

City of Gahanna

*200 South Hamilton Road
Gahanna, Ohio 43230*



Meeting Minutes

Monday, April 1, 2002

7:30 PM

City Hall

City Council

Michael O'Brien, President of Council

Robert W. Kelley, Vice President of Council

Karen J. Angelou

L. Nicholas Hogan

John McAlister

Debra A. Payne

David B. Thom

Isobel L. Sherwood, CMC/AEE, Clerk of Council

A. CALL TO ORDER - Invocation, Pledge of Allegiance, Roll Call:

Gahanna City Council met in Regular Session on Monday, April 1, 2002, in Council Chambers of City Hall, 200 S. Hamilton Road, Gahanna, Ohio. President of Council Michael O'Brien called the meeting to order at 7:32 p.m. The invocation was given by Pastor Robert Keyes, Refuge Temple Church, followed by the Pledge of Allegiance led by Council Member Debra Payne. Agenda for this meeting was published on March 29, 2002.

Members Present: David B. Thom, Michael O'Brien, Karen J. Angelou, Debra A. Payne, L. Nicholas Hogan, Robert W. Kelley and John McAlister

B. ADDITIONS OR CORRECTIONS TO THE AGENDA: None.**C. HEARING OF VISITORS:**

Jeff Block, 4220 East Fifth Avenue, stated he was here on behalf of the Creekside development; know City spent a number of years working on various plans; as a developer who has developed here before, think it is important for the City to understand that the City needs to take a look at Creekside and what their commitment will be to the project; in order for developers to come in there needs to be a plan implemented that; a plan like that which has been presented; most of the space down there now is public infrastructure; in order to bring developers in, will need to have a reason to come; without this plan it is just another downtown; offer my support for the plan.

Larry Canini, 430 Beecher Road, stated he was also in support of Creekside; ultimately through the years we have reached a point where we have reached our boundaries; now there needs to be a focus on the infill sites; this is the predominant one in the community; we look at the airport as it grows and expansion in the township; need to continue to create what locations we have; this is a development issue, a business issue, and a community issue; this is something for the entire community; that's why I'm here; hope our company can partake in the improvements one day; thank you.

Jack Kirkpatrick, 308 Worman Drive, stated he wanted to thank each and every one of you; have been in communication with you and you have been helpful to me in understanding your position; know you have a difficult decision; as I have conveyed in the past, I know what I like to see and some features I really like; there are some issues you are more privy to; am in favor of current plans; do like the fresh water pond; particularly like to attract young people out of Big Walnut Creek; it is not the cleanest body of water for children to be playing in; the fresh water pond will become the center of activity; also one of the things I have wanted to see is more community access to Creekside; would like and support additional parks that would provide more access; think that is happening with this plan; this is doable and is aesthetically pleasing; like the fresh water; the tower and water wheel are focal points; overall would like to see you all support it.

Doug Kohler, 57 Granville Street, stated they are co-chair of Olde Gahanna Community Partnership; speaking with that hat as well as a business owner; we are in favor of Creekside development; think it will be a great boon to Gahanna; will bring people from outside to support our City; see people go down to Creekside every day; amazing what that has done for us; a lot of people are from out of town; see them behind our building all the time; think it is fantastic. Rosemary Kohler continued that the message we would like to see sent to the City is what it is all about; from what we have seen in the short time we have been property owners is that it seems to have inspired a place for family to congregate and get together; development you are talking about is enhancing he area;

don't see where it won't be profitable eventually; we are so happy about the development that has taken place and think it will continue to draw people; will improve that situation; in favor of the development.

John Royer, 145 N High St; stated he was here to speak on behalf of the Creekside development; have been working on a project for 6 months; excited about kicking off the development; think Creekside will be a super amenity for the City with water and other things; private developers want to come in; am here to show support; hope you can move forward.

Michael Purdum, 3915 Tarrington Lane, Columbus, Ohio, stated he was the owner of Old Bag of Nails in Columbus; tell you that I have driven here for 10 years; always wanted to build here and now am getting this opportunity; this will be a beautiful development; thrilled to be a part of it; waiting to see what the City will do with the water, the bridges, the entire thing; can't tell you how glad I am to be a part of it; I will be one of the biggest supporters.

Mike Clippinger, 8100 Jacobs Road, Gambier, Ohio, stated he was the project manager for the project; want to address a couple of things this evening; understand there is some concern in taking out a couple of elements; want to point; out a couple of things; we were here about 3 to 4 weeks ago for what we considered would be all inclusive in this phase; talked about a tight time frame so you could be turning earth this summer; if changed now, it will have an impact; would be of value to get something moving this year; Stilson is relatively new to the project; have been here a little over a year now although you have been looking at it for several years; the scale and scope of what Phase II was when we got involved was much larger; now you are looking at the implementation; is becoming very popular; scaling back Phase II to what is shown currently is more fiscally responsible to the City and makes for a better project than when it was a larger scale project; as shown now it is the right thing for the next phase.

