



City of Powell, Ohio
City Council

MEETING MINUTES
June 21, 2016

EXECUTIVE SESSION: EXECUTIVE SESSION IN ACCORDANCE WITH O.R.C. SECTION 121.22 (G) (3), PENDING LITIGATION.

ROLL CALL: Bennehoof, Bertone, Hrivnak, Lorenz, Newcomb, Swartwout, Lutz, Hollins, Betz, Canavan, Kambo and Downey.

MOTION: Councilman Hrivnak moved at 7:30 p.m. to adjourn into Executive Session in accordance with O.R.C. Section 121.22 (G) (3), Pending Litigation. Councilman Bennehoof seconded the motion.

VOTE: Y 6 N 0

MOTION: Councilman Hrivnak moved at 7:58 p.m. to adjourn from Executive Session. Councilman Bennehoof seconded the motion.

VOTE: Y 6 N 0

MOTION: Councilman Bertone moved at 8:00 p.m. to convene into Open Session. Councilman Swartwout seconded the motion.

VOTE: Y 6 N 0

OPEN SESSION

CALL TO ORDER/ROLL CALL

A regular meeting of Powell City Council was called to order by Mayor Brian Lorenz on Tuesday, June 21, 2016 at 8:00 p.m. City Council members present included Jon Bennehoof, Frank Bertone, Jim Hrivnak, Brian Lorenz, Brendan Newcomb and Daniel Swartwout. Tom Counts was absent. Also present were Steve Lutz, City Manager; Eugene L. Hollins, Law Director; Debra Miller, Finance Director; David Betz, Development Director; Rocky Kambo, GIS/Planner; Megan Canavan, Communications Director; Chris Huber, City Engineer; Karen J. Mitchell, City Clerk, and interested parties.

PLEDGE OF ALLEGIANCE

PRESENTATION – Delaware County Health District Update – Sheila Hiddleston, Health Commissioner. (Exh. 1)

- Will be at Powell Fest providing information to the residents on various things, including:
- Zika Virus Protection and Prevention
 - There is some transmission in Ohio, but all stem from traveling to one of the endemic countries.
 - Tested about 7 people in the county, but so far no Zika has been found in the county.
 - If DCHD does anything within the corporate limit, she would be in contact with the City Manager to keep him informed.
 - Mosquitos lay their eggs in water, but the mosquitoes that carry Zika can lay their eggs in a very, very shallow amount of water.
 - Dump standing water every 7 days.
 - Takes about 7 days for mosquitos to fully mature and become biters.
 - There are traps out in the community that will trap the mosquitos like we do every year.
 - We spray in response to disease so if a trap or person has West Nile, Lacrosse Encephalitis or St. Louis Encephalitis, we would spray in response to that.
- Tick Season
 - Tick are around Ohio all year long, but we see more people with ticks embedded into their bodies in the summer when we are outside for longer periods of time.
 - Check for ticks when you come inside.
 - Put in any removed ticks that were embedded into a baggy and throw it into the freezer. Be sure to put the date and time on it so that it can be tracked later if needed.

Symptoms of tick-borne illnesses develop slowly and it is sometimes a diagnosis of exclusion.

Councilman Bennehoof: I have a fountain in my front yard and it runs a lot. Should I dump it out every seven days?

Ms. Hiddleston: You're probably good if it keeps the water flowing. The main thing is we want to keep the water moving. You can also buy Larvicide at any hardware store. For the City, we will come and do an inspection for any of your properties and will Larvicide those for you. For this year, in an attempt to raise awareness, we will do that on private property if asked.

I forgot to mention that we also sent our tobacco position paper. Boards of health cannot pass regulations for the T21, the Tobacco 21, but we did pass a position paper. Our board does believe that this is a good thing that we can do in our community and I would also offer to you that the Delaware Tobacco Coalition of which we are just one member, would be happy to come and talk to Council about the T21 initiatives that are going on across that state.

CITIZEN PARTICIPATION

Mayor Lorenz opened the citizen participation session for items not on the agenda. Hearing none, he closed the public comment session.

