

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

May 05, 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. Ms. Klemack-McGraw moved to dispense with the reading of the minutes from the previous meeting and approve as written; seconded by Mr. Corbin.

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

2. 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-39-08 (Appropriate \$1,500.00 from the General Fund for the Current Expense of Utility Relocation) was given its second reading and public hearing and Mr. Uhrin moved it be approved; seconded by Mr. Corbin.

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

2. Ordinance C-40-08 (Appropriate \$45,000.00 from the General Fund for the Current Expense of General Engineering associated with the Sidewalk Maintenance Program) was given its second reading and public hearing and Mr. Uhrin moved it be approved; seconded by Ms. Klemack-McGraw.

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

3. Ordinance C-41-08 (Appropriate \$23,000.00 from the General Fund for Outdoor Warning Siren Upgrades) was given its second reading and public hearing.

Mr. Hughes, Dir. of Service, explained that this is for the upgrading of four sirens. He noted that Jackson Township has agreed to reimburse the City for one of these upgrades.

Mr. Berry asked if the City is fully covered. Mr. Hughes said no. There are a couple of dead spots and he will be coming to Council later this year with a request for one (1) new siren.

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

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

4. Ordinance C-42-08 (Appropriate \$58,000.00 from the Recreation Development Fund for the Current Expense of Gantz Park Herb Garden Remodeling) was given its second reading and public hearing.

Ms. Kim Conrad, Dir. of Parks & Rec., explained that the original project was smaller and focused on replacing areas with wood. After a closer evaluation, the project changed to full replacement of all the wood decking, fencing, planter boxes, stage, etc. with a wood composite material made from recycled materials. Mr. Grinch confirmed that two proposals were received. Ms. Conrad said they bid the project and received two proposals. Mr. Grinch asked who drew up the specifications. Ms. Jodi Lowe, Urban Forester, said they were given the original drawings of the Herb Garden. Mr. Grinch asked if someone would inspect this. The Mayor said Jodi and the Building Division would conduct inspections on the project. It was noted that SWACO awarded the city a \$5,000.00 grant toward the project and the Gardens at Gantz Volunteers donated \$2,500.00.

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

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

5. Ordinance C-44-08 (Reappropriate \$594,305.00 from the Debt Retirement Fund to the Pinnacle TIF Fund for the Current Expense of Debt Service Payments) was given its first reading. Second reading and public hearing will be held on 5/19/08.

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

1. Ordinance C-43-08 (Amend Chapter 1325 of the Codified Ordinances titled Swimming Pools) was given its second reading and public hearing.

Mr. Mike Boso, Chief Building & Zoning Officer, explained that this adopts the International Residential Code regulations for swimming pools. He said the only big change is the fence height will go from a minimum of 5' to a minimum of 4'. Mr. Berry asked if there were any rate increases. Mr. Boso said there no fee increases. Mr. Uhrin asked if there was a grandfather clause for those who already had pools. Mr. Boso said no.

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

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

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

1. Ordinance C-45-08 (Rezone 1.446 acres located North of London-Groveport Rd. and East of North Meadows Drive from R-1 to PUD-C) was given its first reading. Second reading and public hearing will be held on June 16, 2008.
2. Ordinance C-46-08 (Approve a Special Use Permit for Tire Discounters for Auto Related Services located at 2908 London-Groveport Road) was given its first reading. Second reading and public hearing will be held on 5/19/08.
3. Resolution CR-20-08 (Approve the Development Plan for Tire Discounters located at 2908 & 2920 London-Groveport Road) was given its reading and at the request of the petitioner, Mr. Grinch moved it be postponed to 5/19/08; seconded by Ms. Klemack-McGraw.

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

4. Resolution CR-21-08 (Approve the Development Plan for Grove City Cheer Center located at 1761 Gateway Circle, Lot 8) was given its reading and public hearing.

Mr. Paul McKnight, developer, showed a color rendering of the building. He explained that this is an existing business in the Gateway Circle Business Park that is relocating to a building that better fits their needs. Mr. Grinch reviewed the stipulations set by Planning Commission and Mr. McKnight agreed to them. The Mayor asked if there was any idea for what the plans will be for the old building. Mr. McKnight said it will stay a recreational facility and is speaking with someone who wants to put a Private Party business in it with inflatable games, etc.

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

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

5. Resolution CR-22-08 (Approve the Development Plan for Primrose Grove City located on Lamplighter Way) was given its reading and public hearing.

A representative was present to answer any questions. Mr. Grinch reviewed the stipulations set forth by Planning Commission and they were agreed to by the representative.

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

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

6. Resolution CR-23-08 (Approve the Development Plan for Southwest Eyecare Expansion located at 4140 Hoover Road) was given its reading and public hearing.