George Parker, 106 Short Street, stated he won't take much time handing out some lists of Creekside plan objectives; another sheet deals specifically with tower and water wheel; concern on some Council Members part for these elements in this phase; given you some lists you can look at while you contemplate the engineering contract; with regard to building the tower and water wheel, hope that you will include it in the engineering; are ways to have some options; feel personally they are essential and should be constructed this year; lot of reasons for that; think citizens are expecting it and looking forward to it; over 100 have told me they are looking forward to this component; will lose some credibility if you pull back and don't include those elements; if you don't build tower until a later time you could put foundation in and build tower at a later date; grave mistake to build nothing this year and then come back and have to tear out some of what we have done; water wheel will look artificial if not on lagoon; from Mill Street and Creekside will look artificial; these two components are such a small part of the total scope of this project it will be a minor costs savings now if they were removed at this time with a possible larger expenditure later to do them.

Bill Resch, 5092 Harlem Road, New Albany, stated he has lived there for 34 years; been on Council and Planning; have been following Creekside project through the Rocky Fork Enterprise; we have a project on hold in order to emulate Gahanna - Rose Run Park and Market Square developments; current plans are not publicly accessible at this time; my compliments to your leadership and citizens; here to learn how to engender the public will and political will to build such an amenity; this is something that has enhanced your natural heritage as well as your historical heritage; we hope to achieve what you have.

Bill Stehle, 654 Crossing Creek South, stat you have heard the builders; heard the citizens and am here to see if we can build some consensus and ask you to vote tonight a vision that was seen by Council 4 years ago that is now your responsibility; you have been given the charge, the inspiration; Purdum is investing \$650,000 on Mill Street; Jeff Block, a leading entrepreneur in this county, has urged your support; not in 2 weeks, or 2 months, or 6 months; ask all these people with inspiration and vision to come back in over time and plead with you to get 4 votes to put this in place, this focal heart of this City is not time well spent; people have talked to you and said they want to go to a destination; you accepted the responsibility to support this City; our friends and neighbors support; we see it every week and every month; we have froggie weekends; our Park Board promotes Creekside and this is becoming the spirit of this community; asking you for 4 votes tonight to continue the vision for this City; that's what we are asking for and the business spirit in this community is demanding of you; Jack Kirkpatrick has studied; he is dedicated to the interests of this City; if he says yea, I am convinced; he has talent and know how; talked to Jim Swartzmiller; know you have had these plans for a month; get concerned when I read in the paper that there is a debate, blocks being erected, and people coalescing up here who want us to forget the vision; we don't want politics at Creekside; we want a dynamic project; one that is going to very frugally and very responsibly use the carryover; there is some \$14 million carryover; Police and Parks always want more; this can be the spirit and image of our community; if you open up and have destination point to come and see water, it will be successful; I go up to Lake Erie twice a month; people love the water; if you can put a paddle wheel in and provide clean water, you will get more and more people interested; ask you from the bottom of my heart to exercise the responsibility you have been charged with; 4 votes will put us on a go.

Angelou stated this carryover keeps getting larger; we don't have \$14 million; is more in the area of \$11 million; it keeps getting larger.

Candy Greenblott, 483 Old Mill Drive, stated she lives in Gahanna with husband, Stan, and two sons; keeping track of Greenblott guys is a full time job but also own 2 residential interior design businesses and am a practicing member of the Interior Design Society as well as the Interior Arrangement and Design Associates; am also a member of the Gahanna Planning Commission; it is with all of these hats that I stand before you tonight to speak in favor of Creekside, Phase II; have been fortunate enough to sit on the Creekside Development Team twice - one in my first incarnation on the Planning Commission when the team was first organized and again during my present term; have had a bird's eye view of the entire process from inception to where we stand tonight; have witnessed the expertise of many professionals who have lent their creative vision to this project, not to mention their man hours and all to the same end - to give our City the one thing it lacks - a heart; I do this in my work everyday; I walk into a room and search for the heart of that room; maybe it's there and needs to be enhanced or maybe it's missing and needs to be designed; without question, we do the work it takes to provide the client with a focal point; Gahanna desperately needs a focal point and Creekside, Phase II, provides just that; an identifiable beating heart for this community; the Philadelphia Enquirer has observed "Cities have always served as the places where ordinary people could participate in great spectacle"; are fortunate enough to have great spectacle provided for us by nature; have been blessed with an opportunity to call our citizens out to play in a beautiful public space designed by George Parker, Stilson Consulting Group, Schieber and Associates, and others; in interior design when you're given a fabulour focal point everything else falls into place and that same trend is happening with Gahanna; if you build they will come; that's what Planning Commission is seeing; have used the concept of a future Creekside development for the last five years

as a tool to demand the highest and best design from Olde Gahanna applicants before us; we began with Panera and the office at the corner, Byron Carley and his redesigned insurance office, Creekside Grill and its lively facade and now the Mill House and Old Bag of Nails; even down to Bicycle One's sign; and a funny thing happened; when you set the bar high enough people respond; Bicycle One found a beautiful antique street clock and asked Planning Commission for approval; that's like asking if it's okay for someone to give you a gift; think I speak for all 7 of the Planning Commissioners when I say we anxiously anticipate the first shovel of dirt turning so we can experience some closure to all of our work; so that we can come out and play; thank you for hearing me.

