes the premises of the permit holders located at the street addresses in Exhibit "A", attached hereto and made a part hereof, meets the requirements of Section 4301.82(B)(1 through 5) of the Ohio Revised Code, it being further clarified that the boundary of the DORA includes the premises of the permit holders located at the street addresses listed in Exhibit "A", attached hereto and made a part hereof; and

**WHEREAS**, approval of the Amended Designated Outdoor Refreshment Area will serve to enhance the experiences of the patrons of the business establishments and special events within Downtown Troy Designated Outdoor Refreshment Area.

**NOW, THEREFORE, BE IT ORDAINED** by the Council of the City of Troy, Ohio as follows:

**SECTION I:** That this Council approves the amended and expanded DORA Application as having met the requirements of Section 4301.82(B)(1-5) of the Ohio Revised Code, and approves the establishment of an Amended Downtown Troy Designated Outdoor Refreshment Area comprised of the area as depicted on Exhibit "A", attached hereto and made a part hereof, such area to include and encompass the premises of the permit holders located at the street addresses listed in Exhibit "A", as is required to be included pursuant to Section 4301.82(F)(1)(a) of the Ohio Revised Code.

**SECTION II:** That this Council determines that all public notice requirements of Section 4301.82 of the Ohio Revised Code prior to the passage of this Ordinance have been met.

**SECTION III:** That in order to ensure public health and safety within the amended and expanded DORA area, and in accordance with Section 4301.82(F)(1)(b) of the Ohio Revised Code:

- (a) The specific boundaries of the area, including street addresses, are attached as Exhibit "B" attached hereto and made a part hereof, and are also set forth in Exhibit "A";
- (b) The number, spacing, and type of signage designating the area are attached as Exhibit "C", attached hereto and made a part hereof, and are also set forth in Exhibit "A";
- (c) The hours of operation of the amended and expanded DORA area would be Sunday through Saturday, from 11:00 A.M. to 11:00 P.M. each day, and is also set forth in Exhibit "A", as may be amended by Troy City Council from time to time;

**SECTION IV:** That the amended and expanded DORA encompasses not fewer than two (2) qualified permit holders, all of which are identified in Exhibit "A", attached hereto and made a part hereof, by business name, address, liquor permit type and liquor permit number. Also included in Exhibit "A", attached hereto and made a part hereof, and in accordance with Section 4301.82(F)(1)(c) of the Ohio Revised Code are the hours of operation for the DORA, which will apply to all activities within the DORA, only as may be limited or suspended by approval of special event planning or at the request of Troy City Council. The City shall have the right to suspend a qualified permit holder's ability to serve DORA beverages for any violation of the DORA rules.

**SECTION V:** That the Safety Plan as described in Exhibit "A", attached hereto and made a part hereof, is hereby approved as meeting the requirements of Section 4301.82 (F)(1)(d) of the Ohio Revised Code, including the manner in which the number of personnel needed to carry out the plan shall be determined.

**SECTION VI:** That the Sanitation Plan that will help maintain the appearance and public health of the area as described in Exhibit "A", attached hereto and made a part hereof, is hereby approved as meeting the requirements of Section 4301.82(F)(1)(e) and 4301.82(F)(1)(f) of the Ohio Revised Code, including the manner in which the number of personnel needed to carry out the plan shall be determined.

**SECTION VII:** That as is required by Section 4301.82(F)(1)(g) of the Ohio Revised Code, beer and intoxicating liquor shall only be served in non-glass containers, which shall be provided by the qualified permit holders in a container that readily identifies the DORA approved labeling.

**SECTION VIII:** That the Clerk of Council is hereby instructed to forward a copy of this Ordinance to the Ohio Division of Liquor Control and to the investigative unit of the Ohio Department of Public Safety, all in accordance with Sections 4301.82(C) and 4301.82(F)(3) of the Ohio Revised Code.

**SECTION IX:** That this Ordinance shall be effective at the earliest date allowed by law.

Adopted: \_\_\_\_\_

\_\_\_\_\_  
President of Council

Approved: \_\_\_\_\_

Attest: \_\_\_\_\_  
Clerk of Council

\_\_\_\_\_  
Mayor

EXHIBIT 'A'

AMENDED DORA APPLICATION

**REVISED APPLICATION TO THE TROY CITY COUNCIL**  
**THE DOWNTOWN TROY**  
**DESIGNATED OUTDOOR REFRESHMENT AREA**  
**AMENDMENT**  
ORC 4301.82



The Office of the Director of Public Service and Safety for the City of Troy, Ohio respectfully submits the following application to the Troy City Council to approve and enact the amended Designated Outdoor Refreshment Area in Downtown Troy in accordance with ORC 4301 .82.

Submitted: January 31, 2023

By: 

Director of Public Service and Safety

Rec  
1/31/2023  
8:03 Am SK

## I. INTRODUCTION AND SUBMITTAL OF APPLICATION

The Office of the Director of Public Service and Safety of Troy respectfully submits the following application to City Council of Troy, Ohio to approve and establish an amended Designated Outdoor Refreshment Area (hereinafter "DORA"), pursuant to Ohio Revised Code ("ORC") § 4301.82. The proposed application meets all the state requirements.

Effective March 23, 2022, Section 4301.82 of the Ohio Revised Code authorizes municipalities with population of fifty thousand or less to create no more than three 320 contiguous acres of Designated Outdoor Refreshment Areas or "DORAs." A DORA is an area where the open carry restrictions do not apply at particular hours, and adults are permitted to possess and consume alcohol in public, with certain restrictions. In order to consider the creation of a DORA, the Director of Public Service and Safety must file an application with City Council which meets certain statutory requirements outlined below. The application filing must be advertised for two consecutive weeks in a newspaper of general circulation. Not earlier than 30 days, but not later than 60 days, after the initial publication of the notice, City Council may approve or disapprove of the application by ordinance or resolution.

The Downtown Troy DORA went into effect in November 2021. Since then, Troy Main Street has engaged the downtown businesses for input and feedback on the DORA operation by conducting surveys. The survey results and direct feedback received resulted in Troy Main Street's recommendation to the City of Troy and City Council to amend the DORA. Proposed amendments are reflected herein.

The purpose of this application is to request that the City Council amend a Designated Outdoor Refreshment Area (DORA) in the City of Troy. The application includes the following sections:

SECTION II.	POPULATION REQUIREMENTS
SECTION III.	BOUNDARY MAP OF THE PROPOSED DORA
SECTION IV.	NATURE AND TYPES OF ESTABLISHMENTS
SECTION V.	QUALIFIED PERMIT HOLDERS
SECTION VI.	LAND USE AND ZONING
SECTION VII.	SAFETY PLAN
SECTION VIII.	PUBLIC HEALTH PLAN
SECTION IX.	SIGNAGE PLAN
SECTION X.	DORA RULES OF OPERATION

## II. POPULATION REQUIREMENTS

Pursuant to requirements of ORC 4301.83(D), the City of Troy is a municipal corporation with a population of less than fifty thousand and this application requests expanding one DORA area of the three that are allowed.

According to the Decennial U.S. Census, the population of City of Troy on April 1, 2020 was 26,305.<sup>1</sup>

<sup>1</sup> U.S. Census Bureau (2020). *DEC Redistricting Data (PL 94-171), Troy city, Ohio*. Retrieved from <https://data.census.gov/table?q=troy+ohio&g=1600000US3977588&tid=DECENNIALPL2020.P1>

### III. BOUNDARY MAP OF THE PROPOSED DORA

In accordance with ORC 4301.82(B)(1)(b), the amended and expanded boundaries of the DORA are depicted in the map provided on **Exhibit A**. Currently, ~~fifteen (15)~~ **twenty (20) establishments (one permit is pending and three establishments are located in a temporary boundary expansion area)** have been identified that qualify to be included in the DORA. The proposed expanded DORA boundary encompasses ~~193.44~~ **193.06 acres in size – 20.24 acres existing boundary as of November 2021 19.86 acres of amended existing boundary; 11.56 acres permanent expansion 10.34 acres of permanent expansion; and 161.64 acres temporary boundary expansion for approved events only 162.86 acres of temporary boundary expansion for approved events only** - which is below the requirements of the area being 320 acres or less in a city with less than 50,000 residents.

It is the intent of the City that the segments of W Water St., N Short St., N Oxford St., N Monroe St., Brukner Park, N Elm St., Treasure Island Park, Southwest Levee Bank, Washington St., Adams St., Community Park, Riverside Dr., W Staunton Rd., Troy Aquatic Park, Hobart Arena, W Main St., N Walnut St., Pearson Ct., Southeast Levee Bank, N Mulberry St., S Mulberry St., E Franklin St., E Canal St., E Race St., N Market Street Bridge and Northwest Levee Bank from the terminus of the expanded permanent DORA boundaries will only be used in conjunction with the special events when requested by an event organizer and approved by City Council, and, when applicable, when recommended by the Miami Conservancy District, **Board of Miami County Commissioners**, Troy Board of Park Commissioners, and/or Troy Board of Recreation. These segments are depicted in blue on the **Exhibit A** and will not be used on the regular DORA days and hours as outlined in Section (X)(A).

The following is the list of street addresses of real property included within the specific boundaries of the DORA. **The street addresses depicted with an asterisk (\*) represent the areas of the DORA not subject to the regular DORA days and hours and shall only be used on such dates and times expressly allowed by the Council of the City of Troy, Ohio by subsequent legislation.**

Street Name	Range	Even/Odd
W. Water St.	9-201	Even & Odd
E. Water St.	3-301	Even & Odd
N. Crawford St.	34	Even
W. Main St.	2-220 ½	Even & Odd
E. Main St.	1-124	Even & Odd
W. Franklin St.	1-17	Odd
E. Franklin St.	10-22	Even
N. Cherry St.	20	Even & Odd
S. Cherry St.	5-19	Even & Odd
N. Walnut St.	9-31	Even & Odd
S. Walnut St.	17-21	Even & Odd
N. Market St.	2-113	Even & Odd
S. Market St.	4-235	Even & Odd
NE Public Square	1-201 ½	Odd
NW Public Square	101	Odd
SE Public Square	217-305 ½	Odd
SW Public Square	319-405	Odd
Streets Added (Expansion of District)	Range	Even/Odd
W. Water St.*	201-523	Even & Odd
W. Main St.	220 ½-522	Even & Odd

W. Main St.*	522-750	Even & Odd
E. Main St.	124-203	Even & Odd
E. Franklin St.*	22-122	Even & Odd
S. Walnut St.	21-225	Even & Odd
N. Walnut St.*	N/A	Street segment between E. Water St. & Pearson Ct.
Pearson Ct.*	1-10	Even & Odd
N. Mulberry St.	9-25	Even & Odd
N. Mulberry St.*	25-135	Odd
S. Mulberry St.*	9-229	Even & Odd
E. Race St.	19	Odd
E. Race St.*	19-180	Even
E. Canal St.	9-18	Even & Odd
E. Canal St.*	18-111	Even & Odd
N. Market St.*	113-134	Even & Odd
N. Short St.*	22-36	Street segment between W. Main St. & W. Water St.
N. Oxford St.*	13-25	Street segment between W. Main St. & W. Water St.
N. Monroe St.*	N/A	Street segment between W. Main St. & W. Water St.
Adams St.*	124-265	Even & Odd
Riverside Dr.*	101-102	Even
W. Staunton Rd.*	317-517	Even
N. Elm St.*	24-439	Odd
Washington St.*	N/A	Street segment between N. Elm St. & Southwest Levee
Northwest Levee Bank*	N/A	From N. Market St. Bridge to Community Park
Southwest Levee Bank*	N/A	From Treasure Island Park to Adams St. Bridge
Southeast Levee Bank*	N/A	From Adams St. Bridge to include portion of the Levee along 301 E. Water St.

