

**CITY OF GROVE CITY, OHIO
COUNCIL MINUTES**

February 04, 2008

Regular Meeting

The regular meeting of Council was called to order by President Berry at 8:00 p.m. in the Council Chamber, City Hall, 4035 Broadway.

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

Larry Corbin Maria Klemack-McGraw Ted Berry Mike Uhrin Greg Grinch

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

Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Grinch	Yes
Mr. Uhrin	Yes
Mr. Berry	Yes

2. President Berry recognized Ms. Corinne McManus, Dir. of Public Affairs for ADAMH. Ms. McManus updated Council on their services and reported on their latest efforts. She left copies of their latest brochure for any interested persons.
3. President Berry read the agenda items and they were approved by unanimous consent.

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

1. Ordinance C-02-08 (Appropriate \$18,121.01 from the General Fund for the Current Expense of Overhead Utility Relocation) was given its second reading and public hearing.

Mr. Corbin asked why Council is being asked for this expenditure. He said he has been up and down that street many times and doesn't see the benefit to the citizens, when there are poles all along that street. Mayor Stage commented that he is not sure what the policy has been, but it used to be that whenever there is road street construction, we try to eliminate/bury cross-street lines. Mr. Corbin asked where that policy is printed. Mayor Stage said it isn't. It is an informal policy that he and the Engineering firm used since 1989, for several reasons - maintenance being one. If the lines go down, it shuts down the street. Mr. Corbin he has been told that maintenance is just as high if it is underground, rather than overhead. He said we are spending \$18,000 for aesthetics and still opposes the appropriation.

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

Ms. Klemack-McGraw	Yes
Mr. Grinch	Yes
Mr. Uhrin	Yes
Mr. Berry	Yes
Mr. Corbin	No

2. Ordinance C-03-08 (Appropriate \$45,000.00 from the General Fund for the Current Expense of NPDES Phase II Compliance) was given its second reading and public hearing and Mr. Uhrin moved it be approved; seconded by Mr. Grinch.

Mr. Berry	Yes
Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Grinch	Yes
Mr. Uhrin	Yes

3. Ordinance C-04-08 (Appropriate \$1,450,000.00 from the General Fund for the Current Expense of the 2008 Street Program) was given its second reading and public hearing and Mr. Uhrin moved it be approved; seconded by Ms. Klemack-McGraw.

Mr. Uhrin	Yes
Mr. Berry	Yes
Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Grinch	Yes

4. Ordinance C-05-08 (Appropriate \$150,500.00 from the General Fund for the Current Expense of Excess Soil Removal) was given its second reading and public hearing.

Ms. Reichard, City Admin., stated that the Administration has had some inquiry into taking some of this dirt. One fell through, but the other inquiry will take 20 loads or more. They are still working to get rid of it for free. This is a "not-to-exceed" amount. She said if anyone is interested, please contact Darryl Hughes. Mr. Berry asked how this dirt came to be. Ms. Reichard said it was created from the development of a retention pond. In order to develop the park, they need to get rid of the 45,000 cubic yards of dirt.

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

Mr. Grinch	Yes
Mr. Uhrin	Yes
Mr. Berry	Yes
Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes

5. Ordinance C-06-08 (Amend Section 161.02(c) of the Codified Ordinances titled Overtime) was given its second reading and public hearing.

Ms. Reichard, City Admin., stated that it is really to eliminate the city's liability for Comp. Time. Anyone who has more time than this new provision allows, will not lose a thing. Mr. Uhrin asked if someone has more and gets paid off, can they accrue 45 hours this year. Ms. Reichard said yes.

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

Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Grinch	Yes
Mr. Uhrin	Yes
Mr. Berry	Yes

6. Ordinance C-09-08 (Appropriate \$1,581,000.00 from the General Fund for the Current Expense of the Old Stringtown Road Reconstruction Project) was given its first reading. Second reading and public hearing will be held on Feb. 19, 2008.
7. Ordinance C-10-08 (Appropriate \$115,000.00 from the General Fund for the Current expense of the Grove City Road Reconstruction Project) was given its first reading. Second reading and public hearing will be held on Feb. 19, 2008.
8. Ordinance C-11-08 (Authorizing the Issuance of Special Assessment Notes in the Amount of Not To Exceed \$9,530,240 in Anticipation of the Issuance of Bonds for the Purpose of Widening, Reconstructing, and Improving State Route 665 Between North Meadows Drive and Hoover Road, including the Intersections Therewith, with Related Signage and Striping, Leisure Path, Drainage, Utility Relocation, and Site Improvements, Paying Engineering, Design and Legal Expenses Related Thereto and Retiring Notes Previously Issued for Such Purpose; Authorizing the Appointment of an Investment Banking Firm Therefor; and declare an emergency) was given its first reading. Second reading and public hearing will be held on Feb. 19, 2008.

