

## JACKSON CITY COUNCIL

*Minutes from*

September 24, 2007

7:00 p.m.

Regular Session

Jackson City Council met in regular session on Monday, September 24, 2007, at 7:01 p.m. at the Jackson City Council chambers. President Speakman called the meeting to order. The Pledge of Allegiance was given and followed by prayer, both led by Mr. Reed.

A roll call was taken as follows:

- Mrs. Colby – present
- Mr. Hughes – present
- Mr. Eric Brown – present
- Mr. Reed – present
- Mr. Cary Brown – present
- Mr. Stewart – present
- Mr. Heath – present

### MINUTES

Mr. Stewart made a motion to approve the minutes from September 10, 2007, seconded by Mrs. Colby. In a voice vote, all Council agreed.

### VISITORS

John Collins, Jackson County Recovery Services - came before council to discuss a bid turned into the JFD for the former BCS building located on Pearl Street, this was the only bid received. Mr. Collins was concerned about no answer after speaking with the fire chief and Mr. Davis. Mr. Reed and Mr. Davis had spoke with him stating they would recommend approval for the bid. He would like to discuss the pros and cons, this facility when reconstructed would be to help with alcoholism/addiction and veterans. Stated he turned in a good faith bid with no response. He would like the option to discuss. He is concerned that it would be pushed aside; this company is helping the less fortunate. Mr. Workman stated the intent was to bring to Council for their approval. Mr. Davis and the fire chief had discussed and they would like to accept the offer. Mr. Benson stated the bid is for demo for material, salvage, no money changing hands. Mr. Detty stated an ordinance would be needed. Mrs. Colby asked what is the norm, what is the time frame for a response for a bid. It was opened on September 7, 2007. Mayor Goodman stated this was a unique situation; this took time to thoroughly understand. Mr. Cary Brown asked if they were licensed, bonded and insured. Mr. Collins stated he was not licensed or bonded. Some material will be left, stating he has been a contractor for a long time in Franklin County. Insurance will be provided. Will be taking all material to the footer. Mrs. Colby stated she had read the bid, tear down and removal and a \$500.00 deposit. Any debris that remains will forfeit the deposit. Mr. Collins stated he will not take liability for other people. Mr. Reed asked the estimated time frame... Mr. Collins stated 90 days from the start, concerned with 30 day notice. Will this be rebid? Further stating he has very limited funds, small investors, most funds come from our pockets. Appreciates Mr. Workman, just trying to help out the city. Mayor Goodman stated this was a good deal, very creative. Mr. Heath asked the timeframe, need ordinance tonight not the next meeting. That would be four weeks, and then would be dealing with possible weather conditions, when you would start. Mr. Collins stated the weather is an issue, would like to tear down in 10 days, fast and safe. Mr. Reed asked if we could get the ordinance tonight. Mr. Detty stated yes. Mr. Eric Brown asked does this bid meet all specifications. Mr. Workman stated this is not a concern. Mr. Collins stated no insurance or bond requirements, does not want to be sued. City is concerned with liability and \$500 deposit. No rush, money out of pocket, just concerned whether he has or not.

## COMMITTEE REPORTS

### UTILITY

Mrs. Colby stated there was a planning commission meeting for zoning change on Fairmont, they recommend a change of zoning to B3.

BUDGET & FINANCE – No Report

POLICE, FIRE & TRAFFIC – No Report

Mr. Heath asked if we still have the speed monitoring sign and would like to see this placed on East Broadway. Mayor Goodman he would add this location would be added to the list.

SERVICE – No Report

### RAILROAD

Mr. Stewart requested an executive session to discuss possible litigation on contractual matters.

LEGAL – No Report

BUILDING – No Report

### CITY AUDITOR

Mr. Humphreys stated he had passed out a letter from Mr. Howarth (see attached) to Mrs. Grant. He received a call from Mr. Howarth, in regards to the meeting (see attached). There will be an investment board meeting on Friday at 10:30.

