



# City of Gahanna

## Meeting Minutes

### City Council

200 South Hamilton Road  
Gahanna, Ohio 43230

*Brian D. Larick, President*  
*Nancy R. McGregor, Vice President*  
*Karen J. Angelou*  
*Merisa Bowers*  
*Jamie Leeseberg*  
*Stephen A. Renner*  
*Michael Schnetzer*

*Krystal Gonchar, MPA, Clerk of Council*  
*Council may caucus at 6:45 p.m.*

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Monday, December 6, 2021

7:00 PM

City Hall, Council Chambers

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

Gahanna City Council met in Regular session on Monday, December 6, 2021. President of Council Brian Larick called the meeting to order at 7:17 p.m. Vice President of Council Nancy McGregor delivered an Invocation followed by the Pledge of Allegiance. Agenda for this meeting was published on December 3, 2021.

**Present** 7 - Jamie Leeseberg, Stephen A. Renner, Michael Schnetzer, Brian D. Larick, Nancy R. McGregor, Karen J. Angelou, and Merisa Bowers

**B. ADDITIONS OR CORRECTIONS TO THE AGENDA: None.**

**C. HEARING OF VISITORS: None.**

**D. PUBLIC HEARINGS:**

1. [ORD-0066-2021](#) AN ORDINANCE TO AMEND THE OFFICIAL ZONING MAP OF THE CITY OF GAHANNA ADOPTED BY ORDINANCE 198-96 ON NOVEMBER 19, 1996 AND AS SUBSEQUENTLY AMENDED: Changing the Zoning District of a 1.59 +/- acre parcel located at 5847 & 5875 Taylor Rd.; PID#s 025-000110 & 025-013635 from Office, Commerce and Technology (OCT) District; to Two-Family Residential (MR-1) District; VRGII, Jordan Fromm, applicant.

Michael Blackford, Director of Planning, stated that they had given a pre-consultation at a Committee of the Whole; had no additional comments; stated that the applicant Jordan Fromm was unable to attend but sent a

representative.

Larick opened the public hearing at 7:22 p.m., after stating the rules and process of public hearings.

Jeffrey Sniderman, 919 Old Henderson Rd., legal representative for the applicant; everyone is familiar with the project, and will answer any questions, but here in support and asks for approval.

No additional comments from the public, opponents or proponents.  
Larick closed the public hearing at 7:24 p.m.

2. [ORD-0072-2021](#) TO MAKE APPROPRIATIONS FOR CURRENT EXPENSES AND OTHER EXPENDITURES OF THE CITY OF GAHANNA, OHIO DURING THE FISCAL YEAR 2022.

Larick opened the public hearing at 7:25 p.m., after stating the rules and process for Finance public hearings. No comments from the public, opponents or proponents. Larick closed the public hearing at 7:25 p.m.

**E. CONSENT AGENDA:**

**1. Minutes - To Approve:**

[2021-0253](#) Council Meeting Minutes for Approval.

**These minutes were Approved on the Consent Agenda.**

**2. Ordinances for Second Reading:**

[ORD-0073-2021](#) AN ORDINANCE ACCEPTING, APPROVING, AND RATIFYING THE SUBMITTED RECOMMENDATIONS OF THE CITY OF GAHANNA TAX INCENTIVE REVIEW COUNCIL

**This Ordinance was Adopted on the Consent Agenda.**

**3. Resolutions:**

[RES-0037-2021](#) A RESOLUTION OF AUTHORIZATION: LAND AND WATER CONSERVATION FUND FINANCIAL ASSISTANCE FOR RENOVATION OF THE PRICE ROAD HOUSE PROJECT- GAHANNA EXPLORATION CENTER.

**This Resolution was Adopted on the Consent Agenda.**

**End of Consent Agenda.**

**A motion was made by Leeseberg, seconded by Schnetzer, to Pass the Consent Agenda. The motion carried by the following vote:**

**Yes:** 7 - Leeseberg, Renner, Schnetzer, Larick, McGregor, Angelou and Bowers

**F. ORDINANCES FOR INTRODUCTION / FIRST READING:**

Leeseberg introduced the items under Section F.

