

City of Fairfield



Family Matters...

2006 Annual Report



*"Fairfield is a great place
to raise a family..."*

— Ann R.

*"I feel much safer living
in Fairfield... and
everything is so convenient."*

— Martha S.

*"There are always so many
nice things going on: concerts,
plays and events at the
Community Arts Center."*

— Mildred H.

*"Fairfield does so much
for its residents!"*

— Harry S.



Bob S.

Harry S.

Charlie S.

Dave R.

Pat R.

Martha S.

Mildred H.

Ann R.

Family of Senior Citizens who meet at the Community Arts Center

About Our Theme

Families come in many forms: the traditional family, one parent families, a family circle of friends, and the City's corporate family. This year's Fairfield Annual Report spotlights the concept of family, which is a key element in achieving a higher quality of life. The warmth of family bonds makes Fairfield the community it is... reaching out to include others into a family grouping is what ensures Fairfield of a great future.

Cover Photo of Fireworks by Joseph Wiesman of Photocycles (858-2314) © 2006

Group Photos by David Moss of Images Photography (858-3621)

Fairfield Mayor & City Council

Fairfield's government services are 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 over the years to serve the needs of Fairfield's families have created a thriving contemporary community.

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 2006, Fairfield's City Council conducted 63 public meetings, including regular meetings, council/manager briefings, special sessions and public hearings. As a result of public input and careful Council consideration, 198 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.



Timothy E. Meyers
Council Member-at-Large

Michael D. Snyder
1st Ward Council Member

Martin H. Judd
2nd Ward Council Member

Ronald A. DiEpifanio
Mayor

Steven E. Miller
4th Ward Council Member

Michael Oler
Council Member-at-Large

Mitch Rhodus
3rd Ward Council Member

Tim Abbott
Council Member-at-Large

Senior Leadership

After years of professional interaction, those in senior leadership positions within Fairfield have grown to become its own family of sorts. Together, they work to provide the best possible services to

residents with an emphasis on efficiency and economy. The senior leadership family includes:

Arthur E. Pizzano ^A
City Manager

Dennis R. Stuckey ^B
Assistant City Manager

Timothy G. Bachman ^C
Director of Development Services

James A. Bell ^D
Director of Parks & Recreation

Donald G. Bennett ^E
Fire Chief

David A. Bock ^F
Director of Public Works

Jenny L. Burton ^G
Administrative Assistant

John H. Clemmons ^H
Law Director

David E. Crouch ^I
Customer Service Manager

J. Dwight Culbertson ^J
Director of Public Utilities

Michael J. Dickey ^K
Police Chief

Mary I. Hopton ^L
Finance Director

Carol A. Mayhall ^M
Human Resources Manager

Dena C. Morsch ^N
Clerk of Council





To Our Residents

Dear Members of the Fairfield City Family,

The City of Fairfield has benefited from significant regional and national attention in recent years. The completion of the Justice Center, the latest in a series of important new facilities developed to enhance services to the City's residents and businesses (along with the Community Arts Center, Lane Library and Village Green Park), has successfully positioned Fairfield as an inspired community that is progressive, vibrant and committed to getting things done. However, while the City's reputation of delivering projects "on time" and "on budget" is noteworthy, the real basis for public support of these new state of the art facility improvements generally receives less attention; that being the fact that each investment in our improved quality of life helps define who we are as a total community.

Fairfield's elected officials, board and commission members and staff are firmly committed to continuing to enhance the spirit of community for the families who have made Fairfield their home. Traditional families, single parent households, the City's "corporate family", and new found "families" of friends (often connected by common interests), all combine to motivate Fairfield's government "family"... to deliver quality service at a good value. These are, frankly, "matters" of responsive public policy being executed responsibly.

Certainly, the new Justice Center illustrates a collective commitment to law, order and justice to protect each family in our community. The investment in the new training facility for our firefighters demonstrates a dedication to family safety as well. The array of public improvements in Village Green offers families a place in which to reflect, learn and celebrate. And so on... Together, these investments add dimension to Fairfield's ever-emerging, favorable reputation, not necessarily in the cause of promoting who we are to others, but – more importantly – to reinforce who we are to ourselves. After all, THAT's what really matters!

