CITY OF GROVE CITY, OHIO

COUNCIL MINUTES

April 21, 2014 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.

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

Jeff Davis *Maria Klemack-McGraw* *Ted Berry* *Steve Bennett* *Laura Lanese*

1. Ms. Klemack-McGraw moved to dispense with the reading of the minutes from the previous meeting and approved as written; seconded by Mr. Bennett.

Mr. Davis	Yes
Ms. Klemack-McGraw	Yes
Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Lanese	Yes

2. President Berry recognized Mayor Stage for a presentation. The Mayor presented Mr. and Mrs. Adams with a plaque and thanked them for the donation of a handmade Christmas Village display.

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

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

1. Ordinance C-04-14 (Amend Section 161.01(e) of the Codified Ordinances titled Eligibility Requirements for Employee Benefits) was given its second reading and public hearing.

   Mr. Berry stated that this will allow Future council members and mayors to obtain medical benefits through the City if desired. This does not affect any current elected officials. He said this was originally approved in 2003, but did not make the change in Section 161 of the Code.

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

Ms. Klemack-McGraw	Yes
Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Lanese	No
Mr. Davis	Yes

2. Ordinance C- 12-14 (Appropriate $3,500.00 from the General Fund for the Current Expense of the Art Concern Permanent Collection) was given its second reading and public hearing.

   Mr. Davis explained that we have been fortunate to have art work flow through the Chamber from artists of some renown. Our Curator, Ray Kline, has committed significant time to bring in such wonderful art work. What we have not had is a mechanism to purchase some of the quality art on occasion, where appropriate. He said this offers up a nominal amount of money for the rest of the year allow for the purchase of significant pieces, as suggested by curator, Ray Kline. He said there is a value to art to a community, and sharing that beauty, where appropriate is worth the investment.

Mayor Stage said they are in favor of this ordinance, but they do have art work on the second floor that also should be shared. He has spoken to Mr. Kline about marrying those prices with his idea of pieces promoting and sharing those pieces as well. Mr. Bennett noted that the art works on the second floor are those that have won the distinction of the Mayor's Easel Award, through Arts-in-the-Alley.

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

Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Lanese	Yes
Mr. Davis	Yes
Ms. Klemack-McGraw	Yes

3. Ordinance C-13-14 (Grant an Exceptional Circumstance for 3989 Broadway to Increase the Maximum Award under the Town Center Commercial Revitalization Grant Program) was given its second reading and public hearing.

Mr. Matt Yerkes, petitioner, was preset to answer any questions. Mr. Bennett asked what his plans are for the building. Mr. Yerkes said similar to what he did with the old Kenstar building, he would like to restore this structure and keep as much of the historic character as possible. He said the Hardware store has been empty for 10 years and is in a great state of disrepair. He said it is 8,000 square feet and there is opportunity for multiple businesses to be in this building. He said they are in the process of doing an architectural review to determine what needs done structurally. He is looking at loft work spaces upstairs and downstairs, a restaurant or café. Mr. Davis asked what the timeframe was. Mr. Yerkes said it will take until the end of 2014 to get the building in partial use. They believe it will be a full year before they will have the whole space ready to rent out. Mr. Bennett asked if they have been approved with the Loan Program. Mr. Yerkes said they have applied and are waiting on the Committee meeting.

Mayor Stage noted that he no longer has a conflict of interest with this issue. He said Matt has actually rehabbed three buildings in the Town Center. This will be the fourth building and has contributed immensely to the setting, employment, the whole works.

Ms. Lanese voiced concern over the special circumstances of the Program. She said she believes this building is deserving of this program, but hopes we look at these more closely in the future.

Ms. Kelly, Clerk of Council, noted that Mr. Andy Furr, Director for Town Center Inc., sent a message today and asked that she share with Council that the T.C. Inc. Board of Directors unanimously approved a Resolution of Support for this ordinance.

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

Mr. Bennett	Yes
Ms. Lanese	Yes
Mr. Davis	Yes
Ms. Klemack-McGraw	Yes
Mr. Berry	Yes

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

1. Ordinance C-15-14 (Amend Section 537.17 of the Codified Ordinances titled Criminal Child Enticement) was given its second reading and public hearing.

Mr. Smith, Dir. of Law, explained that we adopted the State Statute so we could cite locally, but that version has been deemed unconstitutional by the Court. This now adopts the Amendment of the State to address the unconstitutional verbiage.

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

Ms. Lanese	Yes
Mr. Davis	Yes
Ms. Klemack-McGraw	Yes
Mr. Berry	Yes
Mr. Bennett	Yes

2. Ordinance C-16-14 (Amend Section 524.04 of the Codified Ordinances titled False Alarm Service Charges) was given its second reading and public hearing.

Mr. Smith, Dir. of Law, explained that last year we had 4,200 alarm calls and just about half of those were False Alarms. This has racked up fees and time taken away from public safety. He said they looked at a way to help collect the fees and, hopefully, it would incentivize businesses to take care of alarm issues.

Mr. Davis noted that an amendment was before them. Mr. Smith said yes. In Section 2C1, it would change to say "and" so the property owner and tenant are both given notice at the same time.

Mr. Davis moved that Section 2C1 be amended as follows:

(1) Upon information of a false alarm as defined in this chapter, on land within the City, the Director of Public Safety and/or his or her designee, shall cause a written notice to be served upon the **PROPERTY** owner **AND,** lessee, agent or tenant having charge of such ~~land~~ **BUILDING** notifying him or her of the false alarm and service charges that may be due. Service charges are due within thirty (30) days of receipt of the notice required herein.

