

CITY OF GROVE CITY, OHIO  
COUNCIL MINUTES

March 20, 1995

Regular Meeting

The regular meeting of Council was called to order by President Grossman 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:

*Mike Milovich      Todd Hurley      Cheryl Grossman*  
*John Schreck      Jeff Warner*

1. Mr. Warner moved to dispense with the reading of the minutes and approve as written; seconded by Mr. Hurley.

Mr. Milovich	Yes
Mr. Hurley	Yes
Ms. Grossman	Yes
Mr. Schreck	Yes
Mr. Warner	Yes

**The Chair recognized Mr. Hurley, Chairman of the Lands & Zoning Committee for discussion and voting of legislative agenda items under said committee.**

1. Ordinance C-8-95 (Accept Plat of Briarwood Hills, Section 9, located south of White Road, between Hoover & I-71) was given its second reading and public hearing and Mr. Hurley moved it be approved; seconded by Mr. Warner.

Mr. Hurley	Yes
Ms. Grossman	Yes
Mr. Schreck	Yes
Mr. Warner	Yes
Mr. Milovich	Yes

2. Ordinance C-9-95 (Accept Plat of Quail Creek, Section 2, located east of Hoover Road & north of S.R. 665) was given its second reading and public hearing.

Mr. Hurley moved to amend Stipulation #1, per the Director of Law, as follows: *On or before the date of the issuance of the fiftieth (50th) building permit for lots located in Sections 2 & 3 of Quail Creek Subdivisions, the Developer shall have commenced construction of a certain bridge to be constructed by the Developer, pursuant to the plans submitted to the City by the Developer in said subdivisions. The bridge shall be completed within four (4) months from the date the 50th building permit is issued, subject to unforeseeable events that could cause construction to go beyond said four (4) month period;* seconded by President Grossman.

Ms. Grossman	Yes
Mr. Schreck	Yes
Mr. Warner	Yes
Mr. Milovich	Yes
Mr. Hurley	Yes

There being no questions or comments, Mr. Hurley moved it be approved as amended; seconded by Mr. Warner.

Mr. Schreck	Yes
Mr. Warner	Yes
Mr. Milovich	Yes
Mr. Hurley	Yes
Ms. Grossman	Yes

3. Ordinance C-10-95 (Accept Plat of Hennegans Lane, located north at Hibbs Road) was given its second reading and public hearing and Mr. Hurley moved it be approved; seconded by Mr. Warner.

Mr. Warner	Yes
Mr. Milovich	Yes
Mr. Hurley	Yes
Ms. Grossman	Yes
Mr. Schreck	Yes

**The Chair recognized Mr. Warner, Chairman of Service, for discussion and voting of items under said committee.**

1. Mr. Warner moved to add Resolution CR-26-95 to the agenda; seconded by Mr. Schreck.

Mr. Milovich	Yes
Mr. Hurley	Yes
Ms. Grossman	Yes
Mr. Schreck	Yes
Mr. Warner	Yes

Resolution CR-26-95 (Authorize participation in the ODOT Cooperative Purchasing Program) was given its reading and public hearing.

Mr. Warner explained that this will allow the City to purchase equipment/supplies at a lower rate that they could bid on their own. There being no additional questions or comments, Mr. Warner moved it be approved; seconded by President Grossman.

Mr. Hurley	Yes
Ms. Grossman	Yes
Mr. Schreck	Yes
Mr. Warner	Yes
Mr. Milovich	Yes

**The Chair recognized Mr. Milovich, Chairman of Finance, for discussion and voting of items under said committee.**

1. Ordinance C-11-95 (Appropriate \$942.04 from the General Fund for the Current Expense of an insurance claim) was given its second reading and public hearing.

Mr. Milovich explained that this was insurance money received for damage to City property.

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

Ms. Grossman	Yes
Mr. Schreck	Yes
Mr. Warner	Yes
Mr. Milovich	Yes
Mr. Hurley	Yes

2. Ordinance C-12-95 (Appropriate \$1,078.00 from the General Fund for the Current Expense related to property damage) was given its first reading. Second reading and public hearing will be held on April 3, 1995.
3. Ordinance C-13-95 (Appropriate \$38,000 from the Community Development Fund for the Current Expense of Special Projects) was given its first reading. Second reading and public hearing will be held on April 3, 1995.
4. Ordinance C-14-95 (Appropriate \$31,289 from the Community Development Fund for the Current Expense of Planting Trees in Meadow Grove and to declare an emergency) was given its first reading.

Mr. Behlen, Director of Finance, explained that the request for an emergency was due to the late notification by O.D.N.R. about the Grant and the planting of the trees is scheduled for this weekend. Mr. Schreck also commented that this is the second phase of the project and he has received very good comments from the residents. This project makes the neighborhood/community all that much nicer.

There being no additional questions or comments, Mr. Milovich moved that the Rules of Council be suspended and the waiting period waived; seconded by Mr. Warner.