Dr. Marie Schiff and Dr. Mark Hardig, petitioners, were present to answer any questions. Mr. Berry questioned the parking spaces in the front of the building. He asked if there was any way to reduce the number or enhance the landscaping to hide the spaces. Dr. Hardig said it would be difficult to reduce the spaces, but would work with the plantings and upgrade them to have the least amount of impact on the area and shield those spaces. Dr. Schiff said their goal for the property is the same as the City's. Mayor Stage noted that the plan doesn't show any landscaping on the south side of the property. Dr. Hardig said they tried to meet the requirements of the Planning Commission. Mayor Stage asked if the Urban Forester would look at that area. Mr. Hardig said they would work with the Urban Forester.

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

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

7. Resolution CR-24-08 (Approve the Development Plan for Kroger Expansion located at 2474 Stringtown Rd.) was given its reading and public hearing.

Mr. Jerry Turner, Bird & Bull, was present to represent Kroger. Mr. Uhrin asked about the two turn lanes almost on top of each other on Hoover Road. Mr. Turner said they did that at the request of staff. A traffic study was done and it was found that this would be the best solution. He explained that they have rerouted the internal traffic; added lighting and landscaping. He then showed a revised drawing of one page of the Development Plan that improves the Stringtown Road entrance internally.

After some discussion on the revised sheet, Mr. Berry moved to replace Sheet 1 of 1 with that dated 5/2/08 showing the changes to the Stringtown Road entrance and requiring the developer to provide a full set of revised plans to the Clerks Office; seconded by Mr. Corbin.

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

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

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

8. Resolution CR-25-08 (Approve a Sign Request for Grove City Coin & Currency located at 3919 Broadway in the Historical Preservation Area) was given its reading and public hearing.

Mr. Clark Wolfe, owner, was present to answer any questions. Mr. Uhrin asked if Mr. Wolfe had been in touch with the Planning Commission on the specifications. Mr. Wolfe said yes. Mr. Uhrin asked if the signs were already up without approval. Mr. Wolfe said yes. The business has been open for over a month. Mr. Grinch stated that he drove around the business and found temporary signs taped all around the building. There is also a flashing "open" sign and a cardboard sign in the window. Mr. Wolfe stated that he counted 27 temporary signs at other businesses on his way to the meeting tonight and asked for consistency in enforcement. Mr. Stephen Smith, Dir. of Law, stated that flashing signs are strictly prohibits in the Historical Preservation Area. Additional discussion took place over the illegal signs at this location. Mr. Corbin commented that no one is trying to run Mr. Wolfe out of business, they just want him to be aware of the rules. Mr. Wolfe said he understands the Sign Code. He is just asking for consistency.

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

Mr. Berry	Yes
Mr. Uhrin	Yes
Mr. Grinch	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.

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

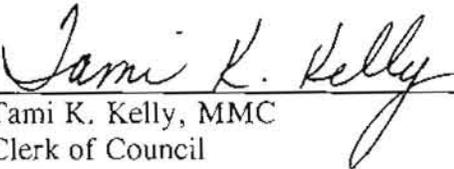
1. The Mayor submitted the Mayor's Monthly Report and Mr. Berry moved it be accepted; seconded by Ms. Klemack-McGraw.

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

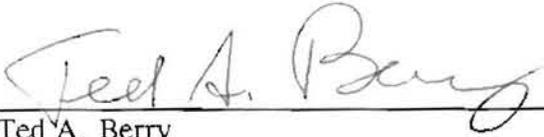
In closing, the Mayor reported on the Safety Week Event the Building Division held at Home Depot and congratulated them on a successful event and partnership with Home Depot. He said the Slide at the Big Splash pool has been pushed back a little and should be ready in June. *It was noted that the \$500.00 challenge for the Mayor to go down the slide first has been received.* He reported that Mr. Chuck Boso has drafted a nice Position Paper on the Big Darby Accord and possible legislation will be coming to Council in the future; AT&T has many sites around the city that are a mess and the Service Director has contacted them to get their sites cleaned up. He then introduced Stephen J. Smith, as the designated Director of Law from the firm of Schottenstein, Zox & Dunn.

2. Ms. Reichard reported that she has been appointed to the Ohio's Transportation Task Force and Grove City will be at the table to assist in making decisions on this State issue. She explained that there will be six public input meetings held as part of the process.
3. Ms. Conrad, Dir. of Parks & Rec., provided an update on events coming in May, through her department.
4. Mr. Chuck Boso, Dir. of Dev., announced that there is a Town Center Website up and running for the study. He said there is a questionnaire for anyone to participate in and suggestions for the new site are welcome.
5. After additional comments from Council and other Administrative staff members, a motion to adjourn was approved by unanimous consent.

Council adjourned at 9:07 p.m.



Tami K. Kelly, MMC
Clerk of Council



Ted A. Berry
President