### LAW DIRECTOR

Mr. Detty stated he would like to update the policy for public records, how best to set up. He also had a copy of training classes for Mr. Eric Brown and Clerk Brown. Mr. Workman or the Mayor will update on the bike path, deeds and easements have been signed. Ordinance 130-07 is Horizon, they sent back the agreement, Ordinance No. 131-07 is an agreement for Prairie State/AMP Ohio, and Mr. Benson will address the issues.

### MAYOR

Mayor Goodman stated that Mr. Workman has items to be discussed on his list. Would request an executive session to discuss railroad issues.

### SERVICE DIRECTOR/ENGINEER

Mr. Benson gave a report (see attached).

### CHIEF OF STAFF

Mr. Workman passed out a breakdown of the bike path ordinance, 2<sup>nd</sup> reading, phase II, equipment and easement, breakdowns, grants and match. Phase III waiting on traffic study, will need a site evaluation, and will apply for a grant. Tree Harvest revenue \$145,000, \$6,100 in interest, \$425,000 in stumpage, we may have one more year. Mr. Reed asked what our logging percentage is. Mrs. Colby stated it was 50/50. Mr. Workman stated the map highlights the area, would like to pass tonight. Mr. Workman reported on the Day at the Lake, free food and games. There was a skate park meeting tonight, \$60,000 original proposal, the kids removed ramps, would like new design and proposal. Ordinance No. 125-07,

Catch after school program, to move monies in one line item, please pass tonight. Mr. Heath asked if the section to bid was from the park to Woolum Drive, is this sturdy and built to last for years. Mr. Benson stated it was well designed.

SAFETY -- No Report

CHIEF OF POLICE -- No Report

ORDINANCES & RESOLUTIONS

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ORDINANCE NO. 116-07

AN ORDINANCE APPROVING ADDITIONAL APPROPRIATIONS IN THE SEWER FUND AND IN THE SCMR FUND, AND DECLARING AN EMERGENCY.

Second Reading

Mr. Humphreys stated we did receive the grant and approved for \$3.2 million last Friday. Kara Willis forwarded a copy. Mrs. Colby stated this is not coming out of that money. Mr. Humphreys stated sewer fund. Mrs. Colby stated this is not what this ordinance is for.

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ORDINANCE NO. 118-07

AN ORDINANCE FINDING THE LOWEST RESPONSIBLE AND RESPONSIVE BID, AWARDED THE CONTRACT FOR PHASE II OF THE BIKE PATH PROJECT TO HALL FAMILY EXCAVATION CORP., 337 CLINTON IRON FURNACE ROAD, WHEELERSBURG, OHIO 45694, AND DECLARING AN EMERGENCY.

Second Reading

Mr. Eric Brown made a motion to suspend the rules, seconded by Mr. Heath. In a roll vote, Council voted as follows:

Mrs. Colby -- yes  
Mr. Hughes -- yes  
Mr. Eric Brown -- yes  
Mr. Reed -- yes  
Mr. Cary Brown -- yes  
Mr. Stewart -- yes  
Mr. Heath -- yes

In a roll call to adopt the ordinance, Council voted as follows:

Mrs. Colby -- yes  
Mr. Hughes -- yes  
Mr. Eric Brown -- yes  
Mr. Reed -- yes  
Mr. Cary Brown -- yes  
Mr. Stewart -- yes  
Mr. Heath -- yes

ORDINANCE NO. 118-07 DULY ADOPTED

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ORDINANCE NO. 124-07

AN ORDINANCE AUTHORIZING THE CITY TO ENTER INTO AN AGREEMENT BETWEEN THE CITY OF JACKSON, OHIO, AND THE OHIO ASSOCIATION OF PUBLIC SCHOOL EMPLOYEES, OAPSE/AFSCME LOCAL 4/AFL-CIO AND ITS LOCAL #410, AND DECLARING AN EMERGENCY.

Second Reading

Mr. Reed asked if this would require an executive session before the second reading.

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ORDINANCE NO. 125-07

AN ORDINANCE TRANSFERRING APPROPRIATIONS, AND DECLARING AN EMERGENCY.

First Reading

Mr. Heath made a motion to adopt the ordinance, seconded by Mr. Stewart. In a voice vote, all Council agreed.

