

CITY OF GROVE CITY, OHIO

COUNCIL MINUTES

February 02, 2015

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 approve as written; seconded by Ms. Lanese.

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

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

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

1. Ordinance C-08-15 (Vacate a portion of First Street, from Columbus St. to Cleveland Ave.) was given its first reading. Second reading and public hearing will be held on February 17, 2015.
2. Resolution CR-02-15 (Intent to Appropriate a Fee Simple Interest in Certain Lands for the Improvement of Orders Road) was given its reading and public hearing.

Mr. Kyle Dupler, Orders Road Resident, explained that when Claybrook Crossing subdivision was approved, he and several others annexed their property into Grove City. They requested to be included in the water and sewer lines for that development. Because the Developer moved on, they have not received water/ sewer access. He said they went to many meetings about Orders Road, but they were all planning meetings. He said from 2012 to now, they haven't had any communication until they got a letter from an Attorney saying the City was purchasing part of their land. In short, they are frustrated with communication to the residents and had there been a short meeting with them, he wouldn't feel so disgruntled.

Ms. Lanese said she went to some of those meetings too and agree that some time passed without anything happening.

Mr. Boso, City Admin., explained that there was some delay and believes it is due to the Grant Process itself. He explained that we received this grant because several other Cities dropped their projects and there is a deadline placed on those grants. The deadline to start this project is March 31. He said they would have liked to get in touch quicker, but the process didn't allow it. He also explained that the Law Director for the City is a law firm and turned the comments over to Mr. Smith.

Mr. Smith said they have sent three (3) letters. Mr. Dupler said he has received all three and just feels it would have been less intimidating if they had come from a different person within the City.

Mr. Dupler said this project will tear up roads and he still won't have access sewer and water. He doesn't understand why there is no money available to add the sewer access. He hopes this is a teaching experience on how to handle communication in the future.

Mr. Boso explained that utilities are not eligible for Grant monies. They have been in conversation with the latest Developers to get a sanitary sewer in.

Mayor Stage thanked Mr. Dupler for doing everything right, that we ask citizens to do. He said the City does owe that area another public meeting to discuss these issues. However, we cannot hold up the grant process and the take process. He said we got pleasantly blindsided by the Grant. He apologized for not communicating better.

Mr. Bennett said he thought we acquired right-of-way from the property owner to the south. Mr. Boso said we did acquire an additional 30 feet there. Ms. Lanese clarified that the property being taken is being used for the road and not bike path. Mr. Smith, Dir. of Law, explained on the north side, there is widening, utilities, grading. He said there is a bike path with the project, but it will go in the existing easement.

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

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

3. Resolution CR-03-15 (Promoting Transparency in Government by Requiring that the Audio Recordings for all regular Council Meetings be made available to the public on the City's Website) was given its reading and public hearing.

Ms. Lanese explained that this is her request and believes that this would be helpful for those who can't make it to a meeting. She said since this discussion started, Council has talked about videotaping the meetings. While this is intriguing to her for the future, the audio is free and feels this would be a place to start. She said she wants to make government more transparent and access easier.

Mr. Davis voiced favor for the resolution. He believes transparency is arguably a responsibility of government at any level.

Ms. Klemack-McGraw said while she believes this is a well-intentioned measure, she has serious concerns with unintended consequences. She said we already have the official Council Minutes, approved by them. She said it may cause confusion by just listening to the meeting and not being able to see the expressions of the speaker.

Mr. Bennett said he doesn't believe we have a transparency issue. The meetings are open to the public and notice provided. The Press is always here and we have official meeting minutes. If anything must be added, he prefers video.

Mr. Davis said this isn't a reflection of the way things are currently done. We have been very professional. However, governmental bodies continue to move forward and take advantage of the most current technology. This is a relatively simple way of keeping everyone informed.

Mr. Berry said he has been an advocate of video for years. Anyone wanting a copy of the audio can

come in and get one. His issue is the quality of the recordings. Also, an average listener isn't going to know who is talking. He said so far tonight, he has counted 13 times that people spoke without identifying themselves. He said video can solve that. He does not believe we have an issue of transparency and disagrees with that portion of the Resolution. He said video would be more helpful and perhaps educational to the residents. Audio doesn't permit people to see what is on the screen, when speakers are referencing it either. He suggested delaying this Resolution until Ms. Kelly could provide more information on video.

There being no additional questions or comments, Mr. Berry moved it be postponed to 2/17/15; seconded by Ms. Bennett.

Ms. Lanese said she is concerned about delaying this if Mr. Berry has been advocating for video for seven years. She said they have information and the audio is available now, which doesn't preclude going to video later.

