

City of Gahanna

*200 South Hamilton Road
Gahanna, Ohio 43230*



Meeting Minutes

Monday, October 6, 2008

7:30 PM

City Hall

City Council

*Nancy R. McGregor, President
Thomas C. Evers, Vice President
Beryl D. Anderson
Shane Ewald
Thomas R. Kneeland
John R. McAlister
David L. Samuel
Isobel L. Sherwood, MMC, Clerk of Council*

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

Gahanna City Council met in Regular Session on Monday, October 6, 2008, in Council Chambers of City Hall, 200 South Hamilton Road, Gahanna, Ohio. President of Council Nancy R. McGregor called the meeting to order at 7:30 p.m. Council Vice President Evers delivered the Invocation followed by the Pledge of Allegiance led by Brownie Troop #354 from Lincoln Elementary. Agenda for this meeting was published on October 3, 2008.

Members Absent: Shane W. Ewald

Members Present: Nancy R. McGregor, Thomas C. Evers, Thomas R. Kneeland, John McAlister, Beryl D. Anderson and David L. Samuel

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

Windy McKenna, Gahanna Jefferson Board of Education, stated that last week was Homecoming; last home football game will be 10/17 against Reynoldsburg; received 13 architectural proposals for our new building; will be reviewing; fall choir concert is 10/12 at 3:00 pm; marching band will be on 10/23 at 7:30 pm; orchestra will be 10/27 at 7:30 pm; last Saturday the marching band performed at Ohio Stadium at the Buckeye Invitational with 31 other high school bands; OSU marching band also performed; working on our wellness program to keep our insurance premiums down; October board meeting is this Thursday at 7:30 pm.

Brownie Troop 354 from Lincoln Elementary was present and asked Council to support Make A Difference Day on October 25; largest day nationally of helping others; troop has supported every year for 18 years as a service project will be participating with the Creep Crawl or Run program this year; helping raise money for scholarship fund to help other kids be able to go to camp; youth council members were also present and stated 5 full camp scholarships were awarded last year; goal is to make a difference; hope you will help us make a difference. Mayor presented a proclamation to the Brownie troop; recognizing the 4th Saturday of October as Make A Difference Day.

Cathy Peterfish, 378 Amesbury Drive; thanked Council for opportunity to speak; here to plea for help with feral cat problem; was warned of cat problem when I purchased last year but it did not hit home until a stray cat made its home under my shed with 7 kittens; called animal control and the Police Department answered; was told City does not take care of cats; suggested that I call Humane Society; they let me know I would have to capture the cat and pay \$10 per cat for them to take them; don't have \$80 to give away which is true of most of us today; now have a flea problem; put sevin which is a pesticide on; had to purchase additional flea and tick medication for my 4 dogs; have only had a problem since the cat decided to make its home under my shed; dogs scratch themselves raw after being bitten so also have to give them medicine to relieve itching; can't keep affording to do this; are a mother cat and 7 kittens; the babies have gone next door to neighbors shed; her inside cats now have fleas; this is not only problem caused by these cats; has to take dog to vet for medication as the dog is allergic to cats; another neighbor had a wonderful garden and when she weeds has to be careful of cat feces and strong odor of urine; had to throw all potatoes away as she was worried about disease; she has a playset for children but can't have sandbox for obvious reasons; flower gardens or mulch is a ready made litter box; called John McAlister who is my ward representative; he suggested I call animal warden; left a message for animal warden and he called me back; even though he was understanding

he let me know there was nothing he could do; at one time would transfer to a few farms but those farms started crying no more; costs the city \$31 for city to take cat to Humane Society; believe there is one city in our county that talked about licensing cats but can't remember which one; don't want another fight; need to worry about scratches, fever and rabies; find them hit by cars and we don't want our children to see; thank you for lending your ear to our problem and we may not be the only cat problem in the City.

McAlister stated he asked Peterfish to come and speak tonight; thought this was not just in Ward 1 and have heard complaints before; if there is a problem like mentioned wish we could talk about in committee; get administrations input on this; am at a loss and seeking more information. McGregor stated we will do that.