Mr. Stewart made a motion to suspend the rules, seconded by Mr. Heath. In a roll call vote, Council voted as follows:

Mrs. Colby – yes  
Mr. Hughes – yes  
Mr. Eric Brown – yes  
Mr. Reed – yes  
Mr. Cary Brown – yes  
Mr. Stewart – yes  
Mr. Heath – yes

In a roll call to adopt the ordinance, Council voted as follows:

Mrs. Colby – yes  
Mr. Hughes – yes  
Mr. Eric Brown – yes  
Mr. Reed – yes  
Mr. Cary Brown – yes  
Mr. Stewart – yes  
Mr. Heath – yes

ORDINANCE NO. 125-07 DULY ADOPTED

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ORDINANCE NO. 126-07

AN ORDINANCE APPROVING ADDITIONAL APPROPRIATIONS IN THE LILLIAN JONES OPERATING FUND, AND DECLARING AN EMERGENCY.

First Reading

Mr. Reed made a motion to adopt the ordinance, seconded by Mr. Heath. In a voice vote, all Council agreed.

Mr. Heath made a motion to suspend the rules, seconded by Mr. Stewart. In a roll vote, Council voted as follows:

Mrs. Colby – yes

Mr. Hughes -- yes  
Mr. Eric Brown -- yes  
Mr. Reed -- yes  
Mr. Cary Brown -- yes  
Mr. Stewart -- yes  
Mr. Heath -- yes

In a roll call to adopt the ordinance, Council voted as follows:

Mrs. Colby -- yes  
Mr. Hughes -- yes  
Mr. Eric Brown -- yes  
Mr. Reed -- yes  
Mr. Cary Brown -- yes  
Mr. Stewart -- yes  
Mr. Heath -- yes

ORDINANCE NO. 126-07 DULY ADOPTED

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ORDINANCE NO. 127-07

AN ORDINANCE TRANSFERRING APPROPRIATIONS, AND DECLARING AN EMERGENCY.

First Reading

Mr. Heath made a motion to adopt the ordinance, seconded by Mr. Stewart. In a voice vote, all Council agreed.

Mr. Stewart asked if the money was needed for postage. Mr. Workman stated this was a transfer of funds. Mr. Heath asked what. Mr. Workman stated this was UPS and the postage machine.

Mr. Heath made a motion to suspend the rules, seconded by Mr. Stewart. In a roll vote, Council voted as follows:

Mrs. Colby -- yes  
Mr. Hughes -- yes  
Mr. Eric Brown -- yes  
Mr. Reed -- yes  
Mr. Cary Brown -- yes  
Mr. Stewart -- yes  
Mr. Heath -- yes

In a roll call to adopt the ordinance, Council voted as follows:

Mrs. Colby -- yes  
Mr. Hughes -- yes  
Mr. Eric Brown -- yes  
Mr. Reed -- yes  
Mr. Cary Brown -- yes  
Mr. Stewart -- yes  
Mr. Heath -- yes

ORDINANCE NO. 127-07 DULY ADOPTED

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ORDINANCE NO. 128-07

AN ORDINANCE TRANSFERRING APPROPRIATIONS, AND DECLARING AN EMERGENCY.

First Reading

Mr. Workman stated this was the money for the durapatch machine emulsions; it is needed in another line item.

Mr. Stewart made a motion to adopt the ordinance, seconded by Mr. Heath. In a voice vote, all Council agreed.

Mr. Reed made a motion to suspend the rules, seconded by Mr. Heath. In a roll vote, Council voted as follows:

Mrs. Colby – yes  
Mr. Hughes – yes  
Mr. Eric Brown – yes  
Mr. Reed – yes  
Mr. Cary Brown – yes  
Mr. Stewart – yes  
Mr. Heath – yes

In a roll call to adopt the ordinance, Council voted as follows:

Mrs. Colby – yes  
Mr. Hughes – yes  
Mr. Eric Brown – yes  
Mr. Reed – yes  
Mr. Cary Brown – yes  
Mr. Stewart – yes  
Mr. Heath – yes