*\*Temporary expansion during approved events only*

#### IV. NATURE AND TYPES OF ESTABLISHMENTS

In accordance with ORC 4301.82(B)(2), the nature and types of establishments that will be within or adjacent to the DORA are primarily businesses in the retail, restaurant, entertainment and services sectors.

Within the DORA, the majority of the buildings have businesses consisting of retail, restaurants and commercial services on their first floor. The upper-level floors have a mixture of office space and residential units. There are also institutional uses typical of a historic downtown such as the Troy Historic Public Library, Troy City Hall, Troy Police Department, and city-owned park land.

Examples of the retail, restaurant, service, and institutional establishments located in the DORA:

RETAIL	
Establishment	Address
Be You Boutique	117 S Market St
Echo Boutique	101 S. Market St.
Poppy Lane Boutique	103 S. Market St.
Three Weird Sisters	15 S. Market St.

FINANCE/SERVICE COMMERCIAL	
Establishment	Address
AllState Insurance	220 W. Main St.
Benefits Analysis Corporation	101 W. Water St.
Carr Insurance Group	115 S. Market St.
Flagel Huber Flagel	206 W. Main St.

DINING	
Establishment	Address
Bakehouse Bread & Cookie Company	317 Public Square
Basil's on Market	18 N. Market St.
Submarine House	14 N. Market St.
The Caroline	5 S. Market St.

INSTITUTIONAL/GOVERNMENT	
Establishment	Address
Miami County Safety Building	201 W. Main St.
Troy City Hall	100 S. Market St.
Troy Police Department	124 E. Main St.
Historical Library	100 W. Main St.

Residential housing within the DORA is limited and consists primarily of urban apartments and the Metropolitan Housing Authority units which exist within the Central Business District. There are a limited number of single-family residential units along the periphery of the DORA.

## V. QUALIFIED PERMIT HOLDERS

In accordance with ORC 4301.82(B)(3), the DORA will encompass not fewer than two qualified permit holders as defined by ORC § 4301.82(D)(2). The City of Troy has identified ~~thirteen (13) qualified permit holders and two (2) pending permits~~ **twenty (20) qualified permit holders - one permit is pending and three establishments depicted with an asterisk (\*) are located in the temporary expansion area for approved events only** - that will likely be included in the DORA, which are identified as follows:

	PERMIT NO.	PERMIT HOLDER	DBA	ADDRESS	PERMIT CLASS
1	6548218	111 W Water LLC	Brewery	111 Water St. and Patio	D5
2	08984010833	Bpoe Lodge0833 Troy	Elks	17 W. Franklin St.	D4
3	41529790222	Iorm Tribe0222 Tonquas	Redmen	103 1/2 E. Main St.	D4
4	90782710005	Troy Meat Shop LLC & Patio	Harens Market 1st & 2nd Fl & Bsmt	2 E. Main St.	D5
5	6083150	Mojo Enterprises LLC	Mojos Bar & Grill 1st Fl & Bsmt	107-109 E. Main St.	D5
6	84128660005	Speakeasy Ramen LLC	Speakeasy Miso	101 W. Main St.	D1, D2, D3, D6
7	6253015	Music & Spirits LLC	Leaf & Vine 1st Fl Bsmt & Mezzanine & Patio	108 W. Main St.	D1, D2, D3, D3A
8	6551088	116 West Main LLC	Tavern	116-118 W. Main St.	D1, D2, D3, D3A
9	8774977	Tabernacle Brewing Company LLC	Moeller Brew Barn	214 W. Main St.	A1A, A1C
10	2342663	Dunaways Beef N Ale Inc	Dunaways Beef N Ale Inc Bsmt & Patios & 1st Fl	508 W. Main St.	D1, D2, D3, D6/Pending
11	92720050045	Viking Group Inc	Donatos Pizza	414 W. Main St.	D1
12*	279401109711	FOE AERIE0971 MIAMI	Fraternal Order of Eagles	225 N. Elm St.	D4
13*	8311332	Smiths Boathouse Restuarant LLC	Smiths Boathouse Restaurant	439 N. Elm St. and Patio	D5F
14*	15120950005	City of Troy, Ohio	Hobart Arena	255 Adams St.	D5I, D6
	151209550003	City of Troy, Ohio	Hobart Arena Bar 3 North East Concession Stand	255 Adams St.	D5I, D6
	151209550004	City of Troy, Ohio	Hobart Arena Bar 4 North West Concession Stand	255 Adams St.	D5I, D6

	151209550005	City of Troy, Ohio	Hobart Arena Bar 5 South Concession Stand	255 Adams St.	D51, D6
15	8311412	Steve & Melanie Smith LLC	The Caroline 1st Fl Patio & Mezzanine	5 S. Market St.	D1, D2, D3, D6
16	26887560007	Fermentum Enterprises LLC	Crafted & Cured	8 S. Market St.	D1, D2, D3
17	0006177	Agave & Rye Troy LLC	Agave & Rye	2 N. Market St.	D1, D2, D3, D3A, D6
18	86730300006	Submarine Tyme LLC	Submarine House No 6	14 N. Market St.	D5, D6
19	9138509	Todd M Uhlir	Basils on Market	18 N. Market St.	D5, D6
20	2435685 (pending)	Edible Concepts IV LLC	Old Scratch Pizzeria	19 E. Race St.	D5, D51, D6

## VI. LAND USE AND ZONING

In accordance with ORC 4301.82(B)(4), the land uses within the DORA are zoned B-1 Local Retail District, B-2 General Business District, B-3 Central Business District (CBD), OR-1 Office-Residential District, R-7 Multiple Family District, M-2 Light Industrial District, and R-6 Two Family District, PUD Planned Unit Development and WO Wellhead Operation District - temporary DORA boundary expansions for approved special events only - are in accordance with the City of Troy Comprehensive Plan as provided for in **Exhibit B**.

The Troy Comprehensive Plan designates the CBD as the Downtown District with the primary focus to preserve and enrich Downtown Troy. This designation's objective is to maintain, enhance, and grow the Downtown District as a vibrant, mixed-use gathering place and cultural center with an emphasis on retail, arts, and entertainment uses. The Downtown District maintains a highly urban, pedestrian-focused environment through building and streetscape.

The 2017 Troy Downtown Riverfront Strategic Development Study identifies key initiatives to maintain and enhance the special character of Troy's downtown and riverfront corridor, protect its sense of place, encourage investments, and create a dynamic commercial and residential district by attracting residents and visitors to enjoy downtown by creating additional programs to enhance local businesses and existing events. The properties within the proposed DORA are located within, or surround, the Central Business District which exemplifies the mixed-use development pattern within Downtown Troy.

The expansion of the DORA in downtown Troy continues to align with the City's Comprehensive Plan and objective to define this area as a popular destination for dining and entertainment within the City. The DORA is focused around the Central Business District wherein restaurants, bars, taverns, brewpubs and microbreweries are permitted uses and may operate under the current regulations.

## VII. SAFETY PLAN

In accordance with ORC § 4301.82(B)(5) and (F)(1)(d), a Safety Plan has been developed to ensure public safety in the DORA, off-street parking requirements will be enforced a copy of which is attached hereto as **Exhibit C**. The Safety Plan can be executed with existing staff per **Exhibit C**.

## VIII. SANITATION PLAN

In accordance with ORC § 4301.82(B)(5), (F)(l)(e), and (F)(l)(f), a Sanitation Plan has been developed that will help maintain the appearance and public health of the area within the DORA. A copy is attached hereto as **Exhibit D**. The Sanitation Plan can be executed with existing staff.

## IX. SIGNAGE PLAN

In accordance with the ORC § 4301.82(F)(l)(b), a minimum of ~~forty (40)~~ **forty-one (41)** signs will be displayed throughout the boundary of the DORA. The signs are depicted on attached **Exhibit E**. Boundary signs will be located at street intersections along the boundary of the DORA. The location and spacing of the signs are shown on attached **Exhibit D: Signage & Sanitation Map**.

If expanding the DORA area for a special event is requested by an event organizer and approved by City Council and, when applicable, when recommended by the Miami Conservancy District, **Board of Miami County Commissioners**, Troy Board of Park Commissioners, and/or Troy Board of Recreation., the event organizer will be responsible for placing temporary DORA signage and trash receptacles at the DORA boundaries as approved by the Office of Service and Safety Director.

Each establishment that is not a qualified permit holder will display a green or red sign that either accepts or prohibits DORA drinks. The signs are depicted on attached **Exhibit E**.

Qualified permit holders that may serve DORA beverages will display navy signs informing patrons that DORA beverages can be purchased at the establishment. The sign is depicted on attached **Exhibit E**.

## X. RULES OF OPERATION

### A. Hours of Operation

In accordance with ORC § 4301.82 (F)(l)(c), the hours of operation for the DORA will be:

- 11:00 a.m. to 11:00 p.m. daily

City Council reserves the right by legislation to:

- Change DORA days, hours and/or boundaries at any time
  - Any legislation passed by City Council regarding boundaries shall be subject to:
    1. Permission or recommendation by property owner
    2. Following the Division of Liquor Control notification process
- Activate temporary DORA areas for requested events
- Temporarily suspend DORA operations in order to accommodate the permitting of special events that may occur within boundaries of the DORA

### B. Official DORA Container

In accordance with ORC § 4301.82(F)(l)(g), beer, wine, and intoxicating liquor shall only be consumed within the DORA as follows:

- Beer, wine, and intoxicating liquor shall only be served and consumed within the DORA in 20 oz. or less non-glass containers. No other containers will be permitted
- The non-glass DORA containers shall be distinctly marked with the specifically designated sticker approved by the City (the “Official DORA Sticker”) as depicted on attached **Exhibit E**. No other stickers will be permitted
- Used containers must be disposed of before entering any liquor establishment of a qualified permit holder or a business displaying red DORA sign prohibiting DORA beverages

