

CITY OF GROVE CITY, OHIO
COUNCIL MINUTES

January 18, 2022

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.

Roll was called and the following members were present:

Roby Schottke Mark Sigrist Christine Houk Ted Berry

1. Mr. Berry moved to excuse Mr. Holt; seconded by Mr. Schottke.

Mr. Schottke	Yes
Mr. Sigrist	Yes
Ms. Houk	Yes
Mr. Berry	Yes

2. Mr. Schottke moved to dispense with the reading of the minutes from the previous meeting and approve as written; seconded by Ms. Houk.

Mr. Sigrist	Yes
Mr. Berry	Yes
Mr. Schottke	Yes
Ms. Houk	Yes

3. The Chair recognized Mayor Stage who administered the Oaths of Office to the following persons for the Keep Grove City Beautiful Committee: Ethienne Rodriguez, Jennifer Eschbach, Tricia Zelenak. Ms. Tricia Zelenak also took the Oath for Park Board.

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

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

1. Ordinance C-01-22 (Accept the annexation of 0.523+ acres located South of White Road and East of Hunting Creek) was given its second reading and public hearing.

Mr. Schottke indicated that this parcel is being annexed with an SF-1 zoning classification, and he asked Mr. Mike Boso, Chief Building Official, to come forward and explain this parcel. Mr. Boso stated that this parcel would be a non-conforming lot because of the road frontage. He said SF-1 requires 100' lot width and this lot does not have that. It would comply with SF-2 zoning. Mr. Schottke asked if a house could be built. Mr. Boso said not without a variance. Mr. Schottke said he feels this would be putting the owner through a bunch of hoops, when Council could just change it now.

Ms. Kacie Waugh, attorney for petitioner was present to answer any questions.

Mr. Schottke moved to amend Section 2 to change the zoning classification to SF-2; seconded by Ms. Houk.

Mr. Berry	Yes
Mr. Schottke	Yes
Mr. Sigrist	Yes
Ms. Houk	Yes

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

Ms. Houk	Yes
Mr. Berry	Yes
Mr. Schottke	Yes
Mr. Sigrist	Yes

2. Resolution CR-59-21 (Approve a Certificate of Appropriateness for the installation of Rooftop Solar Panels to JP Morgan Chase located at 2161 Stringtown Rd.) was given its reading and public hearing.

Mr. Schottke stated that the petitioner has requested that this item be withdrawn.

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

Mr. Schottke	Yes
Mr. Sigrist	Yes
Ms. Houk	Yes
Mr. Berry	Yes

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

1. Ordinance C-02-22 (Authorize the City Administrator to enter into an Agreement with the City of Columbus for the Installation and Maintenance of a Monitoring Well) was given its first reading. Second reading and public hearing will be held on Feb. 07, 2022.

The Chair recognized Ms. Houk, in the absence of Mr. Holt, Chairman of Finance, for discussion and voting under said Committee.

1. Ordinance C-03-22 (Authorize the City Administrator to enter into Agreements with Agile Networks) was given its first reading. Second reading and public hearing will be held on Feb. 07, 2022.
2. Ordinance C-04-22 (Authorize the Mayor and City Administrator to enter into an Agreement with the Fraternal Order of Police, Capital City Lodge #9) was given its first reading. Second reading and public hearing will be held on Feb. 07, 2022.

Mr. Brian Toth, Liaison for the FOP and Officer Chris Pfeiffer were present. Mr. Toth stated that the previous contract was a very lengthy process. He said this time, they were able to bypass many issue due to Officer Pfeiffer's hard work. It was a great process and they agreed to everything quickly and painlessly.