Susan O'Donnell, 337 Sycamore Woods Way, stated she came this evening to speak on rezoning by Stonehenge for the Hamilton Road properties; have a number of issues with this; one is the Heartland Plan; proposed at the time to keep residential character of the area; did speak to reps from other developers who wanted to come in before this proposal; aware of the increase in density to the area and increase in traffic and it can change an area; another concern is the cost to the city; if I understand correctly, City currently participated in the funding for Creekside, also the detention pond for this development; one of the major concerns is the lack of specific information in the plan so far; sure that is a concern to everyone; the density is concerning; at Shagbark for example there is 18 acres and 180 units; this proposal, as I have read it, is on 10 acres and has 180 units; height has not been determined whether to be 2 or 3 story; large impact visually; apartment or condos has not been determined; current economic situation is scary for any building; concerned for community with relation to the transient issue; landscaping is also an issue; can assure residents that landscaping would be done and attempt to preserve trees; know what architectural renderings were for our complex and what we inherited; what is promised and what is actual concerns us; last concern is that they are overextending; believe they currently have 2 single family projects, 6 condominium developments, and some are not yet available; Creekside is not completed, now the high school property and understand that as of today they now own Berceley Woods; please consider the residents when you make your decision on this property.

D. INTRODUCTIONS AND ASSIGNMENT TO COMMITTEE:

Ordinances - To Be Introduced and Assigned to Committee:

Introduced by title, by Evers.

ORD-0202-2008

SUPPLEMENTAL APPROPRIATION - Garage, Gas & Oil

Introduced

ORD-0205-2008

TO AUTHORIZE THE MAYOR TO SIGN THE OHIO ENVIRONMENTAL PROTECTION AGENCY DIRECTOR'S FINDINGS AND ORDERS REGARDING SANITARY SEWER EVALUATION AND MAINTENANCE.

Introduced

ORD-0208-2008

TO ADOPT THE BIG WALNUT TRAIL CONCEPT PLAN, DATED JULY, 2008, BY FLOYD BROWNE GROUP, FOR THE CITY OF GAHANNA, OHIO.

Introduced

ORD-0209-2008

TO ZONE 0.926 ACRES LOCATED AT 6010 TAYLOR ROAD; REQUESTED ZONING SF-1, SINGLE FAMILY RESIDENTIAL; BY KARL WETHERHOLT, CITY OF GAHANNA, APPLICANT.

Introduced, to Development & Parks**ORD-0210-2008**

TO ZONE 5.615 ACRES LOCATED AT 6052 TAYLOR ROAD; REQUESTED ZONING ER-1, ESTATE RESIDENTIAL; BY KARL WETHERHOLT, CITY OF GAHANNA, APPLICANT.

Introduced, to Development & Parks**E. CONSENT AGENDA:****Minutes - To Approve:**

2008-0001 1) October 6, 2008 Regular Meeting Minutes

This Matter was Approved, on the Consent Agenda.

Ordinance: Introduce, Waive Second Reading, Adopt as Emergency:**ORD-0203-2008**

TO AUTHORIZE THE MAYOR TO ENTER INTO JOINT MAINTENANCE AGREEMENT WITH MIFFLIN TOWNSHIP TRUSTEES FOR THE PERIOD OCTOBER 1, 2008 THROUGH SEPTEMBER 30, 2009; AND TO DECLARE AN EMERGENCY.

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

ORD-0204-2008

TO AUTHORIZE THE MAYOR TO ENTER INTO JOINT MAINTENANCE AGREEMENT WITH JEFFERSON TOWNSHIP TRUSTEES FOR THE PERIOD OCTOBER 1, 2008 THROUGH SEPTEMBER 30, 2009; AND TO DECLARE AN EMERGENCY.

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

ORD-0207-2008

TO AUTHORIZE THE MAYOR TO EXECUTE EASEMENT WITH RICHARD WINNESTAFFER, 85 SOUTH HIGH STREET, FOR A RECREATIONAL MULTI-USE TRAIL; 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-0194-2008**

TO AUTHORIZE THE DIRECTOR OF PUBLIC SERVICE TO AWARD AND THE MAYOR TO ENTER INTO CONTRACT WITH CALDWELL CHRYSLER JEEP DODGE FOR PURCHASE OF A SPRINTER 2500 SHC VAN FOR THE WATER & SEWER DEPARTMENT.

This Matter was Adopted on the Consent Agenda.

