

GROVE CITY, OHIO COUNCIL
MINUTES

March 2, 1987

Regular Meeting

1. The Council of the City of Grove City, Ohio met in regular session on the 2nd day of March, 1987 at 8:00 p.m. in the council chambers with the following members present:

Charles Cotton
Richard Stage
Earl Nicholson
John Mountain
Mark List

2. Mr. List moved to dispense the reading of the minutes; seconded by Mr. Stage.

Mr. Cotton	Yes
Mr. Stage	Yes
Mr. Nicholson	Yes
Mr. Mountain	Yes
Mr. List	Yes

3. Due to the fact that approximately 150 citizens were attending the meeting for discussion of zonings in Park Ridge and West Grove Subdivisions, President Nicholson asked for discussion at this time.

4. John Hampson, representing the Parkridge Citizens Association and Parkridge Community, requests the 1.+ acres at the northern terminus of Park Ridge Drive be rezoned either to park land or single family residential or that the City take the land by eminent domain under Section 719.01 of the Ohio Revised Code.

Also speaking for the Parkridge community against multi-family being built at this site were Norm Nester, Bill Moore, Tom Shrum, Bill Mundy and Pat Roemer.

Speaking for the proposed rezoning in the Westgrove Subdivisions were Gary Bova and Gary Gray. Mr. Bova and Mr. Gray were representing the Westgrove Homeowners requesting that the A-1 multi-family zoning and the C-2 retail commercial zoning in this subdivision be rezoned to R-2 single family residential.

Bruce Ingram, attorney representing Kenyon College and West Grove Investments, presented the owners reasons against any rezoning in the subdivision.

Mr. Stage, speaking to the Parkridge community, asked had the citizens signed a letter or a petition to the city to make the A-1 zoned acreage park land? Without knowledge of the citizens' desires, the city has nothing to act on.

Mayor Evans stated that the Planning Commission is compelled to review any plans based on the present zoning and that zoning is now A-1; that the Council has the final decision.

Mr. Mountain stated that it should be the desire and to the advantage of more, or all, of the city's citizens than just the neighborhood where the park is located for the city to institute proceeding for eminent domain.

5. Gary Sigrist, representing the Grove City Area Chamber of Commerce, presented to the council a framed photograph of the city's gazebo. Mr. Sigrist stated this is a start of a group of pictures of points of interest to hang in the council chambers.

6. Council recessed to committees for discussion of the agenda items.

7. At this time, Mr. Cotton made the motion to amend the agenda to include Resolution No. CR-10-87, a resolution to initiate action to rezone the 1.+ acres at the northern terminus of Park Ridge Drive. There was no second to this motion.

Mr. List stated he would urge the Parkridge residents plan be followed so that the council would have more flexibility than the resolution calls for; that is why he and other members of council did not second the motion but, he stated, they certainly appreciate the expression of concern that Mr. Cotton's motion does render.

8. Mr. Cotton moved to amend the agenda to include Ordinance No, C-19-87, an ordinance to amend the zoning code to increase the minimum square feet of lot area required for A-1 buildings and require attached garages; seconded by Mr. Stage.

Mr. Stage	Yes
Mr. Nicholson	Yes
Mr. Mountain	Yes
Mr. List	Yes
Mr. Cotton	Yes

9. At this time, Council took a short recess.

10. Council reconvened for committee discussion.

11. Mr. Cotton read Resolution No. CR-8-87 (Plan for 3793 & 3797 Broadway) and moved it be tabled; seconded by Mr. Nicholson.

Mr. Stage	Yes
Mr. Nicholson	Yes
Mr. Mountain	Yes
Mr. List	Yes
Mr. Cotton	Yes

12. Tim Greene, Cardinal Industries, spoke to Resolution CR-9-87 (Suffolk Grove #3).

13. Roland Edward spoke regarding Ordinances C-4-87 and C-7-87 (Stoner #6).

14. In discussion of Ordinance C-13-87 (SUP for Society Bank), Mr. Stage asked the city engineer for a traffic impact based on the plan that the bank has submitted. Mr. Kohman replied that along with the traffic study of the area that is being done, he should have it yet this month.

15. Mr. Stage moved to remove Ordinance No. C-16-87 from the agenda; seconded by Mr. Nicholson.

Mr. Nicholson	Yes
Mr. Mountain	Yes
Mr. List	Yes
Mr. Cotton	Yes
Mr. Stage	Yes

16. Mr. List made the motion to table Ordinances No. C-8-87, C-9-87 and C-10-87 for further study and discussion; seconded by Mr. Stage.

