

# City of Gahanna

200 South Hamilton Road  
Gahanna, Ohio 43230



## Meeting Agenda

### City Council

Tuesday, January 22, 2013

**Council May Meet in Caucus Beginning at 6:45 p.m.**

**City Hall - 7:00 PM**

#### **GAHANNA'S VISION is...**

*... to be an innovative model community that values its rich heritage, pursues high standards, and promotes respect among its citizens.*

#### **GAHANNA'S MISSION is...**

*... to ensure an exceptional quality of life by providing comprehensive services, financial stability, and well-planned development which preserves the natural environment, in order that city government will continue to be responsive, accessible and accountable to our diverse and growing community of citizens.*

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***Stephen A. Renner, President***

***Ryan P. Jolley, Vice President***

***Beryl D. Anderson***

***Karen J. Angelou***

***Brian D. Larick***

***David L. Samuel***

***Brandon Wright***

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

All meetings and meeting agendas are subject to last minute changes. Please contact the Clerk's Office at 614-342-4090 to confirm the date and time of this meeting or to request any special accommodations.

- A. CALL TO ORDER - Invocation, Pledge of Allegiance, Roll Call**
- B. ADDITIONS OR CORRECTIONS TO THE AGENDA.**
- C. HEARING OF VISITORS.**
- D. INTRODUCTIONS AND ASSIGNMENT TO COMMITTEE:**

**Ordinances - To Be Introduced and Assigned to Committee:**

**ORD-0023-2013**

**Accept Deed/Taylor Station Road/Franklin Steel**

**Ordinance**

TO ACCEPT GENERAL WARRANTY DEED FOR 0.571+/- ACRE ON TAYLOR STATION ROAD; FROM FRANKLIN STEEL COMPANY BY SIDNEY BLATT

**ORD-0027-2013**

**Create TIF District/Hamilton Road Corridor**

**Ordinance**

AN ORDINANCE DECLARING THE IMPROVEMENT TO CERTAIN PARCELS OF REAL PROPERTY IN THE CITY'S HAMILTON ROAD CORRIDOR TO BE A PUBLIC PURPOSE AND EXEMPT FROM TAXATION; ESTABLISHING A TAX INCREMENT EQUIVALENT FUND AND PROVIDING FOR THE COLLECTION AND DEPOSIT OF SERVICE PAYMENTS INTO THAT FUND; SPECIFYING THE PUBLIC INFRASTRUCTURE IMPROVEMENTS DIRECTLY BENEFITING THE PARCELS; AND AUTHORIZING MAKE-WHOLE COMPENSATION PAYMENTS TO THE GAHANNA-JEFFERSON CITY SCHOOL DISTRICT AND THE EASTLAND FAIRFIELD CAREER CENTER.

**ORD-0028-2013**

**Cleaning Contract Golf Course Clubhouse**

**Ordinance**

TO AUTHORIZE THE MAYOR TO ENTER INTO CONTRACT WITH BILL WALKER FOR CLEANING OF THE GAHANNA GOLF COURSE CLUBHOUSE FOR THE PERIOD OF FEBRUARY 1, 2013 THROUGH JANUARY 31, 2014.

**ORD-0029-2013**

**Accept Deed/ VRG/Techcenter Dr.**

**Ordinance**

TO ACCEPT GENERAL WARRANTY DEED FOR PROPERTY LOCATED ALONG TECHCENTER DRIVE, CONSISTING OF 0.379 ACRES AND 2.978 ACRES FROM VALUE RECOVERY GROUP II, LLC.

**ORD-0030-2013****E. Johnstown Road Sewer Extension****Ordinance**

DETERMINING TO PROCEED WITH THE IMPROVEMENT OF CERTAIN AREAS WITHIN THE CITY OF GAHANNA BY CONSTRUCTING AND INSTALLING AN EXTENSION TO THE TRIANGLE EAST SANITARY SEWER, SA-871; EXTENSION ALONG EAST JOHNSTOWN ROAD NORTH OF RIVA RIDGE BOULEVARD

**ORD-0031-2013****Rezone 5.478+/- Acres/975 N.  
Hamilton/Otterbein Homes****Ordinance**

TO REZONE 5.478+/- ACRES OF PROPERTY AS SO, SUBURBAN OFFICE; SAID PROPERTY LOCATED AT 975 NORTH HAMILTON ROAD; CURRENT ZONING PCC; OTTERBEIN HOMES, APPLICANT

**ORD-0033-2013****2012 Codification****Ordinance**

TO APPROVE CURRENT REPLACEMENT PAGES TO THE GAHANNA CODIFIED ORDINANCES.