Mark Schieber, stated he was a Landscape Architect working with Stilson and George Parker; have worked in Gahanna for the last 10 years; office now off of Morrison Road; these are the most heartfelt statements I've heard in many years; Greenblott hit the point on the head that this City needs a heart; needs a sense of place; needs a place that other people talk about and we are proud of; have seen the beginning of it with Phase 1 and the number of people who flock down there; did not anticipate that in Phase 1; the people use it and enjoy it; the crowd grows over the years; the sense of planning has been good and strong; momentum is there; to see it pass by and drop this opportunity is wrong; look at Columbus in 1915 and their decision to move buildings to State Capital and away from the river; think we all have been witnessing the attempt to reestablish the river as a focal point; you are at leading edge now; there is a lot of envy from downtown Columbus; will give everybody a sense of place; hope you will vote in its favor.

Laura Folk, 372 Emery St., stated she wished to voice her opinion; am very much for it; my husband and I are choosing to raise our children here; am seriously considering giving my up my career to consider putting an ice cream store down there; we never have had a heart to this city; please vote for Creekside.

D. INTRODUCTIONS AND ASSIGNMENT TO COMMITTEE:

Ordinances - To Be Introduced and Assigned to Committee

Ordinances introduced, by title, by Payne.

ORD-0068-2002

TO AUTHORIZE PAYMENT OF OVERRUNS TO MS CONSULTANTS, INC., FOR INSPECTION SERVICES CONTRACT FOR THE CHERRYBOTTOM ROAD WATERLINE, IMPROVEMENT NO. 741; TO SUPPLEMENTALLY APPROPRIATE \$7,965; AND TO DECLARE AN EMERGENCY.

Introduced

ORD-0069-2002

TO AUTHORIZE THE MAYOR TO ENTER INTO CONTRACT WITH STILSON CONSULTING GROUP FOR DESIGN OF LANDSCAPING AND DECORATIVE LIGHTING SYSTEM FOR THE HIGH STREET REBUILD, IMPROVEMENT NO. 801; TO SUPPLEMENTALLY APPROPRIATE \$15,600; AND TO DECLARE AN EMERGENCY.

Introduced

ORD-0070-2002

TO AUTHORIZE THE MAYOR TO ENTER INTO CONTRACT WITH FRANKLIN CT CONSULTANTS, INC., TO REVISE PLANS TO SECURE RIGHT OF WAY, TAYLOR ROAD AT EASTGATE, IMPROVEMENT NO. 778; AND TO SUPPLEMENTALLY APPROPRIATE \$6,870.

Introduced

ORD-0071-2002

TO ACCEPT GENERAL WARRANTY DEED FROM THE JEFFERSON LOCAL SCHOOL DISTRICT RECREATION COUNCIL 2.618 ACRES ALONG BIG WALNUT CREEK WITH ACCESS FROM PARKLAND DRIVE

Introduced, to Development Committee

ORD-0072-2002

TO ACCEPT GENERAL WARRANTY DEED FOR PROPERTY LOCATED AT 117 MILL STREET FROM RAY R HAAG II AND JANIS S HAAG

Introduced, to Development Committee

ORD-0073-2002

TO AMEND SECTION 165.02, IMPOSITION OF TAX, OF CHAPTER 165, HOTEL MOTEL TAX; OF THE CODIFIED ORDINANCES OF THE CITY OF GAHANNA; TO BE EFFECTIVE JULY 1, 2002.

Introduced, to Finance Committee

ORD-0074-2002

TO AUTHORIZE THE MAYOR TO ENTER INTO AGREEMENT EXTENSION WITH JOHN ROYER AND DOUG MADDY FOR THE SALE OF CITY OWNED LAND LOCATED AT 57-63 MILL STREET; AND TO DECLARE AN EMERGENCY

Introduced, to Development Committee

ORD-0075-2002

TO ZONE 0.849+/- ACRES OF NEWLY ANNEXED PROPERTY AS CC, COMMUNITY COMMERCIAL; FOR PROPERTY LOCATED AT 4300 NORTH HAMILTON ROAD; TOM A DONLEY BY GLEN A. DUGGER, APPLICANT.