Mr. Schreck	Yes
Mr. Warner	Yes
Mr. Milovich	Yes
Mr. Hurley	Yes
Ms. Grossman	Yes

Mr. Milovich moved it be approved as an emergency; seconded by Mr. Warner.

Mr. Warner	Yes
Mr. Milovich	Yes
Mr. Hurley	Yes
Ms. Grossman	Yes
Mr. Schreck	Yes

5. Ordinance C-15-95 (Appropriate \$3,000 from the General Fund for the Current Expense of Purchasing a Bus and to declare an emergency) was given its first reading.

Mr. Behlen explained that this is an ADA accessible bus and due to a change in State Law, the chassis must be different than what was required last year, thus, making the vehicle more expensive than anticipated. This bus is available at a cheaper rate through State Purchasing, however, to purchase it in this manner the application must be in this week.

There being no additional questions or comments, Mr. Milovich moved that the Rules of Council be suspended and the waiting period waived; seconded by President Grossman.

Mr. Milovich	Yes
Mr. Hurley	Yes
Ms. Grossman	Yes
Mr. Schreck	Yes
Mr. Warner	Yes

Mr. Milovich moved it be approved as an emergency; seconded by Mr. Warner.

Mr. Hurley	Yes
Ms. Grossman	Yes
Mr. Schreck	Yes
Mr. Warner	Yes
Mr. Milovich	Yes

6. Mr. Milovich moved to add Ordinance C-16-95; seconded by Mr. Warner.

Ms. Grossman	Yes
Mr. Schreck	Yes
Mr. Warner	Yes
Mr. Milovich	Yes
Mr. Hurley	Yes

Ordinance C-16-95 (Appropriate \$4,100 from the DARE Fund for Current Expenses) was given its first reading. Second reading and public hearing will be on April 3, 1995.

**President Grossman asked that any new business to be brought before the attention of Council be done so at this time.**

1. Mr. Greg Caplain (?), resident of Elginfield Subdivision, voiced concern over a home builder in this area. He explained that when he purchased his home, he was told that every other lot would be a MI or Dominion home (MI had even numbered lots & Dominion the odd). Now, he finds out that Miranda Homes has purchased lots and is moving in to the subdivision. He said the Miranda Homes are a lower priced home and do not provide the same amenities as MI and Dominion. For example, they only provide a one year guarantee on the structure - MI & Dominion provide a 20 year warranty; they do not put in any landscaping nor put grass in the back yards; MI & Dominion do. He feels that he was misrepresented by MI and Dominion and wants to make sure that the Miranda Homes are built to the same standards and meet all City Code requirements.

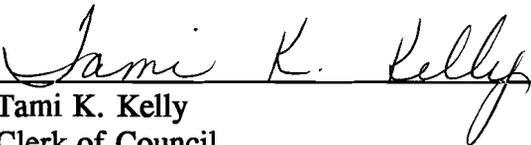
Mr. Hurley responded by stating that he has spoken with two other ladies in the subdivision and he explained that the City sets a zoning classification which sets the lot and building size. It does not discriminate against any builder, however, all builders must meet the minimum requirements of the City Code. The Code does require sod in the front, side and half of the back yard with the remainder of the back seeded or sod placed to the property line. When you start talking about landscaping, exterior colors, etc., these items are usually provided for in Deed Restrictions and he believes that Elginfield has none.

Mr. Milovich asked what the Standard House Warranty was? Mr. Lotz, Chief Building & Zoning Official, stated that Ohio requires a one (1) year warranty; if you are a BIA member, they require you to provide a longer warranty; and then the builders themselves can offer even longer, if desired. Mr. Milovich said he believed the Code required two street trees and asked if there is any minimum requirement for landscaping at the building line? Mr. Lotz said no.

**President Grossman recognized members of Administration and Council for closing comments.**

1. Mayor Stage commented on the Breakfast held for the Boy Scouts this past week, which raised an excess of \$5,000. He also complimented the Chamber on the Sell-A-Bration.
2. Mr. Milovich announced that the entries for the S.R. 665 Water Tower Contest have been received and are now on display in Council Chambers. The Council Members will review the designs and announce the winner on April 17, 1995. He also announced that there would be a Ground Breaking Ceremony for the Veteran's Memorial on Tuesday, March 28, 1995 at 7:30 a.m. in front of City Hall. Finally, he shared a Thank You card from the ladies of the Community Club for the new parking lot next to the library.
3. President Grossman also congratulated the Chamber on Sell-A-Bration. She said it is very impressive to see all the government entities and businesses on display.
4. After additional comments from Administration, the Chamber and Council, a motion was made to adjourn and seconded. Motion carried.

Council adjourned at 8:35 p.m.

  
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Tami K. Kelly  
Clerk of Council

  
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Cheryl L. Grossman  
President