Yours sincerely,


Ronald A. D'Epifanio
Mayor


Arthur E. Pizzano
City Manager



The sculpture "The Family" stands at the entrance to Village Green.



*Ronald A. D'Epifanio
Mayor*



*Arthur E. Pizzano
City Manager*

Police Services

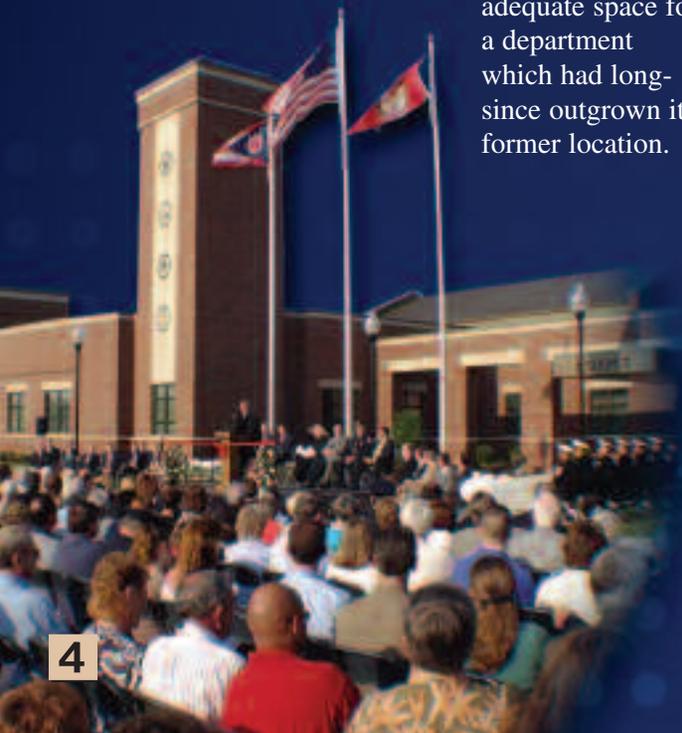
Security is paramount to every Fairfield family. To know help is nearby provides a peace of mind so important to those we hold near and dear in today's unpredictable world.

Comprised of 61 sworn officers and 27 other personnel, the Fairfield Police Department answered 28,154 calls for service in 2006.

The most significant event to impact services of the Fairfield Police Department was the May 2006 opening of the new Justice Center near the corner of Pleasant Avenue and Nilles Road. Complete with new a state-of-the-art communications center, the new Police

Headquarters offers

adequate space for a department which had long-since outgrown its former location.



Even before moving to its new headquarters, the superior service of the Fairfield Police

Department earned a full three-year national reaccreditation by the Commission on Accreditation for Law Enforcement Agencies. The honor is bestowed on departments meeting strict requirements and passing a stringent field review by a team of CALEA representatives. The accreditation process assures Fairfield's families that they are

