

**CITY COUNCIL MEETING
TUESDAY, MARCH 7, 2017, 7:00 PM**

AGENDA ITEM I - CALL TO ORDER:

Mayor Pierson called this meeting to order at 7:00 p.m.

AGENDA ITEM II - MEMBERS PRESENT:

City Clerk Stacey A. Dodson Pfaltzgraff reported all Council Members present: Dave Cheshire, Donnie Haines, Tony Grant, Jay Watson, Scott Coulter, and Mike Anderson. Also present were City Manager Andy Blake, Chief William Roper, Assistant City Manager Edward Erfurt, Finance Director Lori Nice, and CVB Director Debbie McClure.

AGENDA ITEM III – APPROVAL OF MINUTES – February 21, 2017, Regular Meeting

Minutes of the **February 21, 2017**, Regular Meeting was presented for approval. There were no objections to the Minutes. Minutes was accepted as submitted.

AGENDA ITEM IV – CITIZEN'S PRESENTATIONS/PETITIONS

None

AGENDA V - CITY MANAGER/STAFF REPORTS

CITY MANAGER

City Manager Andy Blake provided a 3-year Letter of Appointment for Anthony Grant to the Partnership for Affordable Housing Board. Mr. Grant's term will expire December 31, 2019. Motion was made by Council Member Coulter to approve said Letter of Appointment. Motion was seconded by Council Member Cheshire. Motion carried unanimously.

The City will not see any rate increases with VSP, carrier for employee vision coverage, for the May 1, 2017 thru April 30, 2019 renewal period.

Workers Compensation Experience Modification Rating – The City is pleased to report a decrease in Workers Compensation claims history, which was lower than the average for municipalities .86. Due to a decrease in claims, the City will see a decrease in premium cost for 2017.

Mr. Blake deferred the rest of his report for Council Business item number 5 – Budget Discussion Continuation.

CHIEF OF POLICE

Chief Roper reported his attendance to the following events: Regular Council meeting held February 7, 2017; Development Project Review Committee meeting to discuss properties on the corner of E. 4th Avenue and Reyman Street and E. 3rd Avenue; LEPC Committee meeting; meeting with representatives from the Bureau of Investigation; meeting with Jefferson County Sheriff Dougherty to discuss implementation of a narcotics investigation team and seeking funds to hire additional deputies due to increase in work load; WV Chiefs of Police meeting to discuss bills being introduced to the legislature relating to forfeiture asset funds and property; meeting with Ranson CVB Director to discuss the upcoming Annual Ranson Festival and Car Show; meeting with Accurate Systems to discuss the purchase of and implementation of the E-Ticketing System; meeting with citizen to complete the documents required for any citizen wishing to have his/her criminal record expunged; and meeting with Senator Rucker and Delegates Moore, Cowles, and Harshbarger to discuss concerns regarding Senate Bill 226 – West Virginia Forfeiture Act and House Bill 2463 – West Virginia Forfeiture Reporting Act.

Body-worn cameras and accessories were received by the department. Staff held a conference call with Taser to discuss implementation of the devices; and staff training has been scheduled for May 10, 2017.

The department recently seized a 2002 Dodge Neon from a drug arrest. The vehicle was sold through the sealed bid process and the funds were placed in the forfeiture account.

Statistic Reports for January and February 2017, were provided to Council for review.

AGENDA ITEM VI – COMMUNICATIONS FROM THE MAYOR

Correspondence – Toys for Tots

Mayor Pierson, on behalf of Council, Ranson CVB Board, and Ranson Parks & Recreation Commission, presented an award to Pizza City for their outstanding services to the City of Ranson.

AGENDA ITEM VII – COUNCIL BUSINESS

1. **Ordinance #2017-298 - 1st READING** of an Ordinance of the City Council of Ranson, West Virginia, Amending the City of Ranson Municipal Code, Chapter 14, Article I, Sec. 14-8(13) "Same-Enumeration", Sec. 14-21 "Barbed Wire Fences", Chapter 16, Article III, Division 14, Sec. 16-179 "Wall and Fence

Design Standards", Sec. 16-180 "Parks, Open Space, and Recreation Areas", Chapter 19, Sec. 19-2 "Definitions", Sec. 19-3 "General Provisions", Sec. 19-5 "Residential (R-6) District", Sec. 19-6 "Residential (R-7) District", Sec. 19-8 "Highway Commercial (HC) District", Sec. 19-10 "Racetrack Commercial (RC) District", Sec. 19-11 "Industrial (I) District", Sec. 19-13 "Area and Bulk Regulations", Sec. 19-21 (b)(6)c.1.E "Traditional Neighborhood Development District", Sec. 19-24 (j)(1) Private Recreational Vehicle Parks and Campgrounds", Chapter 19A, Sec. 5.13 "Fencing Standards", Table 19 and Table 21 - The purpose for the proposed recommended revisions is to amend and consolidate fence standards in the Ranson Code of Ordinance, Chapter 16, Planning and Development and to be consistent with W. Va. Code, Chapter 8A, and consistent with Ranson Code of Ordinance Chapters 19 and 19A. Motion was made by Council Member Grant to approve the **1st READING of Ordinance #2017-298**. Motion was seconded by Council Member Anderson. Discussion was held. Motion carried unanimously. The **2nd READING and PUBLIC HEARING** were scheduled for **March 21, 2017**.