APPROVAL OF MINUTES – June 7, 2016

MOTION: Councilman Bennehoof moved to adopt the minutes of June 7, 2016. Councilman Bertone seconded the motion. By unanimous consent of the remaining members of Council, the minutes were approved.

CONSENT AGENDA:

Item

Monthly Reports – May 2016

Action Requested

Receipt of Electronic Report

MOTION: Councilman Hrivnak moved to adopt the Consent Agenda. Councilman Bennehoof seconded the motion. By unanimous consent of the remaining members of Council, the Consent Agenda was adopted.

Mayor Lorenz asked if Council would like to move up Item 14 on the agenda to be heard next.

MOTION: Councilman Bennehoof moved to amend the Agenda to move up Item 14 next consideration. Councilman Bertone seconded the motion. By unanimous consent of the remaining members of Council, the motion was approved.

FIRST READING: ORDINANCE 2016-25: AN ORDINANCE APPROVING THE FINAL DEVELOPMENT PLAN FOR A PROPOSAL TO CONSTRUCT A COMMERCIAL BUILDING CONTAINING APPROXIMATELY 21,467 SQUARE FEET ON A 2.3 ACRE SITE.

Rocky Kambo, GIS/Planner: I will begin with an orientation of exactly where this site is located.

[indicating] On the west side we have Sawmill Parkway and our downtown Four Corners. This site plan is located between Lincoln Street and Traditions on Powell Road. On the overhead, there are two images. On the left is the overall site plan and on the right is a zoomed in component piece that shows the courtyard area.

Timeline overview: We first saw a formal application back in March. Over the course of four months, the last meeting being June 15th with P&Z, we went through multiple revisions, reiterations and refinements and ultimately came from P&Z with a recommendation for approval. This is located in our downtown business district and does meet all the requirements of the downtown business district except for one – The maximum lot coverage allowable which is 20%. This particular development comes in at 21%, so it's a 1 percent divergence that they are requesting. Staff had spoken with P&Z about it and did mention that we felt it to be a minimal divergence and P&Z also agreed. In their motion of approval, P&Z did recommend to allow that 1 percent divergence.

As this is our downtown business district, we want to make sure it adheres to our downtown historic district architectural guidelines. The design of these buildings does meet our historic district architectural guidelines, not to mention our newly adopted comprehensive plan meets many of the policy recommendations within the comprehensive plan as well.

We think the overall location of this development is very well placed. We call this a transitional. Over on the west side we have a traditional commercial style development. On the east side we have the historic style of development. Being that this is almost between the two, it provides a great transition between these two areas and is actually a little bit more likened to the downtown historic district. It's now helping pull our historic downtown a little bit further west over the tracks which ultimately helps us with expanding our historic downtown and is a great benefit to us. In addition to its good location, we are providing our residents with more services. What's being proposed here is a dentist office, who is the applicant, possibly a restaurant and then a mix of other retail or office uses. Overall, we're providing more services not only to our residents, but also individuals that are going to come visit our downtown core. There's great synergy when you have multiple similar developments and should bring more people into our downtown with positive economic development. Not only will we be getting taxes from this because this is in our TIF district from the property valuation, getting people to spend money in our downtown core benefits the City overall.

Lastly, we all know that traffic is a concern. As part of the Keep Powell Moving initiative, this development did provide a traffic study. They mentioned that there will be increased traffic flow due to this site and have recommended there be a left turn lane off of Powell Road to Lincoln Street and a right turn lane off of Lincoln Street on to Powell Road. As part of the recommendations in their own traffic study as well, as the recommendations from P&Z, we recommended that the developers themselves work on making those improvements. In addition to that, they will work with the development to the west and south in those road improvements. Funds are limited in infrastructure improvements, so getting these developers to pay for these infrastructure improvements is an overall benefit for the City.

Your second reading of this will be advertised as the public hearing on July 5th.

Councilman Bennehoof: We currently have some development that's not shown on this overview to the east. We have a couple of developments there. Is there something back there as well?

Mr. Kambo: Over here [indicating] is going to be the title company and over here is the two building office/warehouse.

Councilman Bennehoof: There's a collaborative traffic connection that you're looking at working on. Do we want the developer to go through?

