CITY OF GROVE CITY, OHIO

COUNCIL MINUTES

June 20, 2016 Regular Meeting

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

After a moment of silent prayer and the Pledge of Allegiance, roll was called and the following members were present:

Laura Lanese *Steve Bennett* *Roby Schottke* *Jeff Davis* *Ted Berry*

1. Mr. Bennett moved to dispense with the reading of the minutes from the 4/18 and 4/25 meetings and approve as written; seconded by Ms. Lanese.

Ms. Lanese	Yes
Mr. Bennett	Yes
Mr. Schottke	Yes
Mr. Davis	Yes
Mr. Berry	Yes

2. The Chair read the agenda items and they were approved by unanimous consent, except for Ord. C-49-16 and Res. CR-36-16 which Mr. Bennett moved be withdrawn, at the petitioner's requests; seconded by Ms Lanese.

Mr. Bennett	Yes
Mr. Schottke	Yes
Mr. Davis	Yes
Mr. Berry	Yes
Ms. Lanese	Yes

3. President Schottke recognized Senator Jim Hughes, who presented Mayor Stage with a plaque and State Flag in recognition of his recent award from MORPC. President Schottke recognized Ms. Kim Conrad, Dir. of Parks & Rec., who introduced the Accreditation Team, who will be evaluating the Parks Dept. this year. He then recognized members from the Central Crossing Band for a presentation. The Band received grant monies from the City for its trip to Pearl Harbor and they shared their experience. Mr. Keith Hallas, CCHS Band Director, Leslie Boylan & Julie Webb presented the City with a plaque as a thank you for this assistance.

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

1. Ordinance C-51-16 (Amend Ord. C-96-15 to Authorize the City Administrator to Enter into an Economic Development Agreement with Mount Carmel Health System) was given its second reading and public hearing.

Mr. Davis explained that the City made changes to the Development Plan for Mt. Carmel and as a result the Economic Development Agreement needs amended to reflect those changes. Council reiterated the benefits of having a full service hospital in the City and the taxes that will be received for their investment. Mr. Smith, Dir. of Law, noted that the full $6 million is due by 12/31/17, but some monies were placed in this year's budget to make part of that contribution.

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

Mr. Schottke	Yes
Mr. Davis	Yes
Mr. Berry	Yes
Ms. Lanese	Yes
Mr. Bennett	Yes

2. Ordinance C-52-16 (Accept the Donation of $5,178.65 from the Southwest Community Leadership program and Appropriate the Same for the Gold Star Families Memorial Plaza) was given its first reading. Second reading and public hearing will be held on 7/05/16.

3. Ordinance C-53-16 (Accept the Donation of $5,640.56 from the Grove City Gold Star Families Memorial Monument Fund and Appropriate the Same for the Gold Star Families Memorial Plaza) was given its first reading. Second reading and public hearing will be held on 7/05/16.

4. Ordinance C-54-16 (Appropriate $170,000.00 from the General Fund for the Current Expense of Gold Star Memorial Plaza Improvements) was given its first reading. Second reading and public hearing will be held on 7/05/16.

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

1. Ordinance C-50-16 (Approve the Use for a Columbarium for Bethel Lutheran Church located at 4501 Hoover Road) was given its second reading and public hearing.

Mr. Frank Verne, Clark Drive, expressed opposition to this request. He said they do not wish to see this from their property. He also has concern with this business being permitted. He wonders what will be next.

Mr. James Heffernan, Clark Drive, voiced opposition to this request. He said their concern is for what would be next for this business. Can the church add on, go up, etc. He asked why they don't just buy property at Grove City cemetery and put it there.

Ms. Pat Loveday, Clark Dr; asked if the entire parcel is being zoned for this use. Mr. Bennett explained that the desire of the Church is to allow their members to place loved ones in the internment area. Ms. Loveday said they all back up to this and there is nothing built behind them now. She asked what keeps them in the front corner. If this is permitted what stops them from putting more units at the back of the property. She said there are bound to be funerals.

Mr. Rauch, Dir. of Dev; explained that the application is asking for this type of Use on the entire property. If there are any future additions or expansions, the Church would have to come back through the process with a new Development Plan.

Reverend Jeff Wise, Bethel Lutheran Church, explained where this wall would be located. He said it is strictly for their members and their immediate family. He said they are not operating it as a business. It is a convenience for their members, only. They have funerals now and will continue to do so. He said they are not going to build a mausoleum or any additional columbarium units. He said this is prime ground for the Church to add on and grow, in the future.

