



# City of Fort Wright

409 Kyles Lane | Fort Wright, KY 41011 | [www.fortwright.com](http://www.fortwright.com) | 859.331.1700

## City of Fort Wright Council Meeting Wednesday, August 3, 2022 – 6:00 PM

### CALL TO ORDER

The Council Meeting was called to order at 6:01 PM by Mayor Dave Hatter. Mayor Hatter led the Pledge of Allegiance and a moment of silence. Finance Clerk Kelly Perry called the roll.

Councilman Abeln	Absent
Councilman Feinauer	Present
Councilman Wall	Present
Councilman Weber	Present
Councilman Wessels	Present
Councilwoman Witt	Present

Also present for the meeting were:

City Administrative Officer Jill Bailey  
City Attorney Tim Theissen  
Fire/EMS Chief Steve Schewe  
Police Chief Ed Butler  
Finance Clerk Kelly Perry

### CITIZEN COMMENTS/GUESTS

There were no citizen comments or guests.

### APPROVAL OF COUNCIL MINUTES

Councilman Weber made a motion to approve the minutes of the Council Meeting held on Wednesday, July 6, 2022. Councilman Feinauer made a second. Ms. Perry called roll.

Councilman Feinauer	Yes
Councilman Wall	Yes
Councilman Weber	Yes
Councilman Wessels	Yes
Councilwoman Witt	Yes

MOTION CARRIED

Councilwoman Witt made a motion to approve the minutes of the Caucus Meeting held on Wednesday, July 20, 2022. Councilman Feinauer made a second. Ms. Perry called roll.

Councilman Feinauer	Yes
Councilman Wall	Yes
Councilman Weber	Yes
Councilman Wessels	Yes
Councilwoman Witt	Yes

MOTION CARRIED

## UNFINISHED BUSINESS

**Performance Lexus Development Plans/ Proposal** – Councilman Wessels stepped out of Council Chambers for the discussion.

Shane Dever, Director, Operations (Cincinnati) at Performance Automotive, thanked Council, Ms. Bailey, and Mr. Theissen for working with their group. He said their factory partners with Lexus Motor Vehicles would like the project to be completed quickly and there are concerns that their business operations will be difficult if they are not moved prior to the start of the Brent Spence Bridge Project.

Jay Bayer, Principal and President of Bayer Becker, presented the revised signage plans for the Lexus dealership. He pointed out in the revised plan that the building has been moved from the far-right side of the property to the middle of the property. Mr. Bayer said the size, shape, and height of the signs all remain the same as the original, approved plan.

There was discussion about the importance of not creating light pollution for those who live opposite the dealership across I-71/75. Mr. Dever confirmed that signage will be internally lit and the lights will not be colored, and the overall appearance will be professional and classy.

Councilman Weber made a motion to approve the signage package as presented for this lot, with the understanding that the final design for the other lots will be presented to Council for approval. Councilman Wall made a second. Ms. Perry called the roll.

Councilman Feinauer	Yes
Councilman Wall	Yes
Councilman Weber	Yes
Councilwoman Witt	Yes

MOTION CARRIED

Councilman Wessels returned to Council Chambers.

## NEW BUSINESS

**Williams Creek Stage II Development Plan** – Mr. Tim Foster, Civil Engineer, IDE, presented the Stage II Development Plan for Williams Creek. Mr. Foster said the proposal consists of the construction of two attached single-family and 140 multi-family residential units along with a clubhouse, playground, pool, and maintenance garage. Mr. Dan Greene, DMG Contractors, addressed Council, saying he is ready to pour foundations when the permits are released.

Mr. Patrick Denbow, Senior Planner, PDS, presented the request, history, zoning, and petition review of the Williams Creek Stage II Development Plan. He addressed Council, saying Staff is providing a favorable recommendation with three suggested conditions: first, the 1,000-foot nature trail will be installed prior to the completion of buildings seven through 12; second, there must be a sidewalk along both sides of all proposed streets unless specifically waived by the city; and third, the applicant complies with all requirements provided by the City Engineer.

Mr. Denbow said staff finds that the Stage Two Development Plan as conditioned is in substantial compliance with the Fort Wright zoning ordinance and the approved Stage One Development Plan as well as the Kenton County subdivision regulations. He said the maintenance garage was not indicated on the previous plans, but

Council could deem that as a minor amendment in conjunction with the Stage Two approval. Mr. Denbow said all building and zoning permits will be required prior to beginning construction.

There was discussion about the importance of identifying the utilities to distinguish between public right-of-way and private ownership. Mr. Marty Hellman, CT Consultants, said this was one of his comments when he reviewed the plans for the City. He said they are clearly identified on the original plan and mentioned that SD1 [Sanitation District One of Northern Kentucky] and the Northern Kentucky Water District both map public and private utilities on their GIS mapping for water, sewer, sanitary, and storm systems.