ORDINANCE NO. 128-07 DULY ADOPTED

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ORDINANCE NO. 129-07

TO MAKE LEFT HAND TURNS SAFER, IT IS PROPOSED TO WIDEN THIS PORTION OF THE 2 LANE HIGHWAY (SR93) BY ADDING CENTER LEFT TURN LANES. THIS WILL REQUIRE THAT THE STATE OF OHIO CONSTRUCT SANITARY LINES AND RELOCATE WATER LINES ON SECTIONS OF FOUR MILE ROAD AND YELLOW DELICIOUS DRIVE. THE CONSTRUCTION AREA WOULD BE APPROXIMATELY 125 FEET ON FOUR MILE ROAD AND APPROXIMATELY 200 FEET ON YELLOW DELICIOUS DRIVE.

First Reading

Mr. Heath made a motion to adopt the ordinance, seconded by Mr. Eric Brown. In a voice vote, all Council agreed.

Mr. Eric Brown stated that the state will assume 100% of the cost. Mr. Benson stated the water line will be paid for by the city. Mr. Eric Brown stated there is no emergency clause. Mr. Reed asked what movement of Yellow Delicious Drive. Mr. Benson this is a 10" water main, needs lowered.

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ORDINANCE NO. 130-07

AN ORDINANCE AUTHORIZING THE CITY TO ENTER INTO AN AGREEMENT BETWEEN THE CITY OF JACKSON, OHIO, AND THE CHILLICOTHE TELEPHONE COMPANY, FOR FIBER CAPACITY AND RIGHT-OF-WAY, AND DECLARING AN EMERGENCY.

First Reading

Mr. Heath made a motion to adopt the ordinance, seconded by Mr. Stewart. IN a voice vote, all Council agreed.

Mr. Heath stated we have the representative from Horizon here to answer any questions. Mr. Stewart asked if this included all requested changes. Mr. Detty stated yes. Mr. Eric Brown stated this basically goes to the city instead of Council, they have agreed to pay pole attachment fees, and it looks like they would never come back to Council. Mr. Benson stated they always submit drawings. Mr. Heath asked is this a set project, defined. In the future when they are ready to move, will they call us. Mr. Benson stated a change will be submitted, we will give them a price. Mrs. Colby asked is this an additional bill, this is the same contract as others. Mr. Benson stated yes. Mrs. Colby asked is the initial build from the substation to Adena. Mr. Eric Brown asked after the initial build, we trade pole attachment from the substation to Adena. The Horizon representative stated future attachment is a separate issue. We are assuming the cost. The city goes from sub to sub to sub, too complicated. Mr. Eric Brown asked which poles won't have fees. The Horizon representative stated this was from substation to substation starting on Chillicothe Pike. Mr. Benson stated the phone company, new count for accuracy; this is under a \$1,000 each year. Mr. Eric Brown stated I would like to move forward, this is very beneficial.

Mr. Stewart made a motion to suspend the rules, seconded by Mr. Reed. In a roll vote, Council voted as follows:

Mrs. Colby – yes  
Mr. Hughes – yes  
Mr. Eric Brown – yes  
Mr. Reed – yes  
Mr. Cary Brown – yes  
Mr. Stewart – yes  
Mr. Heath – yes

In a roll call to adopt the ordinance, Council voted as follows:

Mrs. Colby – yes  
Mr. Hughes – yes  
Mr. Eric Brown – yes  
Mr. Reed – yes  
Mr. Cary Brown – yes  
Mr. Stewart – yes  
Mr. Heath – yes

ORDINANCE NO. 130-07 DULY ADOPTED

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ORDINANCE NO. 131-07

AN ORDINANCE TO APPROVE THE FORM AND AUTHORIZE THE EXECUTION OF A POWER SALES CONTRACT WITH AMERICAN MUNICIPAL POWER-OHIO, INC. AND TAKING OTHER ACTIONS IN CONNECTION THEREWITH REGARDING THE PRAIRIE STATE ENERGY CAMPUS.

First Reading

Mr. Reed made a motion to adopt the ordinance, seconded by Mr. Heath. In a voice vote, all Council agreed.