Dave Betz, Development Director: During the process, the P&Z Commission has asked the developer to coordinate this development with that being proposed to the west. We're also looking at another two building development in this front part of Traditions and that was always anticipated as part of that development plan. One of the things we are working on is making sure that there is some access, not only from the access points located directly across from each other from this site to this one [indicating], but also going through to Village Pointe Center to the west. In our conversations with the owner of Village Pointe Center is he is all for that. They are working out the details with this plan here that includes the parking lot here to make that connection.

Darrell Pappa, Thomas Beery Architects, 1890 Northwest Blvd., Columbus, OH. I'm just going to provide a general overview. This development is called the Armita Plaza, and the scheme essentially follows the downtown revitalization plan from 2004 and it took its lead from the comprehensive plan, as it identified this development at that location to be retail-oriented. It is one story. The development plan is currently located on a vacant block within the City's grid, just west of the railroad tracks in downtown Powell. The solution has become more and more defined at each stage of the development process. It is intended to be a link to the downtown area – an extension of the downtown as it grows to the west – as a transitional development because you have larger use groups/businesses further to the west and this would be more shop-like in its scale.

The development plan is in excess of 21,000 square feet. It focuses on two main objectives. The first objective is the need to encourage and promote pedestrian activity in and around the shops themselves. Where it permits pedestrians to physically connect to and through the shops along West

Olentangy and Lincoln Streets and it does with these connectors that we call the breezeway connectors. These are locations where we have tower elements. We also have another connector that faces Lincoln Street. It's a corridor or path that gets pedestrians inside or beyond those buildings. Once they go through those corridors, they will find a public space or a plaza with a fountain as a focal point. It's geared to have an outdoor space, seating area, plantings that will focus on promotional exhibits, seasonal events for the tenants, such as grand openings and sale events. These connectors provide a level of transparency from the street where you can see through the building and see what is beyond that. The openings in the towers are to invite the customers in and experience the plaza space.

Secondly, the project is geared toward trying to enrich the surrounding streetscape. West Olentangy is the main access through the downtown area. We are trying to establish variations within the theme and promote collective groups/areas where restaurants could have gathering places or stores could have outdoor seating areas for their spaces and to promote the building itself. The building's elevation provides a backdrop for that to happen and it utilizes the landscape elements to try to group those spaces together.

The building itself is composed of brick, stone and a fiber cement – it's a premanufactured gray stone. Vertical and horizontal lap siding – it's a fiber cement siding - where you would have a light green siding along with a chocolate brown trim along those openings.

Armita Plaza is a development that intends to create and house mixed-use retail office/restaurants/shops that are pedestrian-friendly and would be seen as an extension of the downtown's unique architectural styles.

Councilman Bennehoof: This is our first reading. There are some open items that we are going to look to have resolved by the second reading. I like the idea of commercial as an economic engine. I also like the fact that you essentially have three buildings that are linked by breezeways. I think there's advantages and maybe some cons to that too, but lighting will probably take care of that. One of the things I've been very passionate about is theming, or giving our community character. That doesn't mean I want everything to look just like S. Liberty, but do we have an elevation for the Old Bag of Nails? Are you committed to the red brick for example? Are you opposed to some façade changes so that we can start to develop a character in the community, if you will?

Mr. Betz: I recommend that we invite our architectural advisor, Chris Meyers, to the next meeting. He can go over the changes that were made and iterations of the design elements that they considered during P&Z. He can talk a little bit about the community character issues that you have interest in. Some of that delves into our architectural guidelines that they are required to follow as well as our pedestrian scale guidelines and some of that's addressed in there. Chris is really good about talking about that and the fact that Powell itself has more of a broad eclectic design. So I will ask him to our next meeting if he is available.

Councilman Bennehoof: I like the appearance of it a lot. I think the pedestrian scale is good. It draws people in through the breezeways. A lot of nice features to it, so I'm very pleased to see this. I am anxious about the open items, but other than that, I'm good.

Thomas Beery of Thomas Beery Architects. In response to your question about elevation, we looked at that center where Bag of Nails is and that's where we started from – similar scale, single story building, pedestrian scale – and then took that and expanded on it this - a built-over-time look. We wanted similar but not the same.

