

# Signs of the Times.

5   
1955-2005  
*Our Golden Year*



Annual Report  
City of Fairfield

2004

Future Site of  
MERCY  
HOSPITAL  
SOUTH

# Signs of the Times.

Signs identify the places we live, work and play. Seldom do we stop and reflect on the names themselves. As Fairfield celebrates its 50th anniversary, the 2004 Annual Report honors the pioneers and founders of the community, for whom many of its streets, parks and facilities have been named.

Through years of heartfelt involvement by caring families and leaders, Fairfield has evolved into a progressive community worthy of national attention. What began as a simple village has grown into a thriving community approaching 45,000 residents.

While issues of the day often gain the spotlight of our local media, many of the quiet decisions of yesteryear have had — and continue to have — profound impact on Fairfield's course... and on the future success of the community.

Throughout this publication, insets identify and honor the names of some of those families whose legacies created a firm foundation for today's City of Opportunity. Names identified throughout this report do not comprise a comprehensive inventory nor complete historical accounting of contributions.

Nevertheless, the City has selected this sampling of signposts which comprise many of the milestones to the future.



The City of Fairfield and Village Green of Fairfield, LTD, were the 2004 recipients of the National Program Excellence Award for Outstanding Public Private Partnerships for the Fairfield Village Green Project. The award is given by the International City/County Management Association (ICMA) in recognition of a local government and its private sector partner that have demonstrated the value of effective public-private partnerships to foster greater efficiency, innovation, and civic awareness in the delivery of local government services.

## Origins of Street Names

Maps from the 1800s of Fairfield Township (a part of which became the city in 1955) clearly indicate the source of many street names in use today. Owners of large tracts of land, primarily farms, used their family name on the roads near, or into, their property. Among those family names are: Blackburn, Bobbenmeier (today Bobmeyer), Celadon, Gilmore, Gray, Groh, Hunter, Mack, Magie, Muhlhausen (today Muhlhauser), Muskopf, Rieser (today Resor), Ross, Seward, Slade, Symmes, Vinnedge and Weber.

The Symmes, Celadon, Blackburn, and Hunter names are directly associated with Judge John Cleves Symmes who in 1788 purchased "all the land between the mouth and the source of the two Miami rivers," often referred to as the Miami or Symmes Purchase. Symmes gave his nephew Celadon Symmes Section 34, the area

bounded by Symmes Road, Mt. Pleasant Pike (today Pleasant Avenue), Nilles Road and Dixie Highway. Celadon's relatives and descendents included the Hunter family and the Blackburn family. Celadon Symmes built his home opposite the bend in the creek on Nilles Road and named it Pleasant Run.

The use of family names continued into more recent times with names such as Benzing Drive, Boehm Drive, McCormick Lane and Gilbert Farms Park (location of the Elisha Morgan Farm Mansion).

Other names are associated with early area settlements such as Port Union and Stockton Station. For more information about Fairfield's rich history, be sure to visit the 50th anniversary display in the gallery of the new Fairfield Community Arts Center.



# City Council 2004

Since the early days of Fairfield, government services have been directed by a body of elected representatives, each from diverse backgrounds who have a common pledge to represent the will of the community. Their collective vision and direction through the years have provided the guidance which has sculpted a small village in 1955 into the thriving contemporary city we now enjoy.

The City of Fairfield operates under a Council-Manager form of government, which provides for an elected Mayor and City Council working with an appointed City Manager. The Mayor and three

Council Members are elected at-large, with Council Members also elected from each of Fairfield's four wards.

City Council is responsible for establishing City policy and enacting legislation to guide the direction of the municipal government. Other responsibilities include the establishment of rates for public utilities and the authority to retain independent, certified public accountants to audit City records.

During 2004, Fairfield's City Council conducted more than 62 public meetings, including regular meetings, council/manager briefings,

special sessions and public hearings. As a result of public input and Council consideration, 239 ordinances and resolutions were adopted during the year.

City Council is comprised of seven committees: Community and Public Relations; Development Services; Finance & Budget; Parks, Recreation & Environment; Public Safety; Public Utilities; and Public Works. Each Council member serves as a chairperson, a vice chair and a member on three separate committees.



## Porter



First Ward  
*Michael D. Snyder*



Second Ward  
*Martin H. Judd*



Third Ward  
*Mitch Rhodus*



Fourth Ward  
*Steven E. Miller*



At-Large  
*Howard R. Dirksen*



At-Large  
*Jill Kinder*



At-Large  
*Mark A. Scharringhausen*



# Happy Birthday Fairfield!

During the closing days of 2004, the Fairfield 50th Anniversary Committee was busy at work planning many of the events celebrated during 2005. The Golden Celebration will conclude with a three-day finale entitled Celebrate Fairfield.

## Thursday October 20

Concluding festivities will begin on October 20, the official date 50 years ago that Fairfield was officially designated as a city by Ohio Secretary of State Ted Brown. The date will be observed in grand style, with a large birthday cake and nostalgic reflection.

Festivities will begin with a Sentimental Journey at 3 p.m. in the Community Arts Center Theater. Festivities continue at 6 p.m. in the Community Room where a 1950s diner opens to serve burgers and hotdogs (at a nominal charge). The diner will also feature swing dance lessons and demonstrations. An original theatrical production about Fairfield will begin at 7 p.m.

In addition, the US Postal Service will offer hand cancellation of the anniversary logo onto mail at the Celebration Station.

**Sentimental Journey:** Enjoy a trip back in time as Bess Arlene-Camacho and cast present a musical journey through yesteryear.

**Original Play:** Two scripts are being considered for full production as the result of an original playwright competition designed to showcase Fairfield's heritage. Performances of the production are planned for 7 p.m. on Thursday and Friday, October 20 and 21.

## Friday October 21

Come back to savor the 50s diner, sing karaoke and have another chance to see the original play about Fairfield's heritage. It all starts at 6 p.m., with the original theatrical performance at 7 p.m.

## Saturday October 22

After a summer of fun and celebration, the final gala event will close out Fairfield's 50th Anniversary. A formal dinner will be held at the Fairfield Community Arts Center on Saturday, October 22.

Count on a night to remember. Watch for more information as the event planning takes shape. Tickets for the gala will be available in the City Council Office at the Municipal Building. For the latest, follow the 50th Anniversary link at [www.Fairfield-City.org](http://www.Fairfield-City.org).





To the Citizens of Fairfield:

We are pleased to present the 2004 Annual Report of the City's finances, as well as a brief review of significant administrative and legislative activities during the calendar year. During the course of conducting the business of day-to-day operations, our attention also continued to focus on a major milestone in Fairfield's history: our Golden Anniversary. As we celebrate our City's 50th birthday, we pause to reflect on our past. Those early years helped define who we are as a city today.

Today's four lane highways replaced dirt pathways for the horse drawn wagons of early settlers. The cool, clean water we sip from our faucets started with bold decisions of yesteryear to build the community's first water treatment plant. Even the birth of our community began with courageous citizens willing to stand up and take on the dedicated task of forming a city.

Year by year, accomplishments have come with relatively small steps, which—in looking back—comprise a wonderful journey through time... a journey that began much longer ago than merely 50 years to the days of Colonial era settlers. As with any journey, we see many signs and markers along the way: dry canals that once traversed a bustling community, small one room schoolhouses, remaining farmsteads.

As we continue our journey, we, too, leave signs that will become milestones for those of tomorrow, who—themselves—will find new and improved ways to address the needs of an ever-evolving community. As we look back, let us remember that there will come a time when generations from now will look back upon our accomplishments of today.