Ms. Lanese noted that this is not for a business use. It is strictly for a columbarium for the church.

She said these are becoming more popular for churches and others in the community have checked into them.

Mr. Berry asked if Rev. Wise would be agreeable to limiting the number of units to 99. Rev. Wise said if they have to, he would, but they may want to add a little to the existing wall at some point. He said he understands that any additions would have to come back through the City's process.

Mr. Schottke voiced some concern for the Use on the parcel and offered some stipulations to better define this Use. Rev. Wise agreed to the stipulations.

Mr. Schottke moved to amend Section 1 to include the following stipulations:

1. Columbarium spaces are only available to the Members and their immediate family of Bethel Lutheran Church;
2. If Bethel Lutheran Church relocates or dissolves, the Columbarium must be removed from the property at the Church's sole expense;
3. If the property, or any part thereof, is ever sold or the Columbarium is ever removed and/or relocated, the Zoning Use for same shall become null and void.

Seconded by Ms. Lanese.

Mr. Davis	Yes
Ms. Lanese	Yes
Mr. Bennett	Yes
Mr. Schottke	Yes
Mr. Berry	Yes

Ms. Lanese moved to strike the word "business" from the Whereas statement and Section 1 of the Resolution; seconded by Mr. Davis.

Mr. Berry	Yes
Ms. Lanese	Yes
Mr. Bennett	Yes
Mr. Schottke	Yes
Mr. Davis	Yes

Mr. Verne said he appreciates Ms. Lanese' comment about columbarium's becoming more popular. However, he lives in an established neighborhood and has been there 41 years. He said he doesn't want this imposed upon him. If he moved in beside it, he would have known, but doesn't believe it is appropriate to install now. He doesn't want this behind his home.

Council further clarified the location of the columbarium, the landscape around it and its relationship to the Clark Drive residents.

Mr. Berry asked if they could add additional landscaping along the Clark Dr. side. Pastor Wise said they already have large trees and shrubs in the areas around that side of the Church. He said they plan to be a good neighbor and can look at more landscaping.

Mr. Verne said there has to be a limit to this. Once the Use is approved they can build higher and more.

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

Ms. Lanese	Yes
Mr. Bennett	Yes
Mr. Schottke	Yes
Mr. Davis	Yes
Mr. Berry	Yes

3. Ordinance C-55-16 (Approve a Special Use Permit for a Drive-Thru for Kroger located at 5965 Hoover Road) was given its first reading. Second reading and public hearing will be held on 7/5/16.

4. Ordinance C-56-16 (Approve a Special Use Permit for Outdoor Sales for Sunoco Gas Station located at 2375 Stringtown Road) was given its first reading. Second reading and public hearing will be held on 7/5/16.

5. Resolution CR-27-16 (Approve the Development Plan for Bethel Lutheran Church Columbarium located at 4501 Hoover Road) was given its reading and public hearing.

Rev. Wise, representing Church, was present to answer any questions.

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

Mr. Bennett	Yes
Mr. Schottke	Yes
Mr. Davis	Yes
Mr. Berry	Yes
Ms. Lanese	Yes

6. Resolution CR-37-16 (Approve the Development Plan for Rite Rug Grove City located at the Northeast corner of Summit Way and London-Groveport Road) was given its reading and public hearing.

Mr. Dave Kandy, representing Rite Rug, was present to answer any questions. Mr. Bennett said there were many issues at Planning Commission and asked if they had been resolved. Mr. Rauch said they have and Administration recommends approval.

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

Mr. Schottke	Yes
Mr. Davis	Yes
Mr. Berry	Yes
Ms. Lanese	Yes
Mr. Bennett	Yes

8. Resolution CR-38-16 (Endorse the Creation and Appointment of the Grove City2050 Steering Committee) was given its reading and public hearing.

Mr. Kyle Rauch, Dir. of Dev., explained that there were 99 applications submitted for this Committee. The Development Dept. reviewed each one and applied a formula, without names, to make the selections. He said they want to keep the Committer at 20, but hope to use the rest in a different way.

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

Mr. Davis	Yes
Ms. Lanese	Yes
Mr. Bennett	Yes
Mr. Schottke	Yes
Mr. Berry	Yes

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

1. Ms. Amanda Brofford, Southern Grove, asked how their issue will get on the agenda. Mr. Berry said he is willing to entertain a proposal to go back to the cut-de-sac plan and asked the rest of council how they felt.

