

CITY OF GROVE CITY, OHIO
COUNCIL MINUTES

November 05, 2007

Regular Meeting

The regular meeting of Council was called to order by President Lester at 8:04 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 Rich Lester Richard Stage Ted Berry

1. Mr. Stage moved to dispense with the reading of the minutes from the previous two meetings and approve as written; seconded by Mr. Corbin.

Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Lester	Yes
Mr. Stage	Yes
Mr. Berry	Yes

2. President Lester recognized Mayor Grossman who administered the Oath of Office to Chief of Police, Joe Wise. She then introduced the Grove City Girls Club for the Arts-in-the-Alley Community Parade Awards: Grand Marshall - G.C. Church of the Nazarene; Mayor's Award - Keep Grove City Beautiful; and People's Choice - G.C. Class of 1962. Finally she recognized Colonel Jim Pfaff, Air National Guard, who gave a slide presentation about Rickenbacker Air Force Base and all the benefits this facility offers to the surrounding communities.
3. President Lester read the agenda items and they were approved by unanimous consent.

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

1. Ordinance C-86-07 (Appropriate \$27,140.00 from the Community Environment Tree Fund for the Current Expense of Tree Installation) was given its second reading and public hearing and Mr. Stage moved it be approved; seconded by Ms. Klemack-McGraw.

Ms. Klemack-McGraw	Yes
Mr. Lester	Yes
Mr. Stage	Yes
Mr. Berry	Yes
Mr. Corbin	Yes

2. Ordinance C-88-07 (Approve a Then & Now Certificate for the payment of \$7,049.86 to Hockaden & Associates for Engineering Services and to declare an emergency) was given its first reading.

Dr. Whitney, Dir. of Finance, explained that this occurs when an invoice appears before a P.O. is opened. He said they have procedures in place to deter this from happening.

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

Mr. Lester	Yes
Mr. Stage	Yes
Mr. Berry	Yes
Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes

Mr. Stage moved it be approved as an emergency measure; seconded by President Lester.

Mr. Stage	Yes
Mr. Berry	Yes
Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Lester	Yes

- Ordinance C-89-07 (Appropriate \$152,000.00 from the General Fund for the Current Expense of the City Hall Renovation Project - Phase II) was given its first reading. Second reading and public hearing will be held on 11/19/07.
- Ordinance C-90-07 (Amend Section 161.10 of the Codified Ordinances titled Compensation Plan; Employees and Officers) was given its first reading. Second reading and public hearing will be held on 11/19/07.

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

- Ordinance C-87-07 (Amend Section 1103.05(a)14 of the Codified Ordinances titled Street Lighting Requirements, Mailboxes and Fire Hydrants) was given its second reading and public hearing.

Mr. Darryl Hughes, Dir. of Service, explained that rather than providing the actual light fixture, this would require the Developer to pay a fee so that the correct light fixtures can be purchased when needed.

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

Mr. Berry	Yes
Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Lester	Yes
Mr. Stage	Yes

- Ordinance C-91-07 (Authorize the Charitable Solicitations Board to Issue a Permit to Charity Newsies per Section 371.06(b)2 of the Codified Ordinances and to declare an emergency) was given its first reading.

Mr. Patrick O'Reilly, President of Charity Newsies, expressed appreciation for Council's consideration of an emergency measure. He said they usually apply in September. This year's solicitation date is in December and the money received usually clothes more than 14,000 children.

There being no additional questions or comments, Ms. Klemack-McGraw moved that the Rules of Council be suspended and the Waiting Period waived; seconded by President Lester.

Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Lester	Yes
Mr. Stage	Yes
Mr. Berry	Yes

Ms. Klemack-McGraw moved it be approved as an emergency measure; seconded by President Lester.

Ms. Klemack-McGraw	Yes
Mr. Lester	Yes
Mr. Stage	Yes
Mr. Berry	Yes
Mr. Corbin	Yes

3. Resolution CR-56-07 (Authorize City Admin. 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 reading and public hearing.