1. [ORD-0074-2021](#) AN ORDINANCE TO AMEND THE CITY OF GAHANNA BUILDING AND ZONING FEE SCHEDULE.  
**This Ordinance was Introduced.**
  
2. [ORD-0076-2021](#) AN ORDINANCE TO AMEND CHAPTER 153, PARKS AND RECREATION BOARD, OF THE CODIFIED ORDINANCES OF THE CITY OF GAHANNA.  
**This Ordinance was Introduced.**
  
3. [ORD-0078-2021](#) AN ORDINANCE AUTHORIZING A SUPPLEMENTAL APPROPRIATION - Damage to City Property.  
**This Ordinance was Introduced.**
  
4. [ORD-0079-2021](#) AN ORDINANCE AUTHORIZING A SUPPLEMENTAL APPROPRIATION - Sale of Assets.  
**This Ordinance was Introduced.**
  
5. [ORD-0080-2021](#) AN ORDINANCE AUTHORIZING A SUPPLEMENTAL APPROPRIATION - Water Meter Fees.  
**This Ordinance was Introduced.**
  
6. [ORD-0081-2021](#) AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO CONTRACT WITH FISHBECK FOR PHASE ONE OF THE CREEKSIDE FLOOD IMPACT MITIGATION PROJECT.  
**This Ordinance was Introduced.**
  
7. [ORD-0082-2021](#) SUPPLEMENTAL APPROPRIATIONS - CRESCENT TIF FUNDS.  
**This Ordinance was Introduced.**
  
8. [ORD-0083-2021](#) AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO A GRANT AGREEMENT WITH OHIO DEPARTMENT OF TRANSPORTATION FOR THE EXTENSION OF TECH CENTER DRIVE.

This Ordinance was Introduced.

- 9. [ORD-0084-2021](#) AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO A GRANT AGREEMENT WITH OHIO DEPARTMENT OF DEVELOPMENT FOR PROJECT GAUL.

This Ordinance was Introduced.

- 10. [ORD-0085-2021](#) AN ORDINANCE AUTHORIZING THE HOUSING OFFICER TO ENTER INTO COMMUNITY REINVESTMENT AREA (CRA) AGREEMENT FOR THE EXPANSION OF OHIO EXTERIORS.

This Ordinance was Introduced.

- 11. [ORD-0086-2021](#) AN ORDINANCE AUTHORIZING THE EXECUTION OF A DEVELOPMENT AGREEMENT WITH METROPOLITAN HOLDINGS FOR THE MILL STREET APARTMENTS.

This Ordinance was Introduced.

**G. ORDINANCES FOR SECOND READING / ADOPTION:**

- 1. [ORD-0066-2021](#) AN ORDINANCE TO AMEND THE OFFICIAL ZONING MAP OF THE CITY OF GAHANNA ADOPTED BY ORDINANCE 198-96 ON NOVEMBER 19, 1996 AND AS SUBSEQUENTLY AMENDED: Changing the Zoning District of a 1.59 +/- acre parcel located at 5847 & 5875 Taylor Rd.; PID#s 025-000110 & 025-013635 from Office, Commerce and Technology (OCT) District; to Two-Family Residential (MR-1) District; VRGII, Jordan Fromm, applicant.

Leeseberg said that for historical context, this was a land swap for what became the Columbia Gas project south of the area; the city took the wetland open space and swapped with VRG to get office buildings with that zoning; disappointed that this is residential, that it's the best we can do with the property. Bowers stated that she and Larick live in the vicinity of the area; understands the need and drive to encourage commercial development in underdeveloped parcels, but what is presented seems to make the most sense for these parcels; appreciates the diligence of VRG and Mr. Fromm. Larick said considering that it backs up to a reserve area, makes sense that it is contiguous; connects to neighboring community; is a reasonably good fit.