**ORD-0035-2013****NPDES/Working Agreement/FSWCD****Ordinance**

TO AUTHORIZE THE MAYOR TO ENTER INTO CONTRACT WITH FRANKLIN SOIL AND WATER CONSERVATION DISTRICT FOR GAHANNA WORKING AGREEMENT WITH REGARD TO EPA STORMWATER REQUIREMENTS OF OUR NPDES PERMIT.

**ORD-0036-2013****Illicit Discharge Detection/FSWCD****Ordinance**

TO AUTHORIZE THE MAYOR TO ENTER INTO AGREEMENT WITH FRANKLIN SOIL AND WATER CONSERVATION DISTRICT FOR ASSISTANCE WITH ILLICIT DISCHARGE DETECTION AND ELIMINATION, A MINIMUM CONTROL MEASURE FOR OUR MS4 NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT.

**ORD-0037-2013****Speed Reduction/Morse Rd.****Ordinance**

TO SUPPORT THE CITY OF COLUMBUS APPLICATION TO REDUCE THE SPEED LIMIT ON THE SOUTH SIDE OF MORSE ROAD BETWEEN HAMILTON ROAD AND US 62; AND TO AUTHORIZE THE MAYOR TO EXECUTE NECESSARY DOCUMENTS WITH THE CITY OF COLUMBUS.

**E. CONSENT AGENDA:****Minutes - To Approve:**

**2013-0003****Minutes - To Approve:****Minutes**

To Approve the Following Set of Minutes:

1) January 2, 2013

**Ordinance: Introduce, Waive Second Reading, Adopt as Emergency:****ORD-0024-2013****Public Defender****Ordinance**

TO AUTHORIZE THE MAYOR TO ENTER INTO CONTRACT FOR THE 2013 FISCAL YEAR WITH THE FRANKLIN COUNTY PUBLIC DEFENDER COMMISSION TO REPRESENT INDIGENT PERSONS BEFORE THE FRANKLIN COUNTY MUNICIPAL COURT CHARGED WITH VIOLATIONS UNDER GAHANNA ORDINANCES; AND TO DECLARE AN EMERGENCY.

**ORD-0025-2013****Extend Existing AEP Contract****Ordinance**

TO AUTHORIZE THE DIRECTOR OF PUBLIC SERVICE TO NEGOTIATE AND THE MAYOR TO ACCEPT AND ENTER INTO A CONTRACT AMENDMENT FOR A LOWER ELECTRIC RATE AND TO EXTEND OUR EXISTING AEP ENERGY CONTRACT FOR ONE ADDITIONAL YEAR AMENDING ORD-0139-2010; AND TO DECLARE AN EMERGENCY.

**ORD-0026-2013****Clean Ohio Trail Fund Grant****Ordinance**

TO AUTHORIZE THE MAYOR TO MAKE APPLICATION FOR A RECREATIONAL TRAILS PROGRAM AND A CLEAN OHIO TRAILS FUND GRANT; TO EXECUTE NECESSARY DOCUMENTS IF GRANT IS AWARDED; AND TO DECLARE AN EMERGENCY.

**Ordinances on Second Reading:****ORD-0003-2013****Accept Deed/4491 E. Johnstown/Portrait Homes****Ordinance**

TO ACKNOWLEDGE GENERAL WARRANTY DEED FOR SANITARY SEWER AND WATER LINES AS PART OF A PROPERTY TRANSFER; FOR PROPERTY LOCATED AT 4491 E. JOHNSTOWN ROAD; PORTRAIT HOMES - GAHANNA GROVE LLC

**ORD-0004-2013****Accept Deed/Alley****Ordinance**

TO ACCEPT QUIT CLAIM DEED FOR RIGHT OF WAY PURPOSES FOR USE AS AN ALLEY AND KNOWN AS PARCEL #025-00021; FROM WILLIAM AND FLORA CLOTTS

**ORD-0005-2013****Accept Deed//Springbrook Drive/Columbia Gas****Ordinance**

TO ACKNOWLEDGE EASEMENT FOR UTILITY PURPOSES FOR PROPERTY KNOWN AS RESERVE A OF SPRINGBROOK FARM SUBDIVISION CONTAINING .734 ACRES+/-

**ORD-0006-2013****Accept Deed/94 N. High St.****Ordinance**

TO ACKNOWLEDGE WARRANTY DEED FOR PURCHASE OF PROPERTY LOCATED AT 94 N. HIGH ST. FROM GEORGE AND CARRIE MCMILLIN

**ORD-0007-2013****Accept Easement/Columbus Academy****Ordinance**

TO ACKNOWLEDGE EASEMENT FOR UTILITY PURPOSES FOR PROPERTY LOCATED EAST OF CHERRY BOTTOM ROAD AND SOUTH OF COLDWELL DRIVE FROM COLUMBUS ACADEMY CONTAINING 2.797 ACRES

