

Minutes of Financial Oversight Committee Meeting

1/16/23

In attendance:

Pam Spoor Sarah Froelich Greg Johnson

Kathy Zembrodt Joe Daugherty Also present: Rebecca from LINK

Hybrid Meeting

The meeting began at 6:00pm

Ms. Spoor began by addressing inaccurate social media rumors:

There is NO intention to abandon and/or sell the City Building under any circumstances. Should the new property or some other property work out for the City's needs the Fire Department, Public Works and City Clerk will remain at the Amsterdam Rd location

There is NO intention to ever disband or dissolve the Park Hills Fire Department which is a key part of keeping residents safe in our city.

The seller of the potential property is a 2nd cousin of the mayor which is well outside the conflict rules of our ethics and the State's ethics ordinance – See Section 31.0118 of our ordinances which states that promotion of or transactions between: spouse, parent, child, brother, sister, mother, father, son in law, daughter in law, grandparent are forbidden. Both City Attorney McMurtry and City Attorney Braun stated there was no ethical issue.

Discussion of City's Needs for Space

1. Permanent Council chamber with appropriate Audio/Visual equipment, internet, ADA accessibility, seating for 70 or more and adequate parking. Council has been without a permanent meeting chamber for 12 years and has met at 6 different leased locations – 5 of which have decided to revoke our lease due to the owners needs for space. Currently Council meets at the Gardens of Park Hills. We have secured one night a month. This space is now owned by Covington Catholic.
2. Also seeking suitable space for our Police Department which currently is located in one half of the upstairs of the Amsterdam Rd building. We need for the police to have adequate square footage to have offices, meeting room, showers, lockers, evidence room, interview room etc. Locating the police more centrally, such as on the highway, has benefits.

Discussion of Proposed Property

The building is divided down the middle by a bearing wall with 1,250 sq ft on each side. The building has bathrooms on each side. There are a few lots behind the building which may be used for additional parking. Access to the rear of the property might be accomplished though purchase or easement. Half

the property is leased to Edward Jones with a 5 year renewal option. Rent adjustment can accompany renewal. Estimated cost of renovation to convert one side into council chamber/meeting hall is approximately \$25,000. This would include removing walls, adding A/V equipment, bathroom updates, etc. This is a very rough estimation and requires study and estimates.

An appraisal of the property has been provided for review. The appraisal does not include the lots behind the building.

Future meetings of Financial Oversight Committee will be scheduled for the second Tuesday of the month.