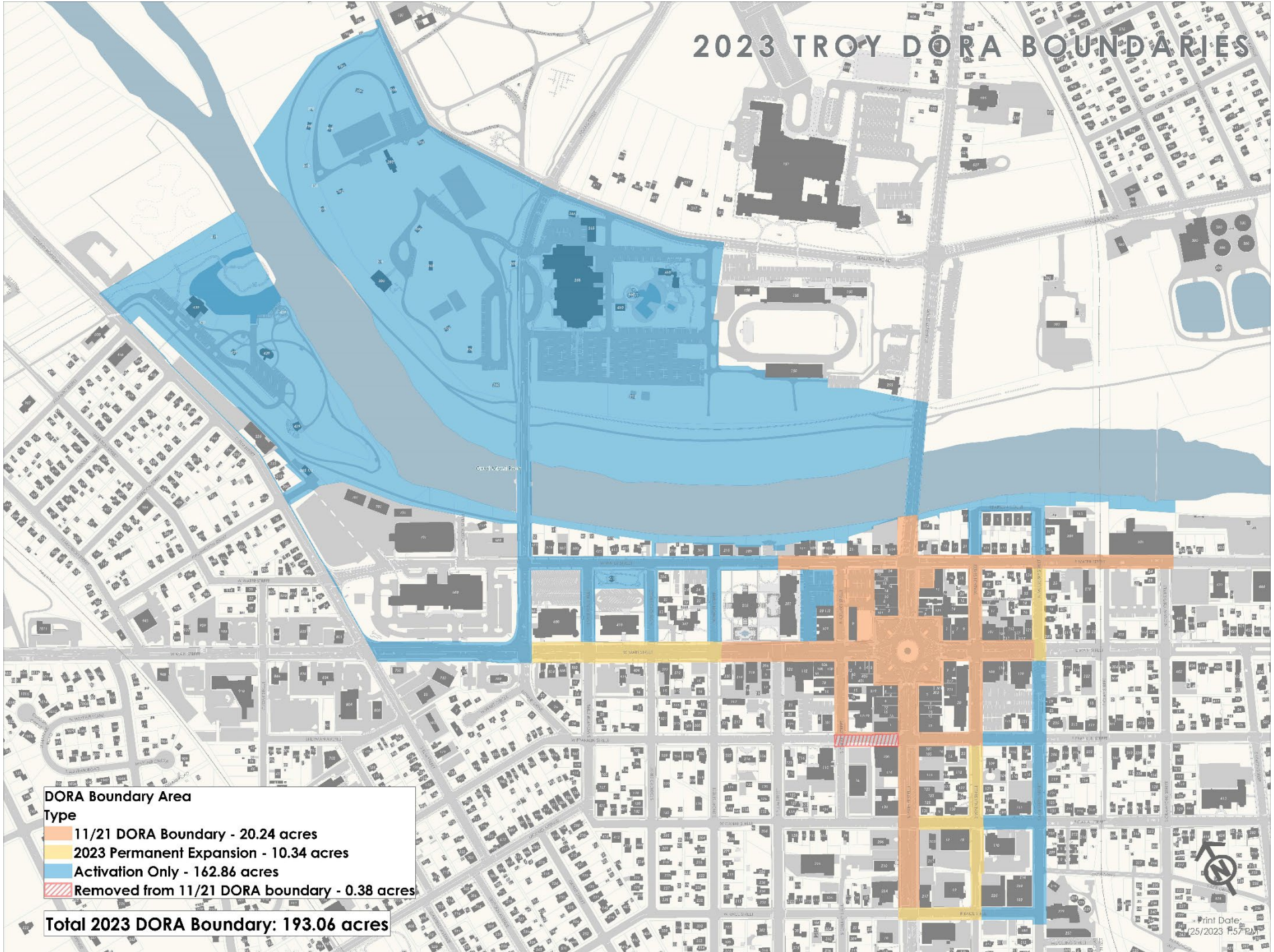
### **C. Additional Requirements**

In accordance with ORC § 4301.82 (B)(5), and in conjunction with other rules, standards and requirements set forth in this application, additional rules and requirements for the purpose of ensuring public safety and health within the DORA are as follows:

1. A person may have in the person's possession an open container of beer, wine, or intoxicating liquor at an outdoor location within the DORA if the open container of beer, wine, or intoxicating liquor was purchased from a qualified permit holder to which following applies:
  - a. The permit holder's premise is located within the DORA;
  - b. The permit held by the permit holder has an outdoor refreshment area designation; and
  - c. The open container consists of a non-glass container with the official DORA sticker
  
2. No person shall do any of the following:
  - a. Enter the premises of an establishment of a qualified permit holder within the DORA while possessing an open container of beer, wine, or intoxicating liquor acquired elsewhere, or
  - b. Possess an open container of beer, wine, or intoxicating liquor while being in or on a motor vehicle within the DORA, unless the possession is otherwise authorized under division (D) or (E) of ORC § 4301.62.

### EXHIBIT A: DORA BOUNDARY

# 2023 TROY DORA BOUNDARIES



**DORA Boundary Area Type**

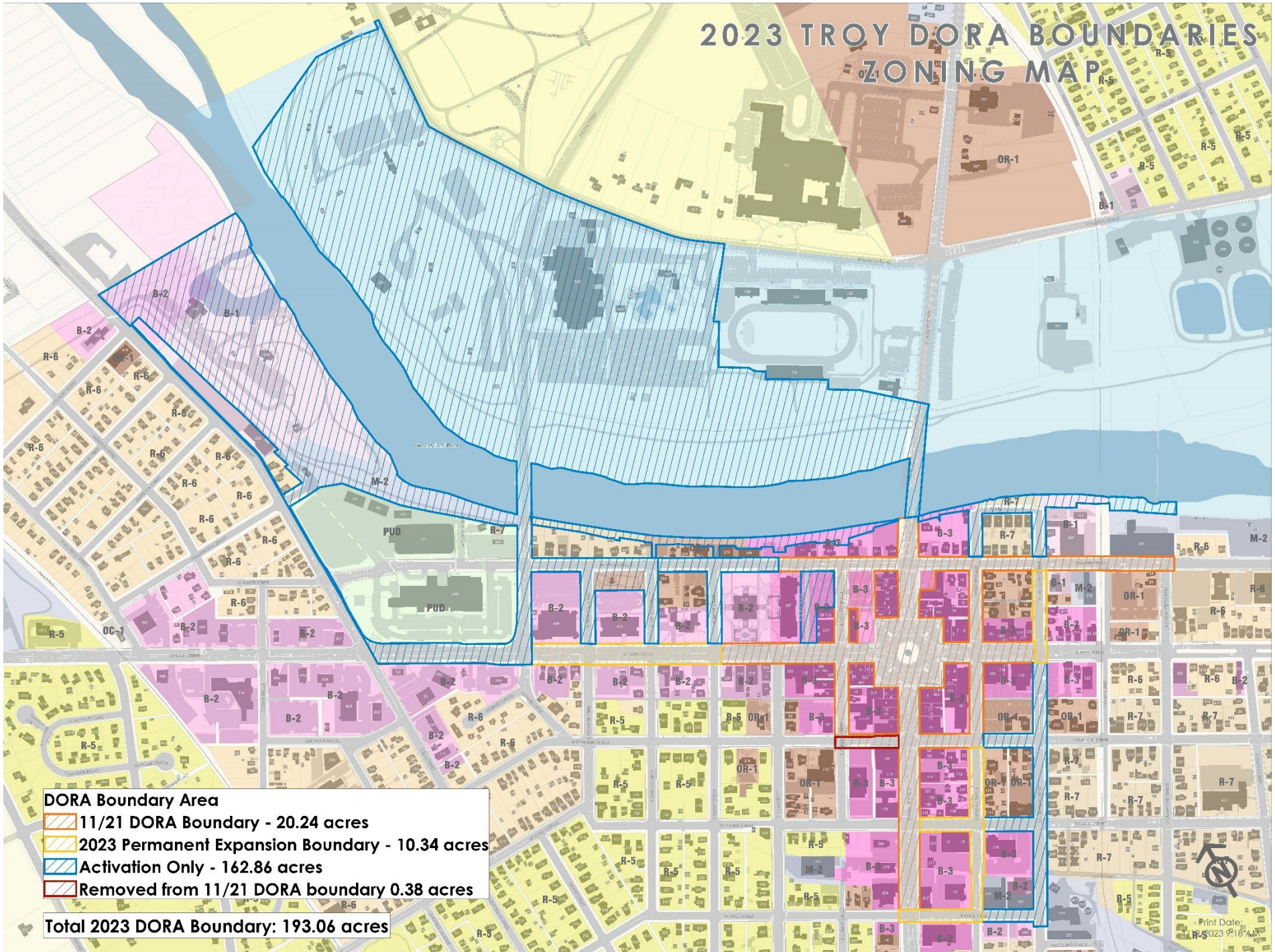
- 11/21 DORA Boundary - 20.24 acres
- 2023 Permanent Expansion - 10.34 acres
- Activation Only - 162.86 acres
- Removed from 11/21 DORA boundary - 0.38 acres

**Total 2023 DORA Boundary: 193.06 acres**

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EXHIBIT B: OFFICIAL ZONING MAP OF DORA

# 2023 TROY DORA BOUNDARIES ZONING MAP



# EXHIBIT B: COMPREHENSIVE PLAN (APPENDIX L): 2017 TROY DOWNTOWN RIVERFRONT STRATEGIC DEVELOPMENT STUDY

## 0-2 YEARS INFILL DEVELOPMENT & KEY PUBLIC SPACES



- ### Key Policy Initiatives
- Perform a regulatory review of current policies and ordinances to identify barriers to private sector implementation of the strategic initiatives.
  - Review and implement high-priority initiatives of the Downtown Parking Study that support the goals of this Strategic Development Study.
  - Review current development financing programs and their respective boundaries to ensure support of the initiatives in this Study. For complete list of tools, refer to the Development Toolkit in the Appendix.
  - Create a CDBG Fund-type program that will provide project gap financing.
  - Expand partnership with proposed hospital to ensure quality design, streamlined approvals for the first and subsequent phases of work.
  - Acquire and stabilize key properties and buildings.
  - Commission a Lockhead Dam Removal Feasibility Study that will evaluate the impacts of removing Troy's lockhead dam.
  - Review existing inventory, programming, operations, and capital improvements of the current Parks and Recreation system.

The priorities laid out by Activate Troy and its public stakeholders were clear: address the negative perception of Troy's east side, improve connections to river, and take advantage of key development sites such as those near the new Lins Building and the former Hobart/ITW site on West Main Street.

Chief amongst the initiatives in this phase of work is commercial and residential infill development to build off momentum being created by the Lins development, the Kettering Hospital announcement, and the proposed redevelopment of the Coleman-Alton-Saideman (CAS) Building. Wherever possible, infill development should come in the form of adaptive reuse of existing buildings or the development of parking lots and vacant land. Only when the

condition of a structure precludes its adaptive reuse should replacement structures be considered. New structures, both replacement and development of vacant land, should be built to accommodate any number of uses and reflect or reinterpret the diverse industrial and mercantile history of Troy's architecture. Potential infill opportunities along Water Street and Canal Street present the largest critical mass of this type of development although other opportunities throughout Downtown also exist.

While infill opportunities are pursued, investments in public space can be made by both public and private interests. A community garden, upgrades to Privy Plaza, an Arts Walk along Clay Street, and a Water Street Heritage Trail may be developed either by the

### POTENTIAL DEVELOPMENT SUMMARY

RESIDENTIAL	20 units
RETAIL/COMMERCIAL	10,000 sq ft

## 2-5 YEARS RECRUIT & ATTRACT AMENITIES AND ANCHORS



### POTENTIAL DEVELOPMENT SUMMARY

RESIDENTIAL	450 units
RETAIL/COMMERCIAL	25,000 sq ft
OFFICE/FLEX	295,000 sq ft
COMMUNITY/INSTITUTIONAL	170,000 sq ft
PARKING	700 spaces

The second investment horizon for Downtown Troy is in the two-to-five year time frame. The work accomplished in the first phase will drive the successful recruitment and attraction of new amenities and anchors that start to scale up Troy's ability to retain and attract residents, a talented and creative workforce, and employers.