Thanks to the sincere efforts of many—from elected officials to active citizens—Fairfield has reason to celebrate the past... and to embrace the future. With continued dedication and effort, we will continue our journey and post our own signs of the times.

Respectfully submitted,

Erick Cook  
Mayor

Arthur E. Pizzano  
City Manager



Mayor  
Erick L. Cook



City Manager  
Arthur E. Pizzano

**The City of Fairfield maintains 28 parks and recreation facilities within the City, including an 18-hole golf course, 9-hole golf course, aquatic center, an 1817 farm mansion, bikel/hike paths and two historical cemeteries. During the year, the Parks and Recreation staff conducted hundreds of special programs involving thousand of residents.**



*The Fairfield Community Arts Center*

### Community Arts Center

During 2004, crews moved toward completion of the long-awaited Fairfield Community Arts Center. The 40,000 sq. ft facility opened May 7, 2005, during a daylong community festival, which included a free theatrical performance by the Fairfield Footlighters in the Center's 250-seat theater. The \$10 million Center offers ample classroom space for a variety of arts and crafts, as well as space for community gatherings. The facility houses a special play area for children and a unique gathering place for Fairfield's Senior Citizens.

### Village Green Park

Fairfield's town center park continued to be the focus of summer entertainment. Activities in 2004 included a 16-week summer concert series from Memorial Day



though Labor Day, the Movies in the Park series, a Fine Arts Fair, and the Hamilton/Fairfield Symphony Orchestra. Thanks to partnerships with Lane Public Library, the City School District, Art on Symmes Gallery, and the Fitton Center, a variety of cultural events filled the summer months.

For its third season, the Fairfield Footlighters continued its summer play series at the amphitheater with the 2004 production of Old Time Melodramas during "September Dayz," which also featured national recording artists Blessid Union of Souls. The season for Village Green Park concluded with the annual Holly Days Christmas Celebration.

### Red, White & Kaboom

The premier summer event lit up the night skies for a aerial celebration seen from most back yards throughout Fairfield. More than 11,000 people gathered at Harbin Park, Village Green and the Aquatic Center for special entertainment offered prior to the show on July 3.

### Fairfield Greens Golf Courses

Golfers enjoyed a total of 66,446 rounds of golf, including 44,820 rounds at The Fairfield Greens Golf Course/South Trace and 21,626 rounds at the Fairfield Greens/North Trace .

### Aquatic Center

During the 2004 season, the aquatic center attracted 40,139 general admission swimmers, an increase from the 2003 season. The Aquatic Center hosted several special events including teen night activities, Employee Appreciation Night, and the ever-popular Caribbean Cruise Night which featured the Miami University Steel Drum Band. The facility provided swim lessons for 650 children during the summer. For the seventh consecutive year, the Center received the National Aquatic Safety Award from the Ellis and Associates Aquatic Safety Consultants/National Safety Council.

### Elisha Morgan Mansion

The Mansion continued to be the venue for a variety of popular events, such as the Christmas at the Mansion weekend, Mom and Me for Tea program, and wine and beer tasting events. The "Friends of Morgan" continued to provide invaluable volunteer staffing, guided tours and historical programs at the facility.

### Marsh Park Fishing Lake

The Marsh Park Fishing Lake provided 6,643 patrons with an opportunity to fish during the 2004 season. The lake was stocked with more than 5,000 pounds of trout,

northern pike, perch, and catfish during the 2004 season. Family fishing passes proved extremely popular, prompting it to be offered again in the 2005 season.

### Summer Fun Camp

Regarded as one of the most popular programs offered during the year, summer camp programs attracted 5,264 participants to the ten-week program specially designed for children 6 to 15 years of age.

### Community Forest Commission

For the tenth consecutive year, the National Arbor Day Foundation designated the City of Fairfield as a Tree City USA. The Community Forest Commission continued to offer workshops and informational booths during parks events. The group also updated the city's street tree inventory with the help of an army of volunteers. The Commission continued its "Big Tree" contest and its recognition award program to honor forest stewardship for individuals and corporations. Ted Hershner and Wild Birds Unlimited were the 2004 "Friends of the Fairfield's Forest" award recipients.

### Veterans Memorial Park

In recognition of the sacrifices made by several of our troops in the Iraq War, residents expressed renewed patriotism during memorial ceremonies at Veterans Memorial Park. The park was the focus for the fourth annual Memorial Day remembrance, which included a parade and a somber ceremony. The park was also used for Veterans Day and Pearl Harbor Day memorial services.



Marsh Lake at sunset

### Great Miami River Bike Path

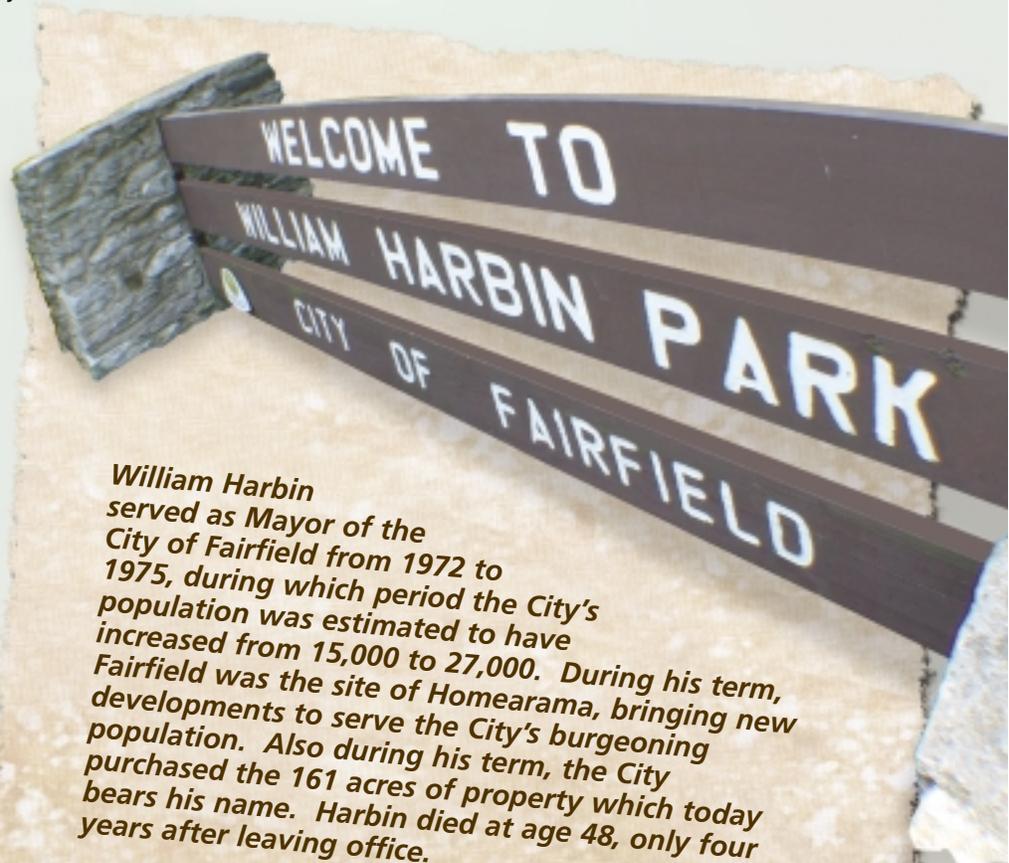
Construction was completed on this extension to the Great Miami River Bike Path, with Fairfield's Waterworks Park becoming the southern terminus to the path, which stretches north to downtown Hamilton. Efforts continued to secure funding to extend the path southward to the Ohio River and northward to Dayton.

