

CITY OF GROVE CITY, OHIO  
COUNCIL MINUTES

April 04, 2005

Regular Meeting

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

*Rich Lester   Robert Hatley   Bill Saxton   Maria Klemack   Vaughn Radi*

1. The Chair recognized Mayor Grossman and asked her to explain the display in Council Chambers. The Mayor stated that April is Child Abuse Awareness Month and the City hosted an Art Opening Saturday to kick off the Event. The "Clothesline Project" originated in Boston, MA to bring attention to the horrible situation that children grow up in. Victims made the t-shirts, artwork and quilt. There are special blue ribbons to recognize the campaign. She then recognized Mr. Chris Ruddy & Shawn Morbitzer (not present) who saved a woman from a burning car that had rolled into a ditch on S.R. 665. She commended their Good Samaritan efforts and presented him with a Grove City Shirt and Pin. Then, with the assistance of Chief Deskins, she recognized the Police Department on their CALEA re-certification.

2. Mr. Lester moved to dispense with the reading of the previous meeting minutes and approve as written; seconded by Mr. Radi.

Mr. Lester	Yes
Mr. Hatley	Yes
Mr. Saxton	Yes
Ms. Klemack	Yes
Mr. Radi	Yes

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

**The Chair recognized Mr. Hatley, Chair of Finance, for discussion and voting of legislative agenda items under said Committee.**

1. Ordinance C-26-05 (Direct the Certification to the County Auditor of the Expense for Cutting Weeds on Private Property) was given its second reading and public hearing and Mr. Hatley moved it be approved; seconded by Mr. Radi.

Mr. Hatley	Yes
Mr. Saxton	Yes
Ms. Klemack	Yes
Mr. Radi	Yes
Mr. Lester	Yes

2. Ordinance C-27-05 (Amend Various Sections to Chapter 191 of the Codified Ordinances titled Income Tax) was given its second reading and public hearing.

Mr. Hatley explained that this is a housekeeping issue, associated with Ohio Revised Code changes.

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

Mr. Saxton	Yes
Ms. Klemack	Yes
Mr. Radi	Yes
Mr. Lester	Yes
Mr. Hatley	Yes

3. Ordinance C-30-05 (Appropriate \$2,000.00 from the General Recreation Fund for the Current Expense of the Promotion of Tennis) was given its first reading. Second reading and public hearing will be held on 4/18/05.
4. Ordinance C-31-05 (Authorize the City Administrator to Enter into a Cooperative Agreement between the City and Nine Local Jurisdictions participating in the Big Darby Accord Regional Planning Process and Appropriate \$20,000 from the General Fund for the Current Expense of a Watershed Study) was given its first reading. Second reading and public hearing will be held on 4/18/05.
5. Ordinance C-32-05 (Appropriate \$1,235,678.00 from the Stringtown/McDowell Project Fund for the Current Expense of Reconstruction of Stringtown Road from Marlane to McDowell Roads) was given its first reading. Second reading and public hearing will be held on 4/18/05.
6. Ordinance C-33-05 (Appropriate \$1,079,852.00 from the General Fund for the Current Expense of Matching Issue II Loan money for the Stringtown/McDowell Project) was given its first reading. Second reading and public hearing will be held on 4/18/05.
7. Resolution CR-27-05 (Authorize the City Administrator to Execute and File an Application with the Ohio Public Works Commission for the purpose of Acquiring Funds through the Clean Ohio Conservation Fund) was given its reading and public hearing.

Mayor Grossman explained that this concerns Gantz Park property. The project includes stream enhancements and erosion control from Gantz Road, north almost to Hoover Rd. This Grant would require 25% matching funds.

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

Ms. Klemack	Yes
Mr. Radi	Yes
Mr. Lester	Yes
Mr. Hatley	Yes
Mr. Saxton	Yes

**The Chair recognized, Ms. Klemack, Chairman of Safety, for discussion and voting of legislative agenda items under said committee.**

1. Ordinance C-28-05 (Amend Chapter 1145 of the Codified Ordinances titled Signs) was given its second reading and public hearing.

Ms. Klemack moved that 1145.12(b) be amended to replace the word “shall” with “may” in two places; seconded by President Saxton.

Mr. Radi	Yes
Mr. Lester	Yes
Mr. Hatley	Yes
Mr. Saxton	Yes
Ms. Klemack	Yes

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

Mr. Lester	Yes
Mr. Hatley	Yes
Mr. Saxton	Yes
Ms. Klemack	Yes
Mr. Radi	Yes

2. Ordinance C-34-05 (Amend Section 1135.09 of the Codified Ordinances titled Permitted Uses; Standard Industrial Classification Manual; Adoption by Reference) was given its first reading. Second reading and public hearing will be held on 4/18/05.
3. Ordinance C-35-05 (Amend Section 1136.09(b) of the Codified Ordinances titled Street Tree Requirements) was given its first reading. Second reading and public hearing will be held on 4/18/05.
4. Ordinance C-36-05 (Amend Section 1136.20 of the Codified Ordinances titled Landscape Inspection Fee) was given its first reading. Second reading and public hearing will be held on 4/18/05.

