

MORGANTOWN TOWN COUNCIL MEETING

HELD APRIL 10, 2023

ATTENDANCE

The meeting was called to order by Council President, Courtney Allen. The Pledge was led by Council member, Walter Abbott. The Clerk Treasurer noted Council members; Walter Abbott, Courtney Allen, Penny Anderson, Jeremy Baker, and Joe Blevins were present. Also, present were; Town Marshal, Ryan Swank, DPW, Kyle Rooks, Town Attorney, Lee Robbins and Clerk Treasurer, Sharon McIntosh. Special guests, were Lori Young with Curry & Associates and Clinton and Clayton Chapman with the Morgantown Volunteer Fire Department.

NEW BUSINESS

The Morgantown Fire Department presented their 2023 Fire Contract to the Council for consideration. Clinton and Clayton Chapman from the Fire Department asked the Council if they would consider increasing the Fire contract from \$45,000.00 to \$50,000.00. After discussion, Council member, Joe Blevins made a motion to approve the Fire Department contract for 2023 for \$50,000.00. Council member, Penny Anderson seconded the motion. All members voted in favor of the motion.

The Clerk Treasurer, Sharon McIntosh spoke to the Council about the need to have a Rate Study completed for the Water and Wastewater Utilities. Council President, Courtney Allen wanted to have several proposals to get the best price. Clerk Treasurer, Sharon McIntosh will talk to Steve Brock about submitting a proposal. Town Attorney, Lee Robbins will contact others who do rate studies.

Discussion was brought up by Council member, Penny Anderson concerning the customers who have apartments and the number of units that the customer is being charged. Penny felt that the Town could possibly be losing money if the number of units is not correct in the Keystone software.

OLD BUSINESS

Lori Young with Curry & Associates presented Change Order #4 for Lykins. Lee Robbins, the Town Attorney explained that the retainage from a project is held back to allow for any concealed conditions or unsatisfactory work. Council members, Penny Anderson and Courtney Allen were not satisfied with the paving work that was done. Lee explained Lykins is coming

back to finish but they will not finish until they get paid for work that was done a long time ago. Council member, Joe Blevins made a motion to approve payment of Change Order #4 from Lykins. The motion was seconded by Council member Jeremy Baker. All members voted in favor of the motion.

Lori Young presented Pay Application #1 and Change Order #1 from Lowes Excavating. Lowes did work in the alley between Church and Cross Streets. This project will be paid for by using ARP Funds. Council member, Joe Blevins made a motion to approve payment of Pay Application #1 and Change Order #1. The motion was seconded by Council member, Walter Abbott. All members voted in favor of the motion.

SSI is completing the project for a water main extension located at the properties of Glenn Brown and Jim Ellis. This water main extension will be paid for by using ARP funds. Glenn Brown's yard still needs to be restored by SSI.

There was discussion about putting in a new well for the Town. An OCRA Planning Grant Study would need to be done first. Lori Young explained to the Council the items that need to be completed before applying for a Grant. The Council needs to set up a meeting with Lori Young to start working towards this water project before the Town has another issue with the wells not being able to keep up with the demand. The Town also needs to look into emergency water service with Brown County water.

The Town must do an Asset Management Plan as part of the Wastewater project. Jill Curry will be working with DPW Kyle Rooks and Clerk Treasurer, Sharon McIntosh to begin the work on the Plan. The group will meet sometime in May to begin this project.

Lori Young explained that the Town representatives will be able to meet with Lykins on Wednesday at 1:00 p.m. concerning the Wastewater Project updates.

DPW, Kyle Rooks provided an update on the Playground equipment installation. The Little League has used part of the Town's Park grounds for a T-Ball field. The Council was not aware of this change. Council member, Courtney Allen said she would contact the Little League to see what has been done concerning the T-Ball field. Now that the Town has a Park Board, those members should handle these types of issues. The Park Board was given a copy of the contract between the Town and the Little League. Council President, Courtney Allen said the Little League contact needs to be updated.

Council member, Joe Blevins and Council member, Jeremy Baker met with Alex Hall, the property owner of the buildings at 29, 39, and 49 on W Washington Street to see the building on the inside and the construction work that has been completed. Joe Blevins explained that the Halls had done good work with everything that has been completed so far inside the building. The Council discussed going ahead with hiring two appraisers to look at the building and provide an opinion of value. Lee reminded the Council that the Town can only pay an average of the two appraisals. The Halls are aware of this statute and realize if they want to sell the property to the Town, they might have to take a loss. Council member, Joe Blevins made a motion to adopt Resolution 2023-2 to appoint 2 appraisers to give an opinion of value of the W Washington Street property. Council member, Jeremy Baker seconded the motion. All members voted in favor of the motion.

TOWN FINANCIALS

Council member, Joe Blevins made a motion to approve the minutes dated, March 13, March 22, and March 27, 2023. Council member, Walter Abbot seconded the motion. All members voted in favor of the motion.

Council member, Joe Blevins made a motion to approve the Claims dated April 10, 2023 for a total of \$390,914.46. Council member, Walter Abbott seconded the motion. All members voted in favor of the motion.

Council member, Joe Blevins made a motion to approve the March 2023 payroll. Council member, Jeremy Baker seconded the motion. All members voted in favor of the motion.

POLICE REPORT

Town Marshal, Ryan Swank reported the notification system, WENS through the EMS has in 5 days, a total of 144 residents signed up for the notification system. The sign up information for the notification system went out in customers water bills in April.

Ryan Swank has set the date of May 6, 2023 between 8:00 a.m. and 12:00 p.m. for the Clean-Up Day.

DPW REPORT

DPW, Kyle Rooks would like to use SSI for water leaks. Kyle is to bring a proposal of the most SSI will charge and the lowest amount.

There was discussion of how much to pay the 3rd DPW position employee. It was suggested to consider \$20. To \$21 an hour. The job posting could go out on Facebook or Indeed and there is also an AIM job posting page.

DPW, Kyle Rooks would like to have built a 40 x 60 pole barn at the lagoon to store all town equipment. Kyle only had one quote not in writing and with no drawings. Town Attorney, Lee Robbins said the Town needs to comply with state statute by inviting quotes, with a description of the quote, along with sealed bids. The sealed bids must be submitted and then opened in a public Town Council meeting. Council member, Jeremy Baker felt the Town should have a description and drawing of what is to be built. Jeremy felt work needed to be done before the Town would invite quotes. Council member, Joe Blevins agreed. The item was tabled until a time when Kyle Rooks can meet with Jeremy Baker and Joe Blevins to discuss the pole barn description.

Public Comments

Kay Stockton detailed an issue she is having with her sump pump running almost constantly even without rain. Kay has done an investigation all around her home and she stated her sump pump did not start running all the time until Lykins worked at her home during the Wastewater Project. Lori Young told Kay after the meeting with Lykins on Wednesday she and Lykins plan on coming to her house and reviewing the situation.

The meeting was adjourned by Council President, Courtney Allen.

APRIL 10, 2023 MEETING MINUTES APPROVED & SIGNED ON MAY 8, 2023

Sharon McIntosh

DATE 5/8/2023

ATTEST: CLERK TREASURER

SHARON MCINTOSH

Courtney Allen

TOWN COUNCIL PRESIDENT, COURTNEY ALLEN

Walter Abbott

WALTER ABBOTT

Penny Anderson

PENNY ANDERSON

Jeremy Baker

JEREMY BAKER

Joe Blevins

JOE BLEVINS