The Chair recognized Mr. Corbin, Chairman of Safety, for discussion and voting of legislative agenda items under said committee.

1. Resolution CR-02-08 (Support the Annual Alumni Homecoming Event located on the streets of the Town Center and to Request a Plan) was given its reading and public hearing.

Mr. Corbin noted that this is asking for a Plan to be brought back to Council and not approving the event, as such.

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

Ms. Klemack-McGraw	Yes
Mr. Grinch	Yes
Mr. Uhrin	Yes
Mr. Berry	Yes
Mr. Corbin	Yes

The Chair recognized Ms. Klemack-McGraw, Chairman of Service, for discussion and voting of legislative agenda items under said committee.

1. Resolution CR-03-08 (Endorse the Ohio Physical Activity Plan) was given its reading and public hearing.

Ms. Conrad, Dir. of Parks & Rec., explained that this is a State-wide Plan that has been in the planning stages for about a year. Council was given a copy of the Plan at the last meeting. It looks at many aspects of how we engineer our lives and how we can stay fit.

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

Mr. Berry	Yes
Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Grinch	Yes
Mr. Uhrin	Yes

2. Resolution CR-04-08 (Support Issue 29, a Levy for the Franklin County Board of Mental Retardation and Developmental Disabilities) was given its reading and public hearing.

Mr. Jed Morison, Ex. Dir. of Fr. Co. MRDD, said he represents about 14,000 individuals and their families with mental & developmental disabilities. He said this levy would replace two (2) levies at a lesser millage, but would generate more revenue with the new property valuations. He explained the schools and program services that they provide for these individuals in our County. He said they have not been on the ballot for seven (7) years and will not renew a 2.2 mill levy that would come due later this year. Mr. Berry asked what the Governor's budget cuts would do to their operation. Mr. Morison said they really don't know, but they are concerned. Mr. Berry asked if the two hospitals that were announced to be closed affect them. Mr. Morison said they are operated by a different agency. Ms. Reichard voiced her support for this issue.

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

Mr. Grinch	Yes
Mr. Uhrin	Yes
Mr. Berry	Yes
Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes

The Chair recognized Mr. Grinch, Chairman of Lands, for discussion and voting of legislative agenda items under said committee.

1. Ordinance C-105-07 (Rezone 2.97 acres located at 4401 and 4407 Broadway from IND-2 and SD-4 to PUC-C) was given its second reading and public hearing.

Mr. Steve Bowshier, attorney for petitioner, was present to answer any questions for this and the next three pieces of legislation that relate to this property. He said they have been working for a long time to find the right zoning and development for the area. He said it is a down zoning and requested approval.

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

Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Grinch	Yes
Mr. Uhrin	Yes
Mr. Berry	Yes

2. Ordinance C-07-08 (Approve a Special Use Permit for Broadway Motorcar LLC for an Automotive Dealer located at 4401 & 4407 Broadway) was given its second reading and public hearing.

Mr. Bowshier asked that an amendment be made to the stipulations. He explained that the intent is to sell this property. He asked that "change of ownership" be removed from the stipulation because there will be a change of ownership, if this is approved. He agreed to a termination with a change of use. Mr. Corbin asked Mr. Boso, Dir. of Dev., if this change was acceptable to them. Mr. Boso said yes. Mr. Elliott, Dir. of Law, also noted that Council would be allowed to make this change and not violate any provision of the Code.

There being no additional questions or comments, Mr. Berry moved that Section 1 be amended, in part, to read: . . . except for Stipulation #1 and include the following stipulation: 1. This Permit shall terminate with a change in the services offered by Broadway RV Storage; or if the use is determined to be in violation of the terms of the Special Use Permit or the Development Text as determined by the Chief Building and Zoning Official”; seconded by Ms. Klemack-McGraw.

Ms. Klemack-McGraw	Yes
Mr. Grinch	Yes
Mr. Uhrin	Yes
Mr. Berry	Yes
Mr. Corbin	Yes

Mr. Grinch moved it be approved; seconded by Mr. Corbin.

Mr. Berry	Yes
Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Grinch	Yes
Mr. Uhrin	Yes

3. Ordinance C-08-08 (Approve a Special Use Permit for LWB Investments for Outdoor Storage located at 4401 & 4407 Broadway) was given its second reading and public hearing.

Mr. Bowshier requested the same amendment to the stipulation for this Special Use Permit as well, citing the same issue of transfer of ownership.

Mr. Grinch moved that Section 1 be amended, in part, to eliminate “contingent upon the stipulation set by Planning Commission” and include “contingent upon the following stipulation: 1. This Permit shall terminate with a change in the services offered by Broadway RV Storage; or if the use is determined to be in violation of the terms of the Special Use Permit or the Development Text as determined by the Chief Building and Zoning Official”; and Mr. Grinch moved it be approved; seconded by Mr. Corbin.