Councilman Wessels made a motion to approve the Stage II Development Plan as recommended by staff with the following conditions: the sidewalk is waived on the south side of Williams Creek Way from the intersection of Dorisway Drive up past buildings four, five, and six; the 20 x 20 garage is considered a minor change to the development and accepted; the 1,000-foot nature trail be installed prior to the completion of buildings seven through 12; and signage is installed where City maintenance ends. Councilman Weber made a second. Ms. Perry called the roll.

Councilman Feinauer	Yes
Councilman Wall	Yes
Councilman Weber	Yes
Councilman Wessels	Yes
Councilwoman Witt	Yes

MOTION CARRIED

**Municipal Order 3-2022 Disposing of Surplus Property** – Ms. Bailey advised that this Municipal Order for surplus property includes various outdated or broken office equipment, four park benches, tables and chairs that were replaced during the South Hills Civic Club remodel, and a 2015 Dodge Charger.

Councilman Feinauer made a motion to approve Municipal Order 3-2022, an Order declaring surplus property and authorizing disposal of such property by destruction and/or recycling. Councilman Wall made a second. Ms. Perry called the roll.

Councilman Feinauer	Yes
Councilman Wall	Yes
Councilman Weber	Yes
Councilman Wessels	Yes
Councilwoman Witt	Yes

MOTION CARRIED

**Assistance Request from Whitesburg Police Department** – Ms. Bailey advised that there have been numerous requests for assistance from local governments to aid flood victims in Eastern Kentucky. Ms. Bailey said Councilman Wessels suggested prior to this meeting that the 2015 Dodge Charger be donated to an agency in the impacted area. Chief Butler said Captain Jonathan Colwell had been in touch with the Whitesburg Police Department, who lost seven of their vehicles, and suggested it be donated to their department.

Councilman Wessels made a motion to surplus the 2015 Dodge Charger police cruiser to the Whitesburg Police Department, and upon the time in which this vehicle is declared surplus for them, they may keep any funds received. Councilwoman Witt made a second. Ms. Perry called the roll.

Councilman Feinauer Yes  
Councilman Wall Yes  
Councilman Weber Yes  
Councilman Wessels Yes  
Councilwoman Witt Yes

MOTION CARRIED

**Sign Installation Proposal from HL Signs** – Ms. Bailey presented the results received for the proposal requested by Council for the installation of the new gateway signage. She said the proposal included quotes for an upgrade on the Monument sign at 409 Kyles Lane, seven double-post City Gateway signs, and seven single-post City Gateway signs. She said the upgrade of the Monument sign has not been designed and that amount [\$951.00] will be removed. Ms. Bailey said the cost of the remaining proposal is \$11,381.00.

Councilman Feinauer made a motion to approve HL Signs proposal minus the \$951.00 for the sign at 409 Kyles Lane. Councilman Wall made a second. Ms. Perry called the roll.

Councilman Feinauer Yes  
Councilman Wall Yes  
Councilman Weber Yes  
Councilman Wessels Yes  
Councilwoman Witt Yes

MOTION CARRIED

**Daniel Lewin – Request for Reimbursement for Tree Removal** – Ms. Bailey said that Mr. Lewin requested reimbursement for damages sustained to his property during two storms several weeks ago. She said it was discussed with Mr. Theissen and the City would prefer to have the insurance company provide the review and response.

Mayor Hatter advised residents that any damage sustained because of something that belongs to the City needs to be reported to the City as soon as possible to allow evidence to be collected and the claim to be deemed as legitimate. Mr. Theissen added if damage has not yet occurred, but if a resident believes a tree or other instrument of the City's property is dangerous, to please let City officials know in advance so it can be addressed.

## COMMITTEE REPORTS

**Community Improvement Committee – Chair Councilman Feinauer** – Councilman Feinauer said that the Committee and Mr. Theissen have been reviewing and rewriting the nuisance ordinances and it should be completed soon.

**Finance Committee – Chair Councilman Wessels** – Councilman Wessels said the Committee is reviewing the revenue collected from the insurance premium tax. He said a meeting has been scheduled to review the budget and projections for the tax rate to prepare for a recommendation to change this rate.

**CAO REPORT** – Ms. Bailey reported that a conditional offer of employment has been extended to an individual to join the Public Works Department and she is expecting their official start date to be August 15.

Ms. Bailey advised that the City of Covington has submitted an open records request through an outside attorney looking for wage information concerning the Police and Fire departments and the City is complying with the request.

Ms. Bailey informed Council that Jiffy Lube has withdrawn their Stage II plans and will no longer be going forward with their project due to internal financial decisions.