**A motion was made by Angelou, seconded by Leeseberg, that the Ordinance be Adopted. The motion carried by the following vote:**

**Yes: 6- Renner, Schnetzer, Larick, McGregor, Angelou and Bowers  
No: 1- Leeseberg**

**H. ORDINANCES FOR INTRODUCTION, WAIVER & EMERGENCY ADOPTION:**

- 1. [ORD-0087-2021](#) AN ORDINANCE AUTHORIZING THE MAYOR TO SIGN AN EXTENSION AGREEMENT FOR THE FRATERNAL ORDER OF POLICE (FOP) COLLECTIVE BARGAINING UNIT, LODGE 9 CONTRACT; WAIVE SECOND READING; AND TO DECLARE AN EMERGENCY.

Larick stated that this is an extension of the existing contract, without change, while negotiations continue.

**A motion was made by Schnetzer, seconded by Renner, that the Ordinance be Introduced, Second Reading Waived, and Adopted as an Emergency. The motion carried by the following vote:**

**Yes:** 7 - Leeseberg, Renner, Schnetzer, Larick, McGregor, Angelou and Bowers

- 2. [ORD-0088-2021](#) AN ORDINANCE AUTHORIZING THE MAYOR TO SIGN AN EXTENSION AGREEMENT FOR THE FRATERNAL ORDER OF POLICE (FOP) - OHIO LABOR COUNCIL(OLC) COLLECTIVE BARGAINING UNIT CONTRACT; WAIVE SECOND READING; AND TO DECLARE AN EMERGENCY.

Larick stated that this is an extension of the existing contract, without change, while negotiations continue.

**A motion was made by Renner, seconded by Angelou, that the Ordinance be Introduced, Second Reading Waived, and Adopted as an Emergency. The motion carried by the following vote:**

**Yes:** 7 - Leeseberg, Renner, Schnetzer, Larick, McGregor, Angelou and Bowers

**I. CORRESPONDENCE AND ACTIONS:**

**Clerk**

[2021-0251](#) LIQUOR PERMIT REQUESTS.

Clerk stated that there are two requests for Speedway with no objections from the Police Department; no action is necessary unless there are objections from Council. There is a third item added, a request for a TREX permit; received notice from an attorney stating that for the company, RBD, the applicant is opening a location in Gahanna, and no permits are currently available from the State. The applicant was able to source a permit to purchase, but it will be coming in from an address outside of Gahanna. When moving liquor permits between municipalities, an added requirement of obtaining the cities approval on the attached form.

**A motion was made by Leeseberg, seconded by Bowers, to approve the TREX**

liquor permit request for 64 Granville St. The motion carried by the following vote:

Yes: 7 - Leeseberg, Renner, Schnetzer, Larick, McGregor, Angelou and Bowers

**Council - none.**

**J. REPRESENTATIVES:**

**Community Improvement Corporation (CIC) - Leeseberg**

No report.

**Mid-Ohio Regional Planning Commission (MORPC) - Angelou**

Angelou stated that they will meet this Thursday.

**Convention & Visitors Bureau (CVB) - Leeseberg**

Leeseberg stated that Visit Gahanna hosted the Santa Race on Saturday - there were 300 participants from Gahanna and the Columbus area as well as other cities in Ohio.

There is a Holiday Scavenger Hunt taking place in the Creekside District, sponsored by Tina Wedebrook. This is a free activity for families to enjoy. Prizes are awarded upon completion.

Mark your calendar for the Creekside Luminary Walk on Wednesday, December 22, sponsored by Kemba. There will be live entertainment, special guest appearances, sweet treats, and specials at the Creekside restaurants/businesses. Come to Creekside to enjoy a walk through the park filled with thousands of beautiful lights with the addition of hundreds of luminaries that evening.

The Visitor Center/Ohio Herb Center Gift Shop is partnering with GRIN to collect non-perishable items. Customers receive 10% off any purchase with their donation.