### Older Adult Trips

The City and the Fairfield YMCA continued their partnership to offer older adults trips in 2004. Trips to Hawaii, a Florida/Caribbean Cruise adventure, and New England were well attended by the older adults of the area.

### Fairfield-Hamilton Skate Park

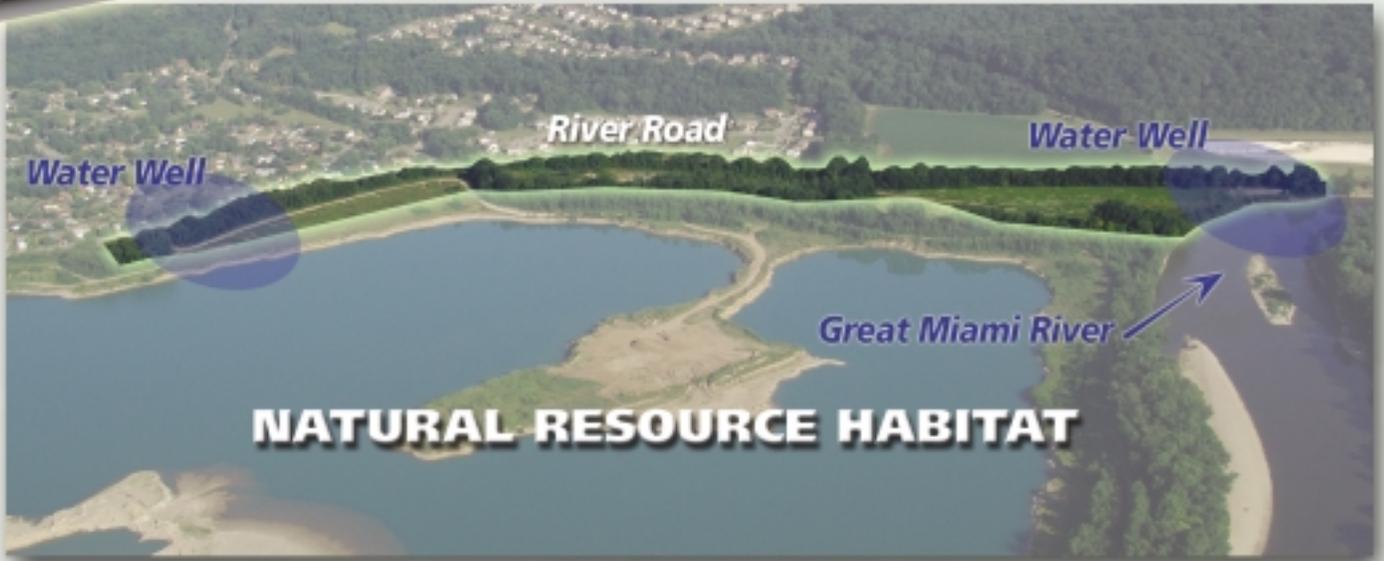
Recognizing a formal request of area youth, construction was completed on a skate park on Forest Lake Lane, adjacent to the entrance to Joyce Park. Funding was made possible through a partnership between Fairfield, Hamilton and the Hamilton Community Foundation.



*William Harbin served as Mayor of the City of Fairfield from 1972 to 1975, during which period the City's population was estimated to have increased from 15,000 to 27,000. During his term, Fairfield was the site of Homearama, bringing new developments to serve the City's burgeoning population. Also during his term, the City purchased the 161 acres of property which today bears his name. Harbin died at age 48, only four years after leaving office.*



# Public Utilities



**The Fairfield Public Utilities Department began production of drinking water for residents in 1957. Water production grew through the years from a capacity of 750,000 gallons a day to today's capacity of 9 million gallons daily. In addition to the Water Treatment Plant, the Department also operates a Wastewater Treatment Plant. The Department maintains 200 miles of water lines and 173 miles of sanitary sewer mains.**

### Production & Treatment

During 2004, the Public Utilities Department produced and distributed 1.8 billion gallons of water, averaging nearly five million gallons daily, a four percent increase over 2003. The Wastewater Division treated just over 2.0 billion gallons of wastewater, 5.6 million gallons daily, which was the same as 2003 statistics.

### Natural Resource Habitat

Working closely with the Parks and Recreation Department, the Public Utilities Department was instrumental in acquiring a 31-acre

tract of land in 2004 along the Great Miami River north and west from River Road. Utilizing grant funds from the Ohio Department of Natural Resources, Fairfield purchased the tract from Martin Marietta Aggregate, Inc. Not only does the acquisition offer the potential for countless recreational offerings, the purchase provides a buffer area for water production wells operated by Hamilton and Cincinnati.

Preliminary plans include a hike/bike path along the property, through adjacent Marsh Lake, connecting to existing paths in Water Works Park northward. Also a potential is a non-motorized watercraft recreation area along the river.

### Technological Advances

During 2004, the Water Division completed an update to its radio-based telemetry system used to efficiently monitor and regulate flow throughout the City's 200 miles of water distribution mains. The Water Division also completed a five-year project to replace older water meters throughout the City to better account for water usage and ensure more accurate billing.

Technology also played an important part in operations of the Wastewater Division where an ultra-violet light disinfection system was implemented to better disinfect treated wastewater being discharged to the Great Miami River. The new process, first introduced in late 2003, eliminates the need for less desirable chlorine-based systems.

### Groundwater Guardian Award

For the eighth consecutive year, the Hamilton to New Baltimore Groundwater Consortium — of which Fairfield is a member — received the coveted Groundwater Guardian Award. Given by the National Groundwater Federation, the award recognizes efforts to protect the groundwater supply.



**Fairfield's Public Works Department is responsible for maintenance of City property, including street repairs and construction, snow removal, leaf collection, municipal building maintenance and flood protection. With a staff of 44 employees, the Public Works Department has a multitude of tasks ranging from small projects to multi-million dollar road projects.**

### Major Road Projects

**Mack/Muhlhauser/SR 4:** After years of planning and construction, this \$10 million improvement was completed in December 2004.



Undertaken jointly by the State of Ohio and the City, this major intersection improvement added turn lanes and improved the approaches from all directions. The project included the construction of an overpass at the CSX Railroad line on Muhlhauser to

the east of SR 4. The project also connected the service drives on each side of Muhlhauser via a tunnel.

**River Road Bank Stabilization:** Early in January 2004, when the Great Miami River rose above flood stage, the swift waters at the bend near the Bolton Water Plant washed out a section of River Road. Before the road could be repaired, the entire bank required stabilization. A temporary road around the area maintained local traffic until mid-year when the road was closed for permanent repairs. Partially funded by a state grant, the \$366,276 project was completed by mid-September.

**Winton Road & Resor Intersection:** At a cost of \$600,000, crews undertook major repairs to this corner to add turn lanes and level out the approaches to the intersection. The improved intersection was opened by the end of 2004.

### National Accreditation

During 2004, the Public Works Department completed the American Public Works Association Accreditation (APWA) Program, becoming only the



second agency to become fully accredited in the State of Ohio, as well as the 20th in the entire country. The Department scored one of the highest initial scores following the site visit by APWA surveyors. The designation sets the City of Fairfield's Department of Public Works in an elite group of agencies dedicated to continuous improvement of services.

### FEMA Property Buyout

In April 2004, the Federal Emergency Management Agency (FEMA) notified Fairfield that it had been awarded a \$2.6 million grant for the purchase and demolition of up to 23 homes located along the Pleasant Run Creek. Fairfield had submitted an application for the grant in August 2003. Fairfield was the only jurisdiction in Ohio to secure funds through this nationwide program; its grant was among the largest in the country.

