

CITY OF GROVE CITY, OHIO
COUNCIL MINUTES

April 19, 2021

Regular Meeting

Council reviewed the agenda in Caucus at 6:30 and the regular meeting of Council was called to order by President Houk at 7:00 p.m. by a virtual Webex connection due to the Coronavirus-19 pandemic, as temporarily allowed by the State.

Roll was called and the following members were present:

Roby Schottke Aaron Schlabach Christine Houk Randy Holt Ted Berry

1. Mr. Schottke moved to dispense with the reading of the minutes from the previous regular and meeting and approve as written; seconded by Mr. Holt.

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

2. The Chair read the agenda items and Mr. Schottke moved that Ord. C-11-21 be withdrawn, as requested by the petitioner; seconded by Mr. Schlabach.

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

All other items were approved by unanimous consent.

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

1. Ordinance C-01-21 (Accept the Annexation of 9.83± acres located at 1255 Stringtown Road) was given its second reading and public hearing.

Mr. Schottke indicated that the zoning was set for this acreage at the last meeting and moved that Section 2 be amended to replace the zoning classification with "M-1 (medical), as approved by Ord. C-06-21"; seconded by Ms. Houk.

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

Ms. Kacie Waugh, attorney for 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

2. Ordinance C-13-21 (Approve a Special Use Permit for a Car Wash for Moo Moo Express Car Wash located at 2607 London-Groveport Road) was given its second reading and at the written request of the petitioner, Mr. Schottke moved it be postponed to 5/3/21; seconded by Mr. Holt.

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

3. Ordinance C-16-21 (Accept the Plat of Meadow Grove Estates North, Section 6B located east of Scotch Woods Dr) was given its first reading. Second reading and public hearing will be held on 5/03/21.
4. Ordinance C-17-21 (Accept the Plat of Farmstead Subarea H – Phase 1, located west of S.R. 104) was given its first reading. Second reading and public hearing will be held on 5/03/21.
5. Ordinance C-18-21 (Approve a Special Use Permit for a Drive Thru Window for Wright Patt Credit Union located at 2400 Stringtown Road) was given its first reading. Second reading and public hearing will be held on 5/03/21.
6. Ordinance C-19-21 (Approve the Use for an Adult Vocational Rehabilitation and Day Service Facility for ARC Industries Active Treatment Facility located at 3705 Marlane Drive) was given its first reading. Second reading and public hearing will be held on 6/07/21.
7. Ordinance C-20-21 (Approve the Rezoning of 2950 London-Groveport Road from R-1 to C-2) was given its first reading. Second reading and public hearing will be held on 6/07/21.
8. Resolution CR-14-21 (Approve a Development Plan for Moo Moo Express Car Wash located at 2607 London-Groveport Road) was given its reading and at the written request of the petitioner, Mr. Schottke moved it be postponed to 05/03/21; seconded by Mr. Schlabach.

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

9. Resolution CR-19-21 (Approve the Development Plan for Wright Patt Credit Union located at 2400 Stringtown Rd) was given its reading and at the written request of the petitioner's agent, Mr. Schottke moved it be postponed to 05/03/21; seconded by Mr. Holt.

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

10. Resolution CR-20-21 (Approve a Certificate of Appropriateness for the installation of Solar Panels to Buskirk Law Office located at 4178 Broadway in the Historical Preservation Area) was given its reading and public hearing.

Mr. Kyle Rauch, Dir. of Dev., explained that there would be 12 panels on the east side of the property. He said his staff went out and had a hard time seeing the back of the property from the street, so they felt comfortable with this request.

Mayor Stage asked if there were any regulations or solar panels. Mr. Mike Boso, Chief Bldg. & Zoning Official, explained that the only regulations for properties are to get a building permit and have an electrical inspection, unless they are part of the Historical Preservation Area. Then, those properties would need to get a Certificate of Appropriateness.

Ms. Houk asked if this type of improvement would be eligible for the Town Center Community Reinvestment Grant program. Mr. Rauch said it may not be specific in the language, but he would interpret it to be eligible.

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

11. Resolution CR-21-21 (Approve a Certificate of Appropriateness for the construction of an Addition to 4178 Broadway in the Historical Preservation Area) was given its reading and public hearing.

Mr. Josh Burton, 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

12. Resolution CR-22-21 (Annexation Services that can be provided to 1.34 acres located at 3150 Demorest Road upon its Annexation to the City of Grove City) was given its reading and public hearing and 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

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

1. Resolution CR-23-21 (Waive the provisions of Section 903.05b for the Annual Alumni Softball Tournament on July 23 – 25, 2021 at Fryer Park.) was given its reading and public hearing.

