CITY OF GROVE CITY, OHIO
COUNCIL MINUTES

August 02, 2021 Regular Meeting

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

Roll was called and the following members were present:

Roby Schottke *Aaron Schlabach* *Christine Houk* *Randy Holt* *Ted Berry*

1. Mr. Schlabach moved to dispense with the reading of the minutes from the previous meeting and special Service Committee meeting approve as written; seconded by Ms. Houk.

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

2. The Chair read the agenda items and they were approved by unanimous consent.

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

1. Ordinance C-36-21 (Approve a Special Use Permit for a Dog Grooming shop for Fairy Tails Pets located at 3903 Broadway) was given its second reading and public hearing.

Ms. Olivia Pittman, owner, was present to answer any questions.

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

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

2. Ordinance C-37-21 (Approve a Special Use Permit for Outdoor Seating for Novocain Lounge located at 3425 Grant Avenue) was given its second reading and public hearing.

Mr. Steve VonJasinski, Grant Ave., voiced support for this petition. He also brought up an issue with the parking lot on the other side of the building that impairs a homeowner from getting into their garage. Mr. Berry said he would discuss this with Mr. VonJasinski after the meeting.

Mr. John Dubos, owner, was present to answer any questions.

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

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

3. Ordinance C-38-21 (Accept the Plat of Farmstead, Phase 3 located west of State Route 104 and north & south of Hawthorne Parkway) was given its second reading and public hearing.

   Mr. Troy Cameron, representing petitioner, was present to answer any questions.

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

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

4. Ordinance C-39-21 (Accept the Plat of Farmstead, Phase 4 located west of State Route 104 and north & south of Hawthorne Parkway) was given its second reading and public hearing.

   Mr. Troy Cameron was present to answer any questions.

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

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

5. Ordinance C-40-21 (Accept the Plat of Trail View Run, Phase 3a located south of Borror Road) was given its second reading and public hearing.

   Mr. Rob Little, representing petitioner, was present to answer any questions.

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

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

The Chair recognized Mr. Schlabach, Chairman of Safety for discussion and voting under said Committee.

1. Ordinance C-41-21 (Amend the Effective Date of Ordinance C-21-21) was given its second reading and public hearing.

   Mr. Schlabach explained that the new software to manage these fees will not be ready by the August

1 deadline and Mr. Boso, Chief Building & Zoning Official, requested an extension to November 1.

There being no additional questions or comments, Mr. Schlabach moved that the Rules of Council be suspended and the Waiting Period waived; seconded by Ms. Houk.

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

Mr. Schlabach moved it be approved as an emergency measure; seconded by Ms. Houk.

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

The Chair recognized Mr. Berry, Chairman of Service for discussion and voting under said Committee.

1. Resolution CR-39-21 (Amend Exhibit "A" of Resolution CR-30-21 – declaring the necessity of constructing certain sidewalks on Blankner Dr., Devin Rd., and Parlin Ave., and requiring that abutting property owners construct same) was given its reading and public hearing.

Mr. Schottke said he has walked his Ward and looked at sidewalks all over. He said he met Mrs. Jennings and discussed her sidewalk, along with the ADA requirements. He said he is really concerned about spending tax dollars on a sidewalk that doesn't really need it and could be used elsewhere.

Mrs. Jennings, property owner, said if her sidewalks needed replaced, she would be happy about being in this program. However, she feels like it is a waste of money for her and the city. She said the reason is due to pitch, but by her naked eye, she can't see a pitch problem. She said she spoke with Gary, representing the City, who explained that all the sidewalks on her street have pitch problems. However, one person who have redone their sidewalks has been taken off the list. She said if all the sidewalks have pitch problems, why is this property being removed? She said she keeps her sidewalks neat, clean and feels they are in good shape. She doesn't understand why this needs to be done.

Mr. Schottke said we can go back and forth about the pitch and how it is determined, but what it boils down to for him is spending tax dollars and Mrs. Jennings money just doesn't make sense to him. He said the crumbling curb in front of her house needs repaired but there are other sidewalks that are in real need of repair and this money could be better spent.

Mayor Stage said in 2000 the City was sued for a sidewalk ramp violation and that cost the City $2 million. He said back then, he was like Mr. Schottke asking what is wrong with this sidewalk or corner. However, any deviation from the requirement puts us at risk.

Ms. Houk said she went to look at Ms. Jennings sidewalks and there are lots of examples that could use some work. However, this Program was decided and Council had the Resolution in June to declare the certain streets necessary to be replaced. She said the reason that each panel is included in the program is determined by a direct measurement. It isn't an opinion. She said we know and the property owner knows there is a pitch issue per measurement. If there is a need to review the Program for the future, that's a different conversation. These have been evaluated by Staff and she feels it is not appropriate to roll something back for one (1) property owner after Council has approved it. She said Staff has gone to lengths to review each issue with the property owners and find a solution for each.

Mr. Schlabach commented that this is difficult, because he is normally on the side of the individual over government. He asked Mr. Smith, Dir. of Law, if the City is in any way liable. Mr. Smith said the City has good immunities, however, he would not be surprised if the City was named in any lawsuit. He said if Council approves this, the door may be opened a little more, but feels the City would still win any lawsuit.

Mr. Holt said he also went over to view her sidewalk and believes it is in good condition. He said if he put himself in her shoes, he would not want to replace that sidewalk either.

