

CITY OF GROVE CITY, OHIO  
COUNCIL MINUTES

December 06, 2004

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    Bob Hatley    Bill Saxton    Maria Klemack    Vaughn Radi*

1. 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

2. The Chair recognized Mayor Grossman who recognized Mr. Kyle Blumenstock who was injured in Falluja, Iraq, and has returned from the War. He explained that his assignment was to seek and destroy IED's (home made bombs). Upon encountering one, it was armed with a remote control device, his partner and two other soldiers were killed and he was hit and injured and lost part of his hearing. He will be stationed at Camp Pendleton for the remainder of his time in the military. He is scheduled to receive a purple heart. The Mayor and Council expressed their appreciation for the sacrifice Kyle has made for our Country. The Mayor gave him a Grove City Sweatshirt. She then administered the Oath of Office to Mr. Darryl Hughes, as Assistant Service Director.
3. The Chair read the agenda items and they were approved by unanimous consent.

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

1. Ordinance C-100-04 (Appropriate \$2,200.00 from the Drug Enforcement Fund for Current Expenses) was given its second reading and public hearing and Mr. Hatley 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-107-04 (Amend Section 191.07(b) of the Codified Ordinances titled Collection at Source) was given its first reading.

Mr. Behlen, Dir. of Finance, explained that the City adopted a Mandatory Filing program for Income Tax and 191.07(b) needs to be amended to accommodate this program. He explained that this needs to be implemented immediately for the program to begin in the 2004 Tax Year. There have been some additional changes to State Code that they have been waiting to get an answer on, and wanted to bring

all the changes at one time. Unfortunately, they are still waiting on a response and this portion can't wait any longer. He expressed his appreciation for Council's consideration of this matter.

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

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

Mr. Hatley moved it be approved as an emergency measure; seconded by President Saxton.

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

3. Ordinance C-108-04 (Appropriate \$24,000.00 from the General Fund for the Current Expense of the Big Splash operations) was given its first reading. Second reading and public hearing will be held on December 20, 2004.
4. Ordinance C-109-04 (Appropriate \$24,000.00 from the Big Splash Fund for the Current Expense of pool operations) was given its first reading. Second reading and public hearing will be held on December 20, 2004.
5. Ordinance C-110-04 (Appropriate \$10,000.00 from the Senior Nutrition Fund for Current Expenses) was given its first reading. Second reading and public hearing will be held on December 20, 2004.
6. Ordinance C-111-04 (Appropriate \$1,521.69 from the Convention Bureau Fund for Current Expenses) was given its first reading. Second reading and public hearing will be held on December 20, 2004.
7. Ordinance C-112-04 (Appropriate \$7,144.86 from the General Fund for the Current Expense of Vehicle Repair) was given its first reading. Second reading and public hearing will be held on December 20, 2004.

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

1. Ordinance C-103-04 (Amend Section 725.07(a) of the Codified Ordinances titled Container Regulations) was given its second reading and public hearing.

Mr. Clark, Dir. of Law, explained that there is a conflict between the business regulations of the Code and the Criminal section. This change will make both read "twenty-four hours".

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

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

2. Ordinance C-104-04 (Repeal and Replace Chapter 1331 of the Codified Ordinances titled Plumbing Code) was given its second reading and public hearing.

Mr. Mike Boso, Chief Bldg. & Zoning Official, explained that this updates our Plumbing Code and prepares for the Building Division to take over plumbing inspections in the coming year.

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

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

3. Ordinance C-113-04 (Amend Section 1136.09(b)4 titled Street Tree Requirements) was given its first reading. Second reading and public hearing will be held on December 20, 2004.

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

1. Ordinance C-98-04 (Authorize the Approval of a Pre-annexation Agreement with Certain Owners of 4.486 acres located at 2050 Holton Road) was given its second reading and at the written request of the petitioner's agent, Mr. Lester moved it be withdrawn; seconded by President Saxton.

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

2. Ordinance C-105-04 (Approve the Plat for Pinnacle Club, Section 2, Part 1, located south of White Road) was given its second reading and public hearing.

Mr. Jeff Miller, EMH&T, was present and requested that the 30-day referendum period be waived and this be approved as an emergency so that construction could begin within this year's construction season.

There being no additional questions or comments, Mr. Lester moved that the Rules of Council be suspended and the waiting period waived; seconded by Mr. Hatley.

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

Mr. Lester moved it be approved as an emergency measure; seconded by Ms. Klemack.

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

- Ordinance C-106-04 (Approve the Plat for Pinnacle Club, Section 2, Part 2, located south of White Road) 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

- Resolution CR-82-04 (Amend the Development Plan for Parkway Centre South to allow for Additional Signage for Charter One Bank, located at 1693 Stringtown Road) was given its reading and public hearing.