**School Board (SB) - Schnetzer**

No report.

**K. OFFICIAL REPORTS:**

**Mayor**

[2021-0254](#)

Mayor Reports.

Jadwin thanked the Council Members who were able to attend the tour of the new Comm Center last week; has been 10 years coming to fruition; will have four new officers being sworn in within the next two weeks; GPD will have Shop with a Cop event, in partnership with Gahanna Lions Locker, located at Meijer; Jobs Ohio announced the ADB Safegate project, a leader in the aerospace industry, through a press release; tomorrow is the groundbreaking and members of their team from Belgium will be in attendance.

**City Attorney**

No report.

**L. COUNCIL COMMENT.**

Angelou stated that it's wonderful to have a global headquarters in the city. Bob Dole passed away recently; was fortunate to have her photo taken while he passed through the city; he had wonderful accomplishments.

Bowers thanked Visit Gahanna, GPD, and Parks & Rec for the Santa Run; was a lot of fun and the weather was perfect; have included Constituent Report; the Comm Center tour was interactive and being able to see the wealth of talent working there was a pivotal moment; thanked Chief Spence, Mayor, IT Manager, and all involved.

Renner echoed those comments about the Comm Center tour; there was intense collaboration for the site; police department was very crowded and now the detectives have proper space; attended a tour for economic development to see what could happen here at Creekside; visited Santa this past weekend thanks to Jason Ruark and his wife; the residents set up at the gazebo in the park and lots of children came out to drop off letters and Mr. Ruark is responding to each of them; Blank Slate provided coffee; was wonderful for the community; thanked all involved.

McGregor stated that she was at the Comm Center tour and it was great to see the new space; this idea was proposed at least 25 years ago, but it took a long time to get everyone coordinated; this is a big accomplishment.

[2021-0262](#)

Council Member Merisa Bowers' November Constituent Report.

**M. EXECUTIVE SESSION.**

A motion was made by Leeseberg, seconded by Angelou to go into Executive Session under authority of Section 5.40(c) of the Council Rules of Procedure to confer with the City Attorney for the public body concerning disputes involving the public body that are the subject of pending or imminent court action AND

to go into Executive Session under authority of Section 5.40(a) of the Council Rules of Procedure to consider the appointment, employment, dismissal, discipline, promotion, demotion, or compensation of a public employee or official, or the investigation of charges or complaints against a public employee, official, licensee, or regulated individual, unless the public employee, official, licensee, or regulated individual requests a public hearing.

Council rose to report to executive session at 7:57 p.m. Council, Mayor, City Attorney, Director of Economic Development, and additional legal counsel, attended the session in the Committee Room.

Council reported back from executive session at 8:39 p.m., with no action taken.

The motion carried by the following vote:

**Yes:** 7 - Leeseberg, Renner, Schnetzer, Larick, McGregor, Angelou and Bowers

A motion was made by Leeseberg, seconded by Renner, to recess the executive session and Regular Council meeting until the conclusion of the Finance Committee meeting.

The meeting was recessed at 8:40 p.m. McGregor was not present during the roll call to recess but arrived during the Finance Committee meeting at 8:42 p.m. and was present for the remainder of the Regular Council meeting.

The motion carried by the following vote:

**Yes:** 6 - Leeseberg, Renner, Schnetzer, Larick, Angelou and Bowers

**Absent:** 1 - McGregor

A motion was made by Leeseberg, seconded by Renner, to reconvene the Regular meeting and return to executive session.

Council reconvened the meeting at 9:43 p.m. and entered executive session at 9:44 p.m., held in the Council Conference Room. Council rose to report from executive session at 10:04 p.m. with no action taken.

The motion carried by the following vote:

**Yes:** 7 - Leeseberg, Renner, Schnetzer, Larick, McGregor, Angelou and Bowers

**N. ADJOURNMENT.**

Meeting adjourned at 10:04 p.m.

*APPROVED by the City Council, this  
day of 2021.*

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**Brian D. Larick**