Councilman Bennehoof: You mentioned cementous board? Is that like hardiplank? And is it vertical?

Mr. Beery: Yes, and it can come in both styles.

Councilman Hrivnak: Did you say that this was through the Historic Downtown Commission already?

Mr. Betz: The P&Z Commission has authority on this one.

Councilman Bertone: I like it a lot. I like the extension to the west and it's really a great concept. From a retail point of view, we know that the traffic is a point of concern. Do you have other similar developments somewhere in the community or in Central Ohio?

Mr. Beery: No.

Councilman Bertone: In terms of elevation, how far are we set back?

Mr. Beery: We are 20 feet off the right-of-way. So building, patio/walks, a little bit of lawn and then the sidewalk.

Councilman Bertone: In terms of elevation, there are other buildings to the west of you further that are fairly tall. What is the max height on this? Where is that peak point? Is it strictly at those tower sites that you're using as breezeways or is that across the entire ridge line of that?

Mr. Pappa: The ridge line for the main tower breezeway is 29 feet above finished grade.

Councilman Bennehoof: It's probably shorter than the building to the west of it.

[Multiple speakers affirming]

Councilman Bertone: In terms of the economic side for the restaurant, what do you envision there? Is it going to be a quick retail or is it sit down?

Mr. Beery: It hasn't even been advertised yet, so we have no tenants lined up. But our hope is that we get a fairly substantial restaurant, at least in one of the corners, it would be a sit down type restaurant.

Councilman Bertone: What I'm getting at is that I just don't want to see a drive-through.

Mr. Beery: Oh, no. We wouldn't even have a place where we could put one.

Mr. Kambo: This wasn't designed for drive through style commercial. This is the height of the buildings to the west [indicating], and Dave can give you and an overview of how we've structured the setbacks.

Mr. Betz: The existing concrete walk, the right-of-way is just behind it, so you are going to be about 23-25 feet behind where the existing sidewalk is to the front of this building. This building will be a little bit farther back than this one [indicating].

Mr. Kambo: One of the things we were determining was that in any historic downtown, it wasn't exactly the same thing. Staggering is what gives it that visual interest along the street frontage.

Mr. Beery: It also helps us have the space out front for patios and gathering out front as well.

Councilman Bennehoof: Will your east elevation be similar to the south elevation?

Mr. Beery: Yes. Similar uses of stone and brick and the detailing is the same.

Councilman Hrivnak: I wanted to talk a little bit about the divergence of one percent lot coverage. Why ask for a divergence of one percent, why not just make it 20?

Mr. Betz: During the process, they actually had a smaller building. P&Z asked them to go up to our maximum lot coverage. They came back with a little more because when they reviewed it again with the bank for financing, the bank said you need to go a little higher because it meets a certain ratio that they need for financing the project.

Councilman Hrivnak: So lot coverage, does that involve just the building itself?

Mr. Betz: Just the building itself. The square footage does not include the breezeway. The breezeways

Mayor Lorenz: This reminds me of a development on the eastside of Cleveland that I reference as Eden Park. I think it will be really nice. I've been hoping that we would get something that's got character in it like Eden Park. As far as the divergences, this is a planned development. In my opinion, the development plan is the zoning and anything that doesn't fit is asked for. So we negotiate those things. I don't have a problem with any of what you are doing.

Mr. Betz: It's already there.

Ordinance 2016-25 was taken to a second reading.

Debra Miller, Financial Director: This is the first item we use for our 2017 budget. What this resolution does is it starts the process to do the property tax for our 1.2 mills that we have for the general fund and calculates the estimated millage we need for our debt service payments which should stay in the 2.6 range. You will see the results back in September where the County auditor's office or Budget Commission will give you the millage. You will need to accept it and send it back to them by September 30th.

VOTE: Y 6 N 0

Ms. Miller: [Ordinance] 2016-19 is for the roadway site and erosion part of the construction of the roads, bike paths, lane improvements, and traffic installation. In this project, we have 1.6 million total cost for the roadway site, storm and water. Of the roadways site improvements, it's also 1.6 [million], so I wanted to point that out. In an email, I sent you a list of all the projects that follow this map that's included in your packet. As an example, you can see that the Bunker Lane improvements total \$737,000 and then you would add some of the soft costs, such as engineering, inspection and construction management. That might end up being about \$850,000. All of these improvements for the

roadway site and erosion add up to 1.6 million. In this note, because of timing, we don't feel that we need 1.6 million all at this time, so in the ordinance, we are only asking for \$555,000 of that 1.6 [million].

