

CITY OF GROVE CITY, OHIO
COUNCIL MINUTES

August 17, 2015

Regular Meeting

The regular meeting of Council was called to order by President Berry at 7:00 p.m. in the Council Chambers, City Hall, 4035 Broadway.

After a moment of silent prayer and the Pledge of Allegiance, roll was called and the following members were present:

Jeff Davis Ted Berry Steve Bennett Laura Lanese

1. Mr. Berry moved to excuse Ms. Klemack-McGraw; seconded by Ms. Lanese.

Mr. Davis	Yes
Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Lanese	Yes

2. Mr. Berry moved to dispense with the reading of the minutes from the previous regular meeting and approve as written; seconded by MS. Lanese.

Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Lanese	Yes
Mr. Davis	Yes

3. President Berry recognized Mayor Stage who presented a Proclamation to Mr. Alex Homan, Government Relations & Advocacy Coordinator for the Mid-Ohio Food Bank, for Hunger Awareness Week. Mr. Homan expressed appreciation to the Mayor and Council for recognizing this Week. He said they supplied 58.3 million pounds of food last year over 20 Counties. He thanked everyone for wearing orange and encouraged all to wear orange on 9/3 for National Go Orange Day.

4. 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-42-15 (Declare the Improvement of certain parcels of Real Property to be a Public Purpose and Exempt from Taxation; Providing for the Collection and Deposit of Service Payments; and Specifying the purposes for which the Service Payments may be expended) was given its second reading and public hearing.

Mr. Turner, Dir. of Finance, explained that this will exempt the parcels behind City Hall from paying tax; it will require service payments to be paid in lieu of taxes; it will create the TIF Fund; and allow the City Administrator to enter into a revenue sharing agreement with the Schools.

Mr. Boso noted that Pizzuti will be paying a minimum of \$335,500.00 per year for the debt service. Anything above that will be shared with the School District from year 1 - 25. After that, taxes will flow as they would have.

Mayor Stage commented that the School Board voted 5-0 in favor of this at their last meeting. He said this property is already in a 15 year tax abated area. They did research on TIF's in other communities and Mr. Boso shared examples of the City of Dublin who has 40 different TIF's; Hilliard has 37 different TIF areas; and Grove City has 4.

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

Mr. Bennett	Yes
Ms. Lanese	Yes
Mr. Davis	Yes
Mr. Berry	Yes

2. Ordinance C-48-15 (Appropriate \$25,000.00 from the General Fund for the Current Expense of Demolition and Nuisance Abatement for the Property located at 3909 Curtis Ave.) was given its second reading and public hearing.

Ms. Lanese asked how often this occurs. Mr. Boso, Chief Building & Zoning Official, explained that in the 24 years he has been here, it is only the second time. He said this property has been a property maintenance issue. The owner has been deceased for a number of years. They tried to work with the Estate to try do get a renovation done, but it is so bad now that the best thing to do is take it down. He said the cost would be assessed to the property.

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

Ms. Lanese	Yes
Mr. Davis	Yes
Mr. Berry	Yes
Mr. Bennett	Yes

3. Ordinance C-49-15 (Authorize an Assessment for a Portion of the Orders Road Trunk Sanitary Sewer in the amount of \$164,400.00) was given its second reading and public hearing.

Mr. Smith explained that a sewer line will be extended across private property to Fryer Park. The three property owners affected have given the City an easement and kick in money for the cost of it. They have asked that this be assessed to the property.

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

Mr. Davis	Yes
Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Lanese	Yes

4. Ordinance C-50-15 (Amend Ordinance C-02-03 to Increase the Annual Salary of the Mayor of the City) was given its second reading and public hearing.

Mr. Berry noted that Ms. Klemack- McGraw has a personal family tragedy and sent an email requesting this item be postponed to Monday, Aug. 24. He moved to postpone C-50-15 to Aug. 24; seconded by Mr. Bennett.

Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Lanese	No
Mr. Davis	No

Mr. Davis commented that he doesn't have any objection voting on the Mayor's issue tonight, and is willing to do that if it is so decided. However, he had a conversation with Ms. Klemack-McGraw about the ordinance to provide a salary increase for Council. Mr. Bennett said he doesn't understand what the difference is between the two. Mr. Davis said he is wide open and would do as they wish, but feels the can stand on their own and don't have to be a package. He said his conversation with Ms. Klemack-McGraw had to do with Council's salary. He said there might be merit to that, but proposed it be postponed to December. This would delay the effectiveness in the next election cycle, rather than taking effect in January 2016.

