

CITY OF GROVE CITY, OHIO
COUNCIL MINUTES

June 7, 2010

Regular Meeting

The regular meeting of Council was called to order by President Berry at 7:00 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:

Greg Grinch Maria Klemack-McGraw Ted Berry Steve Bennett Melissa Albright

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

Mr. Grinch	Yes
Ms. Klemack-McGraw	Yes
Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Albright	Yes

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

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

1. Ordinance C-33-10 (Appropriate \$79,000.00 from the General Fund and \$15,350.00 from the Police Pension Fund for the Current Expense of Implementing a Contract with the FOP, Capital City Lodge #9) was given its second reading and public hearing.

Mr. Honsey, City Administrator, explained that this will fund the new contract that Council approved at their last meeting, for the remainder of this calendar year.

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

Ms. Klemack-McGraw	Yes
Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Albright	Yes
Mr. Grinch	Yes

2. Ordinance C-34-10 (Authorize the City Administrator to enter into a Contract with the American Federation of State, County and Municipal Employees Local 1116, Ohio Council 8, AFL-CIO) was given its second reading and public hearing.

Mr. Honsey said he believes this package is good for all parties. It puts us in the middle of the road against surrounding communities.

Mr. Mike Wayslik, Safety Director, said this is a 6.5% wage agreement covering the next three years. It would be retroactive to April, 2010. It is a fiscally responsible contract and both parties are pleased. There is no change in health coverage; longevity was increased and an injury clause was initiated.

Mr. Bennett moved to add Res. CR-33-10; seconded by Mr. Berry.

Mr. Grinch	Yes
Ms. Klemack-McGraw	Yes
Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Albright	Yes

7. Resolution CR -33-10 (Appoint the Loan Review Committee for the Town Center Loan Program) was given its reading and public hearing and Mr. Bennett moved it be approved; seconded by Ms. Klemack-McGraw.

Ms. Klemack-McGraw	Yes
Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Albright	Yes
Mr. Grinch	Yes

The Chair recognized Ms. Albright, Chairman of Safety, for discussion and voting under said Committee.

1. Ordinance C-24-10 (Amend Various Sections of Part 11 of the Codified Ordinances of Grove City, Ohio titled Planning and Zoning) was given its second reading and public hearing.

Mr. Honsey explained that this was delayed when questions rose over the fairness of the billing system for developers. He said the Law Director sent a letter to address those concerns and hopes they have been satisfied.

Mr. Boso, Dir. Of Dev., explained that with all new development plans, there is engineering review required. This system is used by other local communities and he believes that it will be a good system for the community and the developers to provide an estimate of the fees for each review and inspection.

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

Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Albright	Yes
Mr. Grinch	Yes
Ms. Klemack-McGraw	Yes

The Chair recognized Mr. Grinch, Chairman of Service, for discussion and voting under said Committee.

1. Resolution CR-28-10 (Expressing Interest in Implementing a Bio-Preferred Purchasing Policy) was given its reading and public hearing.

Ms. Jamie Butts, Executive Director of the Ohio Soy Bean Association, voiced support for this resolution. She said it helps promote jobs, protect the environment and reduce dependency on foreign oil. This has support from many citizens in the U.S. She said the State of Ohio has already approved such a resolution, through SB31. She said this is a win, win, win for consumers, the environment and the farmers.

Mr. Roy Hurd, staff representative for AFSCME Council #8, concurred with Mr. Wayslik's statements. He thanked Council for their anticipated approval.

Mayor Stage commented that he feels very good about this contract, as well as the Police contract.

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

Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Albright	Yes
Mr. Grinch	Yes
Ms. Klemack-McGraw	Yes

3. Ordinance C-35-10 (Appropriate \$3,100,600.00 from the Water Fund for the Current Expense of Constructing the Big Run/Fryer Park Water Tank and declaring an emergency) was given its first reading.

Mr. Honsey, City Admin., explained that they are requesting an emergency due to the 6-8 month delay in getting the steel. Every week is valuable time to get this underway before the weather prohibit construction.

There being no additional questions or comments, Mr. Bennett moved that the Rules of Council be suspended and the Waiting Period waived; seconded by Ms. Albright.

Mr. Bennett	Yes
Ms. Albright	Yes
Mr. Grinch	Yes
Ms. Klemack-McGraw	Yes
Mr. Berry	Yes

Mr. Bennett moved it be approved as an emergency; seconded by Ms. Klemack-McGraw.

Ms. Albright	Yes
Mr. Grinch	Yes
Ms. Klemack-McGraw	Yes
Mr. Berry	Yes
Mr. Bennett	Yes

4. Ordinance C-36-10 (Appropriate \$47,030.00 from the Street Maintenance Fund for the Current Expense of the Traffic Signal Upgrade project) was given its first reading. Second reading and public hearing will be held on 6/21/10.
5. Ordinance C-37-10 (Appropriate \$48,430.00 from the General Fund for the Current Expense of Engineering the Green Frame/Town Center Improvements) was given its first reading. Second reading and public hearing will be held on 6/21/10.
6. Ordinance C-38-10 (Appropriate \$50,000.00 from the General Fund for the Current Expense of the Town Center Commercial Revitalization Grant Program) was given its first reading. Second reading and public hearing will be held on 6/21/10.