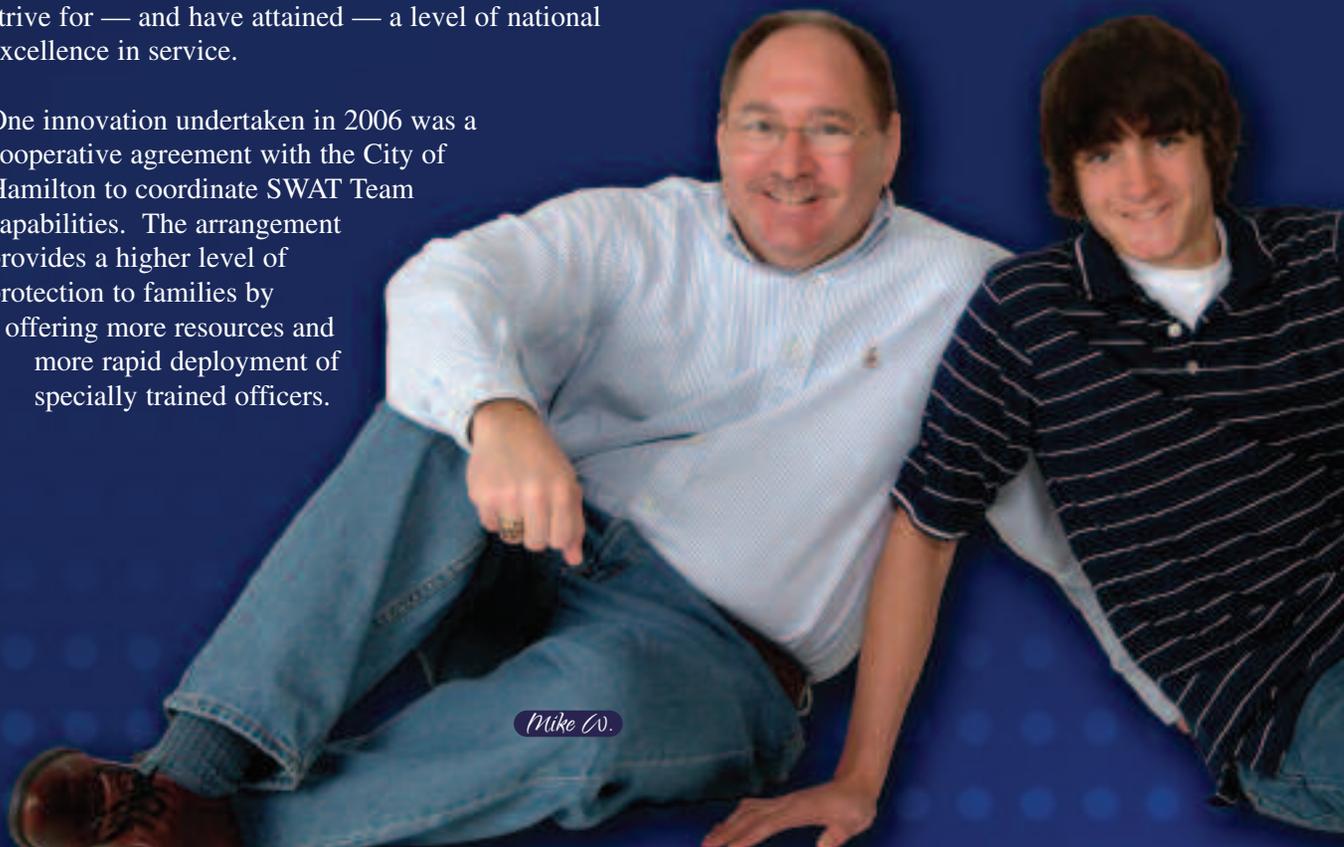
protected by dedicated police professionals who strive for — and have attained — a level of national excellence in service.

One innovation undertaken in 2006 was a cooperative agreement with the City of Hamilton to coordinate SWAT Team capabilities. The arrangement provides a higher level of protection to families by offering more resources and more rapid deployment of specially trained officers.



Other innovations introduced by the Fairfield Police

Department in 2006 included a specially equipped go-cart which allows a resident to challenge a course, then — with the flip of a remote control — can simulate the impaired reactions of a person driving under the influence of alcohol or other drugs. The unit was purchased through a grant from the Ohio Casualty Corporation, which maintains its national headquarters on Seward Road in Fairfield.



Mike W.

Municipal Court

Fairfield Municipal Court Judge Joyce Campbell invites Fairfield's families to visit her court and observe justice in action. Visitors will be able to see firsthand the accommodations of the new Justice Center, designed with the latest measures for the added security of each person entering the building.

In addition to a larger main courtroom, the new facility offers an additional hearing chamber for use by a magistrate or visiting judge. Controlled interconnectivity with the Police Department also enables a more secure transfer of prisoners to the Courtroom.



In today's contemporary times, the Court is far more than just a place where guilt or innocence is determined. Societal changes have demanded that justice be served, but increasingly with a degree of efficiency and economy.

While violent offenders understandably face incarceration, non-violent defendants may receive a fine and/or a sentence of monitored house-arrest, mandated participation in therapy/counseling, community service or probation.

During 2006, those providing community service provided \$37,410 worth of clean-up work to community entities (figured at \$5.15/hour). A

comparable jail sentence would have cost Fairfield taxpayers \$54,480 in jail costs (figured at \$60/day).