Mr. Berry said he feels there is value to having discussion with all five Council Members and that is why he moved for postponement to next Monday, so all members of Council could be present to discuss these two ordinances. Mr. Davis said he did not discuss the Mayor's increase with Ms. Klemack-McGraw, but did about Council.

Mr. Berry asked Mr. Smith, Dir. of Law, what State Law stipulates about these pay raises. Mr. Smith stated that these would be considered interim pay raises and that is not permitted. He said by Charter, any raises for the next term must be approved and published 60 days prior to the election. In this case, it would have to be passed and published by 9/3/15. These raises will only be for those elected and starting their terms in January, 2016.

Mr. Boso City Admin., said he was the author of these ordinances. During his 40 years of service, there has always been discussion about the elected official's salaries and what is fair. He said these amounts are not too much to ask for either position. He said there have been changes in PERS eligibility and certainly believes they should make more than that. When you look at other communities, it is somewhat difficult, but if you look at a Township Trustee – they make \$20,569.00 per year plus medical insurance. He said he doesn't think anyone can criticize these salary amounts. He said he did not discuss this with the Mayor before putting them on the Agenda. He urged Council to approve both of these.

Mr. Davis said he has 27 years with the State of Ohio. He believes he would benefit the most and doesn't want to vote on something that smacks of self interest. He said he offered a compromise to vote on the Council salary in December. If they want to do these salaries in a package, then the Mayor's salary would not take effect until later either.

Mr. Berry said we have to look at this not as individual members. City Council is an institution. They have to do what is good for the Body, the incoming members, and the City. Council is to legislate for the City, not put personal things in front of themselves. He said if they are going to do one salary, they should do both.

Ms. Lanese said Mr. Davis is not talking about not voting on this, it is just a matter of timing. She commented that as another Member who could benefit from it immediately, it does become more of a personal issue. She said while she would love to extend professional courtesy to Ms. Klemack-McGraw, she doesn't believe this should be voted on at a special meeting. She feels it should be done at a regular meeting for the interest of the public. She said it could even be postponed to September.

Mr. Bennett noted that whoever gets elected next time to serve on the Council body would not have to accept the increase in salary. They could donate it or work for free. There are options. He said if this is delayed to December, it is conveniently after the election. If we are being transparent, then it should be considered responsibly. There are smaller communities making higher salaries and doing less work.

Ms. Lanese asked when this has come up since 2003. Mayor Stage said the way the salary got increased last time was when he was sitting in Chuck's seat and he told Council then that there is no ideal time.

Mr. Berry stated that he brought this up a few years ago and Council Members were asked about it and didn't feel it was the right time. He again stated that no one on the dais would get the increase. This should be considered for what is best for the City and the future of the Council and Mayor's office. He asked Ms. Kelly, Clerk of Council, to share the history of salary increases. Ms. Kelly explained that the last increase was introduced by Mr. Eversman. When PERS made a change to their benefits, she sent out an e-mail to Council explaining those changes and noting that if they did not increase the salary for the next Council, the salary would be too low for PERS to recognize them as being 100% vested in their benefit system; a year or so ago, she did research for Mr. Berry and shared that salary information with Council and the Mayor. She reiterated that the Charter is set up specifically to make sure that the existing Council does not vote in a raise for themselves.

Additional comments were reiterated by Council Members voicing their opinions on these salary increases.

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

Mr. Bennett	Yes
Ms. Lanese	No
Mr. Davis	Yes
Mr. Berry	Yes

5. Ordinance C-51-15 (Amend Section 121.01(a) of the Codified Ordinances titled Council Salary) was given its second reading and public hearing.

Mr. Davis moved it be postponed to 12/7/15; seconded by Ms. Lanese.

Ms. Lanese	No
Mr. Davis	No
Mr. Berry	Yes
Mr. Bennett	Yes

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

Mr. Davis	No
Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Lanese	No

6. Ordinance C-52-15 (Appropriate \$100,000.00 from the General Fund for the Current Expense of the Construction of the Buckeye Ranch "Gates of Hope") was given its second reading and public hearing.