Mayor Lorenz opened this item to public comment. Hearing none, he closed the public comment session.

Councilman Swartwout: Just before I vote on these [ordinances], I think it's important to differentiate between the policy that has been enacted and what the City is committed to and the best way to implement that policy that is enacted and committed to. So even though I'm not necessarily in favor of the policy behind all this that's going on here, I do believe that Debra and the Finance staff have done a great job putting together a plan for the best way to implement that policy. So I will be voting in favor of these various notes even if I wouldn't have necessarily voted in favor of the entire policy that got us here.

Councilman Bennehoof: On the issue of policy for edification, and it took me a while, TIFs are perceived as a bad thing but it depends on how they are applied. Folks need to understand that the project itself is going to fund the TIF which is going to pay for the notes. I struggled with that at first. I'm fine with the policy. It's taken me a while to get there, but I'm good with it and I applaud our good fiscal management which helps us get good credit. So I'm all in.

Councilman Swartwout: I don't struggle with what we are facing. I don't struggle with the issues. It's not a matter of me coming to that consideration based on me struggling, if there was that insinuation of your comments, Jon.

MOTION: Councilman Bennehoof moved to adopt Ordinance 2016-19. Councilman Bertone seconded the motion.

VOTE: Y 5 N 1 (Newcomb)

SECOND READING: ORDINANCE 2016-20: AN ORDINANCE AUTHORIZING THE ISSUANCE OF NOTES IN THE AMOUNT OF NOT TO EXCEED \$145,000 IN ANTICIPATION OF THE ISSUANCE OF BONDS FOR THE PURPOSE OF DESIGNING, ENGINEERING, CONSTRUCTING AND RECONSTRUCTING VARIOUS WATER IMPROVEMENTS, WITH RELATED SITE IMPROVEMENTS AND APPURTENANCES THERETO; AND APPROVING RELATED MATTERS.

Mr. Lutz: These are for water improvements which actually total \$145,000 and Debra will give a little additional information.

Ms. Miller: The total that the engineer thinks for both the construction costs of the water is about \$104,000 and the other direct costs are about \$38,000 for the engineering inspection and construction management for total of approximately \$142,000. We are rounding, so when we do the notes, we are asking for \$145,000 dedicated to the water portion.

Mayor Lorenz opened this item to public comment. Hearing none, he closed the public comment session.

MOTION: Councilman Bennehoof moved to adopt Ordinance 2016-20. Councilman Bertone seconded the motion.

VOTE: Y 5 N 1 (Newcomb)

SECOND READING: ORDINANCE 2016-21: AN ORDINANCE AUTHORIZING THE ISSUANCE OF NOTES IN THE AMOUNT OF NOT TO EXCEED \$545,000 IN ANTICIPATION OF THE ISSUANCE OF BONDS FOR THE PURPOSE OF DESIGNING, ENGINEERING, CONSTRUCTING AND RECONSTRUCTING VARIOUS SEWER IMPROVEMENTS, WITH RELATED SITE IMPROVEMENTS AND APPURTENANCES THERETO; AND APPROVING RELATED MATTERS.

Ms. Miller: The sewer construction costs is approximately \$395,000 for this project. When you add the soft direct costs of engineering's inspection and construction management of approximately \$143,000, there is a total of \$538,000. We've rounded that to \$545,000 for this note.

Mayor Lorenz opened this item to public comment. Hearing none, he closed the public comment session.

MOTION: Councilman Bertone moved to adopt Ordinance 2016-21. Councilman Bennehoof seconded the motion.