ORD-0195-2008

TO AUTHORIZE THE MAYOR TO ENTER INTO CONTRACT WITH HALLER & ASSOCIATES, INC., FOR REPAIR OF CITY HALL SKYLIGHTS; AND TO SUPPLEMENTALLY APPROPRIATE \$22,000.

This Matter was Adopted on the Consent Agenda.

ORD-0196-2008

TO ACCEPT FUNDS RECEIVED FROM THE CITY OF COLUMBUS FOR DEVELOPER FUNDED REIMBURSEMENT FOR THE MORRISON/CLAYCRAFT TURN LANE; IMPROVEMENT NO. 899; TO SUPPLEMENTALLY APPROPRIATE \$6,050; AND TO DECLARE AN EMERGENCY.

This Matter was Adopted as an Emergency on the Consent Agenda.

ORD-0199-2008

TO ACCEPT THE ANNEXATION OF 27.9+/- ACRES FROM JEFFERSON TOWNSHIP TO THE CITY OF GAHANNA, OHIO, LOCATED AT 5847 TAYLOR ROAD; REQUESTED BY RICHARD C. BRAHM, AGENT FOR PETITIONER VALUE RECOVERY GROUP II.

This Matter was Adopted on the Consent Agenda.

Motion Resolution:

MR-0047-2008

Motion Resolution that this Council has no objection to the new D5A Liquor Permit application for Towneplace Management LLC; dba Towneplace Suites Columbus Airport; 695 Taylor Road.

This Matter was Approved on the Consent Agenda.

MR-0048-2008

Motion Resolution that this Council has no objection to the new D5A Liquor Permit application for Springhill SMC LLC; dba Springhill Suites Columbus Airport; 665 Taylor Road.

This Matter was Approved on the Consent Agenda.

Passed The Consent Agenda

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

Yes	6	President of Council McGregor, Vice President of Council Evers, Kneeland, Anderson, McAlister and Samuel
Absent	1	Ewald

End of the Consent Agenda

F. PUBLIC HEARINGS:

President read Public Hearing Rules that would govern both Public Hearings this evening.

Z-0013-2008

To consider an initial zoning of 0.926 acres located at 6010 Taylor Road, City of Gahanna; recommended zoning of SF-1 pursuant to Section 1133.08 of the Codified Ordinances; City of Gahanna, Karl Wetherholt, landowner.

President opened Public Hearing at 7:54 p.m.

Karl Wetherholt, City Engineer, City of Gahanna, stated he was the agent for the landowner who is actually the Parks & Recreation Department; this property was purchased many years ago when Taylor Road was widened; intended to be park property; SF-1 is the correct zoning for this piece of this size; recommending for that and will remain as park property.

President asked for opponents. There were none.

President closed Public Hearing at 7:56 p.m.

Heard in Public Hearing

Z-0014-2008

To consider an initial zoning of 5.615 acres located at 6052 Taylor Road, City of

Gahanna; recommended zoning of ER-1 pursuant to Section 1133.08 of the Codified Ordinances; City of Gahanna, Karl Wetherholt, landowner.

President opened Public Hearing at 7:56 p.m.

Karl Wetherholt, City Engineer, stated he was the agent for landowner which is the Parks & Recreation Department; purchased from Blacks several years ago; recently annexed; now time to zone; ER-1 because of the nature of being more than 5 acre is the correct zoning; connected to and is a part of the Gahanna Woods Park; will remain Parks Department property.

President asked for opponents. There were none.

President closed Public Hearing at 7:57 p.m.

Heard in Public Hearing

G. STANDING COMMITTEES:

Development & Parks Committee - Ewald: No Report.

Public Service & Safety Committee - McAlister: No Report.

Committee of the Whole - Evers: No Report.

Finance - Kneeland:

Kneeland stated he was working with administration to figure out discussions on appropriations which will be coming up.

H. CORRESPONDENCE AND ACTIONS:

Clerk - Legal:

2008-0051

To acknowledge receipt of the Communications Committee Report dated August 18, 2008.

Clerk stated this item had been received prior to last meeting and discussed in Finance Committee in September.

Received and Filed

Council:

McGregor noted receipt of invitation to Franklin Soil & Water Conservation District yearly meeting on October 23; library is working on expansion plan up to 2020; doing some ground work to bring people up to date on plans for next 10 years; holding local meetings; got this notification after the one to be held here; if we would like to have them come and discuss at a committee meeting with us they are willing to do so.

