



City of Powell, Ohio
City Council

MEETING MINUTES

February 7, 2017

CALL TO ORDER/ROLL CALL

A regular meeting of Powell City Council was called to order by Mayor Brian Lorenz on Tuesday, February 7, 2017 at 7:30 p.m. City Council members present included Jon Bennehoof, Frank Bertone, Tom Counts, Jim Hrivnak, Brian Lorenz, Brendan Newcomb, and Daniel Swartwout. Also present were Steve Lutz, City Manager; Eugene L. Hollins, Law Director; Debra Miller, Finance Director; and Karen J. Mitchell, City Clerk, and interested parties.

OPEN SESSION

PLEDGE OF ALLEGIANCE

PRESENTATION – *Ganzhorn Suites Update* – Anne K. Farley, Community Relations Director ([Exhibit 1](#))

- Privately owned and operated, all dementia care assisted living facility that opened last April.
- Just moved in the 30th resident, so we are half full.
- Providing a high level of care to residents with dementia. Due to their care here, the residents have been able to transition in and lead high quality lives.

In response to Mayor Lorenz's question concerning volunteer opportunities, Ms. Farley stated:

- We love our volunteers. All of our residents had at least 4 secret Santas this year made up of volunteers. We seek people with a skill or craft to share or just wish to provide companionship to our residents. Anyone interested can call me.
- Olentangy High School has created a group called Memory Makers that has 122 members that do events with the residents.

In response to Mr. Lutz's question concerning the demographics of the patients, such as the east side of Columbus, Ms. Farley said:

- Not so many from the eastside of Columbus, but primarily from Powell, Lewis Center, Dublin and Upper Arlington. There are some out of state residents with children that live in the area.

In response to Councilman Count's question about what the level of dementia their house focuses on, Ms. Farley replied:

- We have four households and each can house up to 16 residents. Each house has morphed into its own stage of dementia. So far, one house is highly functional residents. Two houses have residents that are in the mid to moderate stages and require slightly more care, and one house is for the residents that require the most care.

In response to Councilman Bennehoof's question about the contingency plans once the facility reaches capacity, Ms. Farley stated:

- I believe we may be at capacity by late summer. Just prior to reaching capacity, we will create a wait list.
- There will be other facilities opened; however, not in the Central Ohio area.

CITIZEN PARTICIPATION

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

APPROVAL OF MINUTES – January 17, 2017

MOTION: Councilman Bertone moved to adopt the minutes of January 17, 2017. Councilman Bennehoof seconded the motion. By unanimous consent of the remaining members of Council, the minutes were approved.

RESOLUTION 2017-01: A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A COOPERATIVE AGREEMENT WITH DELAWARE COUNTY FOR RESURFACING (MICRO SURFACING) OF SAWMILL PARKWAY.

Steve Lutz, City Manager: This summer the Delaware County Engineer will be resurfacing Sawmill Parkway from the county line north up to Seldom Seen Road. Since portions of Sawmill Parkway are within the City, the City and the County Engineer have been in discussion because we thought it would be beneficial to resurface it all at one time. The Delaware County Engineer will include our section of the project if we so desire. The total cost of the project is about \$500,000. The City's portion is estimated at about \$149,000. The City would pay for our share out of the City's paving budget. This year, we have \$750,000 budgeted for paving so we would utilize \$150,000 of that for Sawmill Parkway. We have been in conversation with the Engineer's office and the majority of the work would be done in the evening to minimize disruption to businesses and residents in the City.

Councilman Counts: What is micro-surfacing?

Mr. Lutz: I'm not entirely clear. It's a technique that is becoming used more and more. It's a little bit of milling and 2 overlays. It all goes into what the overlay material is, but it basically ends up like a new road.

Councilman Counts: This is the first section of Sawmill Parkway and it is probably close to 20 years old, is that correct?

Mr. Lutz: Yes. I was going to say around 1997 or 1998. Also, the City is planning to resurface Sawmill Parkway north of Seldom Seen Road to Home Road in about 3 years. We did receive a grant to help us fund that portion.

Councilman Hrivnak: I just looked up micro-surfacing and it has to do with the size of the aggregate. It's an asphalt emulsion-based, finely crushed stone.

Mr. Lutz: I believe that Summitview was micro-surfaced when it was redone a few years ago.

Mayor Lorenz: I believe that Chris [Huber, City Engineer] told me it was in the slurry seal family.

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

MOTION: Councilman Bennehoof moved to adopt Resolution 2017-01. Councilman Bertone seconded the motion. By unanimous consent of the remaining members of Council, Resolution 2017-01 was adopted.

FIRST READING: ORDINANCE 2017-03: AN ORDINANCE MODIFYING APPROPRIATIONS FOR THE CALENDAR YEAR 2017.

Debra Miller, Finance Director: If you recall, last year on the Seldom Seen TIF, we expected a 1.2 million dollars of construction to be done. We did an advance, but the process didn't get done by year end so the appropriation lapsed, and as a consequence, we need to re-appropriate that money to use this year. We do have the payout in my office, so once it is appropriated we will be making the payment in the next week or so.

The next item, is a one-year note that we will be doing next week. We went out for bid last month and got a 2% interest rate for the next 5 years. The first payment will be in December. Since that was not anticipated when we did the budget, we need to appropriate the principal and interest rate for this year to make the December payment. Also included is the actual cost of issuance which was higher than estimated.