**ORD-0008-2013****Accept Deed/465 E. Johnstown/Certified Oil****Ordinance**

TO ACCEPT GENERAL WARRANTY DEED FOR PROPERTY LOCATED AT 465 E. JOHNSTOWN ROAD; FROM CERTIFIED OIL CORPORATION

**ORD-0009-2013****Accept Deed/Morrison Road/Glimcher****Ordinance**

TO ACCEPT LIMITED WARRANTY DEED FOR RIGHT OF WAY PURPOSES FOR PROPERTY LOCATED ON MORRISON ROAD FROM GLIMCHER PROPERTIES LIMITED PARTNERSHIP; CONTAINING .052 ACRES+/-

**ORD-0010-2013****Easement/Columbia Gas/Havens Corners****Ordinance**

TO ACKNOWLEDGE EASEMENT FOR UTILITY PURPOSES TO COLUMBIA GAS FOR PROPERTY ON HAVENS CORNERS ROAD CONTAINING 6.263 ACRES+/-

**ORD-0011-2013****Easement/Columbia Gas/Headley Park****Ordinance**

TO ACKNOWLEDGE EASEMENT FOR UTILITY PURPOSES TO COLUMBIA GAS FOR PROPERTY ON CHALLIS SPRINGS DRIVE AND IN HEADLEY PARK

**ORD-0012-2013****Land Exchange/Peace Lutheran Church/455  
Clark State****Ordinance**

TO ACCEPT WARRANTY DEED FOR PROPERTY LOCATED AT 455 CLARK STATE ROAD FROM PEACE LUTHERAN CHURCH; AND TO ACKNOWLEDGE WARRANTY DEED TO PEACE LUTHERAN CHURCH BY THE CITY OF GAHANNA FOR PROPERTY FRONTING ON HAMILTON ROAD ADJACENT TO 455 CLARK STATE ROAD

**ORD-0013-2013****Accept Deed/Morse Road ROW****Ordinance**

TO ACCEPT GENERAL WARRANTY DEED FOR PROPERTY LOCATED ALONG MORSE ROAD EAST OF HAMILTON ROAD, CONSISTING OF 0.384 ACRES FROM DAISEYLAND FARMS, INC.

**ORD-0014-2013****Accept Deed/Morse Road ROW/Smtih****Ordinance**

TO ACCEPT GENERAL WARRANTY DEED FOR PROPERTY LOCATED ALONG MORSE ROAD EAST OF HAMILTON ROAD, CONSISTING OF 2.353 ACRES FROM HARRISON W. SMITH, JR., TRUSTEE

**ORD-0015-2013****Accept Deed/Morse Road ROW/Plateau Acres****Ordinance**

TO ACCEPT GENERAL WARRANTY DEED FOR PROPERTY LOCATED ALONG MORSE ROAD EAST OF HAMILTON ROAD, CONSISTING OF 0.230 ACRES FROM PLATEAU ACRES, INC.

**ORD-0016-2013****Accept Deed/Morse Road ROW/Gahanna  
Trucking****Ordinance**

TO ACCEPT GENERAL WARRANTY DEED FOR PROPERTY LOCATED ALONG MORSE ROAD EAST OF HAMILTON ROAD, CONSISTING OF 1.120 ACRES FROM GAHANNA TRUCKING, INC.

**ORD-0017-2013****Accept Deed/Morse Road ROW/New Albany Co.****Ordinance**

TO ACCEPT GENERAL WARRANTY DEED FOR PROPERTY LOCATED ALONG MORSE ROAD EAST OF HAMILTON ROAD, CONSISTING OF 1.601 ACRES FROM THE NEW ALBANY COMPANY

**ORD-0018-2013****Accept Deed/Silver Lane****Ordinance**

TO ACKNOWLEDGE QUIT CLAIM DEED FOR 0.195+/- ACRES TO BECOME A PART OF SILVER LANE; FROM THE 470 SILVER LANE CONDOMINIUM ASSOCIATION

**ORD-0019-2013****Accept Deed/Havens Corners Road/Gahanna Woods Partnership****Ordinance**

TO ACCEPT WARRANTY DEED FOR RIGHT OF WAY PURPOSES FOR PROPERTY LOCATED ON HAVENS CORNERS ROAD FROM GAHANNA WOODS PARTNERSHIP CONTAINING 0.777 ACRES+/-

**ORD-0020-2013****Accept Deed/Havens Corners Road ROW/Gahanna Woods Partnership****Ordinance**

TO ACCEPT WARRANTY DEED FOR RIGHT OF WAY PURPOSES FOR PROPERTY LOCATED ON HAVENS CORNERS ROAD FROM GAHANNA WOODS PARTNERSHIP CONTAINING 0.384 ACRES+/-