Around this time, the new Kettering Health Network hospital will have its first phase of development complete. This will anchor Downtown's west side with the proposed Water Street Heritage Trail (see 0-2 years) connecting it through the downtown core and eastward to the former Hobart Cabinet building where the Troy Truck Yard and Clay Street Arts Walk are proposed (see 0-2 years).

This barbell of initial investment will attract two-to-five year investments along and adjacent to it. This includes a metallurgical artist-in-residency and advanced crowmark fabrication lab in the former Hobart Cabinet building, the potential redevelopment of Spineaker Coatings east of the Cabinet building, and development of the Hobart Arena parking lots across the river. Additional amenities and demand drivers, such as the Downtown condo rental program and the reuse of the grain elevator building as a best-in-class indoor/outdoor climbing facility and view deck, can also be realized in this window of time. To connect it all, the Study proposes modifying select oversized downtown streets to improve their safety and economic performance while maintaining their current travel and parking functions.

## 5-10 YEARS INVEST AT EDGES, GROW AT HEART



### POTENTIAL DEVELOPMENT SUMMARY

RESIDENTIAL	275 units
RETAIL/COMMERCIAL	5,000 sq ft
COMMUNITY/INSTITUTIONAL	30,000 sq ft
PARKING	300 spaces

Years zero-to-five set the stage for larger investment in the five-to-ten year window. These investments will be focused on growing the heart of Downtown while bringing online initiatives at the periphery of Downtown to expand the level of connectivity from surrounding neighborhoods to and from a growing downtown core.

In this window of time, the Kettering Health Network hospital campus is planned to be complete, the balance of the River District north of the Great Miami could be completed, large infill development sites around the Public Square and near the hospital might be realized, and a dedicated, iconic pedestrian bridge may be built to connect Downtown directly to its new River District.

## EXHIBIT C

In accordance with ORC 4301.82(B)(5), the proposed requirements for the purpose of ensuring public safety within the Designated Outdoor Refreshment Area (DORA) are as follows:

### PUBLIC SAFETY PLAN

City of Troy Police Department and Fire Department will be responsible for providing public safety within the DORA through law enforcement and fire/EMS services.

### Law Enforcement Responsibilities

The Troy Police Department will be responsible for providing law enforcement services within the DORA. The Police Department Headquarters is located within the DORA boundary. Patrol Supervisors will monitor the DORA area during routine patrols. The safety plan will be analyzed and adjusted as needed.

In the event that an above-average number of people are in the DORA, the on-duty supervisor may assign additional officers and/or assign an officer to specifically patrol the DORA. The use of foot patrol and bicycle patrol will be considered as alternate methods of patrolling in the DORA.

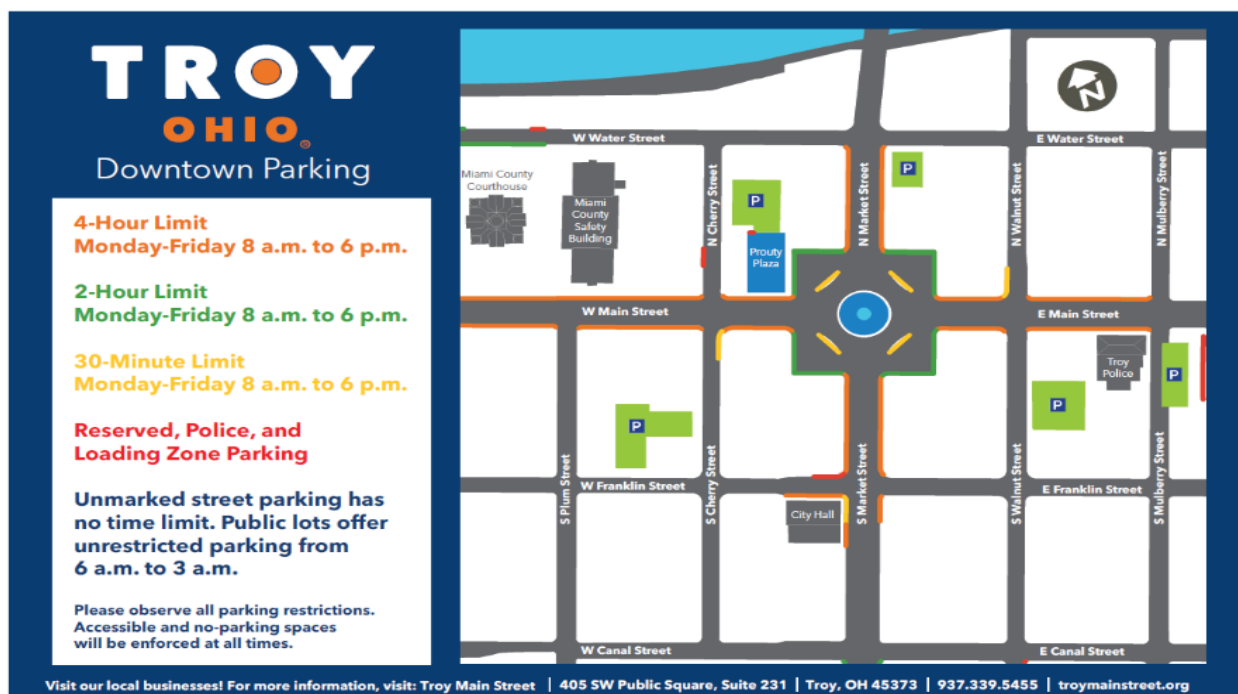
For planned events in the DORA that may draw a larger than normal attendance, the Chief of Police may have additional officers and/or other agency personnel assigned specifically to the DORA.

### Fire/EMS Responsibilities

The Troy Fire Department will be responsible for providing Fire, Rescue, and EMS within the DORA. Station Eleven is currently located within the DORA boundary. Estimated response time would be between two and three minutes to any area within the DORA.

For planned events in the DORA that may draw larger than normal attendance, the Fire Chief may stage personnel and/or equipment in a location within or near the DORA to allow for an immediate response.

### Downtown Public Parking Map



## EXHIBIT D

In accordance with ORC 4301.82(B)(5), the proposed requirements for the purpose of ensuring public health within the Designated Outdoor Refreshment Area (DORA) are as follows:

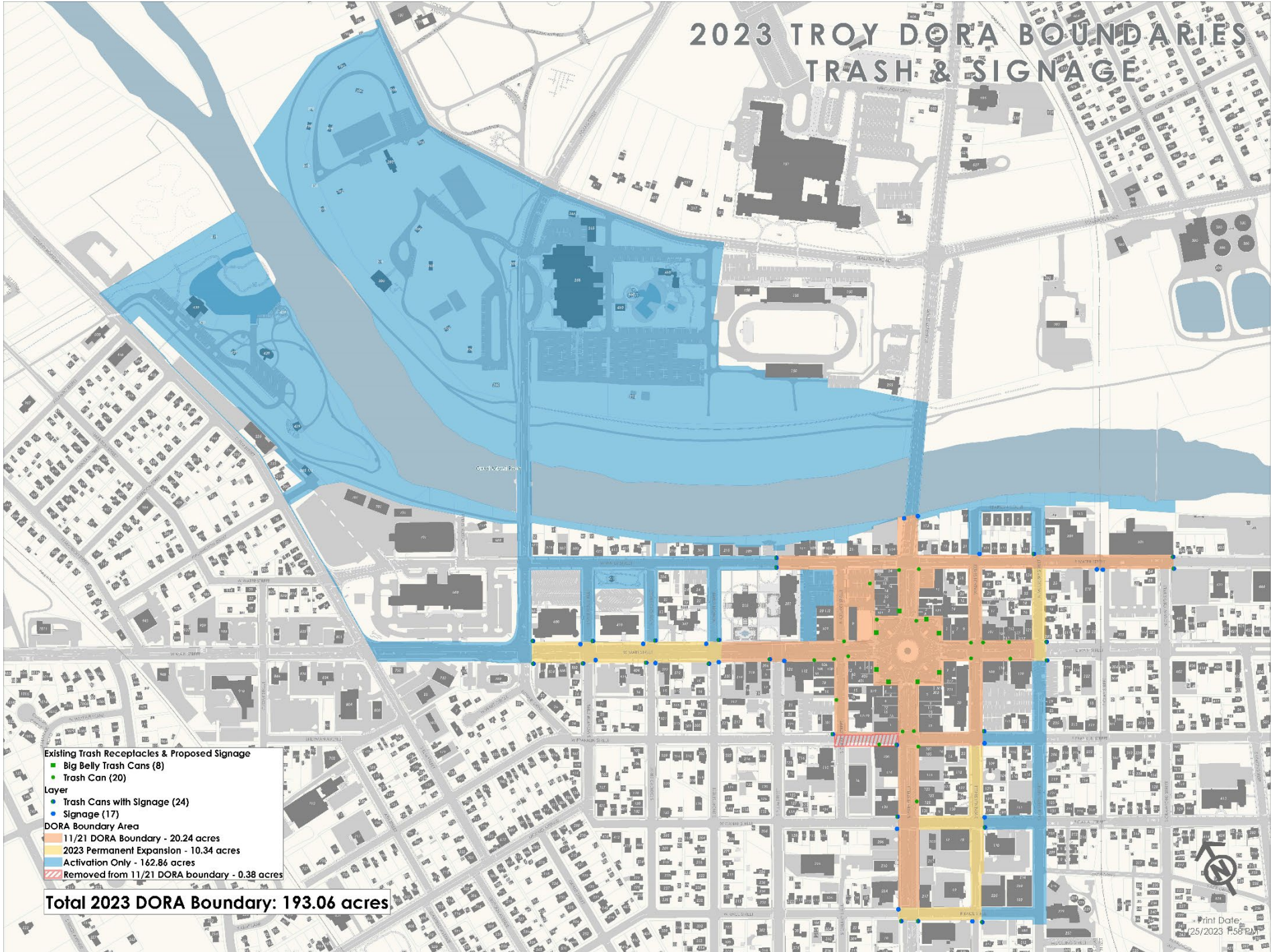
### SIGNAGE & SANITATION PLAN

City of Troy Street Department and Park Department personnel will be responsible for maintaining the appearance and public health within the DORA through trash collection, street sweeping, routine maintenance and signage placement.

**Exhibit D: Signage & Sanitation Map** (p.14) shows ~~fifty-three (53)~~ **fifty-two (52)** permanent trash receptacles (shown in green and half-green-half-blue) placed throughout and along the DORA boundary that will be serviced multiple times per week. The City is proposing the installation of **twenty-four (24)** signs on the trash receptacles (shown in half-green-half-blue) and an additional ~~sixteen (16)~~ **seventeen (17)** signs throughout the DORA to mark the boundaries (shown in blue). The City's Street and Park Departments will monitor and empty full litter receptacles Friday, Saturday, and Sunday mornings in addition to the regular pick-up schedule. The Street Department will coordinate the installation of additional signage if needed.

