

City of Groveport

655 Blacklick St.
Groveport, OH 43125
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Meeting Minutes

Monday, October 26, 2015

6:15 PM

Council Chambers

Public Hearing

Mayor Lance Westcamp

***Council Members - Ed Rarey, Jean Ann Hilbert,
Donna Drury, Ed Dildine, Shawn Cleary & Becky Hutson***

1. Call To Order

by Mayor Westcamp at 6:15 p.m.

Staff Present: Marsha Hall - Administrator, Kevin Shannon - Law Director, Jeff Green - Director of Finance, Ralph Portier - Chief of Police

Guests Present: The Guest Book is on file with the Clerk of Council.

2. Roll Call

Council Member Hilbert arrived at 6:21 p.m.

Present: 6 - Cleary, Dildine, Drury, Hilbert, Hutson, and Rarey

3. Approval of Minutes - October 13, 2015

Approved as submitted.

[#232-2015](#)

Public Hearing Minutes 10-13-2015

Attachments: [Public Hearing Minutes 10-13-2015.pdf](#)

4. Notice

[#233-2015](#)

Notice of PH for ORD. 15-060

Attachments: [Notice of PH for ORD. 15-060.pdf](#)

Clerk of Council Ross read of the Notice of Public Hearing.

5. Certification

[#234-2015](#)

Certification of Public Hearing for ORD. 15-060

Attachments: [Certification of Public Hearing for ORD. 15-060.pdf](#)

Clerk of Council Ross read of the Certification of Public Hearing.

6. Zoning Ordinance for 3rd Reading:

[ORD. 15-060](#)

AN ORDINANCE AMENDING THE ZONING MAP AS TO APPROXIMATELY 7.4 ACRES, MORE OR LESS, OF THE FOLLOWING TRACT OF LAND, LOCATED AT 5090 HENDRON ROAD, PARCEL

NUMBER 185-002762 OWNED BY VALERIE J. SHOLTES ET AL FROM RURAL (UNZONED) TO PLANNED HIGH DENSITY RESIDENTIAL (PR-18), APPLICANT TODD D. VALENTINE

Sponsors: Drury

Attachments: [ORD. 15-060 Exhibit A Rezoning & Final Development Plan applications - 5090 Hendron Rd.pdf](#)
[ORD. 15-060 Exhibit B Letter & Lighting.pdf](#)
[ORD. 15-060 Exhibit C Plans.pdf](#)
[ORD. 15-060 Exhibit D Plans](#)
[ORD. 15-060 Exhibit E Floorplan.pdf](#)

Chief Building Official Stephen Moore referred Council to the submitted plans that are a mirror image of the first phase of the Senior Village project. There will be ten buildings with fifty units in total. The complex will also have a community building and community gardens for the resident's use. The pond is back off the road a little more with this plan. A road and sidewalks will be between the units to connect the two phases. Mr. Moore stated two of the conditions, the landscaping and site lighting, have both met compliance with the new submittal. Building & Zoning has no issues now with the project. There are no conditions to address on the zoning side in regards to the re-zoning. Council Member Cleary asked if the water supply issue for the fire department has been corrected. Mr. Moore stated the pond will be used as part of the water supply and the plans show a future waterline. LW Associates is working on getting the City an easement from Hendron Road all the way to the railroad tracks along the property. This will allow the waterline to be looped instead of the dead end which exists today; it will also help the water pressure. Mr. Moore had spoken to the Fire Marshall about using the pond for now and he had no issue with the matter.

Todd Valentine with LW Associates stated, in reference to the easement, that he had spoken with the sellers and they've indicated they will be more than happy to agree to the easement. Mr. Valentine does not have an easement in place as of yet but in concept the sellers are in agreement to the easement.

Clerk of Council Ross read by title Ordinance No. 15-060.

[#215-2015](#)

ORD. 15-060 Staff Reports

Attachments: [ORD. 15-060 Staff Reports.pdf](#)

7. Close of Public Hearing

A motion was made by Council Member Drury, seconded by

Council Member Cleary, to close the Public Hearing at 6:24 p.m. Motion carried by the following vote:

Yes: 6 - Cleary, Dildine, Drury, Hilbert, Hutson and Rarey

Lance Westcamp, Mayor

Ruthanne Sargus Ross, Clerk of Council

PLEASE NOTE: THESE MINUTES ARE NOT VERBATIM. A RECORDING OF THE MEETING IS AVAILABLE IN THE CLERK'S OFFICE DURING REGULAR BUSINESS HOURS.