I. SECOND READING OF ORDINANCES:

Ordinances Reported Out of Committee:

[ORD-0185-2008](#)

TO ADOPT THE PORT COLUMBUS AREA GROWTH PARTNERSHIP
ECONOMIC DEVELOPMENT STRATEGY

Kneeland stated he was responsible for delaying; wanted to let everyone know my questions have been answered; fine with moving forward if that is the desire of Council.

Evers stated we need to continue to go down this path; communities in central Ohio need to work together on the entire area not individual communities; need to be cognizant of the fact that we will all thrive, or not, based on what we do together; great opportunity; will be supporting.

A motion was made by Kneeland, seconded by Anderson, that this matter be Adopted. The motion carried by the following vote:

Yes 6 President of Council McGregor, Vice President of Council Evers, Kneeland, Anderson, McAlister and Samuel

Absent 1 Ewald

ORD-0201-2008

TO REZONE 10.000+/- ACRES AS L-AR, LIMITED OVERLAY MULTI-FAMILY RESIDENTIAL, FOR PROPERTY LOCATED AT 433 THROUGH 531 NORTH HAMILTON ROAD; BY STONEHENGE LAND COMPANY, TERRY ANDREWS, APPLICANT.

Evers thanked residents from Sycamore Woods for coming in; clarify that this is presented as limited overlay; stricter zoning tied to what is written as opposed to straight zoning change; details not clarified yet; if this were to be passed would go back to Planning Commission for final review process. McGregor stated that residents are welcome to attend those meetings.

A motion was made by Vice President of Council Evers, seconded by Kneeland, that this matter be Adopted. The motion carried by the following vote:

Yes 6 President of Council McGregor, Vice President of Council Evers, Kneeland, Anderson, McAlister and Samuel

Absent 1 Ewald

J. FIRST READING OF ORDINANCES:

ORD-0206-2008

TO ADOPT THE RECOMMENDATION OF THE ADVISORY BOARD FOR THE OFFICE & INDUSTRIAL INCENTIVE PROGRAM GRANTING APPROVAL FOR NETJETS SERVICES, INC.; AND TO DECLARE AN EMERGENCY.

Introduced by title, by Evers.

Introduced

Kneeland stated this is another opportunity to bring a large employer into the City even though it appears it will be short term; these folks aren't normally short term; could have permanent jobs or job growth in this area; pleased and appreciate Development Department's effort to bring these jobs to the City; these types of jobs mean a lot to our stability.

Anderson stated this is another collaboration of cities; work together when there are opportunities; see the pros and cons; definite pro and opportunity for Net Jets to be here but also a beacon for other companies; opportunities for growth to consider Gahanna specifically; will be supporting.

Samuel noted the company is prospering even though economy is not doing well; they have 75% of European market; company is larger than American Airlines.

McAlister stated his only comment is if we continually attract people to work in Gahanna because we can give them a break on their income tax, then give everyone a break on their income tax; get word out to realtors and national realtors to locate your

company where you can get a credit against their income tax; go to Gahanna Ohio; doesn't matter if it's one company with 300 jobs or 300 companies with 1 job each, the result is the same; will be supporting this on that basis.

A motion was made by Vice President of Council Evers, seconded by Kneeland, that this matter be Introduced, Second Reading Waived. The motion carried by the following vote:

Yes **6** President of Council McGregor, Vice President of Council Evers, Kneeland, Anderson, McAlister and Samuel

Absent **1** Ewald

A motion was made by Vice President of Council Evers, seconded by Anderson, that this matter be Introduced, Second Reading Waived, and Adopted as an Emergency. The motion carried by the following vote:

Yes **6** President of Council McGregor, Vice President of Council Evers, Kneeland, Anderson, McAlister and Samuel

Absent **1** Ewald

K. MOTIONS/RESOLUTIONS: None.

L. REPRESENTATIVES:

Community Improvement Corporation (CIC) - Ewald/Kneeland:

Kneeland stated final session for CIC is tomorrow evening; strategic direction should be coming out of that.

Mid-Ohio Regional Planning Commission (MORPC) - McGregor/Anderson:

Anderson stated meeting is Thursday; summit held last month; opinions and updates being given on that; also there is an opportunity for Center for Energy & Environment that MORPC started in November last year; mission is to assist central Ohio to make green easy.