Mr. Dan Guttman, attorney for City, introduced Mr. Gary Cotton, AFSCME President. Mr. Guttman said this contract comes up every three years. They have a wonderful relationship with AFSCME. He said this proposal serves the Mechanics, Street Dept., Sewer Dept., and some clerical positions in the Building Div. He explained that there is a new promotion system that supersedes a seniority system; there will be a uniform Service rather than an allowance to purchase uniforms; a new tobacco policy will be instituted; and an employee can accrue vacation/sick time at the same rate as he was receiving if coming from another city.

Mr. Cotton commented that they too, feel as though they have a good working relationship with the city and believe this is a good contract.

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

Mr. Lester	Yes
Mr. Stage	Yes
Mr. Berry	Yes
Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes

The Chair recognized Mr. Berry, Chair of Service Committee, for discussion and voting of legislative agenda items under said committee.

1. Resolution CR-57-07 (Dedicate a portion of Certain Parcels of Real Estate for public use as a right-of-way) was given its reading and public hearing.

Mr. Berry indicated that this was a clean-up measure & Mr. Elliott, Dir. of Law, agreed.

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

Mr. Stage	Yes
Mr. Berry	Yes
Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Lester	Yes

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

1. Ordinance C-61-07 (Approve the Annexation of 1.125 acres located at the southeast corner of State Route 665 and Hoover Road) was given its second reading and public hearing and at the written request of the petitioner's agent, Mr. Corbin moved it be withdrawn; seconded by President Lester.

Mr. Stage	Yes
Mr. Berry	Yes
Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Lester	Yes

2. Ordinance C-83-07 (Approve the Rezoning of 2983 London-Groveport Road from R-1 to C-2) was given its second reading and public hearing.

Ms. Darlene Murphy, petitioner, was present and requested approval. Mr. Stage asked if a development plan would come through on this. Mr. Chuck Boso, Dir. of Dev., stated that any improvements would be handled through a Certificate of Appropriateness. He did indicate that the deed restrictions on the property prohibit any parking in front of the home and his office has been working with the owner's to facilitate all parking in the rear.

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

Mr. Stage	Yes
Mr. Berry	Yes
Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Lester	Yes

3. Ordinance C-85-07 (Approve a Special Use Permit for Outdoor Seating for Parker's Tavern located at 3998 Broadway) was given its second reading and public hearing.

Mr. & Mrs. Parker, petitioners, were present to answer any questions and requested approval. Mr. Corbin asked that they work with the City to address the dumpster. The Parker's said they would work with the City to address this. Mr. Stage stated that he believes their dumpster sits two feet (2') on City property. He said he would like a formal Letter of Agreement between them and the City. The Parker's agreed and Mr. Hughes, Dir. of Service, said he would draw something up.

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

Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Lester	Yes
Mr. Stage	Yes
Mr. Berry	Yes

4. Ordinance C-92-07 (Approve a Special Use Permit for a U-Haul Truck Rental service for Grove City Marathon located at 4441 Broadway) was given its first reading. Second reading and public hearing will be held on 11/19/07.
5. Ordinance C-93-07 (Approve A Special Use Permit for Drive-Thru windows for Chase Bank located at 1571 Stringtown Road) was given its first reading. Second reading and public hearing will be held on 11/19/07.
6. Ordinance C-94-07 (Approve the Rezoning of 3755 Broadway from IND-2 to R-2) was given its first reading. Second reading and public hearing will be held on 12/17/07.
7. Resolution CR-58-07 (Approve the Development Plan for KC Life Southwest Blvd. Distribution Center located South of Southwest Blvd. & West of CSX Railroad Tracks) was given its reading and public hearing.

Mr. Greg Galvin, Dir. of Dev. for KC Life, explained that this is a speculative distribution center. He showed a drawing of the building and said it does sit close to Southwest Blvd. with all truck docks and retention at the rear of the building. He also showed a color rendering. He said while they agree with Staff recommendations, they do ask Council to consider removing the lighted fountain in the pond, as requested by Planning Commission; as well as the screening of mechanicals along the rear of the building. He also asked that they be allowed to pay a fee for sidewalks rather than install it, since there are no sidewalks east or west of the property.