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

1. Ordinance C-13-05 (Approve the Rezoning of 15.451 acres located North of Holton Road and West of Snowy Creek Drive from SF-1 to PUD-R) was given its second reading and public hearing and Mr. Lester moved it be approved; seconded by Ms. Klemack.

Mr. Hatley	Yes
Mr. Saxton	Yes
Ms. Klemack	Yes
Mr. Radi	Yes
Mr. Lester	Yes

2. Ordinance C-14-05 (Amend the Zoning Text for Gateway Business Park East located North of S.R. 665, as adopted by Ord. C-39-96) was given its second reading and public hearing and Mr. Lester moved it be approved; seconded by Ms. Klemack.

Mr. Saxton	Yes
Ms. Klemack	Yes
Mr. Radi	Yes
Mr. Lester	Yes

Mr. Hatley Yes

3. Ordinance C-16-05 (Approve the Rezoning of 37.98 acres located South of Stringtown Road and East of Buckeye Parkway from SF-1 to C-2) was given its second reading and public hearing and Mr. Lester moved it be approved; seconded by President Saxton.

Ms. Klemack Yes  
Mr. Radi Yes  
Mr. Lester Yes  
Mr. Hatley Yes  
Mr. Saxton Yes

4. Ordinance C-17-05 (Approve the Rezoning of 4.773 acres located at 1561 Stringtown Road from SF-1 to C-2) was given its second reading and public hearing and Mr. Lester moved it be approved; seconded by Ms. Klemack.

Mr. Radi Yes  
Mr. Lester Yes  
Mr. Hatley Yes  
Mr. Saxton Yes  
Ms. Klemack Yes

5. Ordinance C-18-05 (Amend the Zoning Text for Parkway Crossing located North of White Road and West of Buckeye Parkway as adopted by Ord. C-02-02 and amended by Ord. C-91-02 and C-36-03) was given its second reading and public hearing and Mr. Lester moved it be approved; seconded by Ms. Klemack.

Mr. Lester Yes  
Mr. Hatley Yes  
Mr. Saxton Yes  
Ms. Klemack Yes  
Mr. Radi Yes

6. Ordinance C-29-05 (Accept Resubdivision #1 of Creekside, Section 6, located North of Holton Rd.) was given its second reading and public hearing and Mr. Lester moved it be approved; seconded by Ms. Klemack.

Mr. Hatley Yes  
Mr. Saxton Yes  
Ms. Klemack Yes  
Mr. Radi Yes  
Mr. Lester Yes

7. Ordinance C-37-05 (Authorize the City Administrator to Sign a Petition and Annex 1.443 acres located North of Holton Road and West of Buckeye Parkway to the City of Grove City, Ohio) was given its first reading. Second reading and public hearing will be held on 4/18/05.

8. Ordinance C-38-05 (Accept the Plat of Margie's Cove, Section 2, located West of Hoover and North of Orders Roads) was given its first reading. Second reading and public hearing will be held on 4/18/05.

9. Ordinance C-39-05 (Accept the Plat of Holton Run, Section 2, located South of Natalie Drive and East of Broadway) was given its first reading. Second reading and public hearing will be held on 4/18/05.

10. Ordinance C-40-05 (Accept the Plat of Holton Run, Section 3, located Southwest of Demorest and East of Broadway) was given its first reading. Second reading and public hearing will be held on 4/18/05.
11. Ordinance C-41-05 (Accept the Plat of Pinnacle Club, Section 3, located West of State Route 104) was given its first reading. Second reading and public hearing will be held on 4/18/05.
12. Ordinance C-42-05 (Accept the Plat of Pinnacle Club, Section 4, located North of Pinnacle Club Drive) was given its first reading. Second reading and public hearing will be held on 4/18/05.
13. Ordinance C-43-05 (Accept the Plat of Pinnacle Club, Section 5, located North of Pinnacle Club Drive and East of Buckeye Parkway) was given its first reading. Second reading and public hearing will be held on 4/18/05.
14. Ordinance C-44-05 (Accept the Plat of Concord Park, Section 2, located north of Grove City Road and east of Holt Road) was given its first reading. Second reading and public hearing will be held on 4/18/05.
15. Ordinance C-45-05 (Approve the Rezoning of 3.953 acres located South of Killdeer Drive and West of Thistlewood Drive from PUD-I to C-2) was given its first reading. Second reading and public hearing will be held on 5/16/05.
16. Ordinance C-46-05 (Approve the Rezoning of 1.75 acres located on the Southwest corner of Southwest Blvd. and Broadway from PSO & C-2 to C-2) was given its first reading. Second reading and public hearing will be held on 5/16/05.
17. Resolution CR-17-05 (Approve the Development Plan for Creekside, Section 7, located North of Holton Road) was given its reading and public hearing.