Mayor Stage noted that we were the first community in Central Ohio to require that our recycle bins be made of recycled material. He said we are very conscientious and understand this direction.

Ms. Albright asked how many jobs in Ohio are in the soy bean industry. Ms. Butts said there are 26,000 farmers and then there are many economic jobs that extend beyond that – such as the animal agricultural industry, which has about 47,000 jobs. She passed out some samples to Council and listed many items that are now made with soy.

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

Mr. Bennett	Yes
Ms. Albright	Yes
Mr. Grinch	Yes
Ms. Klemack-McGraw	Yes
Mr. Berry	Yes

The Chair recognized Ms. Klemack-McGraw, Chairman of Lands, for discussion and voting under said Committee.

1. Ordinance C-39-10 (Change the Name of Lake Louise Court to Lake Louise Drive located in Concord Lakes, Section 2) was given its first reading. Second reading and public hearing will be held on 6/21/10.
2. Ordinance C-40-10 (Approve a Special Use Permit for a Drive-Thru Facility for China Bell Restaurant located at 1947 Stringtown Road) was given its first reading. Second reading and public hearing will be held on 6/21/10.
3. Resolution CR-29-10 (Approve the Development Plan for China Bell Restaurant Remodeling located at 1947 Stringtown Road) was given its reading and public hearing.

Mr. Gary Shyu, owner, explained the desired exterior upgrades and offered to answer any questions. Ms. Klemack-McGraw reviewed the two stipulations from Planning Commission, which Mr. Shyu agreed to.

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

Ms. Albright	Yes
Mr. Grinch	Yes
Ms. Klemack-McGraw	Yes
Mr. Berry	Yes
Mr. Bennett	Yes

4. Resolution CR-30-10 (Approve the Development Plan for Enterprise Rent-A-Car Wash Bay Addition located at 3521 Broadway) was given its reading and public hearing.

Ms. Jennifer Hendrick, Enterprise representative, explained that it no longer makes sense to take cars to another location to wash cars anymore. They would like to add a wash bay that will match the brick building. They would also be changing the green color to beige. Mr. Bennett asked if this would add any additional employees. Ms. Hendrick said probably not.

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

Mr. Grinch	Yes
Ms. Klemack-McGraw	Yes
Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Albright	Yes

- 5. Resolution CR-31-10 (Approve a Sign Request for Pinkalicious located at 4048 Broadway in the Historical Preservation Area) was given its reading and public hearing and Ms. Klemack-McGraw moved it be approved; seconded by Ms. Albright.

Ms. Klemack-McGraw	Yes
Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Albright	Yes
Mr. Grinch	Yes

- 6. Resolution CR-32-10 (Waive certain provisions of Sec. 1135.14(A)(5) titled Submission Procedures for the Village at Gantz Meadows located at 2066 & 2080 Home Road) was given its reading and public hearing.

Ms. Jill Tangeman, attorney for petitioner, said the site was rezoned for ranch style condos in 2006 and the developer has done everything but turn dirt. Unfortunately, when they were ready to begin construction, the economy went down. They now need to obtain financing before starting this project. They still believe this is the right project for the site, but want to make sure they have buyers before they begin construction.

Mayor Stage said the Administration likes the fact of this retaining a condo site and is to our best interest. Mr. Berry asked if any code changes or anything else in our planning has changed that would warrant a review of this project. Mr. Boso, Dev. Dir., showed a picture of the area. He said the condo project was a good fit for the area.

Ms. Klemack-McGraw said, for her, this is there last shot and hopes they get this under construction in the coming year.

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

Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Albright	Yes
Mr. Grinch	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. Chris Trisch, resident, announced that Sunny 95 is hosting a block party in the Creekside subdivision tomorrow and invited Council & the Mayor to attend.

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

1. Mayor Stage submitted the Mayor's Monthly Report and Mr. Berry moved to accept same; seconded by Ms. Klemack-McGraw.

Mr. Bennett	Yes
Ms. Albright	Yes
Mr. Grinch	Yes
Ms. Klemack-McGraw	Yes
Mr. Berry	Yes

He then announced that they are providing Council the Tax Budget tonight. He then stated that they are going through the numbers for the Fryer Park Pavilion. He also acknowledged the GCHS Girls Softball Team for coming in 2nd in the State this past Saturday. He said further recognition for them will come later.

2. Mr. Keller, Consulting Engineer, provided a review and some action items for the Town Center Plan. Ms. Linda Menerey, Sr. Planner, went through a Power Point Presentation reviewing the 20 year history of the redevelopment of the Town Center and some action for moving forward with the Green Frame strategy.

Mr. Honsey said they want to be serious in obtaining public input and they will be out and about asking questions. He said they want to design something alongside the residents and not impose something on them.

3. Ms. Reichard, Safety Dir., announced that on June 14, White Rd. will close for 60 days.
4. After additional comments from Council and Administrative staff members, a motion to adjourn was approved by unanimous consent.

Council adjourned at 8:08 p.m.



Tami K. Kelly, MMC
Clerk of Council

Ted A. Berry
President