During 2006, the Fairfield Municipal Court processed 4,172 traffic offenses and 4,066 criminal offenses. The Court reported receipts of \$1,963,203 in various fines and fees.



Fairfield Municipal Court Judge Joyce Campbell is pictured with the Honorable Thomas J. Moyer, Chief Justice of the Ohio Supreme Court of Ohio, who was the keynote speaker at the dedication of the new Justice Center.

"When my wife passed away, I needed programs that could help me and Brian with after-school and summer programs. Fairfield had those kinds of programs to help a Dad raise his son."

— Mike W.

Brian W.

Fire & Emergency Services

Most families never think about emergency services until they face a crisis. Within minutes, highly trained Paramedics and Firefighters can arrive from one of three fire stations staffed 24-hours a day. One of the most significant events to impact the Fire Department in 2006 was likely never noticed by residents or the business

community. A

totally seamless

transition was completed in which calls for emergency medical services were addressed by Fairfield's own Paramedic staff. Since 1983, the City had contracted for Paramedic services.

With most full-time Fairfield Firefighters also fully certified as

Paramedics, the City was able to schedule its own staff for Paramedic services, a transition that began in 1999. With the addition of Paramedic services by these employees, advanced life support equipment has been added to each front line fire truck at each of the three fire stations.

Another innovation introduced in 2006 within the Fire Department was an additional burn tower and roof simulator

at the Fire Department's training campus on

Groh Lane. The training facilities enable Firefighters to gain real-life experience in a controlled setting so they can more efficiently respond to an actual emergency.

Major emergencies which require large scale coordination of responders will now have the benefit of a new mobile command center introduced in the Fire Department in early 2006. The modified 30-foot motor home replaces a 28-year-old outdated vehicle previously used for command operations.

During 2006, Fairfield Firefighters didn't require an emergency situation to interact with families. Fire Department personnel actively sought opportunities to emphasize safety at such events as monthly Movies in the Park, the Fairfield Exchange Club ChiliFest and the Kiwanis Safety Fair.

Additionally, Firefighters supplied 50 free smoke detectors to area residents in need. Before clearing each emergency call, Firefighters ask to check smoke detectors and install batteries or an entire unit, if needed.

Firefighters' proactive education programs in 2006 also demonstrated the correct installation of child safety seats to more than 300 residents who have asked for a safety check of their seat. Completing a 32-hour program, 13 Firefighters have gained special certification as a child seat technician.



Firefighter/Paramedic Neal Ressler prepares to demonstrate the proper placement of a child safety seat for Anna and daughter Claire.

*“Fairfield is my hometown. As an
alumnus of Fairfield High School,
I knew my hometown was a great
place to live and raise a family.
We’re glad to be here!”*

— Henry W.

*“Fairfield has everything a family
would need... stores, restaurants, the
post office. Everything is close and
convenient... not to mention our
excellent schools.”*

— Vina W.



“The City of Fairfield is highly supportive of its diverse business community, which benefits from an excellent geographic location.”

— Chris Kendall, Cincinnati Financial Corp.

Chris Kendall
Vice President, Commercial Lines
CINCINNATI FINANCIAL
CORPORATION

Hoon Choi
President
TEDIA HIGH PURITY SOLVENTS

Bob Baesenberg
Managing Partner
C&T Design

Jeris Hiresk
Owner
GOLD STAR CHILI/NILLES ROAD

“The restaurant opened in 1966 as the fourth oldest franchise in the Gold Star system. Over the years, 81 family members now call Fairfield home. We love Fairfield!”

— Jeris Hiresk, Gold Star Chili/Nilles Rd.

Development Services

A healthy business climate is the life-blood of a thriving community. An abundance of jobs ensures ongoing City revenues that are invested in programs and services geared to area families. In Fairfield, the business climate was robust during 2006, with great promise for continued prosperity well into the future.

According to valuations listed on building permits approved during the year, a total of \$84 million was invested in new construction in 2006, including \$69 million in new commercial projects.

Residential development moderated to \$15 million, reflecting slightly downward national trends.

