

CITY OF GROVE CITY, OHIO
COUNCIL MINUTES

May 15, 2017

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:

Steve Bennett

Steven Robinette

Roby Schottke

Jeff Davis

1. Mr. Bennett moved to excuse Mr. Berry; seconded by Mr. Robinette.

Mr. Robinette	Yes
Mr. Bennett	Yes
Mr. Schottke	Yes
Mr. Davis	Yes

2. Mr. Davis moved to excuse Mayor Stage; seconded by Mr. Bennett.

Mr. Bennett	Yes
Mr. Schottke	Yes
Mr. Davis	Yes
Mr. Robinette	Yes

3. Mr. Robinette moved to dispense with the reading of the minutes from the previous regular and special meetings and approve as written; seconded by Mr. Bennett.

Mr. Schottke	Yes
Mr. Davis	Yes
Mr. Robinette	Yes
Mr. Bennett	Yes

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

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

1. Ordinance C-18-17 (Grant an Exceptional Circumstance for 3871 – 3873 Broadway to make it Eligible for the Town Center Commercial Revitalization Grant Program) was given its second reading and public hearing.

Mr. Larry Titus, petitioner, explained that they have a water problem in rear of property. They also have 50 year old windows that need replaced. He did not realize they were two doors out of the Grant area.

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

Mr. Davis	Yes
Mr. Robinette	Yes
Mr. Bennett	Yes
Mr. Schottke	Yes

2. Resolution CR-12-17 (Opposing certain Sections of House Bill 49 related to Centralized Collection of Net Profit Tax Returns, Elimination of the "Throwback" provision and the Removal of Net Profit Taxes from Section 718.02 of the Ohio Revised Code and Replacing it with Chapter 5718 of the Ohio Revised Code which would allow the State Tax Commissioner Sole Authority to Administer and Enforce the Municipal Net Profit Tax) was given its reading and public hearing.

Mr. Davis moved this resolution be replaced by CR-12a-17; seconded by Mr. Schottke.

Mr. Robinette	Yes
Mr. Bennett	Yes
Mr. Schottke	Yes
Mr. Davis	Yes

Mr. Turner said this Bill originally had several concerns but it has been changed to remove all but the elimination of the "Throwback provision". This would cost the City \$637,000.00 per year and could be greater as time passes.

Mr. Davis said the Budget Bill is currently in the Senate and then will move on to the Sub-Committee, so it gives the City scant opportunity to voice their opinions.

Mr. Davis moved it be removed; seconded by Mr. Schottke.

Mr. Bennett	Yes
Mr. Schottke	Yes
Mr. Davis	Yes
Mr. Robinette	Yes

3. Resolution CR-19-17 (Accept the Joey Riley Memorial in Memory of SPC. Joseph W. Riley at Henceroth Park) was given its reading and public hearing.

Mr. Dakota Sizemore, Eagle Scout of Boy Scout Troop 412, explained that this was his service project to become an Eagle Scout. It took about two years. He thanked City Staff, Service Men & Women and said he hopes it stands as a memorial to all military service members.

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

Mr. Schottke	Yes
Mr. Davis	Yes
Mr. Robinette	Yes
Mr. Bennett	Yes

The Chair recognized Mr. Robinette, in the absence of Mr. Berry, Chairman of Service, took the floor for discussion and voting under said Committee.

1. Resolution CR-20-17 (Declaring the Necessity of the Improvement and Construction of Water and Sewer Line Extensions, and related facilities, in the right-of-way abutting properties on the North and South sides of Stringtown Road, to be paid by Special Assessment) was given its reading and public hearing.

Mr. Smith, Dir. of Law, explained that this is the first step in imposing an assessment to pay for the water and sewer line extensions. They looked at road frontage and size of lot, so each is paying their fare share.

Mr. Robinette asked what happens to those property owners who are in the Township now and then when they annex would be hit with an assessment that they have no notice of. Mr. Smith said while we have authority to take property and extend the lines, we do not the authority to assess properties outside our jurisdictional limits. He said this puts owners on notice and there will be more legislation necessary that owners will be able to speak on. He said he will check on trying to place some kind of notice on property tax duplicates in an attempt to give some notice to Township property owners.