Mayor Grossman pointed out that there are sidewalks east of the property, in front of CVS, and would not like to defer the installation of sidewalks. She said it is a very busy road and we need to be progressive.

Mr. Berry asked Ms. Conrad, Dir. of Parks & Rec., what the plans are for a bike trail along this road. Ms. Conrad indicated that they do have long term plans for a bike trail that is off the road and the full length of Southwest Blvd. in this area. Mr. Galvin said if there is a way to consolidate the sidewalk and bike trail into some type of asphalt trail, he is willing to work with the city on this. Mr. Stage asked how wide a sidewalk is. It was indicated that Code requires a sidewalk to be four feet (4') wide. Mr. Stage said he hates to negotiate on the floor, but he would take the money for an 8 to 10' bike path over a 4' sidewalk any day of the week. Mr. Corbin asked Council if they would be in favor of money over the installation of a sidewalk. Mr. Stage voiced his agreement.

In reviewing the requests of Mr. Galvin, it was determined that the stipulation of Planning Commission regarding the parapet wall for screening mechanical units took care of Mr. Galvin's concern.

President Lester moved that Section 1 be amended to read, in part: . . . *except for Stipulation #1 and the following stipulations: 1. An aeration system shall be placed in the retention pond; 2. The Developer will provide the City with sufficient funds to construct a minimum 8' bike path in lieu of the 4' sidewalk;* seconded by Mr. Berry.

Ms. Klemack-McGraw	Yes
Mr. Lester	Yes
Mr. Stage	Yes
Mr. Berry	Yes
Mr. Corbin	Yes

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

Mr. Lester	Yes
Mr. Stage	Yes
Mr. Berry	Yes
Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes

8. Resolution CR-59-07 (Approve the Development Plan for Chase Bank located at 1571 Stringtown Road) was given its reading and public hearing.

Mr. Dave Youse, Chase Bank, was present to answer any questions. Mr. Corbin reviewed the seven stipulations set by Planning Commission, which Mr. Youse agreed to.

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

Mr. Stage	Yes
Mr. Berry	Yes
Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Lester	Yes

9. Resolution CR-60-07 (Approve an Amendment to the Development for the Cottages At Pinnacle) was given its reading and public hearing.

Mr. Robert Sheppard, architect, was present to answer any questions. Mr. Stage asked what was actually being changed. Mr. Sheppard explained that they are changing two buildings from a Townhouse unit to the Garden House unit.

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

Mr. Berry	Yes
Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Lester	Yes
Mr. Stage	Yes

10. Resolution CR-61-07 (Municipal Services that can be provided to a 0.65 acre tract located at 3174 Ventura Blvd. upon its Annexation to the City of Grove City, Ohio) was given its reading and public hearing and Mr. Corbin moved it be approved; seconded by Mr. Stage.

Mr. Corbin	Yes
Ms. Klemack-McGraw	Yes
Mr. Lester	Yes
Mr. Stage	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.

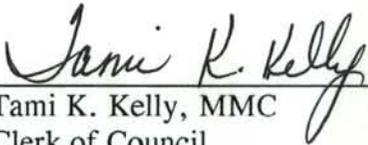
1. The Mayor submitted the Mayor's Monthly Report and President Lester moved to accept same; seconded by Ms. Klemack McGraw.

Ms. Klemack-McGraw	Yes
Mr. Lester	Yes
Mr. Stage	Yes
Mr. Berry	Yes
Mr. Corbin	Yes

In closing, the Mayor congratulated Chief Joe Wise. She thanked Colonel Pfaff for his presentation. She reminded everyone of Veteran's Day and asked that everyone make time to honor all the veterans. She recognized Ms. Kim Conrad and the Parks & Rec. Dept for an Award of Excellence they received from Youth Services. She read a letter of resignation from Tom Kulp, Dir. of Safety, effective 12/31/07.

2. After additional comments from Council and other Administrative staff members, a motion to adjourn was approved by unanimous consent.

Council adjourned at 9:15 p.m.



Tami K. Kelly, MMC
Clerk of Council



Richard D. Lester
President