Cincinnati Financial Corporation, Fairfield's largest employer, continued progress on its \$98 million dollar expansion. The project includes a third tower and a 700-car parking facility. When completed in 2008, the new tower will accommodate 1,500 employees, 500 of them to be newly hired.

After completing the third floor of its most recent addition for Ohio Valley Orthopedics, Mercy Hospital added a fourth and fifth level to the patient

tower. Other renovations included new facilities for MRI and CT Scan facilities.

Pacific Manufacturing of Ohio, a major parts supplier for Toyota, completed construction of a new 87,000 square foot manufacturing plant on Seward Road. The addition represents a \$9 million investment creating 28 more jobs at the facility, which already employs 430 workers.

Significant exterior work began in 2006 on the former Fisher Body Plant, recently acquired by First Highland Management and Development Corporation. The new owners, who renamed the site Fisher Park, initiated a \$10

million renovation. Plans include development of 40 acres adjacent to the plant along Symmes Road.

Jungle Jim's completed its latest round of projects, including the new Oscar Event Center. The ever-growing "jungle" includes a variety of retail stores along its southern side.

The Tedia Company began construction of a \$4.2

million, 40,000 square foot facility adjacent to its Symmes Road facility. In addition, Tedia will invest \$2.7 million in new equipment and expansion in its existing facility. The company produces high purity laboratory and industrial chemical products, with distribution to 28 countries.

The State Route 4 Committee addressed issues relating to the viability of the five mile stretch of highway. The group prioritized 18 recommendations for future action by the City and the Fairfield Chamber of Commerce to enhance the competitive positioning of the business corridor.

A Sign Committee interpreted survey data from residents and the business community relating to size, aesthetics and duration of use of promotional signage, as well as location requirements for the growing popularity of LED video signs. The recommendations were adopted by the Planning Commission and City Council.

Fairfield City Council adopted a new Thoroughfare Plan, which formalizes planning for major roadways, such as the widening of By-Pass 4. The Thoroughfare Plan had not been updated in 14 years.

The Development Services Department also presented its annual Home Improvement Expo, showcasing 74 vendors who featured the latest in home decorating ideas.



The new third tower nears completion at Cincinnati Financial Corporation.



"Bucky" the Eager Beaver poses with two visitors at the 2006 Home Improvement Expo

Parks & Recreation

Families throughout Fairfield had their first full year to enjoy the new Community Arts Center, which received national recognition when it was featured in the Athletic Business' Architectural Showcase edition. Programs at the Center attracted such renowned talent as actress Loretta Swit and best-selling author Alexander McCall Smith.

Major exhibits featured Fairfield's own Joe Nuxhall and artifacts from the Rock and Roll Hall of Fame.

Outside the Center at Village Green Park, an expanded Summer Concert Series attracted thousands of families to enjoy a variety of performances geared to every musical taste. A patriotic flair swept the Green for Independence Day as a primary public viewing area for the Red, White & KaBoom fireworks display high atop Harbin Park. September Dayz and Holly Days rounded out the seasons.

At Fairfield Greens' South Trace on John Gray Road, planning was completed and crews moved in to demolish the aging clubhouse and adjacent reception facility built in the 1960s. Construction began after

the first of 2007 on a new 7,000 square foot clubhouse, complete with a concession/grill area, pro shop, and meeting space for up to 150 guests.

The Cities of Fairfield and Hamilton joined together to construct a bike bath along Forest Lake Lane to connect with the existing path along the Great Miami River. The current pathway runs from Water Works Park northward to the Fitton Center for the Creative Arts in Hamilton.

During the year, Fairfield's Post Office was transformed into a work of art by Eric Henn, whose breath-taking murals depict historic times in the Fairfield area. The work was a legacy project of the 50th anniversary celebration.

Recognizing the importance of history, the Fairfield Historical Society was formed during 2006. The formation of the society was inspired by the celebration of the City's 50th anniversary. Based at the Elisha Morgan Farm Mansion, the group seeks to preserve Fairfield's rich history.