Mr. Schlabach noted that this may open the floodgates for any person who doesn't want to spend the money to replace their sidewalks to petition to be removed. He said there is no measurement outlined as to why this property is not being removed,

Ms. Houk asked Ms. Fitzpatrick, Dir. of Service, to provide an overview of what has occurred with this property. Ms. Fitzpatrick said they went out and evaluated the pitch for Ms. Jennings, after the Consulting Engineer had determined this property needed to be in the Program. She said they found that the pitch was between 3.5% - 7%. The Federal Guidelines requires a minimum 2% pitch. She said with that percentage of pitch, she explained to Ms. Jennings that she could not take her off the list. Mr. Berry asked if the sidewalk could be raised to comply with the pitch. Ms. Fitzpatrick said we notify to property owner and give them 30 days to bring the sidewalk into compliance in any way they see fit. Mr. Berry asked if we could give Ms. Jennings more time to do that. Mr. Smith said that could probably be done, but that requires the property owner to pay for the entire cost up front. Mr. Berry asked Ms. Jennings if she would like to explore repairing her sidewalks. Ms. Jennings said she could do that, but still feels that they are in good shape. Mr. Schottke noted that one of the benefits of the program is the cost is placed on the tax duplicate and paid over 20 years, interest free. Ms. Jennings said if this is going to be denied, then she would like the chance to repair this, however, she thinks someone who really needs their sidewalk replaced should get this money.

Mr. Berry moved that this resolution be postponed until 9/7/2021; seconded by Mr. Schlabach.

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

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

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

2. Resolution CR-40-21 (Adopt the Sustainability Plan) was given its reading and public hearing.

Mr. Bo Blackstone, member of Sustainability Committee, shared his passion for this Plan. He expressed appreciation of the City for their work on this Plan.

Mr. Berry noted that Council held a Special meeting to fully review the Plan and members of Council expressed appreciation to the Committee for their hard work.

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

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

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

1. Ordinance C-42-21 (Appropriate $10,000.00 from the Senior Nutrition Fund for Current Expenses) was given its first reading. Second reading and public hearing will be held on August 16, 2021.

2. Resolution CR-41-21 (Authorizing the creation of the Local Fiscal Recovery Fund) was given its reading and public hearing.

Mr. Holt explained that this is creating an account for the COVID Relief money that has been received. We will have approximately four years to spend it.

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

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

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

1. Mr. Ed Fleming, President of Chamber of Commerce, discussed the Chamber events being moved off Broadway. He said Arts-in-the-Alley is their largest event that brings so many people to the Town Center that help the brick and mortar businesses. He said they understand the concern of safety, but it must also be understood what the ramifications are when you move things off Broadway. He said sometimes you have to make a decision and work it backwards to protect the safety of the community. He said we can do this if we want to. He said events on Broadway is our heritage. He begged them to put events back on Broadway and promised that the Chamber would help them figure it out.

Mr. Berry said he agreed with Mr. Fleming. He said he would like to see a plan on how to make it safe; what needs purchased; what does it cost to make it safe. He asked Administration to provide this.

Mr. Schlabach also agreed that events should be on Broadway and is willing to work with everyone to help find a solution.

Mr. Schottke agreed. He said other communities shut down higher traffic streets and can accommodate all. He said this is part of the hometown feeling for him.

Ms. Houk stated that moving events off Broadway has been suggested for a number of years. They have been watching for a while before initiating this change. She applauded him for opening the lines of communication and said there must be better communication with each other. She said she thinks we need to continue to work with this change and find better ways to improve these events.

Mr. Fleming said this is our tradition and we should fight to seek that tradition. He said Broadway is more than a four lane road - it is the Heart of Grove City.

Mayor Stage stated that this is a rehash of several conversations. He said we are in a transition time. He said there isn't a way to fix it with the change in Columbus Street and rerouting truck traffic. He said the suggestion to move it to Beulah Park was declined because he wants it in the downtown area and he understands the Chamber's position.

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

1. Mayor Stage submitted the Mayor's Court monthly report and Mr. Schlabach moved to accept same; seconded by Mr. Schottke.

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

The Mayor announced the Purple Heart Day event; Ecofest; and the hiring of a new Safety Director - Kevin Teaford.

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

Adjourn at 8:23 p.m.

Tami K. Kelly

Tami K. Kelly, MMC
Clerk of Council

Christine Houk
Chair

CITY OF GROVE CITY, OHIO
COUNCIL CAUCUS NOTES

July 19, 2021

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

Council Members reviewed the Agenda items.

The Administration shared the latest COVID Relief funds that the City will receive and the timelines to spend the monies on eligible projects.

Council discussed purchasing a new Christmas piece for the Chambers, along with the normal fees for Christmas decorating and agreed to move forward.

Council also discussed having a newsletter for each Council Member to send to their constituents. Mr. Berry said each member should have an amount in the budget to use to communicate with their Ward in the manner they choose. Mr. Holt agreed and felt there could be a blackout period that no one could send materials so many months prior to a council election. Mr. Schlabach said that the Mayor and At-Large Council Member could be included with each Wars as so not to look political. Council decide dot firm this up during budget time.

Ms. Kelly shared the liquor permit for Parkers Tavern, which Council had no objection to. Ms. Kelly said she would mark it accordingly and submit to Liquor Control.

Council retired to the Chambers to begin the Regular meeting.

Tami K. Kelly

Tami K. Kelly, MMC
Clerk of Council

Christine Houk
Chair