Mr. Uhrin	Yes
Mr. Berry	Yes
Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Grinch	Yes

Mr. Grinch moved it be approved; seconded by Mr. Uhrin.

Mr. Grinch	Yes
Mr. Uhrin	Yes
Mr. Berry	Yes
Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes

4. Resolution CR-65-07 (Approve the Development Plan for LWB Investments located at 4401 and 4407 Broadway) was given its reading and public hearing and Mr. Grinch moved it be approved; seconded by Mr. Corbin.

Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Grinch	Yes
Mr. Uhrin	Yes
Mr. Berry	Yes

5. Resolution CR-05-08 (Approve the Sign Request for Party Boutique, Inc. located at 3869 Broadway in the Historical Preservation Area) was given its reading and public hearing.

Mr. Rick Gauer(?), was present to represent the petitioner and offered to answer any questions. Mr. Berry noted the e-mail from Mr. Boso voicing support for this sign.

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

Ms. Klemack-McGraw	Yes
Mr. Grinch	Yes
Mr. Uhrin	Yes
Mr. Berry	Yes
Mr. Corbin	Yes

6. Resolution CR-06-08 (Waive certain provisions of Section 1135.14(a)(5) of the Codified Ordinances titled Submission Procedures for the River Walk Subdivision located East of S.R. 104 and North and South of Holton Road) was given its reading and public hearing.

Mr. Jack Reynolds, attorney for petitioner, introduced Mr. David Ruma, petitioner. He said the letter requests a three (3) year extension to their zoning classification. He explained that they have been working with the Administration on a Memo of Understanding for this project and they weren't able to nail down all the provisions before the meeting. He said they would like to amend their request to a six (6) month extension so they can complete the Memo of Understanding. Mr. Berry stated that Mr. Corbin made some good comments in Caucus concerning the slump in the housing market now. He said he appreciates them working with the city to come up with a better plan. Mr. Reynolds commented that allowing Mr. Ruma to wait will result in a better home coming to the market. Mayor Stage noted two key issues they are working on: one being the intersection of Holton Road and S.R. 104, the second is setting aside some property for public use. He said they endorse the extension.

There being no additional questions or comments, Mr. Grinch moved that Section 1 be amended to reflect the extension be until August 6, 2008; seconded by Mr. Corbin.

Mr. Berry	Yes
Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Grinch	Yes
Mr. Uhrin	Yes

Mr. Grinch moved it be approved; seconded by Mr. Uhrin.

Mr. Uhrin	Yes
Mr. Berry	Yes
Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Grinch	Yes

7. Resolution CR-07-08 (Requesting an Updated Economic Development Plan from the Grove City Area Community Improvement Corporation to Create Jobs and Investments to the benefit of the City) was given its reading and public hearing.

Mr. Berry commented that there has been a move to making the Community Improvement Corporation more active in developing the city with a regional approach. He said this resolution asks for an updated plan to create new jobs and new economic development in the city. Mayor Stage announced that there will be a meeting Thursday of the CIC.

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

Mr. Grinch	Yes
Mr. Uhrin	Yes
Mr. Berry	Yes
Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes

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

1. Mr. Berry introduced Mr. Jim Currie with OSU, who had been involved with starting incubator businesses.

Mr. Currie provided a handout of the slides of his presentation to Council. He explained what an incubator business is and what they bring to a community. He said they really took off in the 1980's. He said they can revitalize an area or old buildings or can be new developments.

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

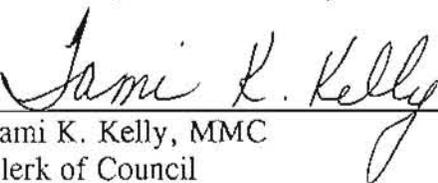
1. The Mayor submitted the Mayor's Monthly Report and Mr. Berry moved it be accepted; seconded by Ms. Klemack-McGraw.

Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Grinch	Yes
Mr. Uhrin	Yes
Mr. Berry	Yes

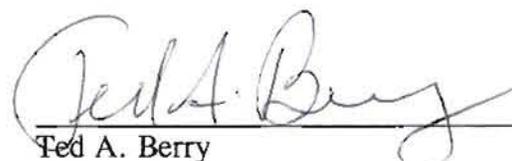
In closing, he introduced Mike Wyslick, Deputy City Admin./Safety Director. He announced that he and others will be making a presentation in Chicago to try and get an upgrade in our Bond Level.

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

Council adjourned at 9:15 p.m.



Tami K. Kelly, MMC
Clerk of Council



Ted A. Berry
President