Mr. Heath asked the timetable for this project. Mr Eric Brown stated this needs to be done before the next meeting, yearly outline. Mr. Benson stated this pays for financing so we receive purchase power, base load 55-65. Mr. Heath asked if 6 mega watts equaled 15-16%. Mr. Benson stated the base load is 55-66, can't predict, hydro cannot be counted.

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ORDINANCE NO. 132-07

TO APPROVE THE FORM AND AUTHORIZE THE EXECUTION OF A POWER SALES CONTRACT WITH AMERICAN MUNICIPAL POWER-OHIO, INC. AND TAKING OTHER ACTIONS IN CONNECTION THEREWITH REGARDING HYDROELECTRIC PROJECT PARTICIPATION.

First Reading

Mr. Heath made a motion to adopt the ordinance, seconded by Mr. Stewart. In a voice vote, all Council agreed.

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ORDINANCE NO. 133-07

AN ORDINANCE FINDING THE LOWEST RESPONSIBLE AND RESPONSIVE BID, AWARDED THE CONTRACT FOR DEMOLITION AND SALVAGE OF THE BUILDING KNOWN AS THE BUCKEYE COMMUNITY SERVICES BUILDING, 166 PEARL STREET, JACKSON, OHIO 45640, TO JOHN A AND MELANIE L COLLINS, dba JACKSON COUNTY RECOVERY SERVICES, 6760 FOURMILE ROAD, JACKSON, OHIO 45640, AND DECLARING AN EMERGENCY.

First Reading

Mr. Heath made a motion to adopt the ordinance, seconded by Mr. Stewart. In a voice vote, all Council agreed.

Mr. Stewart made a motion to suspend the rules, seconded by Mr. Heath. In a roll vote, Council voted as follows:

Mrs. Colby – yes  
Mr. Hughes – yes  
Mr. Eric Brown – yes  
Mr. Reed – yes  
Mr. Cary Brown – yes  
Mr. Stewart – yes  
Mr. Heath – yes

In a roll call to adopt the ordinance, Council voted as follows:

Mrs. Colby – yes  
Mr. Hughes – yes  
Mr. Eric Brown – yes  
Mr. Reed – yes  
Mr. Cary Brown – yes  
Mr. Stewart – yes  
Mr. Heath – yes

ORDINANCE NO. 133-07 DULY ADOPTED

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CORRESPONDENCE

OLD BUSINESS



NEW BUSINESS

Planning Commission, public meeting set for November 12, 2007 at 6:30 p.m.

Mr. Heath made a motion to go into executive session to discuss potential litigation on contractual matters, seconded by Mr. Stewart. In a roll call vote, Council voted as follows:

Mrs. Colby – yes  
Mr. Hughes – yes  
Mr. Eric Brown – yes  
Mr. Reed – yes  
Mr. Cary Brown – yes  
Mr. Stewart – yes  
Mr. Heath – yes

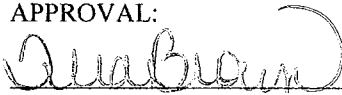
Council went into executive session at 8:12 p.m.

Mr. Heath made a motion to return to regular session, seconded by Mr. Reed. In a voice vote, all Council agreed. Council returned to regular session at 8:55 p.m.

ADJOURN

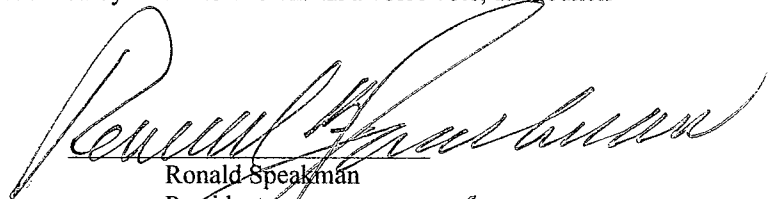
Mr. Heath made a motion to adjourn, seconded by Mr. Eric Brown. In a voice vote, all Council agreed. Council adjourned at 8:55 p.m.