In the fall of 2006, Martin Marietta Aggregates announced that its mining operations were entering the final phases adjacent to Marsh Lake on River Road. Under terms of a 1955 agreement with the owners of the land, the property would be deeded to the City. When operations are completed by 2011, Marsh Lake will

have been enlarged by 10 acres and the City will acquire 139 acres for development as a new recreation area.

A British invasion occurred at Harbin Park when the Ohio Valley Austin Healey, the British Car Club of Greater Cincinnati and the City of Fairfield teamed up for the 20th annual British Car & Motorcycle Show. The milestone event attracted 280 vehicles and an estimated 1,200 admirers.



"I like to dance, and I enjoy the programs offered by the Parks Department."

— Anna

"I enjoy cheerleading and the after school program at the Community Arts Center."

— Rylee



Anna

Ryan

Kandyce

Rylee

Caleb

Alicia

Family of friends who enjoy programs of the Parks & Recreation Department

Public Works

From snow removal to leaf and brush pick-ups, the Public Works Department quietly serves families throughout the City. Whether it's maintenance of public facilities or the repair of more than 300 vehicles in the City's fleet, the 44 employees in Public Works likely have a hand in the job.

During 2006, the Public Works Department completed a comprehensive upgrade to the Norfolk & Southern Railroad crossing on Seward Road. Unlike previous repairs to the crossing, concrete panels were installed along the rails and approaches from both sides of the tracks were re-graded to afford a much smoother vehicular crossing.



Several other safety improvements were started in 2006, including the signalization and improvement of the intersection of Winton and John Gray Roads. Work also began on the addition of turn lanes at the busy intersection of Mack and

South Gilmore Roads.

Traffic signals were upgraded along State Route 4 at Nilles Road and Camelot/Michael Lane.

As part of a comprehensive plan to safeguard against future flooding, the City of Fairfield obtained a state grant to purchase 21 homes along the Pleasant Run Creek in

the Banker/Crystal Drive area. The area will be utilized as a park. To help alleviate concerns of nearby homeowners, the City of Fairfield has made a second grant request from the Ohio Department of Natural Resources to purchase another eleven homes in the area.



Garret

Tara C.

Dave C.

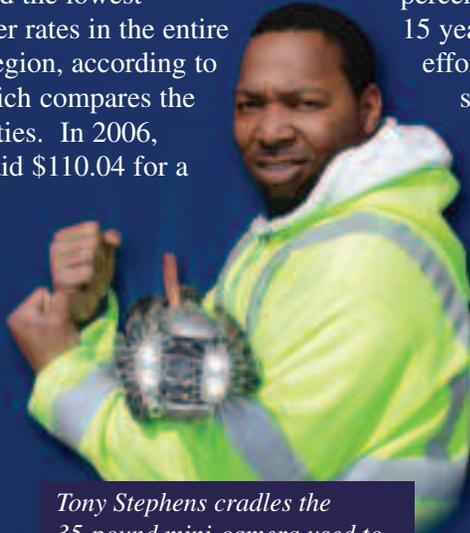
Aubree

Amanda

Public Utilities

Fairfield families paid the lowest combined water/sewer rates in the entire southwestern Ohio region, according to an annual survey which compares the rates of 64 communities. In 2006, Fairfield residents paid \$110.04 for a three-month water/sewer bill for 22,500 gallons of water, while the average charge throughout the region was \$180.16.

The Water Division processed and distributed an average of 5.1 million gallons of water each day, a 1.5 percent increase over the previous year. In the Wastewater Division, a daily average of 5.3 million gallons of water was treated for return to the environment. The daily average represented nearly a 13



Tony Stephens cradles the 35-pound mini-camera used to inspect Fairfield wastewater and storm sewer lines

percent decline in wastewater flows continuing a 15 year trend in reductions, thanks to ongoing efforts to eliminate infiltration of rainwater into sewer lines. The dramatic decline in 2006, however, was also due to an unseasonably drier than normal summer.

To ensure that sewers are well maintained, the City has begun a regular program of cleaning and televising the hundreds of miles of sewer lines snaking throughout the community. Known areas presenting specific problems are cleaned as often as twice yearly. The rest of the system has been divided into five zones, each zone to be routinely inspected and cleaned on a five year cycle. The first zone was completed in 2006.