VOTE: Y 5 N 1 (Newcomb)

SECOND READING: ORDINANCE 2016-22: AN ORDINANCE AUTHORIZING THE ISSUANCE OF NOTES IN THE AMOUNT OF NOT TO EXCEED \$205,000 IN ANTICIPATION OF THE ISSUANCE OF BONDS FOR THE PURPOSE

OF CONSTRUCTING, IMPROVING, AND RECONSTRUCTING VARIOUS IMPROVEMENTS TO PARKS AND RECREATION FACILITIES AND LANDS, WITH RELATED SITE IMPROVEMENTS AND APPURTENANCES THERETO; AND APPROVING RELATED MATTERS.

Mr. Lutz: At last week's Finance Committee meeting, the Finance Committee directed Staff to obtain a proposal to begin engineering Phases 1-3 for the park at Seldom Seen Road with the intent that we can begin construction of those three phases next year and have the park open and operating in 2018. That is where these funds will be utilized.

Ms. Miller: This is similar to the first ordinance. The total amount available for the park is \$1 million. At this time we don't see that we need all the cash available, so we are only asking for \$205,000.

Mayor Lorenz opened this item to public comment. Hearing none, he closed the public comment session.

MOTION: Councilman Bertone moved to adopt Ordinance 2016-22. Councilman Bennehoof seconded the motion.

VOTE: Y 6 N 0

FIRST READING: ORDINANCE 2016-23: AN ORDINANCE ENACTED BY THE CITY OF POWELL, OHIO, HEREINAFTER REFERRED TO AS THE LOCAL PUBLIC AGENCY ("LPA"), TO ALLOW THE CITY MANAGER TO GIVE CONSENT TO THE STATE DIRECTOR OF TRANSPORTATION TO STABILIZE THE SLOPE BETWEEN THE OLENTANGY RIVER AND SR315 USING PLUG PILE WALLS AND REPLACE 12 CULVERTS ACROSS SR315 AND DECLARING AN EMERGENCY.

Mr. Lutz: This legislation is required by ODOT. It doesn't include nearly as much as the title makes it sound. This project began in 2008 when ODOT began a series of public hearings regarding adding turn lanes at S.R. 750 and 315, as well as the stabilization of the state route. Over time, the river has begun eroding into S.R. 315. The state is going to make improvements to shore it up to protect and preserve S.R. 315. The slope stabilization project is going to be underway in the near future. The majority of this work will take place from Jewett Road north to S.R. 750. This work will involve shutting that section of S.R. 315 down for a period of time, most likely in January and February. The portion of this project which impacts the City of Powell is north of S.R. 750. We have a sliver of the state route in our corporate boundaries with the southbound lane - about 50 feet. As part of this project, what we will incur and get out of it will be a mill and overlay of that 50 foot section of the road. Typically, it's actually the municipality that's responsible for maintenance of the state route that is within their municipality.

Councilman Hrivnak: The state will pay for that and we just have to agree to maintain it once it's done?

Mr. Lutz: Yes, we are granting them the right to do that.

Mayor Lorenz: And we maintain that 50 foot section of road right now anyway, right?

Mr. Lutz: Correct.

Councilman Bennehoof: Are there samples of pile walls solutions elsewhere that we can....

Mr. Lutz: I don't know if Chris is familiar with them. What they're doing here will have very limited visual impact.

[Chris Huber, City Engineer shows picture to Council]

Councilman Swartwout: I have a question about the drafting of this ordinance. In Section 2, it refers to the 'City' whereas before the [ordinance states the] city of Powell is 'hereafter referred to as LPA.' I'm assuming that both are referring to the City of Powell and am worried about potential confusion. I'm wondering if this is drafted as precisely as it could be.

Mr. Hollins: This literally is a boilerplate form from ODOT. If we change the language, they may send it back to us, and we have to go through process in public again. We know it looks a little funky from our normal format, but it is so it makes it through their bureaucratic chain and they actually accept it.

Councilman Newcomb: In Section 7, it declares it is an emergency 'due to the planning and implementation of the downtown street system' I don't see what the connection is.

Mr. Hollins: That should be to meet with the timelines ODOT planning process. So if somebody should make a motion to amend that, it would be most appreciated.

Councilman Bennehoof: If this was boilerplate language and we change this Section, is that going to be problematic?

Mr. Hollins: We actually added the emergency clause.