APPROVAL:



Tera L. Brown  
Clerk

Date 11-26-07



Ronald Speakman  
President

Date 11/26/07

**JACKSON CITY PLANNING  
COMMISSION  
CITY OF JACKSON, OHIO**

**IN THE MATTER OF:** \*  
\*  
**REQUEST BY WENDELL CROSIER** \* **RECOMMENDATION**  
**FOR ZONING CHANGE OF** \*  
**PROPERTY ON FAIRMOUNT STREET\*** \*  
\*

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This matter came on for consideration before the Jackson City Planning Commission on the 24<sup>th</sup> day of September, 2007, upon the request of Mr. Wendell Crosier to have property located on Fairmount Street be rezoned from R-2, Residential, to B-3.

Present at the hearing was Marva Colby, Chairman of the Jackson City Planning Commission, Brian McPeherson, Planning Commission member, and Mayor Shane Goodman, Planning Commission member. Also present was Steve Benson, Zoning Enforcement Officer; John L. “Jack” Detty, City Law Director; and Cary Brown, City Council member.

The City Planning Commission commenced with a public hearing on the issue and permitted all those present to address the issue. After careful and complete consideration the Jackson City Zoning Regulations, taking into consideration all of the criteria set forth in Section B 2. a. – d. of Chapter VI, the Planning Commission recommends that the request for rezoning be APPROVED.

It is therefore the **ORDER** of the Jackson City Planning Commission as follows:

- The request for rezoning as presented by Mr. Wendell Crosier to rezone property on Fairmount Street from R-2, Residential, to a B-3, is APPROVED, and it is the recommendation of the Jackson City Planning Commission that this request for rezoning be APPROVED. This recommendation shall be presented to Jackson City Council for appropriate proceedings and action.

Dated: 9/24/07

Marva Colby  
MARVA COLBY, Chairman  
Jackson City Planning Commission

# Jackson Bike Path Project

## ODOT Transportation Enhancement Grant

### Phase 1

Total Estimated Construction	\$472,292.55
ODOT Grant	\$378,000.00
Cities Match	\$94,458.51
Money from State Appropriation	→ \$28,000.00

**City Contribution from Tree Harvest Fund** **\$66,458.51**

## State Appropriation Money

### Phase 2

<b>State Appropriation Money</b>	<b>\$250,000.00</b>
Bid on this phase	\$163,000.00
Survey Equipment	\$18,000.00
Easement Work	\$6,000.00
Estimate of City work on bridges and section under 32	\$35,000.00
Total Cost of Project	\$222,000.00

## Safe Routes to School Grant 100% Funded

### Phase 3

We are currently in the first step of this Grant.  
We have applied for the required traffic study

Total Estimated Construction \$400,000.00

**Total Estimated Cost of the Bike Path** **\$1,094,292.55**

**Total Estimated Cost to City for Bike Path** **\$66,458.51**

# MEMO

**Date:** 9/24/2007

**To:** Shane A. Goodman, Mayor  
John L. Detty, Law Director  
City Council Members

**From:** James L. Humphreys, City Auditor

**RE:** Meeting Notice

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This is to update everyone on the issues regarding the Maximus Right of Way Study. There is a meeting scheduled in Columbus at the Auditor of State's Office with Carolyn Grant from Maximus on October 18, 2007 at 2:00 pm.

This meeting has been scheduled so that all parties are in one meeting to discuss the concerns the Auditor of State's Office has regarding the Right of Way Study that Carolyn Grant from Maximus has prepared for the City of Jackson.

We will be meeting with Carolyn Grant at the Starbuck's Coffee Shop at 1:30 pm. Starbuck's is on the ground floor of the Fifth Third Building where the Auditor of State's Office is located.

John A. & Melanie L. Collins  
DBA Jackson County Recovery Services® (Under Design & Waiting Licensing)  
6760 Fourmile Road  
Jackson, Ohio 45640

September 2, 2007

**Jackson Fire Department, City of Jackson**  
Memorial Building  
145 Broadway Street  
Jackson, Ohio 45640

**Subject: LEGAL NOTICE – ADVERTISEMENT FOR BIDS – SEALED BID  
SALVAGE OF BUILDING KNOWN AS BUCKEYE COMMUNITY SERVICES,  
166 PEARL STREET, JACKSON, OHIO.**

Our bid for the **Buckeye Community Services Building** located at 166 Pearl Street,  
Jackson, Ohio is as follows:

Cost from City of Jackson, or the Jackson Fire Department to us: **\$ 0.00**

**Our bid** includes the total removal of the Buckeye Building as  
listed in the advertisement, and by Rep. David Channel on our  
walkthrough on September, 2, 2007 (**please see page 2**).