### EXHIBIT D: SIGNAGE & SANITATION MAP

# 2023 TROY DORA BOUNDARIES TRASH & SIGNAGE



- Existing Trash Receptacles & Proposed Signage**
- Big Belly Trash Cans (8)
  - Trash Can (20)
- Layer**
- Trash Cans with Signage (24)
  - Signage (17)
- DORA Boundary Area**
- 11/21 DORA Boundary - 20.24 acres
  - 2023 Permanent Expansion - 10.34 acres
  - Activation Only - 162.86 acres
  - Removed from 11/21 DORA boundary - 0.38 acres

**Total 2023 DORA Boundary: 193.06 acres**

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EXHIBIT E

Boundary signage



Sticker for DORA containers



Window decals for establishments



**EXHIBIT “B”**

**THE SPECIFIC BOUNDARIES OF THE AREA, INCLUDING STREET ADDRESSES, FOR THE AMENDED DORA APPLICATION**

In accordance with ORC 4301.82(B)(1)(b), the amended and expanded boundaries of the DORA are depicted in the map provided on **Exhibit A**. Currently, twenty (20) establishments (one permit is pending and three establishments are located in a temporary boundary expansion area) have been identified that qualify to be included in the DORA. The proposed expanded DORA boundary encompasses 193.06 acres in size – 19.86 acres of amended existing boundary; 10.34 acres of permanent expansion; and 162.86 acres of temporary boundary expansion for approved events only - which is below the requirements of the area being 320 acres or less in a city with less than 50,000 residents.

It is the intent of the City that the segments of W Water St., N Short St., N Oxford St., N Monroe St., Brukner Park, N Elm St., Treasure Island Park, Southwest Levee Bank, Washington St., Adams St., Community Park, Riverside Dr., W Staunton Rd., Troy Aquatic Park, Hobart Arena, W Main St., N Walnut St., Pearson Ct., Southeast Levee Bank, N Mulberry St., S Mulberry St., E Franklin St., E Canal St., E Race St., N Market Street Bridge and Northwest Levee Bank from the terminus of the expanded permanent DORA boundaries will only be used in conjunction with the special events when requested by an event organizer and approved by City Council, and, when applicable, when recommended by the Miami Conservancy District, Board of Miami County Commissioners, Troy Board of Park Commissioners, and/or Troy Board of Recreation. These segments are depicted in blue on the **Exhibit A** and will not be used on the regular DORA days and hours as outlined in Section (X)(A).

The following is the list of street addresses of real property included within the specific boundaries of the DORA. The street addresses depicted with an asterisk (\*) represent the areas of the DORA not subject to the regular DORA days and hours and shall only be used on such dates and times expressly allowed by the Council of the City of Troy, Ohio by subsequent legislation.

<b>Street Name</b>	<b>Range</b>	<b>Even/Odd</b>
W. Water St.	9-201	Even & Odd
E. Water St.	3-301	Even & Odd
N. Crawford St.	34	Even
W. Main St.	2-220 ½	Even & Odd
E. Main St.	1-124	Even & Odd
W. Franklin St.	1-17	Odd
E. Franklin St.	10-22	Even
N. Cherry St.	20	Even & Odd
S. Cherry St.	5-19	Even & Odd
N. Walnut St.	9-31	Even & Odd
S. Walnut St.	17-21	Even & Odd
N. Market St.	2-113	Even & Odd
S. Market St.	4-235	Even & Odd
NE Public Square	1-201 ½	Odd
NW Public Square	101	Odd
SE Public Square	217-305 ½	Odd
SW Public Square	319-405	Odd
<b>Streets Added (Expansion of District)</b>	<b>Range</b>	<b>Even/Odd</b>
W. Water St.*	201-523	Even & Odd
W. Main St.	220 ½-522	Even & Odd
W. Main St.*	522-750	Even & Odd
E. Main St.	124-203	Even & Odd
E. Franklin St.*	22-122	Even & Odd
S. Walnut St.	21-225	Even & Odd
N. Walnut St.*	N/A	Street segment between E. Water St. & Pearson Ct.
Pearson Ct.*	1-10	Even & Odd
N. Mulberry St.	9-25	Even & Odd
N. Mulberry St.*	25-135	Odd
S. Mulberry St.*	9-229	Even & Odd
E. Race St.	19	Odd
E. Race St.*	19-180	Even
E. Canal St.	9-18	Even & Odd
E. Canal St.*	18-111	Even & Odd
N. Market St.*	113-134	Even & Odd
N. Short St.*	22-36	Street segment between W. Main St. & W. Water St.
N. Oxford St.*	13-25	Street segment between W. Main St. & W. Water St.
N. Monroe St.*	N/A	Street segment between W. Main St. & W. Water St.
Adams St.*	124-265	Even & Odd
Riverside Dr.*	101-102	Even
W. Staunton Rd.*	317-517	Even
N. Elm St.*	24-439	Odd
Washington St.*	N/A	Street segment between N. Elm St. & Southwest Levee
Northwest Levee Bank*	N/A	From N. Market St. Bridge to Community Park
Southwest Levee Bank*	N/A	From Treasure Island Park to Adams St. Bridge
Southeast Levee Bank*	N/A	From Adams St. Bridge to include portion of the Levee along 301 E. Water St.

*\*Temporary expansion during approved events only*

EXHIBIT "C"

THE NUMBER, SPACING, AND TYPE OF SIGNAGE DESIGNATING THE AREA

City of Troy Street Department and Park Department personnel will be responsible for maintaining the appearance and public health within the DORA through trash collection, street sweeping, routine maintenance and signage placement.

Exhibit D (to the application) Signage & Sanitation Map (p.14) shows fifty-two (52) permanent trash receptacles (shown in green and half-green-half-blue) placed throughout and along the DORA boundary that will be serviced multiple times per week. The City is proposing the installation of twenty-four (24) signs on the trash receptacles (shown in half-green-half-blue) and an additional seventeen (17) signs throughout the DORA to mark the boundaries (shown in blue). The City's Street and Park Departments will monitor and empty full litter receptacles Friday, Saturday, and Sunday mornings in addition to the regular pick-up schedule. The Street Department will coordinate the installation of additional signage if needed.



**ITEMS OF INTEREST**

**TO:** Mayor Oda  
Mr. Lutz, President of Council  
Council Members

**FROM:** Patrick E. J. Titterington, City Director



**DATE:** February 3, 2023

We are providing the following for your information:

- Major Project Update:
  - Fire Station 11 – Final site and punch list items are being completed.
- Recreation Update:
  - The Troy Aquatic Park Season Passes went on sale December 1. 98 season passes and 11 grandparent passes have been sold to date for the 2023 season.
  - Registration for the spring/summer girls' softball program began on January 13.
  - Hartzell Propeller held their annual employee dinner at Hobart Arena on the main floor on January 28. There were over 400 people in attendance.
  - The Greater Midwest Cheer Expo will be held at Hobart Arena on Saturday, February 11.
  - The 2023 Miami County Home and Garden Show is scheduled for February 17-19.
  - The Ohio First Lego League Championships will be held at Hobart Arena March 11-12. This will be the first time it will be held at the arena and the first time the event has been held since 2019.
  - Winterguard International will be holding a preliminary percussion event at Hobart Arena on April 20 as part of the World Championships that are being held in Dayton that week. The last time this was held was 2019 at Hobart Arena.
- Employment Update:
  - Hunter Bradburn was appointed to the position of Police Officer effective January 30.
  - Michael Lamm was appointed to the position of Firefighter effective February 6.
  - Evan Tamplin was appointed to the position of Laborer within the Park Department effective February 6.
  - Tim Spruance, Street Department, announced his retirement after 23 years of service effective February 17.
  - Ken Crabtree, Park Department, announced his retirement after 22 years of service effective February 24.
  - Sabrina Blankenship, Park Department, announced her retirement after 30 years of service effective March 31.



- City offices will be closed Monday, February 20 for the President's Day Holiday. Residential refuse collection and recycling will be on schedule. City Council will meet on Tuesday, February 21.
- Attached is the Snow Removal report for the 2022-2023 winter season.

**Calendar of Meetings**

February 6	7:00 p.m.	Council Meeting
February 7	4:00 p.m.	Board of Park Commissioners Meeting
February 8	3:30 p.m.	Planning Commission Meeting
February 13	6:00 p.m.	Council Committee Meeting
February 15	4:00 p.m.	Recreation Board Meeting
February 16	6:15 p.m.	Human Relations Commission Meeting
February 21	7:00 p.m.	Council Meeting
February 22	3:30 p.m.	Planning Commission Meeting
February 27	6:00 p.m.	Council Committee Meeting

**Upcoming Events Downtown**

February 3	5:30 p.m.	TMS First Friday – Black History & Culture Walk
March 3	5:30 p.m.	TMS First Friday – Murder Mystery

**Upcoming Events at Hobart Arena**

February 11		The Greater Midwest Cheer & Dance Expo
February 17-19		2023 Miami County Home & Garden Show
March 3-4		OHSAA Division III District Wrestling Tournament
March 11-12		Ohio First Tech & Lego Challenge League Championship
March 18	7:00 p.m.	AEW Wrestling
March 30	7:30 p.m.	Travis Tritt with Special Guest War Hippies
April 20		Winterguard International Percussion Prelims
April 27	7:00 p.m.	Zach Williams with Special Guest Blessing Offor
April 29		Dayton Feis

Reports from other departments are attached.

If you have any questions, please do not hesitate to contact this office.

