

MINUTES OF THE VILLAGE OF GOLF MANOR REGULAR MEETING
JULY 24, 2006

The regular meeting of the Village of Golf Manor was called to order by Mayor Alan Zaffiro; Clerk-Treasurer Gregory Doering recorded the minutes. After the Pledge-of Allegiance, the roll was taken with all members present.

Councilman Doering made a motion to approve the minutes of the July 10, 2006 meeting as corrected, seconded by Mr. Colvin, all members approved.

Mayor Zaffiro reported that the 2006 and 2007 budgets are balanced, however we need to work on the over spending (deficit) from 2005 and 2006. Some of our options include:

- A. Change in the tax credit amount.
- B. Landlord license fee.
- C. Replacement vs. renewal of 2 Mil Levy in November 2006.

He added that only option C needs to be decided on tonight.

Betty Walker addressed council to follow up on her previous concerns:

6439 Stover – Nothing has been done.

6443 Stover – Nothing has been done.

6447 Stover – Has been worked on.

It took her 3 calls to NIC before any answer. She felt Mr. Sath was hard to talk to and quoted him “everyone doesn’t cut the grass” “ground hogs live in manholes everywhere”. Her garden has been destroyed and hopes they get with it soon.

Mayor Zaffiro replied:

1. Reference NIC. Please show patience. They have not been on the job long and there is a lot to do. This takes time.
2. Junk cars – call Golf Manor Police Department.
3. Met with Mr. Creager along with Bill Turner and David Brown of Investment Group, who have an interest in the Imperial Site as a small industrial park. Among other possible tenants; Thaman Rubber could be a potential client.

Vice Mayor: Mrs. Dubose reported:

1. Women’s self defense class will be July 25, 2006 at 7:00 PM.
2. Safety Day is August 12, 2006, 10:00 AM – 4:00 PM.

SERVICE DIRECTOR: Mayor Zaffiro reported that Mr. Creager is on vacation however he will direct him to work harder on the litter problem.

FIRE DEPARTMENT: Chief Ballman distributed June 2006 Fire & EMS Response to Golf Manor Council.

POLICE DEPARTMENT: Chief Tilley no report.

SOLICITOR: Mr. Butler distributed proposed Resolution 2006-7 (Tax Levy) and Resolution 2006-18 (Surplus Property).

Dr. Jack Morton announced his resignation from council effective July 31, 2006. He is moving out of the Village and he encouraged all to keep the faith and continue the progress that we are making.

Mayor Zaffiro thanked Dr. Morton for his service to the Village.

Mayor Zaffiro reported:

1. A 1% tax credit would cost a taxpayer about \$420.00/yr. and generate about \$146,000.00 per year.
2. A replacement levy (2 Mil) instead of a renewal levy (2 Mil) would cost a homeowner about \$80.00/yr. and generate about \$50,000.00 per year.
3. With 711 rental units at \$100.00/yr, landlord license fee would generate over \$70,000.00 per year.

FINANCE: Mr. Colvin:

1. Reported that finance met July 19, 2006 and considered maybe both the license fee and the income tax credit reduction.
2. Approved expenditure of \$25,000.00 for a front loader (Bobcat) for the Golf Manor Service Department.
3. He was in favor of the levy renewal.

Mr. Colvin made a motion to pay the bills totaling \$82,929.81, seconded by Mrs. Dubose, all members approved.

EDUCATION: No report.

SAFETY AND HEALTH: Mr. Puthoff:

1. Questioned if Thaman Rubber has been cited and where we stand?

Mr. Creager was on vacation, Mayor did not have answers.

2. Reported that the Golf Manor Police Department has an agreement with the Department of Defense for a laptop, helmets, vests and video camera valued at \$11,000.00, at no cost to Golf Manor.
3. We have a borrowed front loader on site that we can use (temporarily) until our new one arrives.

Mr. Brown questioned our safety at council meetings – suggested either a window on entry door and/or an officer on duty.

Mayor and Chief Tilley will give it some thought and report back to council.

Officer Forrest added that we should not take it lightly, in the 8 months he has been on force, Golf Manor has changed. If it is important enough to bring it up, it is important enough to be looked into.