Dumpster will be provided by us for the removal of all refuse: Cost to City **\$ 0.00**

We will **enclose** the Original Building Trusses as described to Mr. Channel.  
We will leave a 2 foot overhang, and install plywood on gable to secure  
building, using salvage from the Buckeye building: Cost to City **\$ 0.00**

We will **detail** the materials needed to finish the Drop Ceiling of the Original  
Building using the best choice materials of drop ceiling from the Buckeye  
building and giving them to the Fire Department to finish their ceiling. **\$ 0.00**

We will **leave** enough large conduit for the main run of electric so the Fire Dept  
may complete the new drop for the Original Building if approved by  
the State Fire Marshall. Cost to City: **\$ 0.00**

**TOTAL COST TO THE CITY OF JACKSON, JACKSON FIRE DEPARTMENT  
\$ 0.00, FREE, NO COST**

**TOTAL COST SAVINGS TO THE CITY OF JACKSON, JACKSON FIRE  
DEPARTMENT:**

**\$ 500.00 – \$ 900.00 ENCLOSING BUILDING END TRUSSES – SECURING END  
\$ 200.00 – \$ 1,000.00 DROP CEILING TRACT & MATERIALS  
\$ 100.00 – \$ 250.00 LARGE MAIN CONDUIT PIPE  
\$ 800.00 TO \$ 2,150.00 TOTAL COST SAVINGS WITH OUR AGREEMENT**

The building is approximately 45' X 60' combination Pole and Standard Wood Frame construction building formerly known as the Buckeye Community Services located at (approximately) 166 Pearl Street (beside the City of Jackson Fire Department). If we are the successful bidder we would be getting the original Buckeye Community Services Building and all contents of that original building. We will be required to remove all contents and materials that go with the original building in a period of no more than 90 days after the opening of the bids.

The 30' X 50' building and vestibule added to the original building will not be taken down or disturbed, and if the bid is accepted we will coordinate the placement of the ceiling materials, and the electrical conduit in the building. We will also coordinate the enclosing of the gable end of the building that stays. This enclosure will be a temporary fix to keep the elements out by placing plywood over the last truss, and leaving at least a 2 foot overhang so the construction company that does fix the building may have material to work with. This is a rough enclosure, and not something that will last for a long period of time. We will make the building as secure as possible without performing finish carpentry on the building; our construction will be to secure the building only.

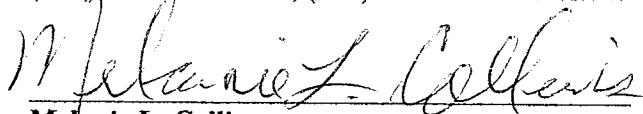
We, if awarded the contract, will be responsible for removing the original building and all trash/debris from its demolition in its entirety. It is also our responsibility to remove all materials that we do not want, responsibly. We will put a dumpster or debris trailer in the areas specified by Mr. Channel, and the advertisement at our expense. We will submit a refundable deposit of \$500.00 over and above the winning bid at the time of contract signing, or when the City of Jackson requires it.

We also will hold harmless the City of Jackson, and the Jackson Fire Department, for any injuries, accidents, or the like during this process to anyone WE HAVE CONTRACTED WITH US TO ASSIST IN THE DEMOLITION. We are not responsible for anyone that's not covered under our agreements. We will make sure the roofing and enclosing of the end of the building will be completed professionally, and this bid is completed within the 90 days after signing. **THE CITY OF JACKSON, JACKSON FIRE DEPARTMENT WITH ACCEPTING THIS BID IS ACTUALLY MAKING \$800.00 TO \$ 2,150.00 WITH A TOTAL COST SAVINGS WITH OUR AGREEMENT, & NOT SPENDING THIS AMOUNT FOR THE LISTED ITEMS NEEDED TO REMODEL THE REMAINING BUILDING FOR THE FIRE DEPT.**