2. **Resolution #2017-009** - A Resolution of the City Council of Ranson, West Virginia, Re-Affirming Its Support for the Jefferson County Horse Racing Industry - Voters of Jefferson County rejected video lottery when first placed on the ballot in 1994 and table games in 2007. Jefferson County subsequently voted for racetrack video lottery in 1996 and racetrack table games in 2009. The City Council of the City of Ranson has previously supported, by Resolution, gaming in Jefferson County and urged the voters of Ranson and within Jefferson County to vote "yes" for both race track video lottery and table games.

According to a 2014 WVU bureau of Business and Economic Research study, the horse racing and breeding industries supports more than 5,348 jobs and contributes more than \$252.6 million in total business volume to the Jefferson County and Hancock County economies. The horse racing and breeding industries support not only owners, breeders, trainers, jockeys, exercise riders, grooms, farriers, veterinarians, and farmers, but also insurance, banking, hotels, motels, restaurants and feed and supply stores.

The City Council re-affirms its support to the horse racing industry in Jefferson County and strongly urges WV Legislature to reject any legislation that undermines the promises to Jefferson County voters.

The City Clerk shall distribute copies of said Resolution to governmental heads of Jefferson County governments and to the Jefferson County legislative delegation.

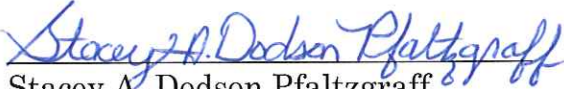
Motion was made by Council Member Haines to approve **Resolution #2017-009**. Motion was seconded by Council Member Cheshire. Discussion was held. Motion carried unanimously.

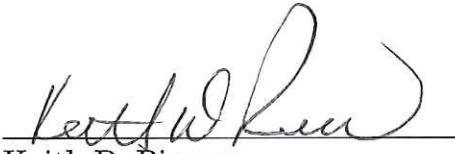
3. **Resolution #2017-010** - A Resolution of the City Council of Ranson, West Virginia Appointing and Re-Affirming Members to Various Boards & Commissions - Re-appointment to Ranson Convention & Visitors Bureau Board Laura Storm January 1, 2017 - December 31, 2020 - Motion was made by Council Member Watson to approve the re-appointment of Laura Storm to the Ranson Convention & Visitors Bureau Board. Motion was seconded by Council Member Grant. Motion carried unanimously. Appointment to Ranson Parks & Recreation Commission Sarah Kittelstad - March 7, 2017 - December 31, 2022 - Motion was made by Council Member Grant to approve the appointment of Sarah Kittelstad to the Ranson Parks & Recreation Commission. Motion was seconded by Council Member Coulter. Motion carried unanimously.
4. **Presentation - Residential Market Study** – Assistant City Manager Edward Erfurt provided an overview for the Ranson, West Virginia Housing Market Analysis prepared by Duggal Real Estate Advisors. The analysis provided background information and objectives; methodology and assumptions; conclusions and recommendations; an economic and demographic overview; market for smart growth; for-sale residential market analysis; and for-rent residential market analysis. The Executive Summary provided such key findings as 1) Future demand for housing in Ranson is stable and strong; 2) Housing demand can be segmented by tenure (for-sale versus for-rent), community type (TND versus conventional), and product type (single-family detached versus townhome versus multifamily); 3) The SmartCode in Ranson allows for a variety of product types and tenure within a TND-style community. The only product type it excludes is a front-load townhome (meaning the garage is in the front of the unit). It does allow for rear-load townhomes and townhomes with no garages. 4) Buyer preferences include 80% of buyers in areas like Ranson prefer conventional and 20% of buyers prefer TND communities and 85% of re-sale homes purchased in Jefferson County are for single-family detached (SFD), and 15% are for attached homes. Excluding apartments and mobile homes, 70% of the homes in Ranson are SFD and 30% are attached. It is reasonable to expect between 15-25% of demand in the city will be for attached homes. To review the report in its entirety go to www.cityofransonwv.net
5. **Budget Discussion Continuation** - Since the last Council meeting, the following tweaks have been made to the budget after continuing discussions with Department Directors and the Finance Director:

- Reinserted the \$50,000 bond and entered \$50,000 into City Hall Capital Outlay (in case of needed capital repairs to City Hall).
- Switched the Planning Professional Services and Contracted Services numbers
- Increased City Hall Software up to \$36,000 to account for annual Microsoft 365 subscription.
- Increased Crossing Guards Salaries to \$23,000 and increased the Payroll Reimbursement revenue line item to offset it. This item is a wash as it is reimbursed by the Board of Education.
- Corrected the Streets Insurance line item to reflect actual cost due to a clerical error in first proposed budget.
- Increased Streets Vehicle Repairs to 15,000 to reflect more accurate numbers.
- Added \$4,000 each to both fire departments as the Council requested.
- Minor increase in B&O Tax, Franchise Tax, IRP Fees, and Refunds & Rebates Revenue line items to offset the changes in expenses. (The Refunds & Rebates is receiving about \$8000 for the PCard rebate.)
- A \$1,500 cola increase, along with a 2.5% merit increase, is being considered for City of Ranson staff.

AGENDA ITEM VIII - ADJOURNMENT

Mayor Pierson called for a ten minute recess at 8:16 pm after which Council reconvened at 8:26 pm into Executive Session. Motion was made by Council Member Grant to take a ten minute recess at 8:16 pm and reconvene into Executive Session at 8:26 pm. Motion was seconded by Council Member Coulter. No action was taken in Executive Session. The Executive Session adjourned at 9:56 pm. The next Regular Council meeting was scheduled for Tuesday, March 21st, 2017, at 7:00 pm.


Stacey A. Dodson Pfaltzgraff
City Clerk


Keith D. Pierson
Mayor