   Mayor Stage showed the Resolution that the Jackson Township Trustees passed at their last meeting. He said there is no comment in there about working with Grove City to assure that citizens have a safe passage to Fryer Park. He said that was the desire 15 years ago and it is still there today. He said they still have some work to do with the Township. He shared a couple of pictures of other areas that do not have safe passage (Anglebrook Dr.; Berry Hill). He said they are still waiting on the Township to bring forward a plan to have safe, pedestrian traffic to the YMCA. Once that is received, that would be submitted to Council for review and that's what would be on the agenda.

   Mr. Schottke said reintroducing the old plan makes no sense to him. He doesn't feel the cul-de-sac is appropriate. There should be a way to connect in the future. He said a path could be part of the road. He would like to see the least impactful installation of a path done and get on with life. Ms. Brofford agreed.

   Mr. Bennett commented that Southern Grove Subdivision was built with three of the four roads stubbing for future expansion. There is only one cul-de-sac. He said if there is an emergency and their access is blocked, no one will be able to get out, today. He said he understands there is a fear of added traffic on their streets but it hasn't happened in other neighborhoods.

   Ms. Lanese said she does not want to see the old plan with a cul-de-sac and agrees with Mr. Schottke. She also feels a walking path that is the least impactful is appropriate. She said we need to have a timeline of when the Administration can have an answer. Mayor Stage said he is meeting with the County next week. He said they are trying to get this resolved.

2. Mr. Ken Kober, Southern Grove resident, said in a report from NBBJ some 15 years ago, the Minutes of that meeting state that the roadway should not be used for bike paths. He shared concerns for a bike path using their streets and that a path is for the greater good. He questioned the installation of a bike path around a pond and asked why we were not listening to Mr. Lipnos of Homewood, who inferred that they would rather install a bike path down the length of the new, main street of the Hickory Creek subdivision rather than around the pond. Mr. Kober said this would be much safer. He feels safety trumps an amenity.

3. Mr.? Southern Grove resident, said he thought a Council Member could pull out a resolution and vote on it at any time. He said Mr. Bennett keeps bring up the fact that their subdivision only has one ingress/egress, but there are many other subdivisions that have one way in and one way out.

He said they don't have a problem with a bike path. He said feel a development plan was approved without consideration for their subdivision. He said just because it can be done doesn't mean it should be done. They want to work hand-in-hand with the city to resolve this issue.

4. Mr. Everett Balis, resident, said he has a special needs daughter and there needs to be more bike paths in this area and all around the City. He would like a path off the roadways to get to places.

5. Mr. Rex Buckingham, Southern Grove, said he lives at the end of Williamsburg Ct. He said if a bike path is placed in his front yard it would severely limit the use of his driveway. He thinks a path on this road is a waste of money and a bit vindictive. He asked that they be aware of the property owner's driveways and access.

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

1. Mayor Stage reported on the statistical reports for the last five months from Mayor's Court. Ms. Lanese moved to accept same; seconded by Mr. Bennett.

Mr. Berry	Yes
Ms. Lanese	Yes
Mr. Bennett	Yes
Mr. Schottke	Yes
Mr. Davis	Yes

2. Mr. Turner passed out the Tax Budget information, per Charter. A resolution will be submitted for the next meeting.

3. President Schottke announced that the next regular meeting of Council will be held on Tuesday, July 5, in observance of Independence Day.

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

Council adjourned at 8:35 p.m.

Tami K. Kelly

Tami K. Kelly, MMC
Clerk of Council

Roby Schottke

Roby Schottke
Chair

CITY OF GROVE CITY, OHIO
COUNCIL CAUCUS NOTES

June 20, 2016

Council met at 6:00 p.m. in the Council Caucus Room, City Hall, 4035 Broadway.

Council Members reviewed the rest of the Rules of Council. Discussion took place about the number of people allowed to speak and the amount of time. Since there is no consensus on this point, it was agreed to leave it alone and if a member wished to make a motion on the floor to amend that section, Council would decide at that time. A Resolution to approve the revised Rules will be placed on the July 18th agenda.

Council Members reviewed the Agenda items.

Council retired to the Chambers to begin the Regular meeting.

Tami K. Kelly

Tami K. Kelly, MMC
Clerk of Council

Roby Schottke

Roby Schottke
Chair