In addition to the new preventive maintenance effort, the Wastewater Division introduced a campaign to educate residents about the problems created in the sewers by fats, oils and grease, which can cause abrupt blockages in the lines.

Along with fellow members of the Hamilton to New Baltimore Groundwater Consortium, the Public Utilities Department enthusiastically supported WaterFest, a one-day environmental awareness program at Miami University/ Hamilton hosting about 1,000 area fourth, fifth and six graders.



Students have fun while learning about the environment at the 2006 WaterFest event.

“When I moved back to Fairfield, it was for the excellent schools, great sports programs, and friendly neighbors.”

— Tara C.



"We like living in Fairfield because of our friends, our family, the excellent schools, beautiful parks, and the strong sense of community the City provides."

— Lynn C.

Finance Department

Where the Money Comes From...

The major sources of revenues for the City include income tax, charges for services, grants and entitlements and property taxes (*see chart and table on page 16*). The total revenues for fiscal year 2006 were \$56,015,034. As reflected in the table on page 16, revenues were up in every category with the exception of debt proceeds. This decrease is due to the debt incurred to build the new Justice Center in 2005.

Where the Money Goes...

The two largest program functions in 2006 were Security of Persons and Property and Capital Outlay (*see chart and table on page 17*). Security of Persons and Property contains both the Police and Fire Departments and is historically the largest program within the City's operating budget. Capital Outlay was significant due to several large improvements.

How the Money is Budgeted...

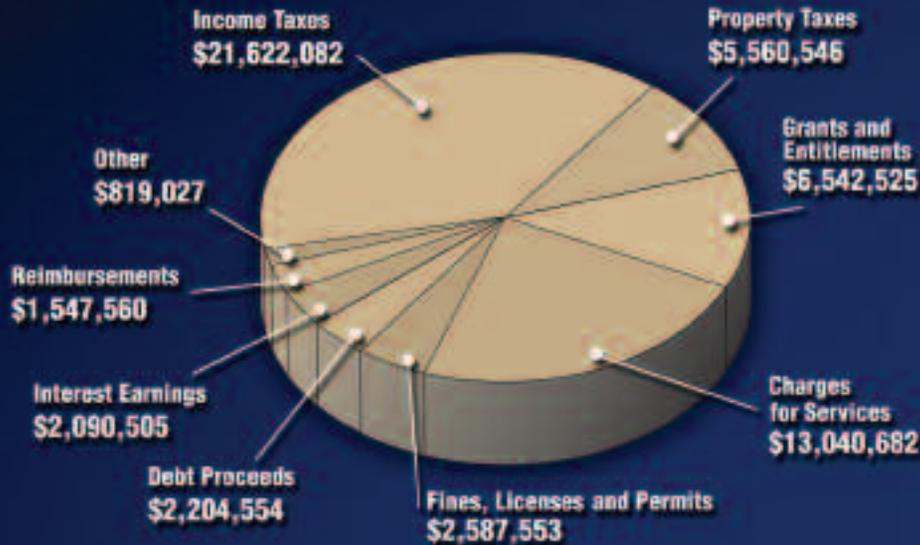
The 2006 operating budget, which was prepared in the fall and submitted to Council at the end of 2005, totaled \$55.3 million. The City's administration also prepares a five-year Capital Improvement Program totaling \$55.4 million, of which \$9.3 million was for new projects in 2006.

What the 1.5% income tax paid for in 2006...

During 2006, Fairfield's 1.5% income tax generated \$22.1 million. The following is a breakdown of how the money was allocated:

- 1.1% or \$16.3 million which paid for general operations of the City of Fairfield.
- 0.2% or \$ 2.9 million which paid for street improvements for the City of Fairfield.
- 0.2% or \$ 2.9 million which paid for capital improvements for the City of Fairfield.