**John A. Collins**

(740) 288-3202 Home, (740) 395-1032 Cell Phone



**Melanie L. Collins**

(740) 288-3202 Home, (740) 395-1098 Cell Phone

E-Mail address

**Director of Public Service**  
**Assistant Director of Public Safety**  
**City Engineer**  
**Zoning Enforcement Officer**  
**Building Official**

Ph: 740-286-2201  
Fax: 740-288-4119  
Pager: 740-230-2434

**City of Jackson**

145 Broadway St.  
Jackson, Oh 45640

# Memo

**To:** Council  
**From:** Steve Benson  
**CC:** [Click [here](#) and type name]  
**Date:** 9/24/2007  
**Re:** Report

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1. You have an Ordinance for the Phase Two Bike Path. We will need to move on this to get the work done this year and spend the state's money. We have all the easements signed for the property the work will go on. We will do the work under SR 32 as another project later once we get the ODOT permit. I have talked to ODOT again last week and there should be no problems with the permit. They have done the same thing before in Chillicothe for a bike path under US 35. We will just have to meet their fencing requirements.
2. The Huron Street sidewalk section from just past Bennett, to David will start immediately. This bid came in at \$18,500 so we went ahead and issued a purchase order. We will be taking quotes on the next section from the pool to Burlington this week.
3. The ADA ramps on the opposite side of Chillicothe St from North View School are now done.
4. The Waste Water Treatment Plant project is still progressing well.



5. Both the last two remaining pieces of equipment have been delivered for Veterans Substation. We will be meeting this week to finalize the project schedule and determine when the outages need to happen.
6. We have a revised proposal from Horizon concerning fiber in accordance with Council's wishes.
7. The Water Plant project is moving along. We are bidding out the heating work now and will be taking prices on roof work soon.
8. The annual fall Amp Ohio conference is coming up starting October 25<sup>th</sup>. You should all have a copy of the brochure. There is always a lot of good information at this meeting. With the coming re-regulation of the industry, the major new AMP Ohio projects and the reliability standards all hitting at once we have to keep up what's going on. If any of you are interested in attending any of the sessions, let me know.
9. Concerning Electric re-regulation, I will be attending an informational meeting tomorrow in Chillicothe where the Governor's new energy plan will be presented. I think one major portion of the plan is to verify that rates will be approved by the PUCO as in the past even with the coming rate freeze being removed in a year. The politicians are getting worried about the effects of the original deregulation that are about to hit. These effects will level the playing field between municipal and investor owned utilities and are poised to drive up costs for the customers that are not on municipal owned systems. The great fear of the Politian's is that because the rate freeze kept prices down for the last five plus years, there will be built in losses that now can be recouped. The genie is out of the bottle and it can't ever be put back. This is another excellent reason for the municipal systems to build and buy generation assets. If we don't, we will be at the mercy of the investor owned big guys from now on.
10. I attended an AMP Ohio financial subcommittee meeting in Westerville a couple weeks ago. The members present all seemed very positive on going forward with Prairie State. In particular, Westerville's experience with deregulation is just like our's and most other municipals in the state. The old low cost, full requirements contracts from AEP went away several years ago. AEP did not want to serve them any more, just like Jackson. They started with a pretty low cost of electricity but had to institute a 17% increase in 2005, 6% in 2006, 7% this year, a planned 15% next year and then a planned 6% in 2010. Most of the participants at the meeting expressed their frustration with Fuel Cost Adjustments which are running 2 ½ cents per Kw, just like ours. What's happening here is happening to all municipals and with the price caps coming off in a year, the whole state will see the effects.
11. You should now have the Prairie State Ordinance. We are set up for 8 MW but again it is oversold and right now we may get 5 ½. The Prairie State is the best

project of the AMP Ohio group with the lowest cost. We want all we can get of this power and then we may want to adjust down our AMP GS share a little. We can do this up to late February next year. Basically you want 55% of your peak in base load long term contracts. Although you might count the Hydro in this figure, you don't get rated capacity in August when you need it most.