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

1. Ms. Shawn Conrad, Director of Grove City Area Chamber of Commerce, presented Council with their event schedule for 2022 and provided a slideshow about the Chamber events and expenses. She stated that they do have a coalition with Visit Grove City, the Heart of Grove City, and Little Theater Off Broadway and work together on events. Mr. Chris Moscato, Board Member, provided information about the Chamber expenses. They passed out a quick list of accomplishments for 2021. *Mayor Stage* commented that the City is also part of the Coalition and is at the core of those discussions. He said the change to the hotel/motel tax distribution is germane to the presentation tonight. He noted that the Chamber operates with one full-time and two part-time staff members.
2. Mr. Bob Ruth, resident, voiced his disagreement over Council's decision to expand CRA #1. He said this is the latest example of Council's deference to real estate developers at the expense of the common good. He believes the properties in this area do not need incentives to develop, as there are buffers between them and the Dump. He said this also included the potential of a bridge to nowhere. He said tax revenues will be lost to agencies who serve our children, our disabled and our addicted. He said a friend of his that is the newest member of Council quoted "the richness of a society is not measured in the wealthy, but in how you take care of your most vulnerable". He asked Council to remember this quote the next time you are asked to approve a tax giveaway. *Mayor Stage* commented that he and Mr. Ruth have had countless conversations on this topic. He said when you see a central Ohio community lay on the table 3,000 acres of shovel ready, tax abated property, and another one with 2,000 acres of fully tax abated property – and we are crawling in with 600 acres, it shows the competition we are up against. He said the Dump generates litter and smell that affects these properties. He said he and the Administration was the one that put this forward and he will not back down from the effort. *Mr. Berry* asked *Mr. Boso*, City Admin., to explain how the tax abatement does not take away from the schools, briefly. *Mr. Boso* quickly explained the process. He said a 15 year abatement is a short term and is a good investment. He said until Ohio's tax structure is in unity with neighboring States, we have competition for jobs and must use these incentives. He said without new jobs, residential taxes would increase. He provided the F.O.P. contract as an example - the new contract will cost \$1.6 million. If we do not have new jobs to pay for this, individual taxes would go up to cover the cost.

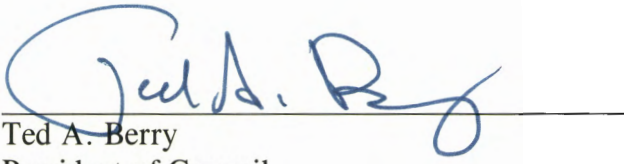
The Chair recognized members of Administration and Council for closing comments.

1. *Mayor Stage* commented that the Mayor's Council submitted a letter to the press to support vaccines and mask wearing. He said when the Ohio Senate stripped the Governor of power on this issue, they also stripped it from local authorities and the Health Dept. He then announced that *Ms. Stephanie Bosco*, Dev. Dept., has left for another opportunity. He thanked Council and the Staff for their sympathy on the loss of his sister.
2. *Mr. Smith*, Dir. of Law, updated Council on a portion of the bike path in the Beulah Park subdivision. They had to get approval to move it into the conservation easement and they are working to get the final approval.
3. *Ms. Houk* recognized the passing of *Alice Sweeley*, long-time member of the Park Board and other City committees and school teacher. She provided an update on her first Mid-Ohio Regional Planning Commission meeting. She reiterated the importance of wearing a mask when in groups and getting vaccinated. She said the goal is to keeping businesses open; children in classrooms; and people out of the hospitals. She said the finish line is getting closer and asked that we keep going.
4. After closing comments from Council and Administrative staff members, a motion to adjourn was

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

Adjourn at 8:01 p.m.


Tami K. Kelly, MMC
Clerk of Council


Ted A. Berry
President of Council

CITY OF GROVE CITY, OHIO
COUNCIL CAUCUS NOTES

Jan. 18, 2022

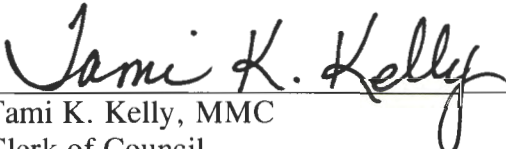
Council met at 6:30 p.m. in the Council Chambers, City Hall, 4035 Broadway.

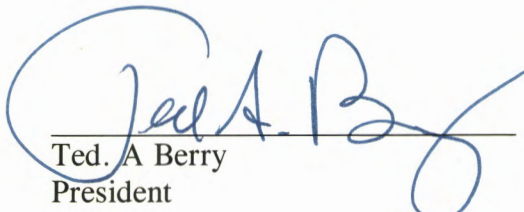
Council Members reviewed the Agenda items.

Mr. Schottke stated that the property being annexed under C-01-22 show a zoning classification of SF-1 and after speaking with Mr. Boso, Chief Building Official, he will be asking that this be changed to SF-2 so the owner can build a home without any variances. Mr. Smith, Dir. of Law, stated that property is required to be brought in at the most comparable zoning it has in the Township, which is SF-1. He said there is a process in the Code for applicants to follow if they wish to request a different zoning classification.

Ms. Houk expressed disappointment with the way the Solar Panel request for Chase Bank has been handled. She said she feels we have imposed a landscaping issue upon a request for solar panels. Mr. Berry suggested adding a policy for solar panels.

Council retired to the Chambers to begin the Regular meeting.


Tami K. Kelly, MMC
Clerk of Council


Ted. A Berry
President