

CITY OF BLUE ASH
Interoffice Memo - City Manager's Office

TO: City Council
FROM: City Manager and Department Directors
SUBJECT: Agenda Items for the November 18 Council Meeting
DATE: November 16, 2010
COPIES: Department Directors, Press, Clerk of Council, Solicitor

The following offers a brief description of the items included on the November 18 Council agenda:

9.a.1. Ordinance No. 2010-48 - Rezoning of approximately 44 acres on the north side of Osborne Boulevard between Reed Hartman Highway and Kenwood Road from M-1 Office-Industrial to the M-3 Planned Office and Mixed Use District (second reading & vote)

The City has received a request for rezoning of approximately 44 acres of real estate located north of Osborne Boulevard between Reed Hartman Highway and Kenwood Road. The public hearing and first reading of Ordinance No. 2010-48 was presented at the October 28 Council meeting. Thursday's meeting represents the second reading and formal vote.

The property is currently zoned M-1 Office-Industrial (land use is warehouse), with the request to change it to the M-3 Planned Office and Mixed Use district. The site itself is about 40 acres; the remaining approximate 4 acres includes adjacent rights-of-way.

This concept went to Planning Commission at its September meeting, with approval recommended unanimously. The proposed rezoning is in anticipation of a phased Planned Development that would replace the existing warehouses with an office, retail, and residential mixed use development. The M-3 District allows the types of uses that are proposed for the Planned Development; however, some of the uses would not be permitted in the current M-1 district.

Ordinance No. 2010-48 addresses the rezoning aspect of this project. The specific project details associated with any development within this Planned Development (still in preliminary stage) would have to be reviewed by both Planning Commission as well as Council before moving forward.

A representative from RREEF, the applicant, is expected to be at Thursday's meeting to address any questions from Council or the public. Please address any questions regarding this ordinance to the Assistant Community Development Director Dan Johnson at djohnson@blueash.com.

9.b.1. Ordinance No. 2010-64 - Transferring funds

One of the benefits of working through the fall budget process is comparing expected fourth quarter activity with our current appropriations. This evaluation highlights areas of revenue and expense that need to be adjusted, as this will likely be the last transfer of the year.

The changes reflected on the attachment to Ordinance No. 2010-64 are focused on realigning certain revenue categories, in both a positive and negative fashion, and providing supplementary expenditure appropriations in the General Fund salaries area, in SCMR street light categories, and in Recreation Center refunds.

The revenue items include recognizing additional inheritance tax collections (over budget) of just over \$300,000, a reduction in anticipated 2011 real estate tax collections of approximately

\$121,000, as well as reducing our expected interest earnings with the yields available in today's market.

The net impact of all of these changes represents a reduction of \$24,000 from the 10/31/10 contingency of \$107,459.

All of the other revenue and expenditure accounts appear to be in line with projections for the remainder of the year. Please address questions regarding this ordinance to the Treasurer.

9.c.1. Ordinance No. 2010-65 - Authorizing purchase of police vehicles

Ordinance No. 2010-65 authorizes the purchase of two 2011 model vehicles to be used by the Police Department. The purchase would be made through the Federal GSA Autochoice 1122 program, which is administered by the Ohio Department of Public Safety for the State of Ohio. The cost of each vehicle is approximately \$18,300, and the ordinance authorizes an amount not to exceed \$37,000.

This program is similar to the State of Ohio's Cooperative Purchasing program; however, it is offered by the Federal government and administered through the State's Department of Public Safety. Although the Police Department (and other City departments) periodically utilize the State of Ohio's Cooperative Purchasing program, the Department has also on occasion utilized this GSA Autochoice 1122 program, though it is administered differently.

The department plans to purchase the 2011 model vehicles late this year, and they are replacement vehicles, although there are no trade-ins involved with this transaction as the department plans to auction the existing vehicles through the Hamilton County surplus auction site.

Please address questions regarding this ordinance to Police Chief Chris Wallace at cwallace@blueash.com.