Work including coordination with staff from the Ohio EMA and outside contractors needed for the management, appraisal, legal, and

property inspection tasks involved in the project. Appraisals were performed over the summer and offers were made in August and September. The first purchases were made in September and continued into 2005.

All purchases were made on a voluntary basis, with no resident being forced from their home. As of early 2005, fifteen properties had been purchased with more expected later in the year.

Demolition of the homes began in December 2004 and continued into 2005. At the City's request, the demolition contractor coordinated with Habitat for Humanity toward the salvage of re-usable items in the homes.

### Other Services

From routine maintenance to significant public projects, Public Works crews stay busy serving residents. Among projects undertaken in 2004:

**Snow Removal:** Crews mobilized on 40 occasions during the year using 4,248 tons of salt and 7,036 gallons of calcium chloride.

**Leaf Pick-Up:** In the fall, crews collected 5,800 cubic yards of leaves, enough to cover a professional football field about 3.25 feet deep.

**Street Maintenance:** The department resurfaced 31 asphalt streets and replaced 7 concrete streets.

**Fleet Maintenance:** Mechanics maintained an average of 270 vehicles and pieces of motorized equipment driven more than two million miles or used for 8,083 hours, depending on the respective measure of service.

**Fairfield's Department of Development Services is responsible for the planning, building and zoning functions which promote a dynamic business and residential environment. The Department also initiates programs to attract and retain business and industry to Fairfield.**

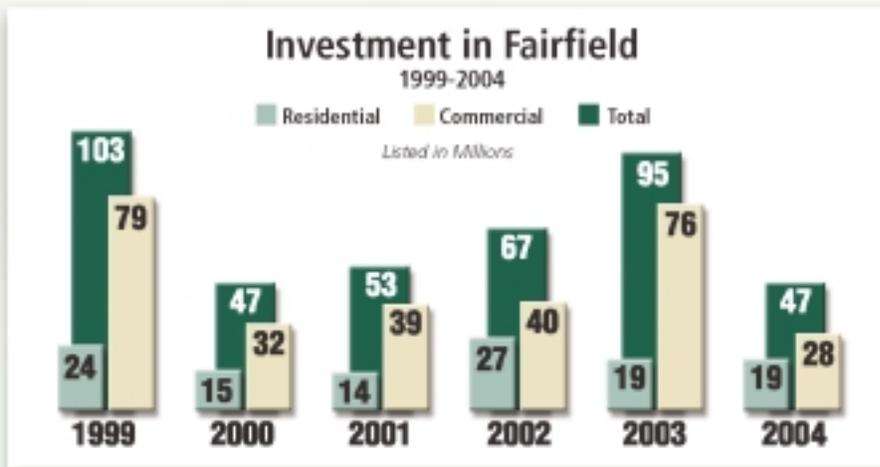
### Building Investment

Investment, measured by valuations listed on building permits, totaled \$46,924,145 in 2004. While residential investment in Fairfield held steady at about \$20 million, commercial investment declined from the near record highs of 2003.

During 2004, Cincinnati Financial Corporation announced a \$98 million expansion, however, permits for the work were not acquired until early in 2005.

### Major Private Developments

Significant progress was made in 2004 on the Fairfield Community Arts Center and the planning for the Municipal Court & Police Services Building, described in other areas of this annual report. In addition to these public projects, local



businesses undertook or announced a variety of significant projects:

**TR Gear Landscaping**, a local commercial landscaping company, undertook an \$800,000 expansion in 2004. The company constructed a new 6,300 sq. ft. office building and added 10,100 sq. ft. of new warehouse space to its location at 3300 Port Union Road. The company received a 40 percent tax abatement on both real and personal property for this project. An estimated 38 new full-time equivalent jobs will be added as a result of the project.

**Ellenbee-Leggett Company**, one of the largest privately owned food service distributors in the tri-state undertook an 14,400 sq. ft. expansion of space for additional freezer capacity. The proposed \$2.9 million project will be undertaken at the company's current facility at 3765 Port Union Road. The tax incentive negotiated is a 60 percent tax incentive for 10 years on both real and personal property investments resulting in 34 new full-time equivalent positions.

**Pacific Manufacturing Ohio**, a tier one parts supplier for Toyota, announced plans for another expansion project that will add 60,000 sq. ft. of space to its facility at 8955 Seward Road. The company's \$25 million expansion will create an additional 250 full time equivalent positions, bringing total employment to 400 at the facility. The tax incentive negotiated was an increase to 75 percent for the remaining 8 years on both real and personal property investments.

**Cincinnati Financial Corporation**, the City of Fairfield's largest employer, announced plans to add a third office tower and underground parking garage to its location at 6200 South Gilmore Road. The company estimates an additional 550 full time



Cincinnati Financial Corporation

positions will be created as part of the expansion project. The tax incentive negotiated in connection with the investment is a 100% tax incentive for 15 years on real property investments only.

### New Residential Development

Fairfield's Planning Commission approved four new single-family subdivisions in 2004. Developments range from upscale areas to neighborhoods for empty nesters.



*Emerald Lake Subdivision*

**Emerald Lake:** The single largest residential development was Emerald Lake, located on the former Morris Farm on Pleasant Avenue at the west end of Resor Road. The subdivision will include 150 upscale homes starting in the mid-\$300,000 range.

**Olde Winton:** Being developed as a neo-traditional area, Olde Winton will take on a retro look of neighborhoods from the 1940s. Smaller lots will accommodate 39 homes, each of which will have a front porch, picket fence and rear garages accessible by alleys. A common green space will be shared by the homes.

**Lunsford Estates and Ross Subdivision:** These smaller developments will offer 14 and 9 homes, respectively. The Ross development will offer a pedestrian path connecting to Gilbert Park.

### Land Use Plan

Originally adopted in 1966 and updated 13 years ago, Fairfield's Land Use Plan began undergoing review in 2004 to better meet the

needs of an ever-evolving community. The plan serves as a guide for future development and zoning. Only 20 percent of Fairfield's land remains available for

development, underscoring the need to identify and establish uses that will best support existing properties.



*Hicks Boulevard was named for the 1950s and 1960s businessman John C. Hicks, who developed a significant portion of what is today Fairfield's Second Ward. A Hamilton resident, Hicks developed properties both in Fairfield and Hamilton. Hicks Manor Shopping Center was the location of Fairfield's first Kroger Supermarket, the current location of a furniture store. In addition to the commercial strip center, Hicks also developed the Hicks Manor Industrial Park on the east side of State Route 4.*



**The Fairfield Fire Department provides around the clock staffing at three locations. The Department employs 18 full-time firefighter/paramedics with support from 44 part-time staff members. The Department also operates a special Hazardous Materials Unit. Annually, Fairfield's Fire Department responds to more than 4,400 calls for service, including 3,214 medical responses.**

### **Citizens Emergency Response Team**

During large scale emergencies, such as a natural disaster, some duties do not require the attention of paramedics, firefighters or police officers, who are addressing more immediate responsibilities requiring their specific skills and training. Recognizing the importance of

citizen involvement, Fairfield's Fire Department initiated the Citizens Emergency Response Team (CERT) in 2004. Modeled after similar programs in other communities, the CERT program provides training to interested residents.

After acceptance, residents attend special training academies for instruction in such areas as emergency first aid/CPR, operating policies, traffic control and radio procedures. During 2004, 20 residents became CERT members and were called into service for missing person incidents and to support large scale community events.



