

CITY OF GROVE CITY, OHIO
COUNCIL MINUTES

April 15 2024

Regular Meeting

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

Roll was called and the following members were present:

Jodi Burroughs, Melissa Anderson, Mark Sigrist, Christine Houk, Randy Holt, Ted Berry, Rodney Dew

1. Ms. Houk moved to approve the minutes of the previous meeting and approve as written; seconded by Ms. Burroughs.

Ms. Burroughs	Yes
Ms. Anderson	Yes
Mr. Sigrist	Yes
Ms. Houk	Yes
Mr. Holt	Yes
Mr. Berry	Yes
Mr. Dew	Yes

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

The Chair recognized Ms. Burroughs, Chair of Lands, for discussion and voting under said Committee.

1. Resolution CR-17-24 (Approve the Development Plan for Byers Chevy Grove City Parking Expansion located at 5841 North Meadows Drive) was given its reading and public hearing.

Mr. Matt Stypula, representing Byers, stated that this expansion is consistent with the rest of the development. This is an inventory lot.

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

Ms. Anderson	Yes
Mr. Sigrist	Yes
Ms. Houk	Yes
Mr. Holt	Yes
Mr. Berry	Yes
Mr. Dew	Yes
Ms. Burroughs	Yes

2. Resolution CR-18-24 (Approve the Development Plan for Hoover Road Medical Parking Expansion located at 5775 Hoover Road) was given its reading and public hearing.

Mr. Kurt Lape, developer, stated that the parking lot will be consistent with the building on the south side of the street. He said he understands the concern of the Fire Dept. and explained that the drive aisle width shows 24', but it will actually be 25', which gives fire apparatus plenty of room to maneuver. He agreed with the stipulation set by Planning Commission.

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

Mr. Sigrist	Yes
Ms. Houk	Yes
Mr. Holt	Yes
Mr. Berry	Yes
Mr. Dew	Yes
Ms. Burroughs	Yes
Ms. Anderson	Yes

3. Resolution CR-19-24 (Waive the provisions of Section 1135.14(a)5 of the Codified Ordinances for the Harris Property, as adopted by Ord. C-28-23) was given its reading and public hearing.

Mr. Rauch, Dir. of Dev., explained that the Developer is working on a Tax Increment Financing Agreement, which requires the approval of the County and slows down the process. This request is asking for additional time before the zoning would revert back in order to get the TIF in place.

Ms. Burroughs noted that the development plan needs approved to keep the zoning, but it and the TIF need to come to Council together for approval, which is why there is an extension request.

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

Ms. Houk	Yes
Mr. Holt	Yes
Mr. Berry	Yes
Mr. Dew	Yes
Ms. Burroughs	Yes
Ms. Anderson	Yes
Mr. Sigrist	Yes

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

1. Ordinance C-18-24 (Appropriate \$545,000.00 from the Brown's Farm Tax Increment Equivalent Fund for the Current Expense of making payments in accordance with the TIF Agreement and other necessary expenditures) was given its first reading. Second reading and public hearing will be held on May 06, 2024.
2. Ordinance C-19-24 (Approve the purchase contract with E & S Ferguson Properties, LLC and Appropriate \$150,000.00 from the General Fund for the purchase of 3447 Grant Avenue) was given its first reading. Second reading and public hearing will be held on May 06, 2024.

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

1. Ms. Kelsey Ellingsen and Zach Sunderland, representing COTA and LinkUs, provided Council with a presentation about the LinkUs initiative. This is a proposal to enhance transportation in a variety of ways for Central Ohio. She said we are expecting one million more people by 2050, but not more roadways. LinkUs is a strategy to have safe, reliable transit that includes fast public transit, expanded bike and pedestrian paths, walkable communities; and increased bus services. In order to do this, they will be asking for an increase in the sales tax from 0.5% to 1.0%. There will be community meetings and outreach initiatives to determine what kind of infrastructure would be useful to each community as they go forward to help people travel without a personal

vehicle. Mr. Elliott Lewis, MORPC, discussed Transit Supportive Infrastructure. He said this is a mobility initiative as well. The TSI Program services to bridge the gap between getting from the house to the public transit, via sidewalks, bike path, etc. These are items that may be part of a community's capital improvement plan, but not large enough to get federal funding. He said 130 projects could be funded in the first five (5) years, if this initiative is passed, such as connecting to the camp chase trail. He also touched on Transit-oriented development that brings homes closer to businesses that people can walk to.

2. Ms. Sandra Hooker, resident, said she believes we have distracted driving problems and she wants Grove City to be a pedestrian city – meaning that pedestrians always have the right-of-way. She said she wants to educate everyone about the need to take care of pedestrians and cut down on the behavior behind the wheel. She said she also has an appointment at the Statehouse to see what changes can be made at that level.

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

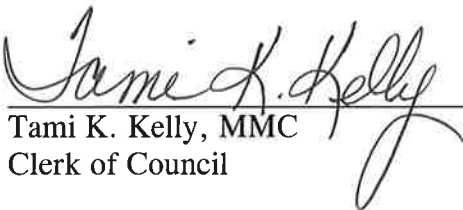
1. Mayor Stage submitted the Mayor's Court Report and Ms. Houk moved it be approved; seconded by Mr. Sigrist.

Mr. Holt	Yes
Mr. Berry	Yes
Mr. Dew	Yes
Ms. Burroughs	Yes
Ms. Anderson	Yes
Mr. Sigrist	Yes
Ms. Houk	Yes

The Mayor commented that this weekend will be very busy with Keep Grove City Clean Up & EcoFest; Bike with Ike; Operation Medicine Drop; the Mayor's Golf Outing. He recognized Kim Conrad, Dir. of Parks & Rec. on her retirement today; declared it National Dispatcher's Week; National Library Week; and expressed condolences to Ted Mackey's family on his passing.

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

Adjourned at 7:54 p.m.


Tami K. Kelly, MMC
Clerk of Council


Christine Houk
President of Council

CITY OF GROVE CITY, OHIO
COUNCIL CAUCUS NOTES

April 15, 2024

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

Council Members reviewed the Agenda items.

Ms. Anderson passed out a Crime Report from the Safety Director. She said while there are some increases in the reports of certain times, Grove City is still well below the national average and a very safe community.

Council retired to the Chambers to begin the Regular meeting.



Tami K. Kelly, MMC
Clerk of Council



Christine Houk
President of Council