STREETS AND INFRASTRUCTURE: Mr. Brown stated he wants to be included in the January meeting with Mr. King.

SPECIAL PROJECTS: Councilman Doering reported:

1. Reference Thaman Rubber – we need to take action now. We've waited long enough.
2. Need update on Workers Comp from Mr. Creager.
3. Reference vacant properties – can we offer tax breaks to proposed buyers? There are some on our books per Mr. Tilley.

OLD BUSINESS: Motion to discuss a patrol car made by Mr. Brown, seconded by Mr. Doering.

Mr. Brown questioned if we have purchased the new police cruiser and do we have a full compliment of police vehicles?

Yes, per Mr. Puthoff & Mayor Zaffiro, but will check with Chief Tilley.

Mr. Colvin made a motion, seconded by Mrs. Dubose to discuss finances. Mr. Colvin feels we don't want to see services go down (Golf Manor Police Dept., Fire Dept. & Maintenance Dept.). We must "bite the bullet", need to increase income.

Mr. Brown stated that he feels we see a "wall" with taxes too high compared to the value of the property. He does see a lack of accountability and supervision in the Village.

Councilman Doering stated that the Village can thrive, but we must make up this deficit, but not overnight. The deficit didn't occur overnight – it won't be cured overnight. The taxpayers know how top notch our services are. Don't try to make up the deficit all at once. He favors levy renewal, No to levy replacement and No to license fee for landlords.

Mr. Brown suggested we simply spend less than we take in. We need accountability. Can't tell me waste, mismanagement and abuse doesn't go on. Where are we with the Workers Compensation bill (\$150,000.00-\$190,000.00)? A definite no to the license fee.

Mr. Puthoff had no comment.

Mrs. Dubose stated that no one will be happy with any increase. Let us (as residents) see something being done.

A. See no NIC results.

B. Sees no street improvements. Too close in time for replacement levy, and she can't realistically see it passing. She feels best way is for the license fee and temporary tax credit reduction.

Dr. Morton felt that at the local level taxes are O.K. to revitalize local communities; an adjustment of the income tax credit is necessary. Also, the landlord license fee may screen out undesirable (landlord) property owners. But he added we still must attract new businesses to Golf Manor.

Mr. Colvin stated:

1. Does not want to see loss of any Golf Manor services.
2. We need to start generating income dollars now.

Mr. Doering stated:

1. Be careful of calling property “blighted” vs. calling them disrepair or unsightly.
2. The license fee will involve additional expenses to manage, inspect, etc. These are gross figures – not net. Would we make any income? Per Mayor Zaffiro, we don’t need to fine tune tonight.

Chief Tilley state we must step forward and make some decision, no matter which choice. We could lose some employees (small or no raises) but we must move forward.

Chief Ballman added that he echoes Chief Tilley’s comments, and asked Mr. Brown to please show any abuse and/or mismanagement – budget is bare bones. Mr. Brown responded that he is not finger pointing at any department. Chief Ballman added that Levy renewals result in no increase in revenue to Village, where the cost of living and cost of doing business increase every year. He also asked if the proposed license be revoked. Yes, per Solicitor Butler.

RESOLUTION 2006-17: Replacement Levy. Motion made by Mr. Colvin, seconded by Mrs. Dubose.

Mr. Brown – No	Mr. Doering – Yes	Dr. Morton – Yes
Mr. Colvin – Yes	Mrs. Dubose – Yes	Mr. Puthoff – Yes

Motion passes 5-1.

RESOLUTION 2006-18: Surplus Property Internet Auction. Motion to read by title made by Mrs. Dubose, seconded by Mr. Colvin, all members approved.

Motion to pass made by Mr. Puthoff, seconded by Mrs. Dubose, all members approved.

Mr. Doering made a motion to set the minimum bid of \$1,000.00 for the breathing air cascade system being auctioned, seconded by Mr. Colvin, all members approved.

NEW BUSINESS: No report.

Motion to adjourn made by Ms. Dubose, seconded by Mr. Colvin, all members approved.