MOTION: Councilman Newcomb moved to amend Section 7 of Ordinance 2016-23 to remove the words "of the downtown street system" and replace it with "from the need to expedite the highway project(s) and promote highway safety." Councilman Bertone seconded the motion.

VOTE: Y 6 N 0

Mayor Lorenz opened this item to public comment. Hearing none, he closed the public comment session.

MOTION: Councilman Bennehoof moved to suspend the rules in regard to Ordinance 2016-23. Councilman Hrivnak seconded the motion.

VOTE: Y 6 N 0

MOTION: Councilman Bertone moved to adopt Ordinance 2016-23. Councilman Bennehoof seconded the motion.

VOTE: Y 6 N 0

FIRST READING: ORDINANCE 2016-24: AN ORDINANCE AUTHORIZING THE CITY MANAGER TO AWARD A BID TO COLUMBUS ASPHALT & PAVING, INC. IN THE AMOUNT OF \$_____ FOR THE 2016 STREET MAINTENANCE AND REPAIR PROGRAM, AND DECLARING AN EMERGENCY.

Mr. Lutz: Chris and his staff opened bids for our annual street maintenance and repair program. Tonight Chris will make a recommendation regarding the award and to what amount.

Mr. Huber: Columbus Asphalt is the low bidder and the best bidder this year. If you recall, Columbus Asphalt did our street programs in 2012, 13, and 14. They're familiar with working in Powell. What I recommend for this year with our budget is do the base bid and Alternates 1, 2 and 5. Alternate 1 being Longmeadow Court in Powell Place, Alternate 2 being Elmendorf Court in Grandshire and Alternative 5 being Ceder Bend Court in Powell Place. The amount of that contract will be \$602,648.10.

Councilman Hrivnak: What was our budget?

Mr. Huber: The budget was approximately \$670,000, so when we add our ten percent contingency, we are pretty close to that with those three alternates.

Councilman Swartwout: This relates to taking this to second reading or not. How soon would they be starting the work? If we didn't take this to a second reading, that it would somehow delay that work. I'm just a little concerned because the public was not made aware of the exact dollar amount and the recommendation as far as voting on this after only one reading tonight. If we voted on this tonight, when would they start the work?

Mr. Huber: Most likely, beginning of July we would have our pre-con and mid-July for construction. Their completion date is in October so that's what's forcing the one reading.

Mayor Lorenz opened this item to public comment. Hearing none, he closed the public comment session.

MOTION: Councilman Hrivnak moved to amend Ordinance 2016-24 to insert '\$602,648.10' into the blank in the title and the substitute the 'X's in Section 1 to 'Alternates 1, 2 and 5.' Councilman Bennehoof seconded the motion.

VOTE: Y 6 N 0

MOTION: Councilman Hrivnak moved to suspend the rules in regard to Ordinance 2016-24. Councilman Bennehoof seconded the motion.

VOTE: Y 6 N 0

MOTION: Councilman Bennehoof moved to adopt Ordinance 2016-24. Councilman Bertone seconded the motion.

VOTE: Y 6 N 0

FIRST READING: ORDINANCE 2016-26: AN ORDINANCE MODIFYING APPROPRIATIONS FOR THE CALENDAR YEAR 2016.

Mr. Lutz: This relates to the City's Powell Festival fundraising efforts and will allow us to spend money that we've collected through donations and Debra can give a brief review.

Ms. Miller: As they were finalizing Powell Festival last week, they noticed since they are doing the Amphitheatre construction and actually doing the capital improvements of \$10,000 that it will carry forward over the years. They won't have to then rent certain items, and it will save them in the future. They need an additional appropriation. I do recommend that since Powell Festival starts on Friday, we really do need the appropriation as an emergency.

Mayor Lorenz opened this item to public comment. Hearing none, he closed the public comment session.

MOTION: Councilman Bennehoof moved to suspend the rules in regard to Ordinance 2016-26. Councilman Swartwout seconded the motion.

VOTE: Y 6 N 0

MOTION: Councilman Hrivnak moved to adopt Ordinance 2016-26. Councilman Bertone seconded the motion.

VOTE: Y 6 N 0

COMMITTEE REPORTS

Development Committee: Next Meeting: July 5th, 6:30 p.m.