Enclosure

cc: Department Heads

MONTH	SALT			BEET JUICE			UNLEADED			DIESEL			REG LABOR		OT LABOR		EVENT TOTAL (\$/EVENT)	TOTAL SPENT TO DATE	CUMUL. TOTAL SALT USAGE (TONS)	TOTAL SALT REMAINING (TONS)	EVENT DESCRIPTION (M = Mains; S = Secondaries; B = Bridges; All = All Streets)			
	(TONS)	(\$/TON)	(\$/EVENT)	(GAL)	(\$/GAL)	(\$/EVENT)	(GAL)	(\$/GAL)	(\$/EVENT)	(GAL)	(\$/GAL)	(\$/EVENT)	(HOURS)	(\$/EVENT)	(HOURS)	(\$/EVENT)								
	0.00	\$73.45	\$ -	0.0	\$1.37	\$ -	0.0	\$2.81	\$ -	0.0	\$3.08	\$ -	\$ -				\$ -	\$ -	0.00	1,310.47	300 tons on order			
December 22, 2022 10:30 PM - 1:30 AM	50.00	\$73.45	\$3,872.50	575.0	\$1.37	\$787.75	3.0	\$2.37	\$7.11	63.0	\$5.45	\$343.35	0.00	\$0.00	24.00	\$1,016.04	\$5,826.75	\$ -	\$ 5,826.75	50.00	1,260.47	Salt M&S		
December 23, 2022 8:30 AM - 2:00 PM	0.00	\$73.45	\$0.00	0.0	\$1.37	\$0.00	0.0	\$2.37	\$0.00	139.0	\$5.45	\$757.55	0.00	\$0.00	46.50	\$2,185.47	\$2,923.02	\$ -	\$ 8,749.77	50.00	1,260.47	Plow M&S		
December 23, 2022 6:30 PM - 11:00 PM	2.00	\$73.45	\$146.90	4.0	\$1.37	\$5.48	0.0	\$2.37	\$0.00	2.0	\$5.45	\$10.90	0.00	\$0.00	7.50	\$417.83	\$581.11	\$ -	\$ 9,330.88	52.00	1,258.47	Salt Main St overpass/auger box cleaning		
December 24, 2022 11:00 AM - 4:00 PM	22.00	\$73.45	\$1,615.90	164.0	\$1.37	\$224.88	0.0	\$2.37	\$0.00	141.0	\$5.45	\$768.45	0.00	\$0.00	35.50	\$1,523.63	\$4,132.66	\$ -	\$ 13,463.54	74.00	1,236.47	Plow and Salt M&S		
December 26, 2022 10:00 AM - 4:00 PM	68.00	\$73.45	\$4,994.60	490.0	\$1.37	\$671.30	0.0	\$2.37	\$0.00	127.0	\$5.45	\$692.15	0.00	\$0.00	42.00	\$1,893.72	\$8,251.77	\$ -	\$ 21,715.31	142.00	1,168.47	Plow and Salt M&S		
December 27, 2022 8:00 AM - 2:00 PM	0.00	\$73.45	\$0.00	0.0	\$1.37	\$0.00	20.0	\$2.37	\$47.40	135.0	\$5.45	\$735.75	52.00	\$1,878.76	0.00	\$0.00	\$2,461.91	\$ -	\$ 24,177.22	142.00	1,168.47	Clearing roads		
December 28, 2022 8:00 AM - 2:00 PM	0.00	\$73.45	\$0.00	0.0	\$1.37	\$0.00	35.0	\$2.37	\$82.95	0.0	\$5.45	\$0.00	18.00	\$630.18	0.00	\$0.00	\$713.13	\$ -	\$ 24,890.35	142.00	1,168.47	Clearing roads		
December 29, 2022 8:00 AM - 12:00 PM	0.00	\$73.45	\$0.00	0.0	\$1.37	\$0.00	20.0	\$2.37	\$47.40	0.0	\$5.45	\$0.00	8.00	\$228.92	0.00	\$0.00	\$276.32	\$ -	\$ 25,166.67	142.00	1,168.47	Clearing roads		
January 22, 2023 9:30 AM - 3:30 PM	45.00	\$73.45	\$3,305.25	0.0	\$1.37	\$0.00	0.0	\$2.37	\$0.00	84.0	\$5.45	\$457.80	0.00	\$0.00	43.00	\$2,071.49	\$5,834.54	\$ -	\$ 31,001.21	187.00	1,123.47	Salt and Plow M&S		
January 23, 2023 12:00 AM - 3:00 AM	4.00	\$73.45	\$293.80	0.0	\$1.37	\$0.00	0.0	\$2.37	\$0.00	6.0	\$5.45	\$32.70	0.00	\$0.00	3.00	\$158.97	\$485.47	\$ -	\$ 31,486.68	191.00	1,119.47	Salt Bridges		
January 24, 2023 10:00 AM - 2:00 PM	4.50	\$73.45	\$330.53	0.0	\$1.37	\$0.00	0.0	\$2.37	\$0.00	16.0	\$5.45	\$87.20	16.00	\$413.52	0.00	\$0.00	\$831.25	\$ -	\$ 32,317.93	195.50	1,114.97	Brine roads		
January 25, 2023 4:30 AM - 2:00 PM	42.00	\$73.45	\$3,084.90	0.0	\$1.37	\$0.00	123.0	\$2.37	\$291.51	140.0	\$5.45	\$763.00	110.00	\$3,470.17	20.00	\$953.85	\$8,563.43	\$ -	\$ 40,881.36	237.50	1,072.97	Salt and Plow M&S/Cleanup		
January 30, 2023 8:00 AM - 8:30 AM	0.50	\$73.45	\$36.73	0.0	\$1.37	\$0.00	0.0	\$2.37	\$0.00	1.0	\$5.45	\$5.45	0.50	\$17.67	0.00	\$0.00	\$59.84	\$ -	\$ 40,941.20	238.00	1,072.47	Salt Adams RR overpass		
January 30, 2023 8:00 PM - 11:00 PM	3.00	\$73.45	\$220.35	0.0	\$1.37	\$0.00	0.0	\$2.37	\$0.00	6.0	\$5.45	\$32.70	0.00	\$0.00	3.00	\$197.61	\$450.66	\$ -	\$ 41,391.86	241.00	1,069.47	Salt Bridges		
<b>Total</b>			<b>\$ 17,701.46</b>			<b>\$ 1,689.21</b>			<b>\$476.37</b>			<b>\$ 4,687.00</b>			<b>\$ 6,439.22</b>				<b>\$ 10,398.61</b>					

\* Compared with 2021-2022 season expenses totaling \$41,964.74 and 270 tons of salt used as of February 3, 2022.



**Street/Solid Waste – Justin Olivieri, Foreman**

- Collected and transported 366 tons of residential trash since the last report of 281 tons
- Handled recycling and trash complaints
- Collected yard waste bags and bundled brush
- Collected 313 Christmas trees and transported them to the Miami County Transfer Station
- Salted and plowed the main and secondary streets January 22 due to the snow storm
- Salted bridges on January 23 due to ice
- Brined the roads on January 24 in preparation of the storm
- Salted and plowed the main and secondary streets and plowed the residential streets on January 25 due to the snow storm
- Salted the bridges due to the ice buildup on January 30
- Repaired 41 potholes utilizing cold mix
- Started preparing signs for the zone 5 sign replacement

**Electrical – Daryl Williams**

- Completed Ohio Utilities Protection Service requests as needed
- Upgraded the Maintenance Facility Fuel System software to cloud based “DX Fleet” software
- Attended an Arc Flash class
- Attended the Communicating in a Crisis seminar
- Re-lamped Fire Station 12 building marquee, replaced an exhaust fan motor and installed three HDMI cables and wall outlets at Fire Station 13
- Repaired a bollard light in the northeast quadrant
- Investigated conduits and wiring for planned equipment upgrade for WTP CO2 system
- Rehung the fallen phone line on Smith Street
- Reset 20A breaker for the Treasure Island Lighthouse
- Removed the defective nightlight from the barn at Duke Park
- Repaired the traffic signal communication network
- Rewired both fryers in The Shoreline kitchen
- Repaired damaged Christmas lights in the downtown
- Removed a light over the ice and repaired a light fixture in a restroom at Hobart Arena
- Completed the annual SOP and Electrical Safety Standards Review

**Water Distribution/Sewer Maintenance – Scott Taylor, Utility Foreman**

- Marked numerous Ohio Utilities Protection Service tickets
- Completed numerous work orders for Billing and Collection
- Investigated numerous high consumption alerts
- Completed non-pay shut offs and reconnects as paid
- Repaired and replaced water meters and radios that were not functioning
- Repaired water main breaks on Merry Robin Road and Glendale Drive
- Repaired a fire hydrant that was hit on N. Kings Chapel Drive
- Ran sanitary and storm hotspots
- Plowed snow and shoveled the downtown sidewalks
- Repaired valve box tops that were damaged from plowing snow

**Wastewater Treatment Plant – Ken Parks, Superintendent**

- Plant maintenance staff are working on preventative maintenance work orders, hauling the grit trailer to the transfer station, and checking the lift stations.
- On January 30, construction began on the Madison Street Lift Station Rehabilitation Project. The contractor set a temporary pumping box to isolate flow, pulled the motor and gear box for screw pump #1 and they were sent out for rebuilding, and built isolation walls at the base of both screw pumps. Next week, a large crane will be on-site to pull the first screw out of its channel and will be rehabbed onsite. The old grout bed will be removed and the concrete surface prepared for re-grouting.
- On January 26, staff attended the Southwest Ohio Water Environment Association Industrial Waste Seminar. Topics included an OEPA update, Oxygen Reduction Potential for Monitoring and Control, PFAS Issues for POTW's, Modern Wastewater Treatment Concepts for Food, Beverage, and other Industrial Produced Waste Streams, Using Biological Activity to Monitor Changing Wastewater Characteristics and Toxicity Events in Real-Time.
- A plant expansion progress meeting was held on February 2.
- January Flow Data:
  - Average Daily Flow - 4.27 MGD
  - Maximum Daily Flow – 6.15 MGD
  - Monthly Total Flow – 123.80 MGD
- Calendar Year Flow Data:
  - Average Daily Flow – 4.27 MGD
  - Maximum Daily Flow – 6.15 MGD
  - Total Flow for YTD – 123.80 MGD

**Water Treatment Plant – Gary Evans II, Superintendent**

- OEPA Laboratory Microbiological Certification was completed by all WTP personnel
- Gathered items to be disposed of through GovDeals
- Low Service Pumps are running in auto mode



**Items of Interest  
Engineering Department  
February 3, 2023**

PROJ #	PROJECT TITLE	PROJECT STATUS
2018-15	Kidder Ditch Modeling & Rehabilitation	Council approved an agreement with Strand Associates, Inc. for modeling of Kidder Ditch improvements. Additionally, staff engaged Strand for the following items: FEMA submission of new flood plain boundaries, design of ditch improvements especially around bridges, negotiations of easements with residents for staff to enter the ditch for maintenance, and public education information to provide to residents along ditches in the City. Staff continues to work with residents to assist them in understanding the project and obtaining access to the ditch. Council granted authorization of \$810,000 for the Kidder Ditch Improvement Project. The contract was awarded to Performance Site Development of Fairborn, Ohio. The contractor has mobilized to begin earth work in the ditch.
2019-02	Fire Station 11 Replacement	KZF Design, Inc. of Cincinnati, Ohio designed the project. Bilbrey Construction, Inc. of Dayton, Ohio was awarded the contract. The generator was installed on November 4. Final punch list items and administrative closeout activities are ongoing.
2019-27	Madison Street Lift Station Pump Rehab	The City received a CDBG Critical Infrastructure Grant for funding to assist with the costs of the repair/rehabilitation of the Madison Street Stormwater Lift Station. Staff is finalizing a permanent easement along the east side of the lift station. Council increased the project authorization to \$1,000,000. The contract was awarded to Peterson Construction Company of Wapakoneta, Ohio, in the amount of \$880,000. Contractor mobilized this week to begin the work at the lift station. They closed the bike path on top of the levee directly south of the lift station. The contractor plans to be on site until they have completed the work, which is estimated to be by the beginning of April.
2019-23	Traffic Signal - West Main Street and Kings Chapel Drive (PID 113446)	ODOT awarded safety funding for the project. The contract was awarded to Perram Electric, Inc. of Wadsworth, Ohio. The signal went into operation on July 7. Timing is being tweaked to get it to operate at the greatest efficiency and to allow users of Kings Chapel Drive to enter/exit safely. The signal's programming was finalized; the contractor's final payment and final change order is being processed, and staff is working with ODOT for project closeout.
2020-03	WWTP Aeration Blower Replacement/Expansion	In order to allow for flow capacity for larger utility usage developers, staff recommended increasing the plant capacity as this is an opportune time to do so with the blower replacement. Council authorized an agreement addendum with Hazen & Sawyer to provide design services for the plant expansion to increase capacity. Council authorized \$14,000,000 for the construction project. The contract was awarded to Peterson Construction in the amount of \$10,777,000. Contractor has removed trees at the site and plans to mobilize for digging for the tank addition in March.
2020-12	South Stanfield Reconstruction Phase 1	The project is along S. Stanfield Rd. from W. Stanfield Rd. to Commerce Center Blvd. LJB, Inc. is the design engineer for the project. The contract was awarded to Finrock Construction Co. of Covington, Ohio. Final course of pavement is placed and temporary pavement markings has been completed. The Shared Use Path and permanent pavement markings will be placed in Spring 2023.