Mr. Mountain	Yes	Mr. Stage	Yes
Mr. List	Yes	Mr. Nicholson	Yes
Mr. Cotton	Yes		

17. Council reconvened.
18. Ordinance No. C-19-87 (Amend Multi-family regulations) was given its first reading. Second reading and public hearing will be on March 16.
19. Ordinance No. C-17-87 (to rezone parts of Westgrove) was given its first reading. Second reading and public hearing will be on April 6.
20. Resolution No. CR-9-87 (Suffolk Grove #3) was given its reading and public hearing and Mr. Cotton moved it be approved; seconded by Mr. List.

Mr. List	Yes	
Mr. Cotton	Yes	* See Item #3 of the March 16, 1987 minutes for Mr. Stage's statement for his <u>reason for his no vote.</u>
Mr. Stage	No	
Mr. Nicholson	No	
Mr. Mountain	Yes	

Later, during remarks by the Council, Mr. Mountain stated that he wanted to clarify his vote on this resolution that his reason for voting this way was his opinion that Cardinal Industries have been acting in good faith and any problems existing are because of the failing of the city administration.

21. Ordinance No. C-4-87 (Rezone Stoner #6) was given its second reading and public hearing and Mr. Cotton moved it be approved; seconded by Mr. Stage.

Mr. Cotton	Yes
Mr. Stage	Yes
Mr. Nicholson	Yes
Mr. Mountain	Yes
Mr. List	Yes

22. Ordinance No. C-7-87 (Vacate Stoner #6) was given its second reading and public hearing and Mr. Cotton moved it be approved; seconded by Mr. Nicholson.

Mr. Stage	Yes
Mr. Nicholson	Yes
Mr. Mountain	Yes
Mr. List	Yes
Mr. Cotton	Yes

23. Ordinance No. C-6-87 (Animal Cemetery Operations) was given its second reading and public hearing and Mr. Cotton moved it be approved; seconded by Mr. Nicholson.

Mr. Nicholson	Yes
Mr. Mountain	Yes
Mr. List	Yes
Mr. Cotton	Yes
Mr. Stage	Yes

24. Ordinance No. C-11-87 (Wine Festival) was given its first reading and Mr. Cotton moved the rules of council be suspended and the waiting period waived; seconded by Mr. Nicholson.

Mr. Mountain	Yes
Mr. List	Yes
Mr. Cotton	Yes
Mr. Stage	No
Mr. Nicholson	Yes

Mr. Cotton moved this ordinance be approved as an emergency; seconded by Mr. Nicholson.

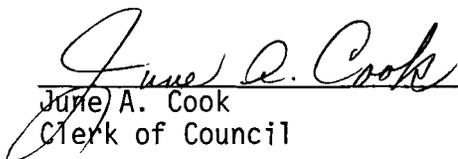
Mr. List	Yes
Mr. Cotton	Yes
Mr. Stage	Yes
Mr. Nicholson	Yes
Mr. Mountain	Yes

Mr. Stage stated this his "no" vote is due to the fact of the emergency clause.

25. Ordinance No. C-12-87 (Plat of Meadow Grove #4) was given its first reading. Second reading and public hearing will be on March 16.
26. Ordinance No. C-13-87 (SUP for Society Bank) was given its first reading. Second reading and public hearing will be on March 16.
27. Ordinance No. C-14-87 (R-1b zoning classification) was given its first reading. Second reading and public hearing will be on March 16.
28. Ordinance No. C-15-87 (Rezone from Haughn to Hoover) was given its first reading. Second reading and public hearing will be on April 6.
29. Ordinance No. C-18-87 (Street lights) was given its first reading. Second reading and public hearing will be on March 16.
30. Mayor Evans gave his report for the month of February and Mr. Nicholson moved it be accepted; seconded by Mr. Cotton.

Mr. Cotton	Yes
Mr. Stage	Yes
Mr. Nicholson	Yes
Mr. Mountain	Yes
Mr. List	Yes

31. During remarks by the Administration, Mr. Gunderman informed council that he can give them an unofficial verbal opinion on the rezoning of properties but that he will have a formal written opinion prior to the next meeting of council.
32. It was moved and seconded to adjourn. Motion carried.
33. Council adjourned at 10:15 p.m.


June A. Cook
Clerk of Council


Earl R. Nicholson
President of Council