Mr. Jack Reynolds, attorney for petitioner, explained that this is a 15-acre parcel and the last part of Creekside subdivision with 26 lots. He said there is five (5) acres of open space with a “tot lot”. There will also be a walking path south, to Holton Road. Mr. Lester stated that there are three stipulations and Mr. Reynolds said they agree to all of them.

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

Mr. Saxton	Yes
Ms. Klemack	Yes
Mr. Radi	Yes
Mr. Lester	Yes
Mr. Hatley	Yes

18. Resolution CR-28-05 (Approve the Development Plan for Parkway Crossing, located North of White Road and West of Buckeye Parkway) was given its reading and public hearing.

Mr. Brett Coffman, Schottenstein Group, explained that this development was originally zoned by another developer and approved for 192 apartments and 62 condominiums. They proposed to change it to all condominiums, totaling 195. Mr. Hatley asked why they wanted to change it. Mr. Coffman said they felt that with the apartments to the east of this property, a full condo project would be a nice mix to the overall development.

Mr. Lester noted the five (5) stipulations set by Planning Commission. He asked if a lighting plan had been

submitted and Mr. Chuck Boso, Dir. of Development, indicated that it had. Mr. Lester asked if they have worked with the Township on the turn radiuses, street widths, and fire safety issues. Mr. Coffman said yes, and believes that all concerns have been satisfied. If there are any other issues, they are willing to work with them. Mr. Saxton asked that Mr. Boso explain the difference in density for this project. Mr. Boso and Mr. Coffman confirmed that there are 57 fewer units. Mr. Coffman showed an overall, color, plan. He explained that there would be a combination of Ranch and Two-Story buildings with no more than four (5) units per building. Mr. Hatley commented that if you consider what was originally approved, this is a much better project. Mr. Lester noted that one of the stipulations requires a left turn lane on White Road. Mr. Boso said that to do it properly, it should be done on both sides of the street. Since part of the road is in the Township, they are working with the developer to satisfy this issue. It may be that the developer pays the City for the work and in turn the City would work with the Township to complete the project.

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

Ms. Klemack	Yes
Mr. Radi	Yes
Mr. Lester	Yes
Mr. Hatley	Yes
Mr. Saxton	Yes

19. Resolution CR-29-05 (Municipal Services that can be provided to a 7.0+ acre parcel located North of Home Road and East and West of Hoover Road upon its Annexation to the City) was given its reading and public hearing and Mr. Lester moved it be approved; seconded by Mr. Saxton.

Mr. Radi	Yes
Mr. Lester	Yes
Mr. Hatley	Yes
Mr. Saxton	Yes
Ms. Klemack	Yes

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

**There being no new business, the Chair recognized members of Administration and Council for closing comments.**

1. Mayor Grossman submitted the Mayor's Monthly Report and Mr. Lester moved to accept same; seconded by Mr. Radi.

Mr. Lester	Yes
Mr. Hatley	Yes
Mr. Saxton	Yes
Ms. Klemack	Yes
Mr. Radi	Yes

She then reported on receiving notification from Lifecare Alliance that Grove City will receive their Corporate Leadership Spirit Award on April 28, 2005 and expressed her sincere appreciation. The City

is also being featured on Radio station 107.9 and is being broadcasted in the downtown area. We are their second largest listening audience in Central Ohio. COTA is expanding its service area to include Buckeye Parkway and finally, she expressed condolences to the family of Retired Sergeant Ed Dwyer.

2. Mr. Radi recognized the passing of Pope John Paul II and noted that the world lost one of the greatest leaders of our time. Ms. Klemack also recognized the Pope's passing and the Child Abuse campaign, noting that Children's Hospital has a new Childhood Advocacy Center. President Saxton commented on the Kickoff for the SWCS Levy Campaign that occurred at 5:30 today. He said it went very well and there were about 4,000 people in attendance. He believes the outcome is neck and neck, and whoever works the hardest will win.
3. After additional comments from Council and other Administrative staff members, a motion to adjourn was approved by unanimous consent.

Council adjourned at 9:01 p.m.

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Tami K. Kelly, MMC  
Clerk of Council

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William E. Saxton  
President