CITY OF GROVE CITY, OHIO

COUNCIL MINUTES

September 06, 2022 Regular Meeting

The regular meeting of Council was called to order by President Berry at 7:00 p.m. in the Council Chambers, City Hall – 4035 Broadway.

Roll was called and the following members were present:

Roby Schottke *Mark Sigrist* *Ted Berry* *Randy Holt* *Christine Houk*

1. Mr. Schottke moved to approve the Minutes from the previous meeting and approve as written; seconded by Ms. Houk.

Mr. Schottke	Yes
Mr. Sigrist	Yes
Mr. Berry	Yes
Mr. Holt	Yes
Ms. Houk	Yes

2. The Chair recognized Mayor Stage who read a Proclamation for Child Cancer Awareness Month and presented it to Regina Schwaderer and her son, Austin – representing Friends of Faith Pruden Foundation.

3. The Chair read the agenda items and all items were approved by unanimous consent.

The Chair recognized Mr. Schottke, Chairman of Lands, for discussion and voting under said Committee.

1. Ordinance C-48-22 (Approve the Rezoning of 5.32$\pm$ acres located at 5873 Haughn Road from Rural to IND-1) was given its second reading and public hearing and Mr. Schottke moved it be approved; seconded by Ms. Houk.

Mr. Sigrist	Yes
Mr. Berry	No
Mr. Holt	Yes
Ms. Houk	Yes
Mr. Schottke	Yes

2. Ordinance C-53-22 (Accept the Plat of Autumn Grove, Section 5 located at Rishel St. & Belle Apple Dr.) was given its second reading and public hearing and Mr. Schottke moved it be approved; seconded by Mr. Sigrist.

Mr. Berry	Yes
Mr. Holt	Yes
Ms. Houk	Yes
Mr. Schottke	Yes
Mr. Sigrist	Yes

3. Ordinance C-58-22 (Repeal Ord. C-12-21 – approving a Special Use Permit for an Automotive Dealership for Gibby's Auto Exchange located at 3422 Mill St.) was given its first reading.

   Mr. Schottke explained that the business owner submitted a written request to postpone the second reading and public hearing until 10/17 and he moved to do so; seconded by Mr. Sigrist.

Mayor Stage asked Council not to postpone this ordinance because they have been working with this owner for months. Although progress has been made, there are still violations. He suggested waiting until the next meeting to consider a postponement.

Ms. Houk agreed with waiting to postpone the matter until the next meeting.

There being no further comments, the roll was called on the motion to postpone.

Mr. Holt	No
Ms. Houk	No
Mr. Schottke	Yes
Mr. Sigrist	No
Mr. Berry	No

Second reading and public hearing will be held on 9/19/22.

4. Resolution CR-48-22 (Approve the Development Plan for Builtrite Properties LLC located at 5873 Haughn Rd.) was given its reading and public hearing.

Mr. Schottke moved to replace the elevation sheets with those dated 8/30/22; seconded by Ms. Houk.

Ms. Houk	Yes
Mr. Schottke	Yes
Mr. Sigrist	Yes
Mr. Berry	Yes
Mr. Holt	Yes

Mr. Rauch, Dir. of Dev., explained the project. He said Staff worked with the petitioner on the elevation stipulation to achieve the revised architecture. He said the gravel area is 860 feet off the right-of-way and is an access road to get to a shed. He said Staff felt comfortable with the gravel area, but this will require a variance. He said this zoning is for light warehousing with office space in the front. It is a flex space to provide a gap between small offices and warehouses. This provides space for small businesses to grow into.

Mr. Jim Norwood, representative, stated that they are looking to provide space for small businesses (t-shirt shop) until they get bigger and move on.

Mayor Stage noted that this is south of the area designated for medical office.

Ms. Houk asked what type of vehicles would be used. Mr. Norwood said they have pick-up trucks; SUV's; cars. There will be delivery trucks, like FedEx.

There being no additional questions or comments, Mr. Schottke moved it be approved; seconded by Mr. Sigrist.

