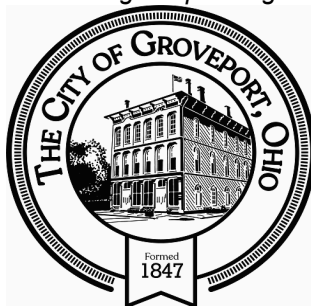


City of Groveport

655 Blacklick St.
Groveport, OH 43125
614.830.2052
www.groveport.org



Meeting Minutes

Monday, January 22, 2024

6:30 PM

Council Chambers

City Council

Mayor Lance Westcamp

Council Members - Jean Ann Hilbert, Ed Dildine, Shawn Cleary, Becky Hutson, Scott Lockett & Jack Rupp

I. Call to Order

Mayor Lance Westcamp called the City Council meeting to order at 6:30 p.m.

Staff Present: BJ King - Administrator, Kevin Shannon - Law Director, Jason Carr - Director of Finance, Casey Adams - Chief of Police, Brian Strayer - Public Services Director, Steve Farst - City Engineer, Mindy Kay - Clerk of Council

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

II. Moment of Silence

The Mayor asked everyone to join him in a moment of silence.

III. Pledge of Allegiance

American Legion Post 486 Commander Josh Saunders led the Pledge of Allegiance.

IV. Roll Call

Present: 6 - Edward Dildine, Becky Hutson, Scott Lockett, Jack Rupp, Jean Ann Hilbert, and Shawn M. Cleary

V. Approval of Minutes

The January 8, 2024 City Council Minutes stand approved as submitted.

[#022-2024](#)

January 8, 2024 City Council Meeting Minutes

Attachments: [2024.01.08 City Council Meeting Minutes.pdf](#)

VI. Business of Guests**A. Columbia Gas Public Affairs Manager Luka Papalko**

Administrator King informed Council that on Friday he, Public Services Director Brian Strayer, City Engineer Steve Farst and Chief Building Official Stephen Moore had a chance to meet with Luka Papalko about the Columbia Gas Betterment Project and pipeline. He said they were very frank about the concerns they have about the route Columbia Gas is going, the clearing, and the eight trees that are marked to be removed at the entrance of the Founders Bend community. Those trees cannot be

replaced there because of the roots and their impact to the pipeline. He added that City staff is looking out for the betterment of the community and explained that the expectation is that the pipeline be moved to the other side of the road, as to not impact those trees on Founder's Bend. He then turned the discussion over to Mr. Papalko.

Mr. Papalko greeted Council and gave a quick recap about the project and why Columbia gas is doing it. He said the purpose of the Betterment Project is to address capacity issues. Within our current system, there are capacity constraints and adding this line will ensure continued reliable natural gas service in the Groveport area and surrounding communities. He said the current system is reaching its max. Overall, it's about 1.6 miles of 12inch facilities that will be going in, starting at Groveport Road and 317 going north until the Founders Bend area, where it will cut over and connect to the regulator station at Founder's Bend. He then referred to his discussion with staff in regards to the facilities, what impact they would have, and any concerns. He said Columbia Gas is working towards addressing the concerns and what alternatives are available. In the application, there were about twenty-two trees scheduled to be removed, eight being in Founder's Bend. He said we understand the concerns surrounding those eight trees and the regulations within the community's HOA, and stated the design team has been asked to understand what alternatives can be presented when it comes to the route. Currently, it is scheduled to go right between the residents and the reserve and pond area, then cut over to connect across the street to the regulator station. He said the design team has been asked to see if they could either shift its current alignment to ensure the trees stay there or to the other side of the pond, which he believes would require an easement from the City. We were able to save three other trees along 317, leaving eleven to be scheduled to be removed altogether. Those trees are in a section of 317 that is largely commercial and catches maybe about three or four houses in a development. He said within this week or next week the team will come out and reassess that area to understand what they can do to help mitigate any concerns with clearing, trimming, and moving any of the facilities there. There are about three acres of brush that would be cleared or trimmed, as well as trimming of some tree branches to facilitate the construction equipment. He went on to explain that along 317, particularly as you get closer to Founder's bend, there are some telecommunications cables currently in the ditch line, in right-of-way of where they would be installing. That will likely push them out towards 317 in terms of what would be trimmed and cleared. He said that overall Columbia Gas does understand the City's concerns and want to be good neighbors and good partners, and plans to circle back once the project is better assessed. He added that they

certainly want to continue with the project sooner than later in order to address the capacity issue, while remaining in line with the City when it comes to how this will be executed.