Introduced, to Development Committee

ORD-0076-2002

TO ACCEPT THE FINAL PLAT FOR PROPERTY KNOWN AS RIVERS EDGE; CANINI & PELLECCIA, APPLICANT; AND TO DECLARE AN EMERGENCY

Introduced, to Development Committee

E. CONSENT AGENDA:

Minutes - To Approve:

2002-0002

To approve minutes of the following meetings:
1) December 2, 2002 Regular Meeting.

This Matter was Approved, on the Consent Agenda.

Ordinance: Introduce, Waive Second Reading , Adopt as Emergency:

ORD-0065-2002

APPROVING THE SUBMISSION OF A TAX INCENTIVE REVIEW COUNCIL REPORT TO THE DIRECTOR OF DEVELOPMENT OF THE STATE OF OHIO; TO WAIVE SECOND READING; AND TO DECLARE AN EMERGENCY

This Matter was Introduced, Second Reading Waived, and Adopted as an Emergency on the Consent Agenda.

ORD-0066-2002

TO AUTHORIZE THE MAYOR TO ENTER INTO PURCHASE AGREEMENT WITH 32 FORD MERCURY, INC., FOR PURCHASE OF A 1-TON CREW CAB TRUCK FOR THE PARKS DEPARTMENT; TO WAIVE SECOND READING; AND TO DECLARE AN EMERGENCY.

This Matter was Introduced, Second Reading Waived, and Adopted as an Emergency on the Consent Agenda.

ORD-0067-2002

TO AUTHORIZE THE MAYOR TO ENTER INTO CONTRACT WITH R.E.M. COMMUNICATIONS, INC., FOR PURCHASE AND INSTALLATION OF A SECOND RADIO CHANNEL AND REPEATER FOR THE EXISTING POLICE RADIO DISPATCHING SYSTEM; TO WAIVE SECOND READING; TO SUPPLEMENTALLY APPROPRIATE \$12,857; AND TO DECLARE AN EMERGENCY.

This Matter was Introduced, Second Reading Waived, and Adopted as an Emergency on the Consent Agenda.

Ordinances on Second Reading:

ORD-0055-2002

TO CREATE CHAPTER 138, DEPARTMENT OF HUMAN RESOURCES, OF THE CODIFIED ORDINANCES OF THE CITY OF GAHANNA; AND TO DECLARE AN EMERGENCY

This Matter was Adopted on the Consent Agenda.

ORD-0056-2002

TO AUTHORIZE THE MAYOR TO ENTER INTO CONTRACT WITH EVANS, MECHWART, HAMBLETON & TILTON, INC., FOR ADA COMPLIANT STANDARD DRAWINGS AND TRANSITION PLAN FOR WHEELCHAIR RAMPS; TO SUPPLEMENTALLY APPROPRIATE \$10,000; AND TO DECLARE AN EMERGENCY.

This Matter was Adopted on the Consent Agenda.

ORD-0057-2002

TO AUTHORIZE THE MAYOR TO ENTER INTO CONTRACT WITH EVANS, MECHWART, HAMBLETON & TILTON, INC., FOR PROFESSIONAL DESIGN SERVICES TO ENGINEER THE GRADING OF ADJACENT PROPERTY, NORTHEAST CORNER OF TAYLOR AND MORRISON ROADS; IMPROVEMENT NO. 769; AND TO DECLARE AN EMERGENCY.

This Matter was Adopted on the Consent Agenda.

ORD-0059-2002

TO AUTHORIZE THE MAYOR TO ENTER INTO CONTRACT WITH WESTERMAN COMPANIES, TO INSTALL THE SCADA SYSTEM FOR THE PRESSURE REDUCING VALVE, HARRISON POND, FOR MONITORING OF THE SYSTEM, IMPROVEMENT NO. 804; AND TO DECLARE AN EMERGENCY.

This Matter was Adopted on the Consent Agenda.

ORD-0060-2002

TO AUTHORIZE THE MAYOR TO ENTER INTO CONTRACT WITH JESS HOWARD ELECTRIC COMPANY TO PROVIDE UNDERGROUND ELECTRIC SERVICE TO THE HARRISON POND PRESSURE REDUCING VALVE, IMPROVEMENT NO. 804; AND TO DECLARE AN EMERGENCY.

This Matter was Adopted on the Consent Agenda.

ORD-0061-2002

TO ZONE 1.3+/- ACRES, MORE OR LESS, AS ER-2 ESTATE RESIDENTIAL; ZONING PURSUANT TO SECTION 1133.08 OF THE CODIFIED ORDINANCES; FOR PROPERTY LOCATED AT 5866 TAYLOR ROAD; JOSEPH PATTERSON, LANDOWNER, CITY OF GAHANNA, APPLICANT.

This Matter was Adopted on the Consent Agenda.