### **New Fire Pumper**

A new E-One fire engine was delivered in July 2004, retiring a 1978 unit. The new engine offers the latest standards in fire fighting and is capable of delivering 1,500 gallons of water per minute. Housed at Station 3 on Winton Road, the unit provides firefighters the ability to pump foam through as many as five hose lines. Among the improved safety features is an electric rack that lowers ladders to the side of the truck, minimizing the potential for injury present when firefighters have to manually remove ladders over their heads.

### **New Training Facility**

Training saves lives. So that Fairfield's firefighters can offer residents the benefit of the latest training techniques, Fairfield City Council provided funding for a new training facility on Groh Lane north of Waterworks Park. The training facility includes a two story building for live fire training, search and rescue, and confined space training. A second building is being designed as a four story structure for ladder training, aerial/pump operations, rope rappelling and search and rescue.

The new training facility enables Fairfield's Fire Department to schedule training as needed, keeping firefighters and equipment close at hand in the event they are called into service for an emergency. The facilities will also be readily available for other city departments.

## **Safety Services Tribute**

Fairfield has been fortunate to have not lost a police officer or firefighter in the line of duty, yet hundreds of dedicated public servants have placed themselves in danger's path as they serve their community. During 2004, a group of firefighters and police officers joined together to initiate a public campaign in hopes of raising an estimated \$100,000 needed to produce a bronze casting in tribute to Fairfield's past and present safety service personnel. The projection is exclusive of the cost for land acquisition, lighting, landscaping and maintenance.

Already, more than \$8,000 has been generously donated to the effort. A variety of events have been planned to generate the needed funds for a meaningful tribute.

If your company or organization is interested in supporting the effort, either through a direct contribution or a fundraising event, contact Rick Gibbs at 513-867-5379.

Contributions can be mailed to:  
Public Safety Services Tribute  
PO Box 181475  
Fairfield OH 45018

## New Radios and Thermal Imaging Equipment

During 2004, Fairfield received a \$34,000 grant from the U.S. Department of Homeland Security for 90 percent of the cost of various radio communication gear and three new thermal imaging units. Fairfield's share for the equipment was \$3,769.

Since 1996 when citizens helped raise funds for Fairfield first thermal imaging camera, vast improvements have been introduced. The cost has also dropped significantly.



Fairfield's first unit (which is still in use) cost \$24,000, weighs six pounds and produces black and white images.

The new equipment, which now costs \$9,000 each, weighs only three pounds, produces color images and is capable of transmitting live feeds to a receiver outside. In addition to allowing firefighters to see through dense smoke to quickly locate a victim, the new units also warn firefighters when temperatures are nearing the point of flashover.

The funds also provided nine new portable radios and ten radio headsets so that firefighters can stay in communication. Radios can also be used by neighboring communities responding to an emergency requiring mutual aid. Previously, only two radios were available to crews, one for the officer of the truck and the other for the truck's engineer/driver.

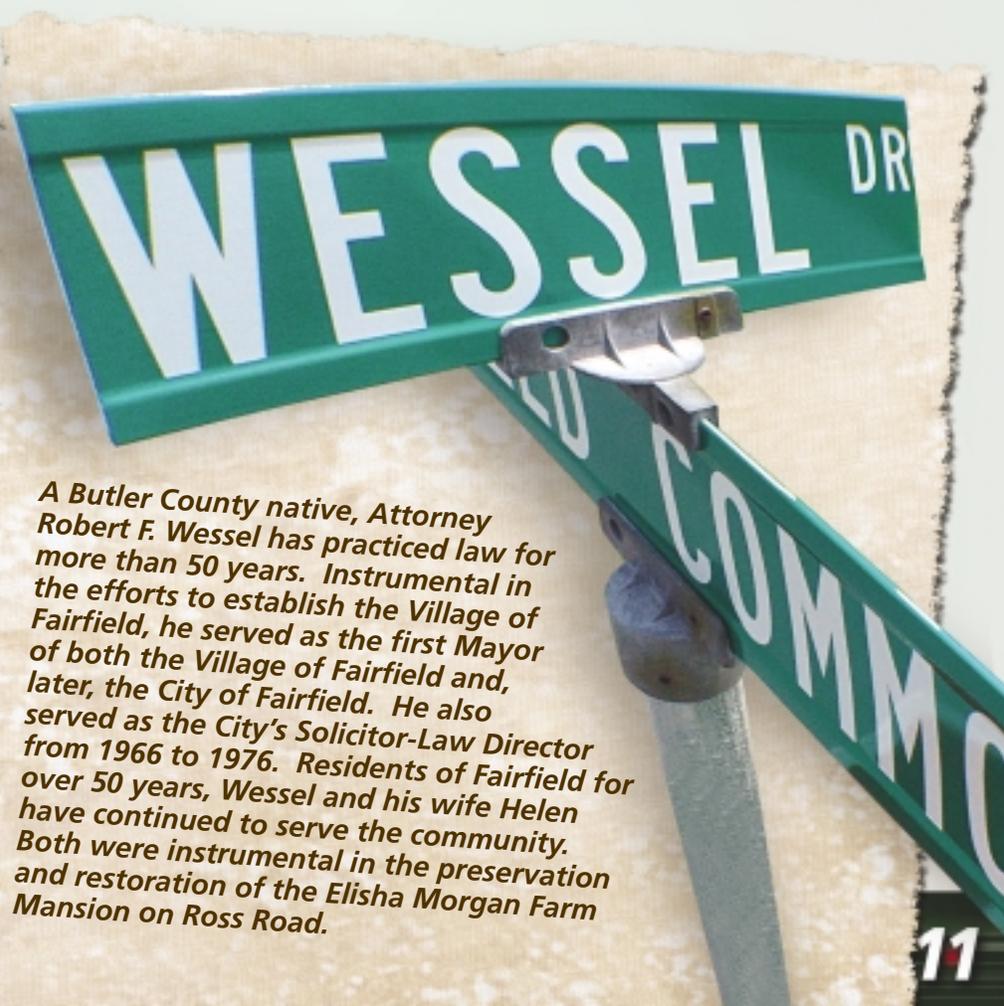


## Fire Department Honor Guard

The Fairfield Fire Department Honor Guard captured top honors in national competition during 2004. After undergoing a rigorous uniform inspection, the teams were required to post colors, marching more than 600 feet, and

demonstrate their skills during a mock funeral.

The Fire Department Honor Guard is comprised of Captain Russ Kammer, Glenn Sandlin, Randy McCreadie, Richard Hall, Chad Cooper, Matt Brown and Matt Schumann.



*A Butler County native, Attorney Robert F. Wessel has practiced law for more than 50 years. Instrumental in the efforts to establish the Village of Fairfield, he served as the first Mayor of both the Village of Fairfield and, later, the City of Fairfield. He also served as the City's Solicitor-Law Director from 1966 to 1976. Residents of Fairfield for over 50 years, Wessel and his wife Helen have continued to serve the community. Both were instrumental in the preservation and restoration of the Elisha Morgan Farm Mansion on Ross Road.*

**The Fairfield Police Department has an authorized force of 61 sworn law enforcement officers supported by an additional 25 civilian employees. Staffing is devoted to Road Patrol, Vice Squad, Investigations, DARE Program, School Resource Officers, two K-9 Officers, Juvenile Diversion Counselor and Bike Patrol. The department earned the prestigious accreditation from the Commission on Accreditation for Law Enforcement Agencies in 2003.**

### Police and Court Facility

Recognizing increasing demands on the Fairfield Police Department and



Early construction of the Police and Municipal Court facility.