## **DEPARTMENT REPORTS**

**Administration/Finance** – Ms. Russell was absent from this meeting. Ms. Perry had nothing to report.

Ms. Bailey advised that the upcoming South Hill Civic Club reports will have detailed information about the number of rentals per month.

**Fire/ALS Department** – Chief Schewe reported that his department has been coordinating the replacement of the recalled airbags in several of their pieces of equipment. He said crews have also been busy with removing trees from the roadways due to the high winds and rain from multiple storms.

Chief Schewe reminded residents that open burning is unlawful in the City of Fort Wright.

**Police Department** – Chief Butler reported the Police Department is fully operational with their new body cameras. He said new rifles have arrived and they are in the process of getting geared up and prepared for deployment to the officers. He said the old rifles will be surplussed.

Chief Butler reminded residents to lock up their cars and to not leave valuables in their vehicles. He also encouraged residents to request a Vacation Check from the Police Department when they are out of town.

Chief Butler congratulated Police Sergeant Jason Millay for graduating from the Department of Criminal Justice Training's Academy of Police Supervision. He said the three-week advanced leadership course is a foundational component of police training in Kentucky. Mayor Hatter congratulated Sgt. Millay for this accomplishment.

Mayor Hatter also congratulated City Clerk Maura Russell for earning her certificate from the Kentucky Municipal Clerk Institute (KMCI).

**Public Works Department** – Mr. Bethell was absent from this meeting.

Ms. Bailey reminded Council that there were substantial losses at Volunteer Park due to the storms. She said approximately \$20,000 in damages are being reported to the insurance company for replacement. She added that there are concerns about additional trees that may need to be removed from the park and a report is being prepared about the process of handling those trees.

Ms. Bailey said the press release for the re-opening of Volunteer Park received good feedback.

Ms. Bailey also addressed a question about the installation of a fence at Battery Hooper Park. She said the property line needs to be surveyed again due to interference with the property line stakes.

**Legal Counsel** – No report.

### **SPECIAL ANNOUNCEMENTS**

Mayor Hatter reminded residents of the Community Yard Sale on Friday, September 9, and Saturday, September 10. He said permit applications are available on the City's website or in person Monday through Friday, 8:00 AM to 5:00 PM at 409 Kyles Lane.

Ms. Bailey announced a Shred Event will be held near the end of September; date is pending.

Mayor Hatter announced the 50<sup>th</sup> Anniversary Partner Event for TANK on Thursday, September 15, 2022, from 3:00 – 4:00 PM at the Newport Car Barn at 1102 Brighton Street in Newport.

Mayor Hatter reported on his conversation with Secretary Jim Gray about the need for a sound barrier wall on 71/75. He said gateway signage and overpass beautification was also discussed, but no commitments can be made at this time. Mayor Hatter said he was pleased with the conversation and is hopeful for a resolution.

**Employee Recognitions/Special Thank You's** – Nothing to report.

### **COUNCIL COMMENTS**

Councilman Feinauer reminded residents to familiarize themselves with school bus and crosswalk right-of-way rules as we get closer to the school start date.

Councilman Wessels thanked Ms. Bailey, Chief Butler, and Chief Schewe for assisting him while purchasing donations for the city of Whitesburg.

Ms. Bailey announced the return of The Top of the Hill newsletter in digital format. Mayor Hatter is compiling a list of achievements to incorporate into the newsletter.

Mayor Hatter reminded residents to follow the City on social media, the City's website, or sign up for the newsletter to be informed of happenings in Fort Wright.

### **EXECUTIVE SESSION**

There was no need for an Executive Session.

### **ADJOURNMENT OF THE COUNCIL MEETING**

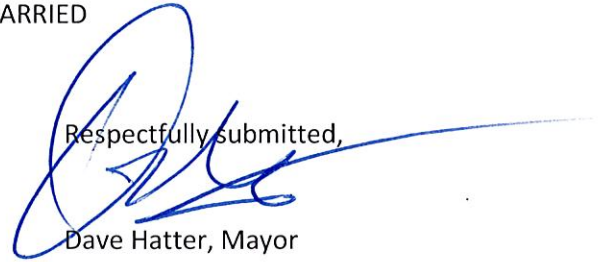
Councilman Wall made a motion to adjourn the Council Meeting. Councilman Feinauer made a second. Ms. Perry called the roll.

Councilman Feinauer    Yes  
Councilman Wall        Yes  
Councilman Weber       Yes  
Councilman Wessels     Yes  
Councilwoman Witt      Yes

MOTION CARRIED

The Council Meeting adjourned at 7:52 PM.

Respectfully submitted,



Dave Hatter, Mayor

Attest:



Maura Russell  
City Clerk