ORD-0062-2002

TO AUTHORIZE THE MAYOR TO ENTER INTO CONTRACT WITH MAXIMUS INC., FOR REAPPRAISAL OF THE CITY'S FACILITIES AND INFORMATION FOR GASB 34 AND GIS; AND TO DECLARE AN EMERGENCY.

This Matter was Adopted on the Consent Agenda.

ORD-0064-2002

TO CREATE THE FULL-TIME UNCLASSIFIED POSITION OF DIRECTOR OF HUMAN RESOURCES, TO ESTABLISH DUTIES AND RESPONSIBILITIES; TO SET COMPENSATION THEREFOR; AND TO DECLARE AN EMERGENCY.

This Matter was Adopted on the Consent Agenda.

Ordinance - To Amend by Substitution and Adopt, As Emergency:

ORD-0058-2002

TO AUTHORIZE THE MAYOR TO ENTER INTO FINAL CHANGE ORDER AGREEMENT WITH M. J. EXCAVATING, LTD., FOR THE CHERRYBOTTOM ROAD WATERLINE, IMPROVEMENT NO. 741; TO SUPPLEMENTALLY APPROPRIATE \$5,227; AND TO DECLARE AN EMERGENCY.

This Matter was Amended by Substitution and Adopted on the Consent Agenda.

Resolutions to Adopt on First Reading:**RES-0010-2002**

RECOGNIZING ARBOR DAY

This Matter was Adopted on the Consent Agenda.

Motion Resolution:**MR-0017-2002**

Motion Resolution to authorize the purchase of four additional M26 Tasers and Accessories for the Police Department, for a total of \$3,050, from the balance of the Law Enforcement Trust Fund, 225.211.5441.

This Matter was Approved on the Consent Agenda.

MR-0018-2002

Motion Resolution to go out for bids for the 2002 Street Program, Improvement No. 807.

This Matter was Approved on the Consent Agenda.

MR-0019-2002

Motion Resolution to authorize an increase of \$7,500 in the inspection contract with EMH&T for the East Industrial Sanitary Sewer, Improvement No. 727; already appropriated to Account No. 662.361.5821, Capital Projects, Sewer TIF.

This Matter was Approved on the Consent Agenda.

Passed The Consent Agenda

A motion was made by Council Member Angelou, seconded by Council Member Hogan, including all the preceding items marked as having been adopted on the Consent Agenda. The motion carried by the following vote:

Yes	7	Council Member Thom, President of Council O'Brien, Council Member Angelou, Council Member Payne, Council Member Hogan, Vice President of Council Kelley and McAlister
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End of the Consent Agenda**F. PUBLIC HEARINGS:****Z-0002-2002**

To consider a zoning application on 0.849 acres of newly annexed property located at 4300 N. Hamilton Road; requested zoning of CC; Tom Donley, by Smith & Hale, Glen A. Dugger, applicant. (Public Hearing. Advertised in RFE on 02/07/02).

President opened Public Hearing at 8:08 p.m.

Glen Dugger, 37 W. Broad Street, Columbus, OH, stated the request is to rezone 9/10 of an acre on N. Hamilton Road in the triangle between Beecher Crossing and Silver Lane; was recently annexed to the city; is immediately north of Domenic Canini shopping center and the hair salon still in Jefferson Township; the North Triangle Master Plan identifies this property as commercial; don't believe there is any opposition to the commercial designation; issues we have to deal with are in terms of what that

commercial use will be, but that is not before you tonight; zoning is the zoning and development is another issue; will deal with that with Planning Commission at the appropriate time; little questions that this property should not be commercial; will be glad to answer any questions.

President asked for opponents. There were none.

President closed Public Hearing closed at 8:11 p.m.

Heard in Public Hearing

G. STANDING COMMITTEES:

Communications & Technology Committee - McAlister: No Report.

Development Committee - Thom: No Report.

Service Committee - Hogan: No Report.

Safety Committee - Angelou: No Report.

Committee of the Whole - Kelley: No Report.

Finance - Payne: No Report.

H. CORRESPONDENCE AND ACTIONS:

Clerk - Legal:

S-0001-2002

To consider the Olde Gahanna Design Guidelines dated 02/27/2002; to obtain public input for recommendation to Council for adoption of said plan.(Advertised in the RFE on 02/14/02 and 02/21/02). (Public Hearing held on 2/27/02, 3/13/02).

President set Public Hearing for May 6, 2002.

2002-0012

Notice to Legislative Authority of New C-1 and C-2 Liquor Permit for Crown Sports Lounge Inc., dba Crown Beer & Wine Drive Thru, 1000-1002 N. Hamilton Road, Gahanna, OH 43230. Last day for objection is 4/29/02.

Assigned to Safety Committee

Council:

O'Brien stated he had received a letter from Mayor Mike Coleman's office inviting Council to attend a Greater Columbus Planning meeting for the waterfront development; is coming up soon; is April 17th at Southern Hotel.