**Items of Interest  
Engineering Department  
February 3, 2023**

PROJ #	PROJECT TITLE	PROJECT STATUS
2021-16	East Main Street Resurfacing	The City received federal grant funding for the resurfacing of East Main Street from Mulberry Street to the east corporate boundary (past the Broadford Bridge). Choice One Engineering provided the plans for the project. ODOT has provided Stage 3 comments, plans are revised for Plans, Specifications & Engineering documents to be submitted last week. This resurfacing project is being ODOT-let and will be bid mid-2023. The participatory legislation was returned to ODOT.
2021-17	North Elm Street Resurfacing	The City received federal grant funding for the resurfacing and repair of North Elm Street from Main Street to the north corporate boundary. This project will be bid mid-2024. Choice One Engineering is providing the plans for the submittals to ODOT to meet Federal Highway Association (FHWA) requirements. Choice One Engineering and staff walked the area. Plans have been submitted to the City for review and are on track to submit to ODOT in March.
N/A	Miami Shores Golf Course Shed Equipment Structure	Council authorized bidding for a shed equipment structure for the Miami Shores maintenance operation. The project was advertised twice with no bids received. Council increased the project authorization to \$112,000. Bids were again opened July 7. The Board of Park Commissioners has awarded the contract, to the lowest and best bidder, in the amount of \$111,500 to Alpha Construction Indiana, Inc. Final permits are pending FEMA review.
2022-011	Cornish Water Main Replacement (Emergency)	Council declared as an emergency the water main repair for Cornish Road. The water main has been placed and tested. The project is complete with the exception of final asphalt. Project completed.

**ANNUAL PROJECTS**

N/A	Sidewalk Program 2022 (Phase 14) East End & Fox Harbor	Phase 14 of the sidewalk program is generally in the southeast corner of town and Kings Chapel subdivision. The contract was awarded to L.J. DeWeese Co. Inc of Tipp City, Ohio. Construction continues on the east end of the city with a transition to Fox Harbor Drive, which will continue until completed, weather permitting.
N/A	Sidewalk Program 2023 (Phase 15) East End & Fox Harbor	Phase 15 of the sidewalk program is generally in the Kings Chapel subdivision. Staff is out marking potential sidewalks for replacement and to be part of a sidewalk program next year. Staff will be requesting Council to approve a Resolution of Necessity in order to notify residents of their sidewalk repair responsibilities.

**SUBDIVISION PROJECTS**

2022-014	Fern Way	The preliminary plan, final record plat and construction drawings were reviewed, and comments sent back to the developer and the developers engineer.
2021-11	Liberty Meadows	The preliminary plan for Liberty Meadows was approved by Planning Commission. No further action is requested of staff.
2019-04 2020-19	The Reserve at Washington	Section 1 has entered into a maintenance period for a year. Section 2 home construction continues.
2018-25 2019-14	Heritage at Troy Country Club Heritage Village at Troy Country Club	Housing construction continues. The developer has requested that the Heritage at the Troy Country Club development be completed and put into maintenance bond. Staff and the developer's contractor are working towards the completion of the punch list. The asphalt has been completed. Both portions of this subdivision have entered into a maintenance period of one year.

**Items of Interest  
Engineering Department  
February 3, 2023**

PROJ #	PROJECT TITLE	PROJECT STATUS
2019-13; 2020-11; 2021-02	Fox Harbor	Section 5 maintenance period has ended. Section 6, construction is now in a maintenance agreement of one year. Section 7, has been completed, with final acceptance and the maintenance and guarantee bond in place. Section 8 public improvements are complete and housing construction continues. The final plat of Section 9 has been approved by Council; staff is awaiting the submission of the escrow agreement.
2017-15; 2018-02	Stonebridge Meadows	Sections 6 and 7 has completed the requested maintenance items. Staff is awaiting the maintenance bonds for both sections.
2018-08; 2019-03; 2022-013	Halifax	Section 4 maintenance period has ended. Section 5 home construction continues. Section 6 is pending final acceptance from Council and the approval of an escrow agreement.
2007-41	Pleasant View Estates	Staff is currently not aware of any proposed improvements being planned for the remaining land in the subdivision.
2000-50	Oakmont	Section 5 is awaiting final punch list and final course of asphalt. Plans are to get the punch list and asphalt completed to finish the plat via assessments to the adjacent property owners in 2023.
2018-07	Villages of Concord	A revised preliminary plan has been approved by Planning Commission. The County Map Department received a final plat that was not consistent with the approved plat from 2019. Planning Commission authorized adding the wording to the preliminary plan, "See Miami County Common Pleas Case No. 2019-CV00495", and the preliminary plan was signed. The plat was recorded by the County. Staff met with the developer to request compliance with subdivision regulations prior to beginning construction.

# High Usage Alert Records

Address	24 Hr. usage Cu Ft.	Shut Off: Yes - No	Date	Reconnect: Yes - No - Cause
McKaig Road	500	No	January 3, 2023	No - Called and left a message
Trade Square W	900	No	January 3, 2023	No - Called and left a message
McKaig Road	300	No	January 3, 2023	No - Called and left a message
Harrison Street	300	Yes	January 4, 2023	No - Left blue card to call B&C
Chapel Drive E.	300	No	January 4, 2023	No - Toilet running
N. Market Street	300	No	January 5, 2023	No - Toilet running
W. Market Street	300	No	January 5, 2023	No - Toilet running
S. Clay Street	300	No	January 6, 2023	No - Spoke with owner made them aware
Wright Circle	500	No	January 9, 2023	No - Spoke with owner contacting a plumber
N. Kings Chapel Drive	500	No	January 9, 2023	No - Spoke with owner made them aware
Trade Square W	900	No	January 9, 2023	No - Spoke with owner water spigot leaking
Oak Street	400	No	January 10, 2023	No - Toilet running
Stony Creek Road	400	No	January 11, 2023	No - Spoke with owner toilet leaking
Camelot Drive	300	No	January 17, 2023	No - Spoke with owner toilet leaking
S. Mulberry Street	400	No	January 17, 2023	No - Spoke with owner made them aware
Scott Street	300	No	January 17, 2023	No - Left blue card to call B&C
E. Canal Street	400	No	January 17, 2023	No - Spoke with owner toilet leaking
McKaig Road	300	Yes	January 18, 2023	Yes - Toilet leaking
Marybill Drive	300	No	January 18, 2023	No - Spoke with owner toilet leaking
Cole Harbor Drive	500	No	January 18, 2023	No - Filling pool
W. Main Street	500	No	January 19, 2023	No - Spoke with owner toilet leaking
Dronfield Road	300	No	January 20, 2023	No - Spoke with owner toilet leaking
Hauenstine Court	400	No	January 23, 2023	No - Left blue card to call B&C
Weston Road	300	No	January 23, 2023	No - Spoke with owner made them aware
S. Cedar Street	500	No	January 24, 2023	No - Left blue card to call B&C
Skylark Drive	300	No	January 25, 2023	No - Left blue card to call B&C
Cheshire Drive Apt 2C	300	No	January 25, 2023	No - Left blue card to call B&C
Walton Court	300	No	January 25, 2023	No - Spoke with owner made them aware



**MEMORANDUM**

**TO:** Patrick E.J. Titterington, Director of Public Service and Safety  
**FROM:** Tim Davis, Development Director  
**DATE:** February 3, 2023  
**SUBJECT:** *Items of Interest Report*

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I have attached two reports which summarize concerns that are being addressed by the Development Department from January 11, 2023 to February 1, 2023.

The first report shows all permit applications that were received. The permits have been separated by the wards they are located within. There were 15 permit applications received during this time period.

The second report contains the address, type of concern, and a summary of the current status of on-going property maintenance violations. Both open and closed concerns are listed. These concerns are separated by the wards of which they are located within. There were 37 violations addressed during this time period.

All costs associated with the removal of trash and elimination of noxious weeds will be invoiced to the property owner. Should the property owner fail to pay any invoice, the cost will be assessed to the property taxes where the violation occurred.

encl.

## Permit Activity Report

January 11, 2023 - February 1, 2023

Project Address	Ward	Permit Type	Description	Assigned To	Permit Date	Total Fees
1440 E ST RT 55	1	Tent Permit	TENT	Taylor Bruner	1/30/2023	\$26.00
1201 CHARLESTON COURT	1	Zoning-Accessory-Residential	SHED	Taylor Bruner	1/19/2023	\$25.00
1080 HALIFAX DRIVE TROY	1	Zoning-Accessory-Residential	20' X 40' INGROUND SWIMMING POOL	Taylor Bruner	1/19/2023	\$26.00
194 FINSBURY LANE	2	Fence Permit	FENCE	Taylor Bruner	1/20/2023	\$25.00
184 FINSBURY LANE	2	Fence Permit	FENCE	Taylor Bruner	1/19/2023	\$25.00
550 SUMMIT AVE STE 202	4	Change of Occupancy	OCCUPANCY PERMIT - GEMINI HEALTH & WELLNESS	Austin Eidemiller	1/23/2023	\$50.00
1271 BRUKNER DR	4	Planned Development Request	PLANNED DEVELOPMENT	Austin Eidemiller	1/13/2023	\$500.00
1415 W MARKET ST	4	Change of Occupancy	OCCUPANCY PERMIT - CASEY'S GENERAL STORE	Austin Eidemiller	1/11/2023	\$50.00
1458 W MAIN ST	5	Sign Permit-Permanent	SIGN PERMIT	Austin Eidemiller	1/26/2023	\$50.00
1458 W MAIN ST	5	Change of Occupancy	OCCUPANCY PERMIT - EPIC VAPES 2.0 LLC	Austin Eidemiller	1/26/2023	\$50.00
1461 CROYDON RD	5	Zoning-Accessory-Residential	SHED	Taylor Bruner	1/17/2023	\$26.00
1461 CROYDON RD	5	Fence Permit	FENCE	Taylor Bruner	1/17/2023	\$26.00
1720 W MAIN ST	5	Sign-Reface	SIGN FACE CHANGE	Austin Eidemiller	1/16/2023	\$52.00
1750 W MAIN ST	5	ZVL	ZONING VERIFICATION LETTER	Russell Long	1/11/2023	\$25.00
1873 W MAIN ST	6	Change of Occupancy	OCCUPANCY PERMIT - GRACE CHRISTIAN BOOKSTORE	Austin Eidemiller	1/18/2023	\$50.00