Mayor Stage noted that this has a long history, going back to having the tournament at Evans Park. He said this is no message that we are encouraging the consumption of alcohol in the parks, but they also understand that other elements enter in and this gives the City better control. He encouraged Council to approve it.

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

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

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

1. Ordinance C-15-21 (Continue the Grove City “Buy Local Certificate Program” administered by the Grove City Area Chamber of Commerce and Appropriate \$50,000.00 from the General Fund for the Current Expense of said program) was given its second reading and public hearing.

Mr. Holt stated that he believes the Chamber should have capitalized on some marketing and administrative efficiencies from the first program. He asked Ms. Conrad, Dir. of Chamber, if they would be willing to reduce the administrative fee in half, so that 200 more certificates could be added and involve more people. Ms. Conrad said she discussed this with their Executive team earlier this month and said they would be happy to do something like that. She said they did not use the full \$25,000.00 from the first program and they would be willing to provide an itemized expense report for reimbursement. She said if there were funds left, they would add them to adding more certificates. She explained that staff time was the bulk of the expenses last time and with the changes to a single denomination & limiting the number of certificates per household, it should reduce those costs. Mr. Holt said they had Ms. Conrad’s comment that says they will work to reduce the administrative costs to allow for more certificates. Ms. Conrad said absolutely.

Mr. Schlabach said he is not opposed to the Chamber, but he is not a fan of City revenue going to a private entity that will be helping on the members of that entity. He said it reads almost like a membership drive for the Chamber and it just does not seem right.

Ms. Houk said she doesn’t believe we should be using taxpayer funds for this type of program. She said the first program had a \$25,000.00 grant to the Chamber for administration. She said she was taken aback to see an additional \$10,000 in this ordinance for Chamber administration. She said Council approved a quarterly payment plan for the program which would have run through July, 2021, yet they were paid in full in February. She said she fully supports the Chamber and an advocate for small business, but this is not a good use of government dollars. She cautioned Council on the economic impact and the return on investment - on what this is attempting to do and what it is actually doing.

Mayor Stage commented that it is almost impossible to quantify how much money the program brought to businesses, but did hear from many businesses that they did get new customers and they came back. He recommended that the administrative cost be reduced to \$5,000.00.

Mr. Berry moved to amend the amounts in Section 2 to be \$45,000.00 and \$5,000.00 respectively; seconded by Mr. Holt.

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

Mr. Berry also voiced support for this program and noted that he spoke to business owners who said they have had new customers bringing in Hometown Dollars and seen a benefit. He said any business can join the marketing effort of the Chamber and become a part of this program, along with many other benefits.

Ms. Houk said she is supportive of a benefit to small businesses via a grant. She noted that almost 50% of the 1st round funds went to four (4) businesses and over 75% went to nine (9) other businesses. She said those businesses had a vehicle to market the Hometown dollars. She said she is not sure the money reached the intended businesses. She said she would like to see this administered by a charitable organization and support giving some assistance to our small businesses, just not in this fashion.

Mr. Schottke stated that we had an idea and put out a plan; we have learned from the first round; we have made some changes and further changed some items tonight to make it better. He said he feels we are trying to help our local economy and local businesses. He is glad we have made some adjustments and believe that what we are doing now is providing a second generation to help our local economy.

Mr. Holt moved to move Section 4 to Section 5 and add language in Section 4 to read: *The General Fund shall be reimbursed \$50,000.00 from the anticipated American Rescue Plan funding if the "Buy Local Certificate Program" is determined to be an eligible expenditure*; seconded by Mr. Berry.

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

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

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

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

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

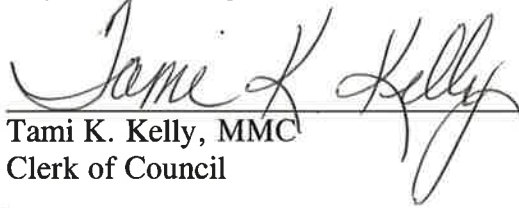
1. Mayor Stage submitted the March Mayor's Court Report and Mr. Schottke moved to accept same; seconded by Ms. Houk.

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

The Mayor reported on the Keep Grove City Beautiful Clean-Up Day, which had three tons of trash picked up. He said House Bill 197 had a provision to allow for taxes to be collected by the domicile city, which will have an impact on Grove City if passed; and Senate Bill 22 accelerates the right to keep the State of Emergency in effect. He suggested that Rep. Lanese be asked to attend a Council meeting and provide an update. He shared that activities around the City will begin: Memorial Day Service without a parade; Big Splash will open without Day Passes; Fourth of July Fireworks with no other activities; Summer Sizzle will happen at the old library site; No Homecoming celebration downtown prior to the Alumni Softball Tournament.

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

Adjourn at 8:07 p.m.


Tami K. Kelly, MMC
Clerk of Council


Christine Houk
Chair