Mr. Berry noted that he took a straw poll in Caucus and with the exception of Ms. Lanese, the rest of the members felt video was the way to go. The poll showed two (2) yes votes for audio, (4) yes votes for video with Ms. Lanese saying she has a concern about the cost. Ms. Lanese clarified that she is in support of investigating video.

The vote was taken on the motion to postpone.

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

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

1. Ordinance C-07-15 (Approve a Special Use Permit for a Drive-Thru for Dannette's Floral located at 3340 Broadway) was given its second reading and public hearing.

Ms. Dannette Krugel, owner, was present to answer any questions. She asked for permission to have the first floral drive-thru ever.

Ms. Klemack-McGraw reviewed the stipulations set by Planning Commission, which Ms. Krugel agreed to.

Mr. Bennett said the dumpster doors are always open. Ms. Krugel said they are broken and thought the property owner would take care of it. She said they will make sure they are fixed.

Mr. Berry asked how this would work. Ms. Krugel said you just drive in, place order and take it. They also have pre-made arrangements and \$5.00 Fridays.

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

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

2. Ordinance C-09-15 (Amend Section 1135.12(a) of the Codified Ordinances titled Nonresidential District Requirements to Expand the Central Business District) was given its first reading. Second reading and public hearing will be held on February 17, 2015.
3. Resolution CR-66-14 (Approve the Development Plan for G. C. Dollar General located at 3065 Broadway) was given its reading and public hearing.

Mr. Jacob Horvath, representing Dollar General, was present to answer any questions. Ms. Klemack-McGraw reviewed the stipulations set by Planning Commission, which Mr. Horvath agreed to.

Mr. Bennett said he sent Mr. Horvath a message today asking for a reconfiguration, with delivery trucks going behind the buildings and was told that this was already looked at and it won't work. Mr. Horvath said they have looked at any possible way to bring the delivery truck in other than in the original request that was approved by Planning Commission. He said the challenge is getting the truck back out. There is a problem with maneuvering around and exiting.

Ms. Klemack-McGraw stated that this Plan doesn't meet Code. It doesn't have adequate parking and landscaping is not met. For these reasons, she recommends it not be approved. Mr. Horvath asked what landscaping requirements have not been met. Ms. Klemack-McGraw referred to the stipulations. Mr. Horvath said they could provide more parking (3- 5) spaces, but it would require more pavement. Ms. Lanese asked how many parking spaces were on the original Plan. Mr. Horvath said the Plan has a typo, citing 32, but there are only 30. Ms. Lanese asked what the revised Plan shows. Mr. Horvath said 30. He said that is the standard, prototype layout. Ms. Lanese asked how many spaces they are short. It was announced that 16 spaces are needed. Mr. Boso, City Admin., noted that the Code actually provides for a maximum number of parking spaces and Stipulation #1 really should not be there. Mr. Boso said this site has floodway and floodplain issues. The only way a building can be placed on the site is by going to FEMA and getting a "Fill Permit", showing that there won't be any adverse effect to properties up or down the stream. He said it is a challenge. Mr. Berry asked if they have that FEMA permit. Mr. Horvath explained that they would file for that after a Development Plan would get approved.

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

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

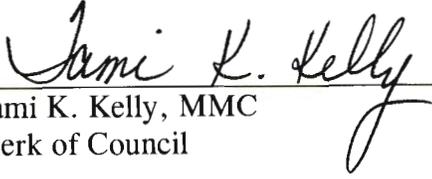
The Chair asked that any new business to be brought before the attention of Council be done so at this time.

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

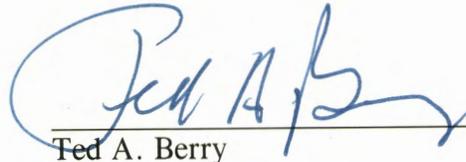
1. Mayor Stage announced the Chamber Breakfast is 2/11/15; the Chamber is also sponsoring a Valentines Dinner on 2/14; he asked Council about a MORPC meeting on 2/23 to review Columbus 2050. Council agreed to make that a Special meeting of Council. He announced the State of the City on April 16. He announced that he won't be here for the Feb 17 meeting.
2. President Berry announced that they will have a Special Work Session tomorrow at 6:30, in the Lower Level, to hear and work on the new Library development. He also announced that the next regular meeting of Council would be on Tuesday, 2/17, in observance of President's Day.

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

Council adjourned at 8:00 p.m.



Tami K. Kelly, MMC
Clerk of Council



Ted A. Berry
Chair