Mr. Schottke	Yes
Mr. Sigrist	Yes
Mr. Berry	No
Mr. Holt	Yes
Ms. Houk	Yes

The Chair recognized Ms. Houk, Chairman of Service, for discussion and voting under said Committee.

1. Ordinance C-56-22 (Authorize the City Administrator to enter into an Agreement with Jackson Township for Fire Hydrant Maintenance) was given its second reading and public hearing.

Mr. Boso, City Administrator, explained that he does not recall having a formal agreement with the Township for hydrant maintenance. He explained what each party would be responsible for.

Mayor Stage stated that the conversation about hydrant maintenance goes back decades. He said while he is in favor of this legislation, he doesn't want the amount of funding that City residents contribute to the non-fire, Township Road and Operating budget – which is $1,483,000.00. He said the City is taking over this servicing because the Township wanted a truck and some other things, as well as the $50,000.00/yr. we have been paying. He said they will still have to flush and paint them. Before we take over the maintenance, all hydrants must be in good working order.

There being no additional questions or comments, Ms. Houk moved it be approved; seconded by Mr. Holt.

Mr. Sigrist	Yes
Mr. Berry	No
Mr. Holt	Yes
Ms. Houk	Yes
Mr. Schottke	Yes

The Chair recognized Mr. Holt, Chairman of Finance, for discussion and voting under said Committee.

1. Ordinance C-57-22 (Levying Special Assessments for the Construction of Various Sidewalks in the City of Grove City) was given its second reading and public hearing.

Mr. Holt reported that the property owner of 3480 Devin Road has submitted full payment for the assessment and moved to amend Exhibit A to mark this address paid-in-full; seconded by Mr. Schottke.

Mr. Berry	Yes
Mr. Holt	Yes
Ms. Houk	Yes
Mr. Schottke	Yes
Mr. Sigrist	Yes

Mr. Smith, Dir. of Law, noted that the one appeal received has been sent a response, which satisfies the responsibility of Council on the appeal.

There being no additional questions or comments, Mr Holt moved it be approved; seconded by Ms. Houk.

Mr. Holt	Yes
Ms. Houk	Yes
Mr. Schottke	Yes
Mr. Sigrist	Yes
Mr. Berry	Yes

2. Ordinance C-59-22 (Authorize the City Administrator to enter into Contracts with Quadient for Postage Machines) was given its first reading. Second reading and public hearing will be held on 9/19/22.

3. Ordinance C-60-22 (Amend Section 121.01 of the Codified Ordinances titled Council Salary) was given its first reading. Second reading and public hearing will be held on 9/19/22.

4. Ordinance C-61-22 (Amend Section 161.11 of the Codified Ordinances titled Tuition Reimbursement Program) was given its first reading. Second reading and public hearing will be held on 9/19/22.

5. Resolution CR-52-22 (Authorize the City Administrator to submit an application to Mid-Ohio Regional Planning Commission for attributable funding for the Southwest Area Interchange Project) was given its reading and public hearing.

   Mr. Roger Burket, Grassle Rd., voiced opposition to this resolution. He said there is no reason for the Overpass and therefore no reason for this legislation. He said it should be presented to the voters with the estimated cost.

   Mayor Stage asked Ms. Fitzpatrick, Dir. of Service, to explain the process. Ms. Fitzpatrick said this will allow the City to apply for attributable funds, which is very competitive and goes across the Region. She said it covers many categories and must be included in the Regional 20 year plan and 4 year TIP plan. She said it will be graded and compared against a wide variety of projects. She said this will put the project on the list for a variety of funding opportunities.

   Ms. Houk stated that she wants residents to know that we are working on any funding source to help complete this vision. It also puts other people's eyes on the idea and get their opinion of the validity of the project.

   There being no additional questions or comments, Mr. Holt moved it be approved; seconded by Mr. Schottke.