### Violation Activity Summary



January 11, 2023 - February 1, 2023

Case #	Case Date	Assigned To	Site Address	Ward	Type of Violation	Status	Description
20230045	1/26/2023	Taylor Bruner	1234 LEE RD	1	ZONING PROBLEM	Open	1/26 Car in yard. Sent Friendly. Follow up 1/31
20230046	1/26/2023	Taylor Bruner	1180 SKYLARK DR	1	TRASH & DEBRIS	Open	1/26 Trash & Debris on the side of the house. Sent Letter. Follow up 2/3
20230047	1/26/2023	Taylor Bruner	1364 SKYLARK DR	1	ZONING PROBLEM	Open	1/26 Truck in yard. Sent Friendly. Follow up 1/31
20230048	1/26/2023	Taylor Bruner	1441 SKYLARK DR	1	ZONING PROBLEM	Open	1/26 Trailer in yard. Sent Friendly. Follow up 1/31
20230027	1/13/2023	Taylor Bruner	940 SKYLARK DR	1	TRASH & DEBRIS	Open	1/18 Complaint for Trash at property. Forms of litter exist in the rear of the property. Sent letter, follow up 2/1
20230029	1/19/2023	Taylor Bruner	940 SKYLARK DR	1	PROPERTY MAINTENANCE	Open	1/18 Complaint for property maintenance issues & car in disrepair. Sent Friendly. Follow up 2/17
20230030	1/18/2023	Taylor Bruner	430 SKYLARK DR	1	TRASH & DEBRIS	Closed	1/18 Trash & Debris in front yard. Sent letter. Follow up 1/25 Trash Removed Closed
20230031	1/19/2023	Taylor Bruner	1314 SARATOGA DR	1	PROPERTY MAINTENANCE	Open	1/19 Complaint for property maintenance issues. Doing inspection 1/19. Sent Friendly, Follow up 3/1
20230015	1/10/2023	Taylor Bruner	1231 WALTON CT	1	PROPERTY MAINTENANCE	Open	1/10 Swimming pool in rear yard does not have the required 4' fence or barrier. Sent letter certified. Follow up 2/13 1/11 Property Owner said the fence will be installed Spring of 2023. Follow up 5/1
20230022	1/17/2023	Russell Long	801 W WATER ST	2	TRASH & DEBRIS	Open	1/17 Received notice from street department regarding trash piled at curb. Inspected and trash was present. Sent letter, follow up 1/23
20230028	1/19/2023	Russell Long	935 MCKAIG AVE	2	TRASH & DEBRIS	Closed	1/18 Inspected cardboard that was left for trash but wasn't in receptacle. Sending letter with trash regulations. Follow up 1/27 Trash has been cleaned. Closed.
20230034	1/19/2023	Russell Long	915 MCKAIG AVE	2	TRASH & DEBRIS	Open	1/18 Inspected property. Cardboard left for trash on curb. Sent letter to occupant and owner for removal and restated trash regulations. Follow up 1/25 Final Notice follow up 2/15
20230023	1/17/2023	Russell Long	80 DRONFIELD RD	2	BRUSH LETTER	Open	1/11 Received an online complaint about yard waste in yard not cleaned up. 1/17 inspected and there is a fallen tree in the yard not cleaned up. Sending letter to remove. Follow up 2/1
20230021	1/13/2023	Russell Long	9 HOBART CR	2	TRASH & DEBRIS	Open	1/13 Inspected various items on side of house. Sending letter. Follow up 1/20 Majority of trash has been removed. Final Notice for couch. Follow up 2/5
20230017	1/12/2023	Russell Long	1002 S CRAWFORD ST	2	TRASH & DEBRIS	Open	1/11 Inspected property, many items of trash and debris throughout. Pics attached sending letter. Follow up 2/1 With outdoor storage case
20230018	1/12/2023	Russell Long	1002 S CRAWFORD	2	OUTDOOR STORAGE	Open	1/11 Inspected property. Many items of outdoor storage throughout property. Sending letter. Follow up 2/1
20230019	1/12/2023	Russell Long	1146 SCOTT ST	2	OUTDOOR STORAGE	Open	1/11 Inspected property, outdoor storage items located along side of house. Couch, TV. Sending letter. Follow up 2/1

20230042	1/26/2023	Taylor Bruner	2 N MARKET ST	2	ZONING PROBLEM	Open	1/26 Agave & Rye's dumpsters have not been placed into the new enclosure. They are still in the alleyway. Spoke to the new manager. She will send a request in to have them moved. Follow up 2/9
20230043	1/26/2023	Taylor Bruner	604 MICHIGAN AVE	2	TRASH & DEBRIS	Open	1/26 Trash & Debris on the front & rear of the property. Sent letter. Follow up 2/3
20230044	1/26/2023	Taylor Bruner	615 MICHIGAN AVE	2	TRASH & DEBRIS	Open	1/26 Trash & Debris throughout the backyard and front porch. Sent letter. Follow up 2/3
20230036	1/23/2023	Taylor Bruner	16 W FRANKLIN ST	2	PROPERTY MAINTENANCE	Open	1/23 Graffiti on Utility Box. Called AES and scheduled maintenance. Follow up 2/28
20230032	1/19/2023	Taylor Bruner	101 E MAIN ST	2	SIGN VIOLATION	Closed	1/13 Complaint for a T-Shirt placed over an A-Frame Sign in the Public Right of Way. Spoke to Business Owner. Sign has been removed. Close
20220312	6/6/2022	Russell Long	534 S MARKET	3	PROPERTY MAINTENANCE	Open	2/1 8:20am Called the number I have for the property which matches the permit I have the email from. Left a message for Heidi requesting an update on the property and a timeline for repairs. Sending final order for repairs with follow up on March 1.
20220312	6/6/2022	Russell Long	534 S MARKET	3	PROPERTY MAINTENANCE	Open	1/26 Sent email to contact requesting an update as there has been little progress. Some of the porch has been worked on but remains in disrepair. Requested a timeline of repairs and stated that the porch really needs to be completed. Follow up 2/1
20220636	1/24/2023	Russell Long	904 RACE DR	3	TRASH & DEBRIS	Open	1/26 Owner Connie Stanfield called in stating she received my letter. We discussed there were additional complaints on property. I stated I inspected it and there was more items, like bicycle parts, that have been added and need to be removed. I also asked about the items stored outside. She said they will organize it and clean this weekend. In addition I asked about an extension cord that goes into the garage from the house. She stated they will remove it. I did inquire about the amount of people living at the house. She said 3 total including her. Joe and Michael.
20230040	1/24/2023	Russell Long	906 RACE DR	3	PROPERTY MAINTENANCE	Open	1/24 While inspecting adjacent property for a complaint, noticed individual moving items from within the garage on this property. Spoke with him. He stated he was being allowed to stay at that property if he cleaned the garage. When asked where he was sleeping, he stated it was in the garage. We stated that he was not allowed to sleep in the garage and to find other arrangements. This property has various violations for maintenance. Paint, rotting wood. This case is for the PM, there will be another case for individual living in garage. Follow 2/24
20230041	1/24/2023	Russell Long	906 RACE DR	3	ZONING PROBLEM	Open	1/24 While inspecting adjacent property for a complaint, noticed individual moving items from within the garage on this property. Spoke with him. He stated he was being allowed to stay at that property if he cleaned the garage. When asked where he was sleeping, he stated it was in the garage. We stated that he was not allowed to sleep in the garage and to find other arrangements. Sent order to vacate the garage. Follow up 2/24
20230037	1/23/2023	Russell Long	726 E CANAL ST	3	TRASH & DEBRIS	Closed	Received a complaint on the property for items in yard and on porch. Inspected on 1/23. There are quite a bit of items that appear to be out for trash. Trash pick up is on 1/24. Trash has been removed. Outdoor storage remains. Closing Trash portion.
20230038	1/23/2023	Russell Long	726 E CANAL ST	3	OUTDOOR STORAGE	Open	Received a complaint on the property for items in yard and on porch. Inspected on 1/23. There are quite a bit of items that appear to be out for trash. Follow up 2/23

20230039	1/23/2023	Taylor Bruner	623 S CLAY ST	3	SIGN VIOLATION	Closed	1/23 Illegal temporary sign out in the public right of way. Spoke to manager on duty to remove & made them aware of temporary sign regulations. Follow up 2/1 Sign removed. Closed.
20230033	1/19/2023	Taylor Bruner	513 GARFIELD AVE	3	PROPERTY MAINTENANCE	Closed	1/13 Complaint for oil spill in alley way coming from the machine shop. Spoke to manager to address. Follow up 1/19. Alley is clean. Closed.
20230049	1/27/2023	Russell Long	1312 MCKAIG AVE	4	TRASH & DEBRIS	Open	1/25 Inspected several recliner chairs, a couch, shopping carts around the dumpsters for this property. It is unclear whether Rumpke will take the extra items. I will monitor for one week and handle accordingly or close if items are removed.
20230035	1/19/2023	Russell Long	1520 WAYNE ST	4	TRASH & DEBRIS	Closed	1/17 Inspected property and there was a couch on the curb. Trash pick up at this address is privately done. I initially sent letter to adjacent property as the item was close. After speaking with that owner, determined that it was this property so a case was opened. Sent letter. Follow up 1/23, items have been removed. Closing
20230024	1/17/2023	Russell Long	1530 WAYNE ST	4	TRASH & DEBRIS	Closed	1/17 Inspected property and there was a couch out at curb. This area is private trash and needs to be removed by owner. Sending letter. owner called in stating that the items are not on his property. Upon closer inspection, the trash is just on the adjacent property. Closing and opening new case for 1520 Wayne
20230020	1/13/2023	Russell Long	1535 WAYNE ST	4	TRASH & DEBRIS	Closed	1/12 Inspected property. Furniture was put out at curb. This is not a property serviced by troy refuse. Sending letter. Follow up 1/20 Trash has been removed. Closed
20230026	1/19/2023	Russell Long	1025 MCKAIG AVE	5	ZONING PROBLEM	Closed	1/18 Complaint for car in yard. Inspected and car was present. Sent letter along with trash complaint letter. Follow up 1/23, car has been removed from yard. Closing.
20230025	1/18/2023	Russell Long	1025 MCKAIG AVE	5	TRASH & DEBRIS	Closed	1/18 Inspected quite a bit of trash on the curb. We also did get an online complaint after my inspection. Sending letter to tenant to remove and owner in Arizona with orders. Follow up 2/1 Car and trash have been removed. Closed

# February 2023

Sun	Mon	Tue	Wed	Thu	Fri	Sat
			1	2	3	4
5	6 Council Meeting 7:00 pm Council Chambers	7 Park Board 4:00 pm Council Chambers	8 Planning Commission 3:30 pm Council Chambers	9	10	11
12	13 Council Committee Meeting 6:00 pm Council Chambers	14 	15 Recreation Board Meeting 4:00 pm Hobart Arena	16 Human Relations Commission Meeting 6:15 pm Council Chambers	17	18
19	20 Presidents Day City Offices Closed 	21 Council Meeting 7:00 pm Council Chambers	22 Planning Commission 3:30 pm Council Chambers	23	24	25
26	27 Council Committee Meeting 6:00 pm Council Chambers	28				