Seconded by Ms. Klemack-McGraw.

Mr. Davis	Yes
Ms. Klemack-McGraw	Yes
Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Lanese	Yes

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

Ms. Klemack-McGraw	Yes
Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Lanese	Yes
Mr. Davis	Yes

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

1. Ordinance C-17-14 (Authorize the City Administrator to enter into an Agreement with Direct Energy for Electrical Services) was given its first reading. Second reading and public hearing will be held on 5/05/14.

2. Resolution CR-20-14 (Declaring the Necessity of Constructing certain Sidewalks in the City of Grove City and requiring that Abutting Property Owners Construct Same) was given its reading and public hearing.

Mr. Smith explained that this is the second step in the process for the 2014 Sidewalk Program. He said written notice will go to the property owners to notify them if this is approved.

Mr. Bennett clarified that the amounts attached are estimates. The property owner has the option of paying the cost in total, or allowing it to go on their property taxes, over a 20 year period, interest free.

Mayor Stage said this is the second year for this program and it is done for safety reasons. It does help residents, having the 50% match and if some can't afford it, the amount spread out over 20 years is another way to help.

Mr. Berry asked about a couple of properties that had the highest estimates. He asked if these were school properties. It was noted that these would be checked. Mr. Berry stated that he felt the schools should be responsible for their own sidewalks. It was determined that these were not school properties. Mr. Berry said he just wants to make sure the Schools take responsibility for their own sidewalks.

There being no additional questions or comments, Ms. Lanese moved it be approved; seconded by Ms. Klemack-McGraw.

Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Lanese	Yes
Mr. Davis	Yes
Ms. Klemack-McGraw	Yes

3. Resolution CR-21-14 (Support the Proposed Amendment to the Ohio Constitution (Issue 1) to Extend the State Capital Improvement Program) was given its reading and public hearing.

Mayor Stage explained that the State set up bonding to assist with road projects. That project has run its course and needs renewed. He said Grove City has been very fortunate in receiving money under this Program. It is a good program that helps municipalities throughout the State.

Ms. Lanese asked if there was a long term review to know how we compare to other communities in obtaining grants. Mayor said the Resolution shows what we have received in the last few years. Prior to that, we did extremely well, but may not have a comparison to share with other communities.

Mr. Bennett asked if this Issue raises taxes for the voters in any way. Mayor Stage said no.

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

Mr. Bennett	Yes
Ms. Lanese	Yes
Mr. Davis	Yes
Ms. Klemack-McGraw	Yes
Mr. Berry	Yes

The Chair recognized Ms. Klemack-McGraw, Chairman of Lands, for discussion and voting under said Committee.

1. Ordinance C-18-14 (Authorizing the Annexation of 2.59+ acres of roadway located on White Road from Jackson Township to the City of Grove City) was given its first reading. Second reading and public hearing will be held on 5/05/14.

2. Ordinance C-19-14 (Approve the Plat of Pinnacle Club, Section 2, Phase 8) was given its first reading. Second reading and public hearing will be held on 5/05/14.

3. Ordinance C-20-14 (Approve the Plat of Autumn Grove, Section 2) was given its first reading. Second reading and public hearing will be held on 5/05/14.

4. Ordinance C-21-14 (Approve a Special Use Permit for Outdoor Sales for Play It Again Sports located at 2217 Stringtown Road) was given its first reading. Second reading and public hearing will be held on 5/05/14.

5. Ordinance C-22-14 (Rezone 4302 Broadway from C-1 & C-2 to C-2) was given its first reading. Second reading and public hearing will be held on 6/02/14.

6. Resolution CR-22-14 (Approve the Development Plan for a Long Term Care Nursing Facility located at the Southeast corner of Buckeye Parkway and Blue Star Drive) was given its reading and public hearing.

   Mr. Boso, City Admin., stated that after going through the State Licensing process decided to change the floor plan to provide more green space. He said the material has not changed since the approval a year ago, except for the footprint of the building.

   Mr. Bennett asked if there is any impact on surrounding residents. Mr. Boso said there should be less impact, than the original approval.

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

Ms. Lanese	Yes
Mr. Davis	Yes
Ms. Klemack-McGraw	Yes
Mr. Berry	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. Mr. Chuck Engleman, voiced opposition about the bricks in the streets. He said he brought this to the City's attention last Fall and was told that this was a new method being used. He said every intersection has broken bricks and mortar loose. He said he was told there was a one-year warranty. He said he thinks it is time to tear them out and do away with the bricks.

2. Mr. Roby Schotky asked for an update on the Pizzuti project. Mayor Stage said we have been involved in many complex developments. He said every element of economic development is going to be used for this project. He said it is very sophisticated and takes time. He said Pizzuti is still with the City and they will meet again this week. Mr. Bennett voiced concern over moving City Hall with this project and is an intrigal part of the discussions.

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

1. Mayor Stage reported on many events: the Education Foundation meets Friday and the City has two checks for them: $25,000.00 for the Education Foundation and $1,700,000.00 from the Pinnacle TIFF; Sat. is the Celebration at Beulah; May 2 is the Dreamfield Dinner; May 3 is opening day for Little League and the new Fire House opening; a meeting of ODOT on May 5. He announced that there will be no Balloons & Tunes this year with the closing of Beulah. There is no good place to hold it. In its place, we will host an Eco Fest event to showcase LEAD certified spaces. He announced the passing of Ruth Jividen.

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

Council adjourned at 8:01 p.m.

Tami K. Kelly

Tami K. Kelly, MMC
Clerk of Council

Ted A. Berry

Ted A. Berry
Chair