O'Brien noted several communications were received in Clerk's office and copies were distributed to all; acknowledged receipt of a letter from Time Warner regarding franchise fees on cable modem service.

I. SECOND READING OF ORDINANCES:

Ordinances Reported Out of Committee:

ORD-0043-2002

TO ACCEPT THE ANNEXATION OF 2.7+/- ACRES FROM JEFFERSON TOWNSHIP TO THE CITY OF GAHANNA, OHIO, PROPERTY LOCATED AT 4479

quality of life; an amenity like this in the center of town is talking quality of life; creek used to divide our city and sat on this Council when it was divided; Creekside is bringing our people together; is a common ground for all people of Gahanna; believe we should postpone for two weeks because I want to talk as a Council and having their viewpoint together; two different options here and both could be correct; want to let Council members who don't agree with me know why I feel this way ; a vote of 3-4 or 4-3 is not the way to move into this project; want to give my viewpoints; two weeks won't make a difference; will bring us the ability to come together on unified ground.

Kelley stated he was on Council for the first phase and supported 100%; never said that I want Creekside to stop; first plan showed a spec building with this plan; on March 11 Development Committee was told that we needed to approve a contract to change the scope; that ordinance came back with a supplemental appropriation we were never aware nor of that time schedule; never brought up in my committee; was told Council was aware of the facts; how could we be aware when Parker and Stilson were there to make a presentation and to show us for the first time; at least 4 members did not know until that night what the current proposal was; have questions; that's why I was concerned; have a free standing tower and water wheel; could support the lagoon and tower; looking forward to the future; maybe am an old cop but have to look at traffic and parking; man I highly respect made comment that any plan without parking figured in it is failed to doom; thought about that; give me a couple of weeks; don't think that's too much to ask.

Hogan stated that Creekside has come a long way; has been because of some delays that some huge mistakes haven't been made; opposing a \$16.5 million plan that could have been taking place at this time; went down to a \$10.5 million project; still heard from public; George Parker came forward in cooperation with Mayor McGregor for something that was very similar to what is here; only McGregor and I supported it; totally support the Stilson report; in addition to the next two weeks we need to know if this ordinance needs to be different; original Stilson ordinance said they were to evaluate the \$5.5 million with the canal going up to Mill Street; did an outstanding job; need to evaluate and determine if that project was feasible; don't know if scope takes us to level of a new project; want consensus on this Council; are things we need to take a look at; we are in charge of the budget; there has been so much misinformation from some very good people; of that \$11 million we need to hold \$5 million back to maintain our bond rating; are we going to spend 33% on one project; we have a \$17 million budget; the other thing we need to take a look at in two weeks is will we need to give something else up like the TechCenter bridge; can we afford to spend \$110,000 on North High Street when we rebuild it for ADA; think public wants to know is what is ultimate cost; want to thank Jack Kirkpatrick for his comments; had letter from Doug Maddy; read it with interest; quote from the letter "...need to make it more attractive for developers"; the Old Bag of Nails we are granting an extension tonight because they don't know if they can get numbers to work out; if they can't, will need to come back to ask us for more money; numbers may go other direction; we don't know; secondly what are we going to do about parking; in proposed capital projects for 2003 it calls for \$1.5 million for parking authority; have \$6 million in discretionary income; \$12 million to be spent next year; where is the money to come from; need to make sure we can afford it; only prudent thing for us to do; was for it 2-1/2 years ago; invite public input again; have received all kinds of e-mails and phone calls for it and emails that don't want us to waste \$2 million; can we afford it; what are future expenses going to be; also important to answer question should developers belly up first and then we build or vice versa; there is a need to work together with developers; if worst comes to worst may have \$2 million.

Payne stated she ran for office last year; in talks with Kirkpatrick and when we talked to

the community, people wanted to see what would happen in Phase 2; originally Hogan talked about scaled down; even Kirkpatrick as part of his campaign said scale down; was elected to make decisions on how to best utilize our funds to bring the best for the city; feel I can vote on it; appreciate Angelou's wanting to come back to consensus but feel am ready to vote; worked on this long and hard and it has been scaled down; ran for office and was elected to do what our community was asking us to do; asked our Finance Director and he says we can afford; the tower or water wheel that's what the design team is for; pulled back on some elements; this is a plan that is workable ; Kirkpatrick is now in favor of this; we have come to consensus; addressed the community; am ready to vote on it tonight.

McAlister stated he also ran for election last year; we've all been talking to different people; in my campaign didn't get one single person in favor of spending more money on Creekside; just since this has come up have several E-mails from individuals including Mr. & Mrs. Thompson who don't want this; find it interesting that it is the developers, the architects, and those with vested interest that are here and spoke tonight; is this who we represent or is it people like Mr. & Mrs. Thompson; as a developer this would be the last project I would want to get involved in; I'd be looking for easier ground; would like to postpone; am new to Council and my constituents have not given me the idea they want this; we have a lot of other needs; does this mean giving up the bridge at TechCenter in order to develop a park; we are already attracting developers who want to take advantage of the view like The Old Bag of Nails, or somebody else if they don't take advantage; definitely would like to see a postponement.