Revenues



	2006	2005
Income Taxes	\$21,622,082	\$20,767,386
Property Taxes	5,560,546	5,165,653
Grants and Entitlements	6,542,525	6,511,687
Charges for Services	13,040,682	12,675,494
Fines, Licenses and Permits	2,587,553	2,276,584
Debt Proceeds	2,204,554	11,529,080
Interest Earnings	2,090,505	1,352,982
Reimbursements	1,547,560	288,127
Other	819,027	308,932
Total Revenues	\$56,015,034	\$60,875,925

The overview of the City's financial operations for the fiscal year ended December 31, 2006, is presented on a cash basis and is not intended to be presented in conformance with Generally Accepted Accounting Principles (GAAP). The City's audited financial statements are generally completed approximately 6 months after the end of the fiscal year, with the official audit report completed soon thereafter. For more detailed information regarding the City's finances, please contact the Fairfield Finance Department or visit the "City Services", "Publications" at the City's website, www.fairfield-city.org.

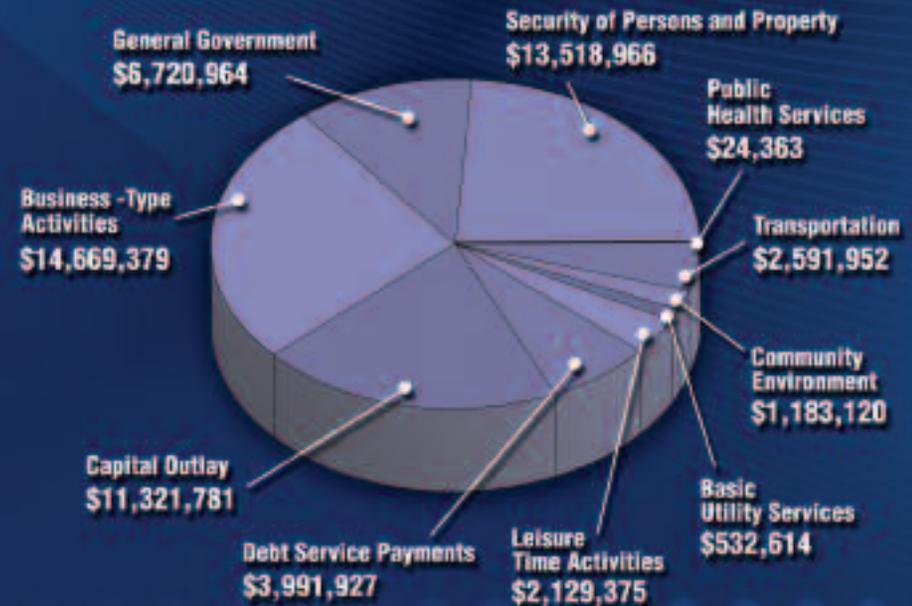


Expenditures

	2006	2005
<i>Government Activities</i>		
General Government	\$6,720,964	\$6,534,780
Security of Persons and Property	13,518,966	12,795,468
Public Health Services	24,363	25,007
Transportation	2,591,952	2,889,037
Community Environment	1,183,120	1,093,860
Basic Utility Services	532,614	480,429
Leisure Time Activities	2,129,375	1,876,055
Debt Service Payments	3,991,927	1,618,097
Capital Outlay	11,321,781	15,093,394
Total Government Activities	\$42,015,062	\$42,406,127

<i>Business-Type Activities</i>		
Water Utility	\$3,669,294	\$3,919,607
Sewer Utility	7,447,730	6,491,097
Solid Waste Utility	1,852,066	1,759,518
Recreation Facilities	1,700,289	1,701,457
Total Business-Type Activities	\$14,669,379	\$13,871,679

Total Expenditures	\$56,684,441	\$56,277,806
Excess of Revenues	\$(669,407)	\$4,598,119
Over (Under) Expenditures		



“Fairfield has that small town feel, but is close to everything you find in a big city.”

— Lori B.



*Thanks Fairfield for caring
about the families of tomorrow*

Recognizing the importance of taking action today to preserve our environment for the families of tomorrow, Fairfield residents set the standard for recycling in Butler County. By mid-year, Fairfield residents had recycled 888 tons of materials, more than any other community in Butler County. On average, Fairfield residents recycled about 11 percent of their trash, conserving space in area landfills and saving our world's limited natural resources.



City of Fairfield

5350 Pleasant Avenue
Fairfield OH 45014

www.fairfield-city.org

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