

City of Hills and Dales
Minutes of the City Commission Meeting
Thursday, April 13, 2023
7:00 p.m.

The Commission met in regular session on Thursday, April 13, 2023, at 7:00 p.m. at the home of Treasurer Joan Taylor, 3300 Mt. Rainier Drive. City Officials present were Mayor Andreas Wokutch and Commissioners Michael Adair, Bill Bowman and Roger Owen. Commissioner Barbara Rogers was absent. Treasurer Joan Taylor and City Clerk Jeanne Keats also attended. Mayor Wokutch called the meeting to order.

Minutes

Mayor Wokutch called for a motion to approve the March 9, 2023 Regular Commission Meeting minutes. Commissioner Owen so moved, Mayor Wokutch seconded and the Commission approved by unanimous vote.

Resident Comments

No residents were in attendance.

Treasurer's Report

Financials

Treasurer Taylor reported on financials through March 31, 2023. She told the Commission the Balance Sheet showed City assets of \$316,789.71 and the City has no liabilities. The Profit and Loss Detail showed total income for the month of March of \$2,887.23 and total expenses of \$8,377.45. On the Profit and Loss Budget vs. Actual, Treasurer Taylor noted that the Maintenance account was at 99.7% of budget with one-quarter of the fiscal year still remaining.

Commissioner Owen explained that there had been unanticipated expenses in fiscal year 2022-2023 totaling \$5,700. In addition, Green Up, LLC (Willy Thiel) who manages the City's mowing, lawn fertilization and seasonal (2) entrance cleanups, has recently increased his prices for materials and labor.

After discussion, Mayor Wokutch made a motion to approve a transfer of \$1,600 from the Reserve account to Maintenance to cover the remaining expenses (primarily mowing) for this fiscal year. Commissioner Adair seconded and the Commission approved by unanimous vote.

Mayor Wokutch then called for a motion to approve the Treasurer's Report on March financials. Commissioner Adair so moved, Commissioner Owen seconded and the Commission approved by unanimous vote.

First Reading 2023-2024 Tax Ordinance

Treasurer Taylor and the Commission had continued discussion about the pros and cons of raising the City's property tax rate. Treasurer Taylor told the Commission that she will have the PVA's 2023 property assessments for Hills and Dales later this month. At the May meeting, the Commission will have the Second Reading of the tax ordinance and discuss the rate further.

First Reading 2023-2024 Budget Ordinance

Treasurer Taylor and the Commission discussed several line items in the 2023-2024 proposed budget. The Commission proposed that the 2023-2024 budget include 100% of the City's roughly \$37,400 of American Rescue Plan Act (ARPA) funds for various drainage projects (see Maintenance report below). Treasurer Taylor will make this change along with several other adjustments. At the May meeting, the commission will have the Second Reading of the budget ordinance.

REGULAR COMMITTEE REPORTS

Municipal Governance and Legal

Public Roads Right-of-Way Issue

Mayor Wokutch and the Commission discussed the unused public roads right-of-way (ROW) which lies between the homes owned by residents Ralph Johanson and Sue Fleck. Mr. Johanson asked Commissioner Owen to ask the Commission if it might be willing to relinquish its interest in this property so that he can take whatever legal steps are required to obtain all or part of the property. The Commission agreed that Mr. Johanson needs to seek his own legal counsel regarding this matter. Commissioner Owen said he would pass this information along to Mr. Johanson.

Maintenance, Utilities and Beautification

Spring Cleanup of Entrance

Green Up LLC completed the spring clean up of the entrance and other smaller public areas. After discussing Green Up's cost increases, Mayor Wokutch asked Commissioner Owen to obtain a contract from Mr. Thiel which reflects the increased prices for his services for the Commission's review.

Electric Line Upgrade Project

Commissioners Owen reported that LG&E has been in the community replacing utility poles, and he spoke with a representative regarding unreliable power to the City's entrance lights and security cameras. The representative told him that the lines leading to that area were only providing about 60% of the power needed, but that the problem has been resolved.

Commissioner Owen said it is assumed that these repairs have eliminated the need for the Commission to install a very costly new electric line; however, Commissioner Adair said only time will tell if these repairs have completely resolved the problem of frequent outages.

New Plantings – Entrance

Commissioner Owen discussed the possibility of planting two new dogwood trees in the lower lawn and adding a sprinkler system as well. Due to current budget constraints, this topic was tabled.

Review of ARPA Proposed Projects

Together, Commissioners Owen and Bowman talked about two projects which could be funded with ARPA funds. These projects were originally brought before the Commission at the September 8, 2022, commission meeting.

Small Rock Drainage Channel. This channel needs to be repaired. In late summer 2022, GroundWorx Landscape Management provided a written quote of \$4,907,80 for the project.

Large Drainage Ditch along the Entrance Woods. In late summer 2022, GroundWorx reviewed the project involving cleanout of the natural drainage ditch which is clogged with leaves, logs and debris. GroundWorx provided a ballpark figure of \$4,000-\$4,500 for this project.

Mayor Wokutch suggested that a civil engineer with drainage expertise might be consulted regarding these projects. Commissioners Bowman and Owen said will coordinate their efforts and have additional information at the May meeting.

Roads, Snow Removal and Signage

No activity.

Technology Services and Community Security

Network Video Recorder (NVR)

Commissioner Adair reported that the NVR malfunctioned again and Unified Technologies has made replacements/repairs under the Commission's Unified Care Complete Maintenance Agreement. He said he expects to have access to the video feed again soon.

Next Steps Website

Commissioner Adair said that he and Commissioner Rogers discussed giving resident Kathy Weisbach WordPress access so that she can add some design/visual elements to the City's website he has been working on. He asked the Commission if they had any objections to a non-city official being involved.

After discussion, Mayor Wokutch made a motion to allow resident Kathy Weisbach access to WordPress to enhance the City's website design/visual elements with the understanding that the Commission will continue to be fully responsible for content, Commissioner Adair will continue to be the website overseer, and Ms. Weisbach will be volunteering her services at no cost to the City. Commissioner Adair seconded, and the Commission approved by unanimous vote.

Communications and Neighborhood

Newsletter

City Clerk Keats reported that Commissioner Rogers completed the Spring Newsletter and asked her to email it to residents.

Summer Gathering

City Clerk Keats also said that Commissioner Rogers told her Bob and Lisa Hall have volunteered their home for a community gathering this summer. Commissioner Rogers said she will work with the Halls to find a date that works around everyone's summer schedules.

Other Business

None.

Adjournment

There being no further business to come before the Commission, Mayor Wokutch called for a motion to adjourn the meeting, Commissioner Bowman so moved, Commissioner Owen seconded and the Commission approved by unanimous vote. The meeting adjourned at 8:15 p.m.

Andreas Wokutch
Approved by
Mayor Andreas Wokutch

June 8, 2023
Date

Jeanne Keats
Submitted by
City Clerk Jeanne Keats

5-11-23
Date

***NEXT COMMISSION MEETING
Thursday, May 11, 2023, at 7:00 p.m.
Home of Treasurer Joan Taylor at 3300 Mt. Rainier Drive***