Thom stated he has supported Creekside from the beginning; gone through many concepts; Gahanna needs a heart; believe Creekside is that heart; glad to see so many people out this evening to promote the revitalization of what Gahanna is all about; Creekside is the catalyst to make that happen; in favor of moving forward; seen a lot of different concepts and it is down to what is workable; the tower and water wheel have been discussed this last week; not sure why this is of concern; but don't believe this is a reason to stop this project; am in full support; let's let that water wheel churn.

Angelou stated that because there may be a question about the tower or water wheel doesn't mean we are against; no one got the information that there would be historical data inside; didn't know anything about the historic aspects of this; that was information I pursued myself; was not in any presentation; have been at every meeting; don't think I fell asleep; have been a supporter; not sure it is possible to change McAlister's mind but feel we need a visionary meeting to bring this down so we can have consensus; that's what I would like to do; don't think a split vote is in the best interest of the City; ask McAlister if he is unmovable.

McAlister asked if the City needed to spend \$2 million more on a park. Angelou stated if unmovable that is one thing; however, if we can move forward, then 2 weeks won't make a difference; would like to see a 2 hour time block so we can all discuss and come up with questions we may have; think that is a positive. thing.

Kelley stated he did not find out until last Friday about some issues; had not met with Mayor; spoke with Development Director White and that was the first I heard of the historical aspect; no one said a word to Council about that; would never have known that if I had not had the meeting; information seems to be grouped; like to have all information in order to make an honest judgment.

Hogan stated he was not aware of the significance of this engineering contract until March 22 when we got the corrected copy; not aware until the 25th that approval of this

engineering modification is an approval of the \$1.75 million project because it does not come back to Council; one question I would like to ask of Stilson; the original \$323,000 was to design and implement a \$5.5 mill project; is it reasonable that it is still the same figure; am done.

O'Brien stated that prior to this coming before Council the Development Team got it the week before - less than a full week; that was a revision to the meeting we had the two weeks previous to that; this plan has been evolving; it was brought to Council at the earliest possible time; tower was part of the commercial building that was planned; what we have here is the Creekside development plan.

White stated the tower was taken away from the building; Design Guidelines follow that; when the building was a 15,000 sf building it did have the tower attached; would have been on north side of lagoon; when looking at the possibility of not doing the building and decreasing the scope of the project it was decided to move southerly and never talked about taking the tower out; tower in and of itself has been an element of design since Parker and Stilson came on board; water wheel was attached to the south side of the building; those two elements went to south side and took a larger building pad; we took the building out; tower was only attached by the walkway; was not part of the building.

O'Brien continued that point is that the tower was there and has been there for months; when we came to Council 3 weeks ago there were not comments; felt most people have some concerns; this tower has been a part of the project for a long time; questions that are coming up are like they never saw the tower before; we moved the tower to the other side; opened the project up for another 20' of development for private industry to come in and develop the fire house site; agree with Payne and Thom that there are some who don't want to see it voted for purely personal reasons; some will talk for 10 years; some will stall for 2 weeks, 2 months and 2 years; is a philosophical issue.

Angelou stated we saw the project three weeks ago; never look at a project that quickly; takes more to digest a project than that; am voting the postponement of this for two weeks; hope to take my colleagues who are having difficulty with this and reach a consensus; only voting to postpone for 2 weeks not for 10 years; at this point am a supporter of Creekside; was a supporter of the huge Creekside project; on any motion guarantee you have to count to four; will go with those to postpone tonight because I feel I want to talk to my colleagues and hope to change their minds.

Kelley noted that the tower had been connected to a building; now a free standing tower; just because I have questions doesn't mean I'm totally against.

Stinchcomb stated she has been a supporter for the 10 years on Council; when I became Mayor felt it was my job and responsibility to bring this project to fruition; there are a number of projects that we have been talking about for years; one of the things I did was that I listened to Hogan and Kirkpatrick; what I heard was we like but we want to see it done privately; Hogan said can support a park and infrastructure but not public dollars for private building; want to get dirt turned over and moved quickly this spring; had development team for 3 years and it is very difficult to try and communicate all of those ideas; know I've tried; was less than week from time we got revised plan till we brought it to Council; was brought to Council next available meeting; consensus is a wonderful thing; not sure that is possible; don't want to see it go down; two weeks is not a long time but two weeks will put us off schedule; it is an aggressive schedule; we do have weather constraints; have businesses who are saying if you build it we will come; think it is majority that want to see this project; hope you make the right decision; we have done

our responsibility to put this in proper perspective; there are no other big projects we aren't going to be able to do; look at budget and revenues today and it is because of all the development that has been dramatic the last several years; is from development and vision we have had.