Municipal Court over recent years, Fairfield City Council moved forward on its decision to construct a new facility to house the City's criminal justice services. Planning neared completion during 2004 to build a new 49,000 sq. ft. facility at the site

of the former Kroger's store on Wessel Drive near the Fairfield Municipal Building to replace the existing Fairfield Justice Center. Construction on the new center began in early 2005.

## Community Satisfaction Survey Results

During 2004, the Fairfield Police Department contracted with Miami University Middletown students under Professor Susan Baim to conduct a Community Satisfaction Survey. The goal was to get a true picture of how residents viewed their police department. Key findings compiled from responses to 2,000 mailed questionnaires included:

- Residents enthusiastically supported the efforts of their police force and considered the department a key asset for the City.
- While residents cited numerous examples of proactive, professional actions by officers, they indicated a desire for even more opportunities for ongoing interaction. Specifically, residents wanted to see officers more frequently in their neighborhoods where they could talk informally with officers as they patrol.
- Residents' expectations of their police department were consistent with their opinions of the force. Findings noted that residents felt their police department excelled at preventive efforts, but could further improve skills at resolving issues once engaged.
- Traffic enforcement, violence, theft and crimes against children were of primary concern to residents. Concern about the illegal parking of large commercial vehicles for long periods in residential areas was specifically noted in the survey.

In an effort to be responsive to the views of residents, the Fairfield Police Department has introduced several programs, some of which are listed on these pages.

### New Officer

At the beginning of 2004, Fairfield native Toby Chenoweth returned home to become a Fairfield officer. After working with the Charleston, South Carolina, Police Department, Officer Chenoweth accepted appointment to the Fairfield Police Department in January 2004.



Toby Chenoweth

During his attendance at the Hamilton County Sheriff's Office Police Academy, Officer Chenoweth distinguished himself by receiving the Commander's Award from Hamilton County Sheriff Simon L. Leis, Jr. The recognition is reserved for the officer identified as the class valedictorian. In addition, Officer Chenoweth was named Top Gun for his first place finish in firearms training.



Officer John Cresap  
in training with  
Ketcher.

### Second K-9 Unit

Fairfield's newest officer is dedicated to putting a bite on crime. Officer John Cresap attended intensive specialized training with his new partner "Ketcher" in 2004, giving Fairfield its second K-9 officer. Upon command, Ketcher conducts searches for articles or suspects. One of Ketcher's specialties is the detection of drugs.

### ACTION Team

Recognizing the unique challenges often presented by residents of area apartment complexes, the Fairfield Police Department introduced its ACTION Team in 2004. Short for Apartment Community Taskforce In Our

Neighborhoods, the ACTION Team assists in mitigation of landlord/tenant disputes, provides information and direction in civil disputes and provides information, as needed, regarding matters which arise in apartment communities.

Comprised of officers from all three shifts, investigations and community relations, the team works with apartment managers to reach long-term solutions to repeated problems involving residents, visitors and employees.

During 2004, the Oaks and the Fairfield Pointe apartment complexes joined in the ACTION Team program.

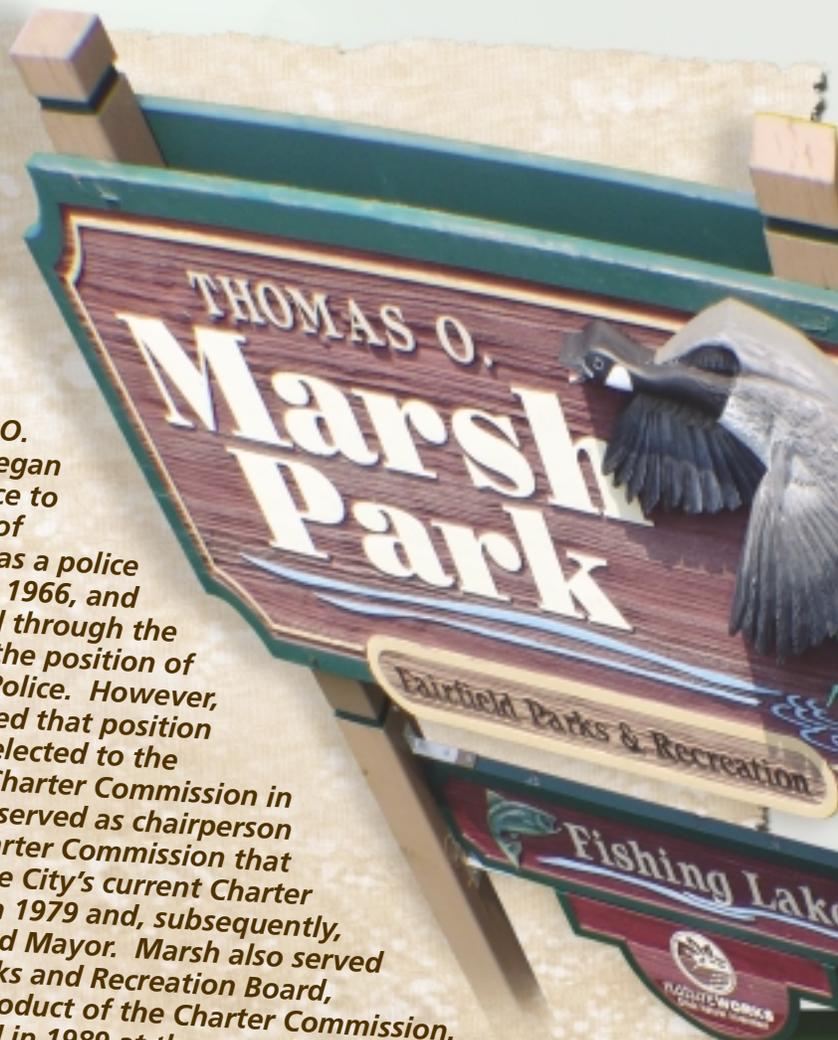
### Cincinnati Mills Substation

In an effort to interact with members of the community, the Fairfield Police Department accepted an offer from Cincinnati Mills Mall to open a police substation. Located near the food court, the office is staffed jointly with the Forest Park Police Department by Officer Dennis Valentini, pictured below.

A variety of interactive programs are offered at the mall, including bicycle safety, DARE programs and child fingerprinting.



*Thomas O. Marsh began his service to the City of Fairfield as a police officer in 1966, and advanced through the ranks to the position of Chief of Police. However, he resigned that position and was elected to the Fairfield Charter Commission in 1978. He served as chairperson of the Charter Commission that drafted the City's current Charter adopted in 1979 and, subsequently, was elected Mayor. Marsh also served on the Parks and Recreation Board, another product of the Charter Commission. Marsh died in 1989 at the age of 48.*





**The Fairfield Municipal Court was established as a full-time court in 1990. The Court hears all traffic and misdemeanor**



Judge Joyce Campbell

**criminal cases which are alleged to have occurred within the City. The Court also provides arraignments and preliminary hearings for cases involving a felony charge. Civil**

**cases involving amounts up to \$15,000 may also be heard by the Municipal Court. Felony cases and civil matters exceeding \$15,000 are handed over the Butler County Common Pleas Court for disposition.**

**Caseloads**

After experiencing significant increases in total annual caseloads through 2003, the Court realized a decline in cases during 2004. The number of traffic offenses dropped by 31 percent. Criminal offenses



declined by 33 percent. Civil and small claims cases, however, increased by 18 percent.

While caseloads declined slightly during 2004, receipts from fines and costs rose from \$1,859,821 in 2003 to \$2,144,699 in 2004.

**Community Service Program**

As an alternative to incarceration, the Fairfield Municipal Court operates a Community Service Program which extends an option of performing community service in lieu of jail. The program is only available to certain first-time, non-violent offenders. Not only does the program conserve jail space for violent and repeat offenders, community service saves taxpayers

\$60 per day, the amount it costs to house a prisoner at the Butler County Jail.