Mr. Berry explained that he is working with the Buckeye Ranch and requested this ordinance be withdrawn at this time; seconded by Mr. Bennett.

Mr. Berry	Yes
Mr. Bennett	Yes
Ms. Lanese	Yes
Mr. Davis	Yes

7. Ordinance C-53-15 (Provide for the Issuance and Sale of Bonds in the Maximum Principal Amount of \$5,200,000.00 for the purpose of paying the costs of providing for the Construction of a Multi-Family Housing Complex and providing for all related site improvements, together with all necessary appurtenances thereto, all in support of Economic Development, Creating or Preserving Jobs and

Employment Opportunities and Providing Housing within the City) was given its first reading. Second reading and public hearing will be held on 9/8/15.

Ordinance C-54-15 (Appropriate \$4,400,000.00 from the General Fund for the Current Expense of entering into a Development Agreement with Pizzuti) was given its first reading. Second reading and public hearing will be held on 9/8/15.

The Chair recognized Mr. Davis, Chairman of Safety, for discussion and voting under said Committee.

1. Ordinance C-55-15 (Amend Various Sections of Chapter 1101 of the Codified Ordinances titled Development Standards) was given its first reading. Second reading and public hearing will be held on 9/8/15.

The Chair recognized Ms. Lanese, Chairman of Service, for discussion and voting under said Committee.

1. Ordinance C-56-15 (Amend Part 9 of the Codified Ordinances and Enact Title 7 titled Stormwater) was given its first reading. Second reading and public hearing will be held on 9/8/15.

The Chair recognized Mr. Bennett, in the absence of Ms. Klemack-McGraw, Chairman of Lands, for discussion and voting under said Committee.

1. Ordinance C-57-15 (Approve the Plat of Claybrook Crossing, Section 6, Part 1) was given its first reading. Second reading and public hearing will be held on 9/8/15.

Ordinance C-58-15 (Approve the Plat of Margie's Cove, Section 2, Part 2) was given its first reading. Second reading and public hearing will be held on 9/8/15.

3. Ordinance C-59-15 (Approve the Rezoning of 97.81 acres located south and west of Marlane Dr. from R-2, SD-3, & SD-4 to IND-1) was given its first reading. Second reading and public hearing will be held on 9/21/15.
4. Resolution CR-49-15 (Approve the Development Plan for London Place located on the northwest corner of S.R. 665 and Summit Way) was given its reading and public hearing.

Mr. Rausch, Dir. of Dev; stated that three special use permits have already been approved for two outdoor seating spaces and a drive-thru. Mr. Bennett asked if there are any tenants. Mr. Rausch said it is all speculative right now. The ingress/egress was reviewed showing both access points.

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

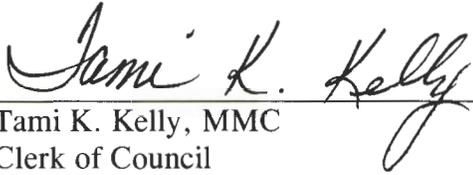
Mr. Bennett	Yes
Ms. Lanese	Yes
Mr. Davis	Yes
Mr. Berry	Yes

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

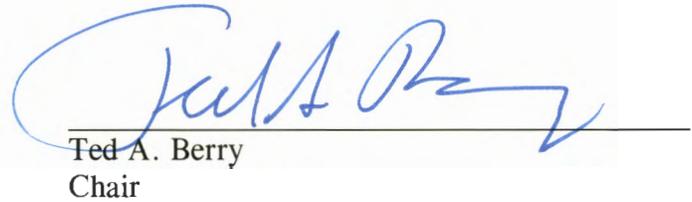
The Chair recognized members of Administration and Council for closing comments.

1. Mayor Stage reminded everyone about the Eco Fest this Saturday and all the event happenings, including a bike ride with the Mayor. He reported on prior events and the upcoming community survey. He also announced the retirement of Police Chief Robinette on 8/28/15. He said we are losing a good one and wished him well.
2. President Berry announced that the next regular meeting of Council would be held on Tuesday, Sept. 08, 2015 in observance of Labor Day. All Council Members and staff expressed best wishes to Chief Steve Robinette on his upcoming retirement.
3. After comments from Council and Administrative staff members, a motion to adjourn was approved by unanimous consent.

Council adjourned at 8:07 p.m.



Tami K. Kelly, MMC
Clerk of Council



Ted A. Berry
Chair