**ORD-0021-2013****Accept Deed/Havens Corners ROW/Kucsma****Ordinance**

TO ACCEPT WARRANTY DEED FOR RIGHT OF WAY PURPOSES FOR PROPERTY LOCATED ON HAVENS CORNERS ROAD FROM MIKE G. AND CAROLYN Y. KUCSMA CONTAINING 0.196 ACRES+/-

**ORD-0022-2013****Accept Deed/Havens Corners ROW/Peters****Ordinance**

TO ACCEPT WARRANTY DEED FOR RIGHT OF WAY PURPOSES FOR PROPERTY LOCATED ON HAVENS CORNERS ROAD FROM DAVID K. AND JUNE E. PETERS CONTAINING 0.188 ACRES+/-

**Ordinance - To Amend by Substitution and Adopt, As Emergency****Resolutions to Adopt on First Reading:****RES-0001-2013****Honor Nancy Garland****Resolution**

TO HONOR AND COMMEND NANCY J. GARLAND FOR HER WORK IN THE STATE LEGISLATURE AND HER REPRESENTATION OF THE CITIZENS OF GAHANNA.

**RES-0002-2013****Honor Bike Lady/Kate Koch Gatch****Resolution**

TO HONOR AND COMMEND KATE KOCH GATCH FOR HER WORK WITH BIKE LADY, INC.

**RES-0003-2013****To Honor Judith Glenn****Resolution**

TO HONOR AND COMMEND JUDITH GLENN FOR SERVICE ON THE CITY OF GAHANNA CIVIL SERVICE COMMISSION.

**RES-0004-2013****To Honor Frank O'Hare****Resolution**

TO HONOR AND COMMEND FRANK O'HARE FOR SERVICE ON THE CITY OF GAHANNA PLANNING COMMISSION AND THE LANDSCAPE COMMISSION.

**Motion Resolution:****MR-0002-2013****Liquor Permit/UDF/180 W. Johnstown****Motion Resolution**

Motion Resolution that this Council has no objection to the new C1 and C2 liquor permits for United Dairy Farmers Inc.; 180 W. Johnstown Road, Gahanna Ohio 43230.

**MR-0003-2013****Bid East Johnstown Sanitary****Motion Resolution**

Motion Resolution to authorize the Director of Public Service to go out for bids for the East Johnstown Road Sanitary Sewer Extension Construction.

**MR-0004-2013****Bid TIZ Fiber Extension****Motion Resolution**

Motion Resolution to authorize the Director of Public Service to go out for bids for Phase II of the TIZ Fiber Extension project for the Office, Commerce and Technology District; ST 973.

**End of the Consent Agenda****F. PUBLIC HEARINGS:****Z-0006-2012****975 N. Hamilton Rd/Otterbein Homes****Zoning**

To consider a Zoning application to zone 5.478+/- acres located at 975 N. Hamilton Road; current zoning PCC (Planned Commercial Center); requested zoning SO (Suburban Office), Otterbein Homes, Sue McConn, applicant.

**G. STANDING COMMITTEES:**

**Committee of the Whole - Renner**

**Finance, Service & Safety - Larick**

**Development & Parks - Wright**

**H. CORRESPONDENCE AND ACTIONS:**

**Clerk****2013-0002****Liquor Permit/UDF/180 W. Johnstown****Communication**

Notice to Legislative Authority of new C1 and C2 liquor permits for United Dairy Farmers, Inc., DBA United Dairy Farmers 678, 180 West Johnstown Road, Gahanna, OH 43230. Last day to file objections is February 11, 2013.

**Council****I. SECOND READING OF ORDINANCES:****J. FIRST READING OF ORDINANCES:****[ORD-0032-2013](#)****Income Tax Increase****Ordinance**

TO AMEND SECTION 161.03, IMPOSITION OF TAX, OF CHAPTER 161, INCOME TAX, OF THE CODIFIED ORDINANCES OF THE CITY OF GAHANNA, RELATED TO INCREASING THE CITY INCOME TAX RATE TO THE RESIDENTS OF THE CITY OF GAHANNA

**[ORD-0034-2013](#)****Amend Code/Section 161.18/Tax Credit****Ordinance**

TO AMEND SECTION 161.18, CREDIT FOR TAX PAID TO ANOTHER MUNICIPALITY, OF CHAPTER 161, INCOME TAX, OF THE CODIFIED ORDINANCES OF THE CITY OF GAHANNA.

**K. MOTIONS/RESOLUTIONS:****L. REPRESENTATIVES:****Community Improvement Corporation (CIC) - Larick/Renner****Mid-Ohio Regional Planning Commission (MORPC) - Angelou****Bd. of Education, Gahanna-Jefferson Public Schools****Convention & Visitors Bureau (CVB) - Jolley****Central Ohio Transit Authority - Samuel****M. OFFICIAL REPORTS:**

**Mayor**

**City Attorney**

**N. COUNCIL COMMENT**

**O. ADJOURNMENT**