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4 Town of Cedar Point Board of Commissioners
5 Budget Work Session Meeting
6 April 24, 2020
7 Via Zoom Meeting Software
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10 The Town of Cedar Point Board of Commissioners held a Budget Work Session Friday, April
11 24, 2020 at 9:00 AM. Mayor Hatsell determined a quorum to be present and opened the
12 meeting. The meeting was held via Zoom Meeting Software.
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14 PRESENT: Mayor Hatsell, Commissioners Castellano, Bray, Nash and Winberry, Town
15 Administrator Rief and Town Clerk Calhoun.
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17 Mr. Rief presented an overview of the proposed budget. He pointed out that this is a very lean
18 budget, with expenses trimmed as much as possible. He began with Solid Waste collection; the
19 contract expires next year. The Town can expect a 17% increase next year, or \$17,000, however,
20 Waste Industries is willing to reduce that to \$13,000. If the Town agrees to their contract, every
21 resident would be issued a trash receptacle. The annual cost borne by citizens would be \$175,
22 payable through property taxes. Mr. Rief recommends increasing the Solid Waste fees per
23 resident from the current \$150 to \$175.
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25 In reference to the loan payment on the park property, it was thought that the terms of the loan
26 would be 30 years, but the Town only qualified for a 20-year loan term. This change resulted in
27 an increased quarterly loan payment; an amount not included in the 2019-2020 budgetary
28 process. Mr. Rief recommended a 1.5 cent tax increase to offset the deficit created by the change
29 in loan repayment terms.
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31 Board discussion followed. Commissioner Winberry wanted to keep things the way they already
32 are without a tax increase. This is not what we told the citizens upon acquisition of the property.
33 Commissioner Nash wants to get out of the habit of taking money from savings to meet
34 expenses. Commissioner Castellano is not fond of a tax increase ever, but the alternative of
35 taking from savings is not agreeable, either. Mr. Rief assured the Board that it would not be a
36 routine occurrence to take from savings to fund Town functions.

37 Regarding Powell Bill Funds, \$35,000 is received annually, but only \$1,000 has been allocated
38 for streets and sidewalks. Mr. Rief recommended an expense line item for Powell Bill expenses
39 that matches the value in the Powell Bill revenue line.

40
41 Mr. Rief also pointed out that we are within \$600 of a balanced budget.

42
43 Mr. Rief also made recommendations for changes in the Fee Schedule as follows: *Permit* fees
44 should be changed to *Application* Fees; Flood Plain Permits, add a fee of \$100. For Golf Cart
45 inspections, it was recommended that inspection stations be available at the local golf cart sales
46 businesses, at a fee of \$200. The registration fee would be \$50, and to renew the registration
47 annually thereafter, a \$25 fee. The fee for Daily Food Truck sales would be increased from \$20
48 to \$25. The fee for Unpermitted Activities would be removed.

49
50 A new section is being proposed, Code Violations, as follows: A \$100 fine will be issued if the
51 infraction is remedied within 10 business days, and \$50 per day for each day the violation
52 continues.

53
54 Commissioners Winberry and Bray disagree with the Golf Cart inspection recommendations.

55
56 All monies collected from violation penalties will go back to Town. If payment is not remitted,
57 the Town can place a lien on the property. Commissioner Winberry is against putting liens on
58 violator's property.

59
60 Under General Recommendations, Mr. Rief stated the following: For staff, he proposed a 2%
61 COLA raise, which equates to an impact of \$4,882 on the budget. To employ a part time Code
62 Enforcement Officer, the budget impact would be \$20,000. The alternative would be to hire a
63 full time Building Inspector. There is also a need to for an additional Public Works employee,
64 town truck and mowing equipment.

65
66 Under Parks and Recreation, Mr. Rief presented the following for Board consideration: Park
67 improvements, maintenance, and supplies; and festivals. Commissioner Nash stated no
68 improvements or festivals.

69
70 The Easter Egg Hunt budget should be increased from \$1,000 to \$2,500.

71
72 For the Spring and Fall Cleanups, \$4,000 was budgeted, but the current bill for Spring Cleanup is
73 \$8500. This line item must be increased to \$17,000.

74
75 In conclusion, Mr. Rief proposed the following to offset most importantly the cost of the loan
76 payment to the park. This would include grant monies expected from PARTF and Clean Water
77 Management Trust Fund, anticipated grant awards from other grant opportunities, and an
78 increase in the Town's tax base.

79
80 Board comments followed.

81
82 Mayor Hatsell commended Mr. Rief and the Board on working through a very difficult budget.

83 Commissioner Castellano agrees with the tax increase to offset the loan payments.

84
85 Commissioner Bray also agrees with the tax increase but is unsure if this is the right time to do
86 so.

87
88 Commissioner Nash stated that it is irresponsible to take money from savings. The focus should
89 be placed on finding funding to cover expense; continue looking at long term goals; agrees with
90 solid waste collection increase; supports the hire of a full time Building Inspector/Code
91 Enforcement.

92
93 Commissioner Winberry was disappointed concerning the terms of the park property loan. He
94 feels it is important to explain to the citizens exactly why we are having to increase taxes. He
95 would like to see the budget stay lean so as not to have to make too big of an increase on taxes.
96 He was surprised at the increase in the Spring and Fall cleanup costs as well. He also felt it was
97 very important to continue pursuing grant opportunities for the park.

98
99 Mayor Hatsell is confident that this Board will come up with a resolution that is fair and
100 agreeable.


101
102 Mr. Rief pointed out to the Board that Cedar Point has the third lowest tax rate in the State.

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104 There being no further business to discuss, the meeting was adjourned.

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106 Mayor Hatsell adjourned the meeting at 10:50 AM.

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108 Footnote: Thursday, May 14, 2020, at the Agenda Work session, the final draft of the budget
109 will be presented to the Board.

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122 _____
123 Scott Hatsell, Mayor


Jayne Calhoun, Town Clerk