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

Mr. Davis	Yes
Mr. Robinette	Yes
Mr. Bennett	Yes
Mr. Schottke	Yes

2. Resolution CR-21-17 (Waive the Provisions of Section 903.05(a & c) of the Codified Ordinances for the Annual Alumni Softball Tournament on July 29 & 30, 2017 at Fryer Park) was given its reading and public hearing.

Mr. Dave Roasa, representing the Rotary Club, explained what Rotary is and what they have done in Grove City. He said they are good stewards of their donations.

Mr. Bennett said a liquor liability policy and _ has been required of other Service Organizations who have been granted permission for this in the past and they should also acquire these policies. Mr. Roasa said they have those.

Mr. Greg Hritz, Rotary Fundraiser, shared additional information about the G.C. Rotary Club and was present to answer any questions.

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

Mr. Robinette	Yes
Mr. Bennett	Yes
Mr. Schottke	Yes
Mr. Davis	Yes

3. Resolution CR-22-17 (Waive the provisions of Section 529.07(b)3 of the Codified Ordinances for the Annual Homecoming Celebration on July 28, 2017 on the streets of Town Center) was given its reading and public hearing.

Mr. Bill Cahill, Grove City Kids Association, was present to answer any questions and thanked the City for allowing them to be part of the Homecoming Celebration.

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

Mr. Bennett	Yes
Mr. Schottke	Yes
Mr. Davis	Yes
Mr. Robinette	Yes

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

1. Ordinance C-19-17 (Appropriate a 0.033 Acre Fee Simple Right-of-Way from Dencil Weethee at 1448 Stringtown Road for the Public Purpose of Constructing Roadway Improvements and to declare an emergency) was given its first reading.

Mr. Roger Burket said he has no direct involvement with these properties, but he voiced opposition to the emergency. He said he doesn't like the taking of property, but understands sometimes it is necessary. An emergency just beats up on the property owner by a Quick Take. He asked that the emergency clause be removed or vote no.

Mr. Smith, Dir. of Law, explained that this and the next two ordinances are for the improvement of Stringtown Road. He said this is the next step in the issue. He explained that a letter has been sent to Mr. Weethee. He hopes to hear from him and settle, but if not, this will allow the City to file and move forward. He said the emergency clause is due to the extremely tight time frame of the road improvement project that must be finished by Nov., per the Agreement with Ohio Health.

Mr. Davis said we knew that this was a tight time frame. He asked why Council is just now seeing this. Mr. Smith said we just received the appraisals and could not have gotten to Council any earlier. He apologized and said they don't like asking for emergencies either. He explained what the emergency waives.

Mr. Boso, City Admin., stated that if Council wished to give this a first reading tonight and approved an emergency at the second reading to waive the 30 day grace period for the ordinances, they Administration has no objection.

There being no additional questions or comments, Mr. Bennett announced that the second reading and public hearing will be held on June 5, 2017.

2. Ordinance C-20-17 (Appropriate a 0.038 Acre Fee Simple Right-of-Way from Dwayne E. Rice at 1444 Stringtown Road for the Public Purpose of Constructing Roadway Improvements and to declare an emergency) was given its first reading. Second reading and public hearing will be held June 5, 2017.
3. Ordinance C-21-17 (Appropriate a 0.553 Acre Permanent Utility Easement and a 1.426 Acre Temporary Easement from Jennie H. and Ilin Huang on Jackson Pike for the Public Purpose of Locating Utilities as part of the Roadway Improvements and to declare an emergency) was given its first reading.

Mr. Smith explained that this is a bit different. The property owner is out of State. They have made phone calls and have traded many e-mails but aren't making progress because of a language barrier.

Mr. Burket questioned the time for the Temporary Easement. He said there should be a date given. Mr. Keller, EMH&T, explained that they anticipate or two-year time frame.