As taxpayers save on jail costs, the City, non-profit groups and the schools also benefit from the work undertaken by those in the Court's Community Service Program. Workers in the program provided 7,608 hours of service in 2004.

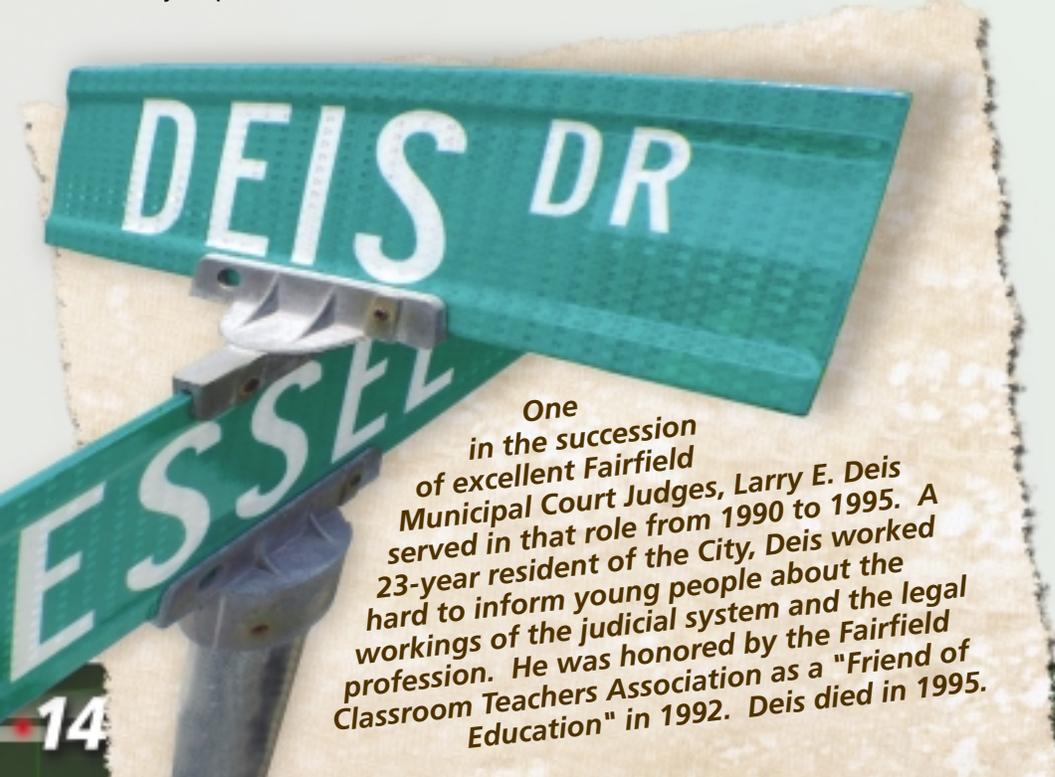
While community service workers are not paid for their time, if those receiving the service had to pay the minimum wage of \$5.15 an hour for comparable work, the cost would have been \$39,181. Considering the program avoided the need to pay for 951 days of incarceration (at \$60 per day), taxpayers saved \$57,060.

**Home Incarceration**

Another program which saves taxpayers the \$60 per day cost of incarceration is a House Arrest Program. Defendants who do not pose risks can opt for house arrest. The hitch is that THEY pay for the cost of monitoring. During 2004, the Court collected \$10, 589 in fees from those on house arrest.

**Treatment Alternative Court**

Fairfield's Treatment Alternative Court (TAC) provided help to more than 20 defendants in 2004. The program helps non-violent misdemeanor offenders with untreated mental illness. The second of its kind in Ohio, the TAC provides treatment in lieu of jail.



One in the succession of excellent Fairfield Municipal Court Judges, Larry E. Deis served in that role from 1990 to 1995. A 23-year resident of the City, Deis worked hard to inform young people about the workings of the judicial system and the legal profession. He was honored by the Fairfield Classroom Teachers Association as a "Friend of Education" in 1992. Deis died in 1995.

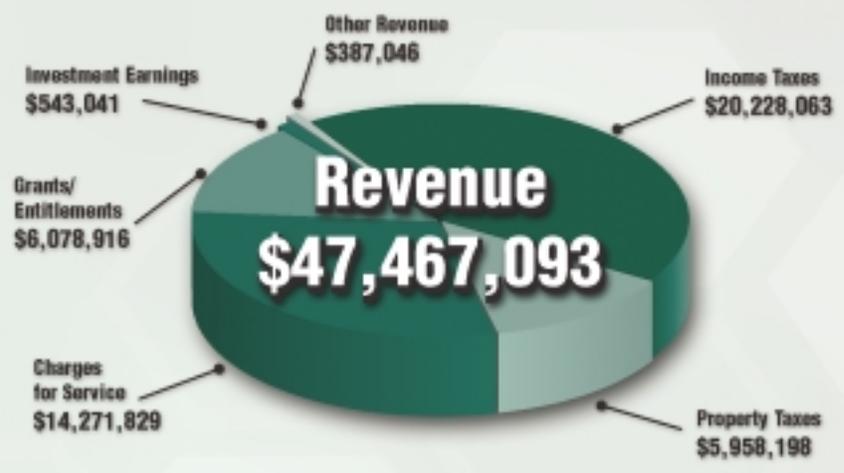
Fairfield's 2004 operating budget amounted to \$49.8 million. In addition to regular operations, the City's administration prepared a five-year Capital Improvement Program totaling \$69.8 million, of which \$10.9 million was for new projects programmed in 2004. By the end of the year, Fairfield had disbursed \$62.4 million in operating and capital improvement expenditures.

At year's end, the City's General Fund balance was approximately \$7.9 million, maintaining its strong cash position

Capital Outlay expenditures included:

- Construction phase of the City's new Community Arts Center (programmed at \$10 million in 2003)
- Design plans associated with the construction of the City's new Municipal Court & Police Services Building
- Construction of a new bike path as part of a growing network of hike/bike paths
- Various intersection improvements and the River Road Stabilization Project (see description on page 7)
- Winton/Resor Roads intersection improvement
- Upgrade of two existing CSX Railroad crossings at Symmes and North Gilmore Roads
- Traffic signal upgrades at SR 4 and Symmes, and at River Road and Patterson Drive. *(The project also included decorative mast arms and illuminated street signs)*
- Purchase of flood-prone property on Banker and Crystal Drives, and the acquisition of property along the Great Miami River from Martin Marietta Aggregate.

In 2004, the Finance Department was responsible for the collection of approximately \$20.2 million in income



tax revenues and \$10 million in user charges for water, sewer and solid waste services. In addition, the department is responsible for managing an investment portfolio of more than \$37 million which generated \$543,000 in investment income in 2004.

The Finance Department is also responsible for servicing debt of more than \$35.4 million and maintaining records on fixed assets valued at

approximately \$88.3 million.

Not only was the Finance Department able to accomplish its responsibilities, efforts by the staff were recognized by the Government Finance Officers Association Award for Excellence in Financial reporting for fiscal year 2003. The award was the 18th consecutive year the City has received this prestigious annual recognition.

## Statement of Net Assets

FOR THE YEARS ENDED DECEMBER 31

### Financial Assets

**Cash & Investments:** includes City funds deposited in checking accounts and invested in interest bearing accounts.

**Receivables:** represents the amounts owed to the City for revenues that have been earned.

**Inventory:** represents supplies and materials on hand.

**Issuance Costs:** prepaid costs for the issuance of debt.

**Capital Assets:** includes infrastructure, equipment, vehicles, land, buildings, and furniture that provide an economic benefit of greater than one year net of depreciation expense.