The third item stems from a discussion in Finance Committee. The estimated millage that we approved in September 2016 was revised in December by the Budget Commission to a lower rate which did not give us sufficient property taxes to make the principal and interest payments this year. As a result, we

are going to need to advance monies to make that payment. Right now the estimate was \$25,000, but once the actual numbers come in I'll be able to tell you whether we need more or less money. Mr. Lutz has talked to the County and this advance will be added to our property tax millage for next year so that we do get repaid.

Councilman Newcomb: What work's involved in the issuance of the bank loan?

Mrs. Miller: On my side it's pretty much the same as a note which means there's less paperwork than we did for a bond issue. Basically we put a 3-4 page RFP that we send to multiple banking institutions around the country, that our financial advisor is acquainted with, and there was a deadline for them to submit their bids. I believe you were given a list of all the banks and different rates that come in.

Councilman Newcomb: Who is receiving the \$10,000?

Mrs. Miller: The cost of the issuance, \$10,000, is going to our financial advisor, Umbaugh. The rest, which I estimated was \$25,000, goes to Bricker & Eckler who did all the legal paperwork.

Councilman Bennehoof: The 2%, is that up or down?

Mrs. Miller: It would be up, but our last loan was a one year. This is going to be a five year, so it is not really comparable.

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 2017-03. Councilman Bertone seconded the motion.

VOTE: Y 7 N 0

MOTION: Councilman Bennehoof moved to adopt Ordinance 2017-03. Councilman Bertone seconded the motion.

VOTE: Y 7 N 0

FIRST READING: ORDINANCE 2017-04: AN ORDINANCE AUTHORIZING THE CITY MANAGER TO ENTER INTO A BURIAL EASEMENT AND CEMETERY ACCESS AGREEMENT WITH JILL KING FOR THE PURPOSE OF INSTALLING A MAUSOLEUM UPON A PLOT CONTAINING EIGHTY-ONE (81) SQUARE FEET, MORE OR LESS, AT THE POWELL CEMETERY LOCATED AT 78 NORTH LIBERTY STREET.

Mr. Lutz: This is a matter that has gone through the Finance Committee. We have received a request to acquire two plots in our cemetery. We did some research on what some other communities are charging and established a fee of \$500 per plot. This may be the last available spot in the cemetery that we have available for burial. What we most likely will be doing is coming back with another piece of legislation to officially close the cemetery in the future. The individual purchasing these plots want them for her deceased husband and herself. Due diligence has been taken by examining the area, and it is suitable for a new burial site.

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

MOTION: Councilman Counts moved to suspend the rules in regard to Ordinance 2017-04. Councilman Bennehoof seconded the motion.

VOTE: Y 7 N 0

MOTION: Councilman Counts moved to adopt Ordinance 2017-04. Councilman Bennehoof seconded the motion.

VOTE: Y 7 N 0

COMMITTEE REPORTS

Development Committee: Next Meeting: February 7, 2017, 6:30 p.m. We met this evening. We talked about Pulte Homes-park fees, Phase 3 of the Reserve at Scioto Glen and whether to allow permits prior to acceptance of the roadway. We got a quick update on the rail crossing and we talked about the next step for the wayfinding signs.

Finance Committee: Next Meeting: February 21, 2017, 6:30 p.m. A reminder that the Finance and Operations meetings are being flipped, so our next meeting will be just before next Council.

Operations Committee: Next Meeting: February 14, 2017, 6:30 p.m.

ONE Community: Next Meeting: February 13, 2017, 4:30 p.m. Larry Coolidge has negotiated and received an estimate for a wind break sign for the tent that we acquired. He has sold space on that sign to some of the service organizations. Sertoma, Rotary and Chamber have signed up, and others are being approached in an effort to cut costs to the City and Township.

Planning & Zoning Commission: Next Meeting: February 8, 7:00 p.m.

Powell CIC: Next Meeting: March 1, 2017, 6:00 p.m. The website is complete and I encourage everyone to take a look at that.

Zoning & Building Code Update Diagnostic: Next Meeting: February 28, 6:00 p.m.

CITY MANAGER'S REPORT

Included in your packet, Karen reminded you that that Ohio Ethics Commission's financial filing deadline is May 15th.

There is a permit request for one of the new restaurants going in the development just west of the railroad track on Powell Road. [Council indicated by a thumbs down that they did not wish to request hearing].

OTHER COUNCIL MATTERS

Mayor Lorenz: I wanted to note that the folks at the YMCA asked me to participate in a bicycle ride. Originally they were calling it Ride with the Mayor but are now looking to combine it with another event that they have on April 30th. I don't know if they will change the event name, but they want to make it a bike ride. I will be in California that weekend and will not be able to attend. If anyone is interested in participating, please see me.

EXECUTIVE SESSION: EXECUTIVE SESSION IN ACCORDANCE WITH OHIO REV. CODE SECTION 121.22(G)(1), PERSONNEL MATTERS.

MOTION: Councilman Bennehoof moved at 8:05 p.m. to adjourn into Executive Session in accordance with O.R.C. Section 121.22 (G)(1), Personnel Matters. Councilman Bertone seconded the motion.

VOTE: Y 7 N 0

MOTION: Councilman Bennehoof moved at 8:34 p.m. to adjourn from Executive Session into Open Session. Councilman Counts seconded the motion.

VOTE: Y 7 N 0

ADJOURNMENT

MOTION: Councilman Counts moved to adjourn the meeting at 8:35 p.m. Councilman Bertone seconded the motion. By unanimous consent of the remaining members, the meeting was adjourned.

MINUTES APPROVED: February 21, 2017


Brian Lorenz
Mayor




Date Karen J. Mitchell
City Clerk


Date 3/8/2017