Ms. Houk	Yes
Mr. Schottke	Yes
Mr. Sigrist	Yes
Mr. Berry	Yes
Mr. Holt	Yes

6. Resolution CR-53-22 (Accept the Bids for the Beulah Park Phase 2 Structures and Waive the Provisions of Section 153.12 of the Ohio Revised Code) was given its reading and public hearing.

   Mr. Boso, City Admin., explained that Council has appropriated $10 million for the development of the Park at Beulah. Within that project, there are three (3) structures. The Administration took bids for those buildings and it was 10% over the estimate. If the City wishes to proceed with the structures, the 10% provision must be waived by Council. He said after analyzing the climate, they feel prices will continue to go up. He said it will still be within the $10 mill limit.

   Ms. Houk stated that most people in the private industry are putting off capital improvements. She said this is significantly beyond the 10% threshold. She also pointed out that the text states that subcontractors are hard to find because they are spread too thin. She also questioned the quality of work that might be received now. She asked for a compelling reason to move forward now. *Mr. Boso* stated that many project were delayed because of COVID and Intel will be starting construction. He said if we wait, it may take 3 – 4 years before returning to it. He said the residents of the area would not have availability of these facilities and they recommend proceeding so those amenities would be available in a timely manner.

There being no additional questions or comments, Mr. Holt moved it be approved; seconded by Mr. Schottke.

Mr. Schottke	Yes
Mr. Sigrist	Yes
Mr. Berry	Yes
Mr. Holt	Yes
Ms. Houk	No

7. Resolution CR-54-22 (Authorize the City Administrator to Seek Financial Assistance from the State Capital Improvement Program/Local Transportation Improvement Program for funding of the Columbus Street Improvements Project) was given its reading and public hearing.

   Mr. Boso explained that this is related to the sewer relief program and this will seek funding through the State capital funds to help with that $8 million project.

   There being no additional questions or comments, Mr. Holt moved it be approved; seconded by Ms. Houk.

Mr. Sigrist	Yes
Mr. Berry	Yes
Mr. Holt	Yes
Ms. Houk	Yes
Mr. Schottke	Yes

The Chair asked that any new business to be brought before the attention of Council be done so at this time.

1. Ms. Chris Moore, resident, stated that Sept. 4 – 11 is Suicide Prevention Week. She asked that people choose life, truth, relationship and God. She prayed for the leadership of Grove City.

2. Mr. Brian Weaver asked for ADA Public Records that he has requested. He reiterated that there is no one on the Diversity Task Force representing a disability or a faith leader. He spoke about a variety of issues; played an audio tape that he has played many times and said he feels there needs to be accountability on how our government leaders speak.

The Chair recognized members of Administration and Council for closing comments.

1. Mayor Stage submitted the Mayor's Court report, which Mr. Berry moved to accept; seconded by Mr. Schottke.

Mr. Berry	Yes
Mr. Holt	Yes
Ms. Houk	Yes
Mr. Schottke	Yes
Mr. Sigrist	Yes

   Mayor Stage shared a list of events for the 170th Anniversary; announced the swearing in ceremony for the Police Chief; announced that the State of the City Report is available; noted that Mike Linder will be retiring from Planning Commission and Mike Farnsworth will be replacing him. He then unveiled a commissioned piece of artwork for the 170th Anniversary, which we will have 100 prints of the original. Finally, he expressed condolences on the passing of Bob Lewis.

2. After closing comments from Council and Administrative staff members, a motion to adjourn was approved by unanimous consent.

Adjourned at 8:10 p.m.

Tami K. Kelly

Tami K. Kelly, MMC
Clerk of Council

Ted A. Berry

Ted A. Berry
President of Council

CITY OF GROVE CITY, OHIO
COUNCIL CAUCUS NOTES

September 06, 2022

Council met at 6:30 p.m. in the Council Chambers, City Hall, 4035 Broadway.

Council Members reviewed the Agenda items.

Mayor Stage provided Council with a copy of the State of the City booklet for 2021/2022. He also passed out a Financial Summary.

Council retired to the Chambers to begin the Regular meeting.

Tami K. Kelly, MMC
Clerk of Council

Ted A. Berry
President