Angelou stated there is a development team that was working on this project; have never received information back from that team for whatever reasons; someone needs to talk to Council and give us information; if you have information give it to us. White stated she thought we were getting feedback. Angelou stated she thinks she is pleased; if we leave the tower but a building goes north and south will that take away that view; called White on it because that was a main issue; when we have the teams, act as a team and get the information distributed; we need to be prepared when we get information; would have liked to hear more last week when we were discussing; don't think 2 weeks will hurt it.

O'Brien noted there was only 4 days left to bring information to Council from Development Team meeting; can't get information to you much faster.

Weber stated he would like a vote on the amendment; there is a motion to adopt on the floor also; once amended you can vote to adopt or make motion to postpone but must get the amendment voted on..

A motion was made by Council Member Angelou, seconded by Council Member Payne, that this matter be Amended by Substitution. The motion carried by the following vote:

Yes	7	Council Member Thom, President of Council O'Brien, Council Member Angelou, Council Member Payne, Council Member Hogan, Vice President of Council Kelley and McAlister
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MOTION by Angelou, seconded by Payne, to adopt Substitute ORD-0063-2002.

A motion was made by Council Member Hogan, seconded by McAlister, that this matter be Postponed to Date Certain to the Committee of the Whole. The motion carried by the following vote:

Yes	4	Council Member Angelou, Council Member Hogan, Vice President of Council Kelley and McAlister
No	3	Council Member Thom, President of Council O'Brien and Council Member Payne

President set a Special Committee of the Whole Meeting for Saturday, April 6 from 9:00 a.m. to 11:00 a.m.

It was asked that the administration provide information on the expenses in the capital budget for the 2003 parking authority, redoing sewers in Creekside area, etc; want to know what our additional expenditures are thought to be.

J. FIRST READING OF ORDINANCES: None.

K. REPRESENTATIVES::

Community Improvement Corporation (CIC) - Kelley: No Report.

Mid-Ohio Regional Planning Commission (MORPC) - Payne

Payne stated the Annual meeting is coming up.

Bd./Ed., Gahanna-Jefferson Public Schools - Varies: No Report.

Gahanna/Jefferson Joint Committee - Hogan/Thom: No Report.

L. OFFICIAL REPORTS:

Mayor: No Report.

City Attorney:

Weber stated that most of you read this week that the drive to get the 212,000 signatures failed by about 11,000 signatures; the problem is the firm hired by the proponents of the referendum failed to do their job properly; had less than 50% rather than the 65% promised; part of my concern has to do with middle sized cities in Franklin County; they failed to do anything; also where was Columbus; rights of cities are being eroded away; we need to be lobbying our members of the General Assembly and keeping tabs of what is going on; State of Ohio now has constant measures of state preemption; when we lost the battle on annexation we lost personal property rights and municipal powers; what will be next; need to keep ourselves alert and ready.

Angelou stated she did read the article; did they go through the signatures. Weber stated yes they did; it is doubtful there will be any more appeals; were 5% short of the signatures; needed 60,000 and only got about 50,000; Senate bill 5 is now law; was a major defeat; don't know what will happen next.

M. COUNCIL COMMENT:

Angelou gave congratulations to Sara Miller placing 3rd in the State wide Spelling Bee; went through 16 rounds out of 18; brought the newspaper article for her tonight; tonight was a difficult thing for me to ask to postpone; truly hope to bring consensus and move forward with the project; willing to keep an open mind; this is a stand alone project that deserves to move ahead; feel we had meaningful conversation.

Thom, Payne and Kelley also congratulated Miller.

Hogan stated that consensus is a great idea; by consensus maybe we will all agree it needs to be smaller; have been for Creekside; voted for it; voted for Best Courier building purchase; voted for Stilson; sure we will be able to work together for something that all residents will be proud of.

O'Brien also congratulated Miller; thank Council for their debate. responses to positions that have been represented by all members of Council; come out of our meeting by Council coming forward; if we only have a park we will still have a heart; those who voted to postpone did it with pure hearts in that vote.

N. EXECUTIVE SESSION:

A motion was made by Council Member Payne, seconded by Council Member Thom, to go into Executive Session. The motion carried by the following vote:

Yes	7	Council Member Thom, President of Council O'Brien, Council Member Angelou, Council Member Payne, Council Member Hogan, Vice President of Council Kelley and McAlister
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Council rose to Executive Session at 9:14 p.m. Council rose to report from Executive Session at 9:39 p.m.

O. ADJOURNMENT: 9:40 p.m. - Motion by Hogan.

End of Agenda

**Isobel L. Sherwood, MMC
Clerk of Council**

*APPROVED by the City Council, this
day of 2012.*

Chair Signature