Finance Committee: Next Meeting: July 12th, 7:00 p.m. We talked about the park planning and one of the last ordinances we passed will help pay for the first phases of that park.

Operations Committee: Next Meeting: June 21st, 6:30 p.m. We met this evening. We discussed a number of efforts that are going on in the community such as the Murphy Parkway extension, Sawmill Parkway grant repair, potentially looking at options there, Grace Drive. We are preparing for the Keep Powell Moving public workshop scheduled for June 28 here at 7:00 p.m.

ONE Community: Next Meeting: June 21st, 6:30 p.m. We met this evening. We reviewed our communications plan. We are closing in on some logos. We feel it is important to develop a logo to put it on our Facebook [page]. Larry and Matt are going to be the co-administrators of our Facebook [page]. They are going to look for some help with getting the initial set up. We wanted to have a hand out for Powell Fest and might still be able to make that. The township will fund it if timing will work for us to get a ONE Community mission and vision statement on one side and the bike path map on the other. We also talked about the beautification project that Terry is going to be heading up. I don't have a good update on that yet, but we are going to try to advance those works in-between now and our next meeting by email.

Planning & Zoning Commission: Next Meeting: July 13th, 7:00 p.m.

Powell CIC: Next Meeting: TBD. Our next meeting will be some time after Powell Festival and the subject of our next meeting will be the website debut.

Zoning & Building Code Update Diagnostic Committee: June 29thth, 6:00 p.m. At our last meeting we reviewed targeted items for review and update.

CITY MANAGER'S REPORT

Mr. Lutz: I have five quick items:

Bring your Armita development information to the next council meeting or leave it behind with your name on it and Karen will put it in your packets so we don't kill a lot more trees than necessary.

We are all looking forward to Powell Fest on Friday and Saturday. The weather looks like it should be very good.

Next Tuesday at 7:00 p.m. is the Keep Powell Moving meeting. We are looking forward to that.

At our second council meeting on July 19th, Saperstein & Associates will be attending to present the findings of this year's community attitude survey.

In your packet was a notice from the Ohio Division of Liquor Control regarding a liquor permit for the new cooking school on North Liberty Street. We don't have to do anything with that unless you request a public hearing.

[Council indicated they were not interested in a hearing].

OTHER COUNCIL MATTERS

Councilman Bennehoof: I'd like to make a couple of comments. First, I'd like say I appreciate the e-agenda. It's come off very well. Second, I mentioned to Steve and copied you on the one lane concern issue, but the press isn't here. I'm getting lit up over the southbound Sawmill Parkway. I brought it up on purpose to try to hit home that I think a few of us would like to see some character getting developed in the community and I took the opportunity with our development proposal tonight to try to bring that point out. I think it's really important that we do develop a character – a thematic character - for our city. I think this development, which is also a great economic generator, might be a very good opportunity for us to start now.

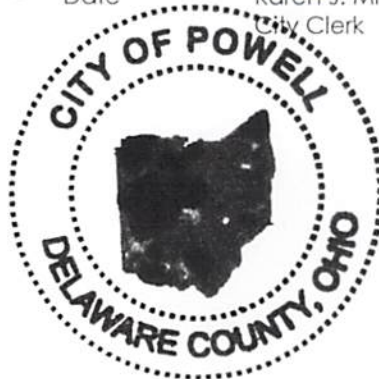
Councilman Newcomb: I just want to thank the Staff for answering all my questions and meeting with me. Dave met with me for an hour or two, which was really helpful.

ADJOURNMENT

Councilman Hrivnak moved to adjourn the meeting. Councilman Bennehoof seconded the motion. By unanimous consent of the remaining members, the meeting was adjourned at 9:20 p.m.

MINUTES APPROVED:

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|---|---------|--|-----------|
|  | 7/19/76 |  | 7/21/2016 |
| Brian Lorenz Mayor | Date | Karen J. Mitchell City Clerk | Date |



City Council

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| Jon Bennehoof | Frank Bertone | Tom Counts | Brian Lorenz, Mayor | Jim Hrivnak | Brendan Newcomb | Daniel Swartwout |
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