Council Member Hilbert expressed her displeasure with the white structure next to Founder's Bend. She said it impacts that whole housing development, and then you're talking about taking the trees out that are the entrance to the development. That structure should have never been put there to begin with. It is a monstrosity, it stands out, and is annoying to people who are living in that community. She added she doesn't think they would have done that or gotten by with it in Upper Arlington. She told Mr. Papalko that Columbia gas is not really addressing our concerns. We are concerned about our residents, their home values, and the impact that this is going to do on that. They live here and they've invested in this community. She said surely you can put a pipeline in to increase capacity, but you can do it on the other side of the street too. It never had to be next to those houses and can be easily be run under the road to the other side of the street. Council Member Cleary commented on how horrible the white plastic fencing on the facility looks and stated that someone on the design team needs to look at it and address it. Council Member Rupp agreed and said it could have certainly been designed to fit into that area much better, whether it appeared to be a nice barn or a stone structure, or something like that. The material that was used just does not fit well in the community. Council and Mr. Papalko further discussed the route of the pipeline. Mr. Rupp then raised his concerns about a safety zone on either side of the pipeline if a failure in the pipeline were to occur. Mr. Papalko said it is no different than what is currently there. What's being installed is the same thing that is already in the area and the same precautions are being taken. Mr. Rupp went on to ask if they would be replacing the trees they take out, to which Mr. Papalko replied that they would try to make as little impact as possible and would work with the City to ensure there is not a net loss. He stated that when it comes to a pipeline corridor, they can do things like pollinator habitats, as the root systems of mature trees impact the pipelines. They could plant trees elsewhere in the community to offset the removed trees. Mrs. Hilbert stated any tree they cut down they should have replaced. Mayor Westcamp expressed his concerns for the people who invested in homes along 317. It took many years to get those trees to grow big enough to buffer them from that state highway. He said an alternative to cutting those trees down would be to go across 317 because they're eventually going to end up going on that side. There are no homeowners there, just some commercial businesses. He said they should just stay on that side of the road. Mr. Papalko, Mayor Westcamp, and Council continued to discuss where the clearing would be and where the pipeline

could cross 317. Mr. Papalko said that the design team could come in to answer any further questions, and went on to explain why they chose the east side of 317 as opposed to the west side for a couple reasons, one being terrain. The east side had more favorable and workable terrain. Another reason is that the tree impact would be much greater on the west side. He added that the east side offered better access to the railroad. There was also a concern when it comes to the aerial communication line north of Hendron road and the clearances they would need in order to construct. Mr. King asked what the schedule was for this project, to which Mr. Papalko answered they would like to do it sooner rather than later but not without alignment first. Council and staff agreed that they would like the design team to come and explore all options to find the best outcome. Mr. Dildine then brought up the subject of maintenance and upkeep of the station. He said the maintenance and upkeep in smaller communities are not good. They don't match the area, the buildings are rusted, they seldom get painted. He added that every year for the past twenty years he has asked for someone to come out and clean up our stations and nothing ever happens. He asked for a maintenance schedule for the stations in our area.

Administrator King recapped with Mr. Papalko about the city's displeasure for how unsightly the stations are. He said we had to work very hard just to get the white fence to enclose the facility. He expressed how it's located at the entrance to our city and understands that Mr. Papalko wants to have a "win-win" but we have yet to get a "win" with them. He animatedly stated how frustrated the community is and how the pipeline should be placed on the west side of 317. Mr. Papalko agreed that he would work with the design team to come up with better ways to proceed. He asked for suggestions on how to make the station less of an eyesore, to which Mr. King stated they could enclose them in a building. Mr. Papalko explained that there are some ventilation concerns when it comes to exposed piping and it can be a danger in an enclosed building. Council and staff continued to discuss the impact of the eyesore with Mr. Papalko. It was then discussed that there would be a need for an easement if they were to shift the pipeline to the other side of the reserve. Discussion was concluded with the understanding that it is ideal that the pipeline going in on the west side of 317, that no trees are taken out at the Founder's Bend community, and that the design team look at options to make those stations more attractive.

B. Drema Lane-Smith

Mrs. Lane-Smith greeted Council and stated that she lives in the first lot at Founder's Bend Drive. She spoke in regards to the Columbia gas station and said what was described to the residents is not what actually

ended up being built. She also stated the digging would start at six or seven in the morning and would shake the house. She expressed one of her main concerns about the current project is that it doesn't state online where exactly they're going to be digging. It appears that they are going to be digging on her and two of her neighbors' front yards, and on the side of her house as well. She said she does not want to go through the same thing as last year, and added that sometimes the crew would park in front of her yard, walk through her yard, and leave trash. They also used her address to deliver things. She expressed that she just doesn't want to go through all of that again. She concluded that the station is an eyesore, and was told there would be a wall and there is not.

VII. Ordinances and Resolutions

A. 3rd Readings

B. 2nd Readings

[Ord. 2024-001](#)

AN ORDINANCE AMENDING PART FIVE - GENERAL OFFENSES CODE, CHAPTER 505 ANIMALS AND FOWL, OF THE CODIFIED ORDINANCES OF THE CITY OF GROVEPORT

Sponsors: Hutson

Attachments: [Ord. 2024-001 Exhibit A.pdf](#)

This Ordinance was read by title

C. 1st Readings

[Ord. 2024-002](#)

AN ORDINANCE AUTHORIZING A CONTRACT FOR THE PROVISION OF HEALTH SERVICES WITH THE DISTRICT ADVISORY COUNCIL OF THE FRANKLIN COUNTY GENERAL HEALTH DISTRICT AND THE DECLARATION OF AN EMERGENCY

Sponsors: Dildine

A motion was made by Council Member Dildine, seconded by Council Member Hilbert, to suspend the rules as to the three readings and the effective date.