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

M. OFFICIAL REPORTS:

Mayor:

Mayor stated she had three items; to Ms. Peterfish, will take issue up in staff meeting tomorrow morning; second Tony Collins has been elected to OPRA Board of Directors; will be installed in January; third, will be doing news release tomorrow to launch our resident survey; phone calls will be made to households surveying residents about current and future city services; 800 households will be called; Foresight Research will be doing the calling; assist us in terms of getting accurate samples; hope residents will take the time to participate; will take about 15 minutes; will tell people up front how long it will take; can be called back if more convenient; any questions call Mayor; have discussed for several months. McGregor asked if this was appropriate time to do survey with so many political calls being done right now. Mayor stated it had been debated; discussed that due to the political calls would wait till after the election; risk that you take; hoping that by announcing that the City is doing a survey about the City, people will be willing to respond; factor we talked about; hope to have it launched before heavy calling starts.

City Attorney: No Report.

N. COUNCIL COMMENT:

Samuel stated he sympathizes with Ms. Peterfish and will be following up; attended OML Conference last week; Gahanna is way ahead of the game when compared with other cities; will be sharing those ideas; have been disturbed hearing comments about business problems in Gahanna; emphasize to small business owners that there are certain things you should do; need to have strong business plan before you begin; do a marketing analysis; identify your target customers; have a good product; have good customer service and enthusiasm; if you are making mistakes they need to be corrected; have resources here locally in Chamber of Commerce and Development Department and federally there is the Small Business Administration; business can be successful.

Kneeland stated we acted on several important items; make note we introduced legislation on Big Walnut Trail; can connect with neighbors to north and south; part of a statewide network; quality of life we need that Development Department takes to potential businesses; thank P&R Board and Collins for energy they put forth in getting that done; Samuel mentioned out front in OML in lots of areas; is whole partnership arrangement; we reauthorized 2 maintenance agreements with Mifflin and Jefferson townships; saved community in general because we have done together; lessen costs to townships; help to cut costs in any of these entities comes back to us also.

McAlister stated he ran across an article Saturday but Mayor beat me to it; prevailing wage changes start soon; Governor has directed prevailing wage law to all aspects of privately funded projects that receive some government financing; Dioun would have had to pay prevailing wage if this had been in place; change takes effect Oct. 15; might be required to pay union scale wages for entire project; this could affect school district and the public private arrangement on their new project; this could change the whole project; your margins are so thin in some of these projects; may be forced to pay more than what you can afford; just wanted to comment.

Anderson thanked Brownie troop for coming in tonight; also thank Service Department and all those involved with the windstorm clean up; still getting comments from citizens on how efficient the process was; comments have been very good; also with number of young people in room remind you to take your civic responsibility seriously; today was deadline to register to vote next month; if you are interested in moving the spirit of democracy forward work at the polls; also other ways you can be a part of our democratic process; would be greatly appreciated; echo comments on Big Walnut trail; great example of regionalism and partnerships; working towards for a long time; Samuel's point with regard to business was excellent; as part of the community need to support those businesses; we as citizens support the businesses by sharing with friends and buying from them; all can be ambassadors for that; no age limit on that.

Evers also thanked Brownie troop and den leader who is city employee Kate Moening; thank Service and Parks for clean up efforts; also continue to hear positive comments; lastly urge everyone to participate in Make a Difference Day.

McGregor states the Big Walnut Trail will be great for our residents; brother works in Groveport; he bikes with another teacher from west side of Columbus; will draw people into our city; glad to see that moving forward.

O. EXECUTIVE SESSION:

MOTION by Kneeland, seconded by Evers, 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, official, licensee or regulated individual unless such public employee, official, licensee or regulated individual requests a public hearing. ROLL CALL: Voting yes: Kneeland, Evers, McAlister, McGregor, Samuel, Anderson. Motion carried.

Council rose to Executive Session at 8:24 p.m. Council rose to report from Executive Session at 8:44 p.m.

P. ADJOURNMENT: 8:45 p.m. - Motion by McAlister.

**Donna L. Jernigan, CMC
Senior Deputy Clerk of Council**

*APPROVED by the City Council, this
day of 2008.*

**Nancy R. McGregor
President of Council**