Mr. Brad Rhodes, representing Charter One Bank, was present. He explained that there was a split vote at Planning Commission and after speaking with Mr. Saxton, he did receive a letter from Wal-Mart indicating that there would be a request for one more sign, of similar size, for this store. He stated that Charter One came into the picture after the PUD Development was approved and there was not chance to bring signage for this facility to the table. *Mr. Hatley* asked how many other locations Charter One had inside Wal-Mart stores. Mr. Rhodes said about 47. Mr. Hatley asked how many of those had exterior signs. Mr. Rhodes said he believed that all but one (1) had exterior signs. *Mr. Radi* asked the Development Director, Chuck Boso, to explain the existing signage package allowed for Wal-Mart and the rest of the Centre. Mr. Boso explained that the City has a Sign Code that all businesses live by, except when it comes to a PUD development and this is a negotiation point. Wal-Mart was approved for 909 sq. ft. of signage. The rest of the Centre received 2,000± sq. ft. The additional signage requested by Charter One only increases Wal-Mart's square footage by 2%. He also commented that this is the first they have heard of another sign, but that request would have to go through the same process to receive approval.

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

Mr. Lester	Yes
Mr. Hatley	No
Mr. Saxton	Yes
Ms. Klemack	Yes
Mr. Radi	Yes

5. Resolution CR-86-04 (Approve a Certificate of Appropriateness for Exterior Renovations to All Occasions, Inc. located at 4034 Broadway in the Historical Preservation Area) was given its reading and public hearing.

Ms. Joni Johnston, representing All Occasions, Inc., was present. *President Saxton* voiced his concern over the awnings being patched and the material not matching. He requested that the petitioner replace the awnings instead. He said the City has a Grant Program that could provide them, up to a maximum of \$1,000.00 for their exterior improvements. Ms. Johnston stated that new awnings would cost \$10,000.00 and patching would only be \$1,600.00. *Mr. Radi* asked where the patching would occur. Ms. Johnston said it is along the rear of the awning, around the frame, where the old sign use to be. She said they have looked at swatches and it will match as close as possible. *Mr. Hatley* asked what happens if the patching is obviously different. *Mr. Mike Boso* stated that if it doesn't match, it would need to be redone until it did, or they would be in violation of the Resolution. Council stressed the fact to Ms. Johnston that the patching would have to match.

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

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

6. Resolution CR-88-04 (Approve the Development Plan for Medical Buildings at Buckeye Grove located on Out lot "B" of the Buckeye Grove Shopping Center) was given its reading and public hearing.

Mr. Tom Schifer, representing the petitioner, presented revised drawings for the east elevation of the building. Mr. Lester asked if it took care of some of the 13 stipulations set by Planning Commission. Mr. Schifer said yes. It now shows the dormers, faux windows and brick on the center "bump out". President Saxton said he thought Planning Commission wanted the entire elevation brick. Mr. Schifer said they had requested not bricking the center section and the Resolution requires that brick be placed there. Also, the Zoning Text for the Center allows for 30% to be "other" material. President Saxton asked if we had to go along with that. Mr. Clark said yes. Mr. Hatley commented that stipulation #11 says the east elevation is to mimic the front. He doesn't believe the rendering provided tonight does that. Mr. Clark explained to the representative that while he has submitted revised drawings, they would not be part of the approval tonight. He will still have to comply with the stipulations in the Resolution. Mr. Schifer said he understood and the owner is willing to do whatever is necessary. Additional discussion took place over the exterior facades. Mayor Grossman stated that this drawing is an improvement over the original plan and is in the spirit of what Planning Commission requested. President Saxton asked what the brown material was at the bottom of the building. Mr. Schifer said it was a Hardy Plank, concrete material. President Saxton asked Mr. Boso if this was acceptable. Mr. Mike Boso said yes. It was reiterated again that stipulation #11 must be complied with. Mr. Schifer did point out that the building is a medical office that can't have windows in some places. They also need a place for mechanicals. However, on behalf of the owner, they will do whatever Council requests. Mr. Lester voiced appreciation for the revised drawings, even though they are not being approved as part of this Resolution. He asked if Mr. Schifer agreed to all 13 of the stipulations set by Planning Commission. Mr. Schifer said yes. With everyone understanding that mimic means to

match as close as possible and Council sharing that they want to see the dormers, flat windows on each

end and a gable over the mechanical section.

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

7. Resolution CR-89-04 (Approve the Preliminary Development Plan for Creekside, Section 7, located at 2420 Holton Road) was given its reading and public hearing and Mr. Lester 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 asked that any new business to be brought before the attention of Council be done so at this time.**

1. President Saxton recognized Boy Scout Troop 168 and their Asst. Troop Leader, Will George, who explained that the boys are working on a merit badge. It will go toward their Eagle Scout.

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

The Mayor reported that the Columbus Police Officer, Melissa Foster, who was killed in the line of duty last week was a resident of Grove City and expressed condolences to the family. There is a memorial fund set up at Fifth Third Bank for the two children she left behind. She reiterated congratulations to Kyle Blumenstock and welcomed Darryl Hughes and the Boy Scouts. She also reported on having dinner with the President and First Lady last week. The President sent God’s Blessings back with her for the community.

2. President Saxton announced that a Special Meeting of Council would be held on December 13, at 6:00 p.m. to review the 2005 Appropriations.
3. After additional comments from Council and other Administrative staff members, a motion to adjourn was approved by unanimous consent.

Council adjourned at 9:11 p.m.

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Tami K. Kelly, MMC  
Clerk of Council

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William E. Saxton  
President