Mr. Schottke asked how we determined the costs for these easements. Mr. Smith said they are determined by an Appraiser who has the timeline of usage for the Temporary Easement. He said the Appraiser did meet with the Niece of the Owner and explained what is happening.

Mr. Davis commented that the Property Owner does have some obligation to respond to the City and is comfortable moving forward on this one.

There being no additional questions or comments, Mr. Bennett announced that the second reading and public hearing will be June 5, 2017.

4. Ordinance C-22-17 (Approve a Special Use Permit for a Pet Store for 4 Paws & a Tail located at 3899 Grove City Road) was given its first reading. Second reading and public hearing will be held on June 5, 2017.
5. Ordinance C-23-17 (Approve the Plat of Meadow Grove Estates North, Section 2) was given its first reading. Second reading and public hearing will be held on June 5, 2017.
6. Resolution CR-23-17 (Approve the Development Plan for Grove City MOB located on Meadows Pond Blvd.) was given its reading and public hearing.

Mr. Aaron Green, representing petitioners, was present to answer any questions. He said they are mirroring the architecture of the Mt. Carmel medical building.

Mr. Schottke voiced concern over the reduction in parking spaces. Mr. Green said they reviewed the peak capacity with the tenants and calculated the maximum parking spaces that will be needed to determine how many to install.

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

Mr. Schottke	Yes
Mr. Davis	Yes
Mr. Robinette	Yes
Mr. Bennett	Yes

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

1. President Schottke said State Rep. Duffy has had an Amendment added to the Budget Bill concerning annexations and waterpower surcharges. He said it is quite confusing and asked the Admin. to explain how this affects Grove City. Mr. Boso, City Admin; said it is confusing. The major factors include the requirement to equalize the charges for water & sewer throughout the system. This may be positive for Grove City, as Columbus would be required to adjust their surcharges. Currently, our contract allows for a 30% surcharge, which Columbus applies to our resident's bills. The other provision appears to allow Township residents to access water a sewer without annexing to a municipality. This is of concern, as no one would have the necessity to annex into a City. We have spent tens of millions of dollars in our water/sewer system in an attempt to be able to service the contracted area.

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

1. Ms. Kelly notified Council that the objection they filed with the Board of Liquor Control concerning One Stop Tobacco Shop has been overruled. An additional objection can be filed, if desired, by June 1, 2017 and reasons are required to be given as to why the Legislative Authority believes this should be denied. Mr. Smith explained that we are limited on the grounds we can appeal.

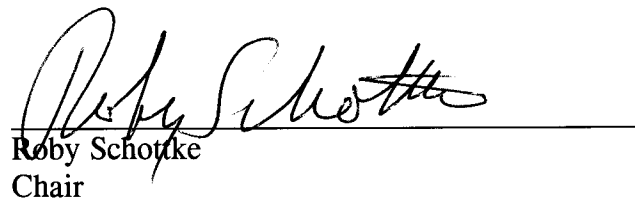
Mr. Schottke moved to submit as appeal to the Liquor Control Commission on the One Stop Tobacco Shop transfer; seconded by Mr. Robinette.

Mr. Davis	Yes
Mr. Robinette	Yes
Mr. Bennett	Yes
Mr. Schottke	Yes

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

Council adjourned at 8:12 p.m.


Tami K. Kelly, MMC
Clerk of Council


Roby Schottke
Chair

CITY OF GROVE CITY, OHIO
COUNCIL CAUCUS NOTES

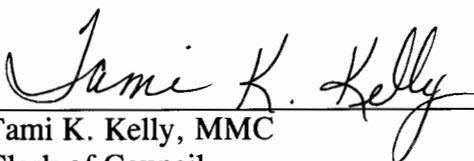
May 15, 2017

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

President Schottke noted that Mr. Berry asked to be excused for a family emergency. He said Mr. Robinette would take Mr. Berry's Committee tonight.

Council Members reviewed the Agenda items.

Council retired to the Chambers to begin the Regular meeting.



Tami K. Kelly, MMC
Clerk of Council



Roby Schottke
Chair