### Financial Liabilities

**Accrued Wages & Other Payables:** represents amounts owed for employee payroll and amounts due to vendors who have supplied a service or good.

**Unearned Revenue:** includes property tax revenues and reimbursable grant revenues that are due to the City but not yet received.

**Notes Payable & Long-Term Debt:** represents the amount of notes and bonds, which the City has issued and that are still outstanding at year-end.

### Net Assets

**Invested in Capital Assets, Net of Related Debt:** equals capital assets net of accumulated depreciation and any outstanding borrowings used for their acquisition.

**Restricted Net Assets:** assets are reported as restricted when there are limitations imposed on their use by legislation, creditors, grantors or laws or regulations of other governments.

**Unrestricted Net Assets:** represents the difference between assets and liabilities not restricted for use.

<u>Assets</u>	2003 RESTATED	2004
Cash and Investments . . . . .	47,160,277	39,755,326
Receivables . . . . .	11,488,468	12,147,705
Inventory . . . . .	220,507	137,943
Issuance Costs . . . . .	96,354	80,447
Land . . . . .	12,362,754	19,240,794
Depreciable Capital Assets, Net . . . . .	99,175,065	101,898,929
<b>Total Assets . . . . .</b>	<b>170,503,425</b>	<b>173,261,144</b>

<u>Liabilities</u>		
Accrued Wages and Other Payables . . . . .	2,674,404	2,049,449
Unearned Revenue . . . . .	6,196,768	5,320,427
Notes Payable . . . . .	1,500,000	1,500,000
Long Term Debt . . . . .	33,540,308	33,935,825
<b>Total Liabilities . . . . .</b>	<b>43,911,480</b>	<b>42,805,701</b>

<u>Net Assets</u>		
Invested in Capital Assets, Net of Related Debt . . . . .	81,575,291	88,347,135
Restricted Net Assets . . . . .	24,840,210	19,844,141
Unrestricted Net Assets . . . . .	21,657,133	22,264,167
<b>Total Net Assets . . . . .</b>	<b>128,072,634</b>	<b>130,455,443</b>

*Assets Less Liabilities: The amounts in the chart above represent the difference between the financial assets of the City and the liabilities which the City of Fairfield must pay. The amount indicated provides the net worth of the City of Fairfield.*

# Statement of Activities

FOR THE YEARS ENDED DECEMBER 31

	2003 RESTATED	2004
<b>Government-wide Revenues</b>		
Income Taxes . . . . .	18,457,637	20,228,063
Property Taxes . . . . .	5,407,434	5,958,198
Charges for Services . . . . .	12,590,520	14,271,829
Grants and Entitlements . . . . .	3,356,686	6,078,916
Investment Earnings . . . . .	843,596	543,041
Refunds and Reimbursements . . . . .	47,791	--
Other Revenues . . . . .	139,618	387,046
<b>Total Government-wide Revenues:</b> . . . . .	<b>40,843,282</b>	<b>47,467,093</b>
<b>Government Activities</b>		
General Government . . . . .	5,569,878	7,779,897
Public Safety . . . . .	12,233,671	13,866,067
Public Health and Welfare . . . . .	25,809	25,278
Leisure Time Activities . . . . .	1,914,984	3,859,333
Community Development . . . . .	3,073,536	1,113,666
Basic Utility Services . . . . .	481,265	510,190
Transportation and Street Repair . . . . .	7,719,625	5,154,191
Interest and Fiscal Charges . . . . .	615,989	676,748
<b>Total Government Activities</b> . . . . .	<b>31,634,757</b>	<b>32,985,370</b>
<b>Business-Type Activities</b>		
Water Utility . . . . .	3,830,735	3,964,028
Sewer Utility . . . . .	4,330,106	4,616,131
Solid Waste Utility . . . . .	1,685,265	1,728,745
Recreation Facilities . . . . .	1,735,131	1,790,010
<b>Total Business-Type Activities:</b> . . . . .	<b>11,581,237</b>	<b>12,098,914</b>
<b>Total Government-wide Expenses</b> . . . . .	<b>43,215,994</b>	<b>45,084,284</b>
<b>Change in Net Assets</b> . . . . .	<b>(2,372,712)</b>	<b>2,382,809</b>
<b>Net Assets Beginning of Year</b> . . . . .	<b>130,445,346</b>	<b>128,072,634</b>
<b>Net Assets End of Year</b> . . . . .	<b>128,072,634</b>	<b>130,455,443</b>

## Government-Wide Revenues

**Income Taxes:** includes proceeds of tax on earned income.

**Property Taxes:** includes real estate tax, personal property tax, state shared tax and a variety of miscellaneous and smaller taxes.

**Charges for Services:** includes payments such as utility services and refuse collection fees.

**Grants and Entitlements:** including state and federal pass-through grants and local government funds received from the county.

**Investment Earnings:** funds generated from conservative, safe investments of City funds on account.

**Refunds and Reimbursements:** monies repaid to the City for various reasons.

**Other Revenues:** a variety of other funding resources.

## Government-Wide Expenses

**General Government:** expenses associated with administrative offices such as Council, City Manager, Law Director, Municipal Court and the Finance Department.

**Public Safety:** includes expenses for the Police and Fire Departments.

**Public Health and Welfare:** expenses for the Butler County Health District.

**Leisure Activities:** expenses associated with the Parks & Recreation Department.

**Community Development:** costs for planning and regulating building/zoning codes.

**Basic Utility Services:** the cost of street lighting.

**Transportation and Street Repair:** costs associated with the City's Public Works Department and maintenance of City streets.

**Interest and Fiscal Charges:** interest payments for debt issues.

*This publication contains condensed financial reports and is not intended to be presented in conformance with Generally Accepted Accounting Principles (GAAP). Information contained in this document is provided for summary purposes only. The City of Fairfield publishes a Comprehensive Annual Financial Report (CAFR) in conformance with GAAP which is inclusive of all funds. The CAFR can be obtained by contacting the Department of Finance, 5350 Pleasant Avenue, Fairfield, Ohio 45014.*

**Award for  
Outstanding  
Achievement in  
Popular Annual  
Financial Reporting**

PRESENTED TO

**CITY OF FAIRFIELD,  
OHIO**

For the fiscal year ending  
December 31, 2003



*Thomas J. Spiller*  
President  
*Jeffrey L. Case*  
Executive Director

*The Government Finance Officers Association of the United States and Canada (GFOA) has given an Award for Outstanding Achievement in Popular Financial Reporting to the City of Fairfield for its Popular Annual Financial Report for the fiscal year ended December 31, 2003. The Award for Outstanding Achievement in Popular Annual Financial Reporting is a prestigious national award recognizing conformance with the highest standards for preparation of state and local government popular reports.*

*In order to receive an Award for Outstanding Achievement in Popular Financial Reporting, a*

*government unit must publish a Popular Annual Financial Report, whose contents conform to program standards of creativity, presentation, understandability and reader appeal.*

*An Award for Outstanding Achievement in Popular Annual Financial Reporting is valid for a period of one year only. The City of Fairfield has received a Popular Award for the last four consecutive years (fiscal years ended 2000-2003). We believe our current report continues to conform to the Popular Annual Financial Reporting requirements, and we are submitting it to GFOA.*



**City of Fairfield**

5350 Pleasant Avenue  
Fairfield, Ohio 45014

[www.fairfield-city.org](http://www.fairfield-city.org)

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