The motion carried by the following vote:

Yes: 6 - Dildine, Hutson, Lockett, Rupp, Hilbert and Cleary

A motion was made by Council Member Dildine, seconded by Council Member Hilbert, to adopt as emergency legislation. The motion carried by the following vote:

Yes: 6 - Dildine, Hutson, Lockett, Rupp, Hilbert and Cleary

[Ord. 2024-003](#)

AN ORDINANCE RECLASSIFYING THE FITNESS COORDINATOR POSITION TO FITNESS MANAGER IN THE RECREATION DEPARTMENT

Sponsors: Cleary

This Ordinance was referred to the Committee of the Whole

[Ord. 2024-004](#)

AN ORDINANCE AMENDING THE ZONING MAP AS TO APPROXIMATELY 18.64 ACRES, MORE OR LESS, OF THE FOLLOWING TRACT OF LAND, LOCATED NORTH SIDE OF GROVEPORT ROAD, PARCEL NUMBERS 185-002772, 185-002773, 185-002774 AND 185-000921 OWNED BY, DAVID & DAWN ARLINGTON AND ROGER J. STUDLEY FROM RURAL (R) TO PLANNED INDUSTRIAL PARK (PIP).

Sponsors: Lockett

Attachments: [Ord. 2024-004 Exhibit A.pdf](#)

[Ord. 2024-004 Exhibit B.pdf](#)

This Ordinance was referred to the Planning & Zoning Commission

[Ord. 2024-005](#)

AN ORDINANCE APPROVING THE FINAL PLAT FOR 5600, 5610 AND 5620 GROVEPORT ROAD, PARCEL NUMBERS 185-002772, 185-002773, 185-002774 AND 180-000921, CLOUS ROAD PARTNERS, APPLICANT.

Sponsors: Rupp

Attachments: [Ord. 2024-005 Exhibit A.pdf](#)

This Ordinance was referred to the Planning & Zoning Commission

[Ord. 2024-006](#)

AN ORDINANCE AMENDING ORDINANCE NO. 2022-043 (ADOPTED 11/28/2022) ESTABLISHING GOLF RATES AND FEES FOR THE GROVEPORT MUNICIPAL GOLF COURSE.

Sponsors: Hilbert

Attachments: [Ord. 2024-006 Exhibit A.pdf](#)

This Ordinance was referred to the Committee of the Whole

[Ord. 2024-007](#)

AN ORDINANCE AUTHORIZING THE ADMINISTRATOR TO ADD THE

POSITION OF MAINTENANCE WORKER-PARKS IN THE PUBLIC SERVICES DEPARTMENT

Sponsors: Hutson

This Ordinance was referred to the Committee of the Whole

[Ord. 2024-008](#)

AN ORDINANCE AMENDING THE CODIFIED ORDINANCES OF GROVEPORT - ***PART THREE - TRAFFIC CODE, TITLE SEVEN, CHAPTER 351, SECTION 351.24, PERMIT PARKING - GROVEPORT SENIOR CENTER***

Sponsors: Dildine

Attachments: [Ord. 2024-008 Exhibit A.pdf](#)

Law Director Kevin Shannon introduced the proposed draft of Ord. 2024-008 to add to the agenda and read it by title. He referenced the letter Council had received regarding parking at the Senior Center and explained that he had put together an ordinance and exhibit based upon the letter. He then read the exhibit and stated that the letter requested a change in permit parking hours on Saturday from 12:30p.m to 4:30p.m. He said what he thinks is appropriate is for Council and staff to hash out what they would like to do with that time, and once we have that known, he can finalize the exhibit. Council may then make a motion to add this ordinance onto this evening's agenda, then decide whether or not they would like to refer it to the Committee of the Whole or act upon it tonight. He told Council he had taken the liberty of drafting emergency language in the event that they would like to act tonight. Mayor Westcamp, Council, and staff discussed the Junior Cavs schedule. Mr. King made the point that there is plenty of parking at the Recreation Center and that they do not need to be parking at the Senior Center. Mrs. Hilbert suggested having the authors of the letter attend the Committee of the Whole meeting. Mr. Lockett stated the problem is that this problem requires a more immediate solution and suggested we do something temporarily and then enforce it, rather than wait for this to go to Committee. The topic was further discussed with the conclusion that the seniors who frequent the Senior Center have a right to closer parking and there is plenty of parking elsewhere and handicap parking for patrons of the Junior Cavs. It was unanimously agreed to change the times to add Saturday to the 9:00a.m to 5:00p.m.

A motion was made by Council Member Dildine, seconded by Council Member Hilbert, to add item to the agenda. The motion carried by the following vote:

Yes: 6 - Dildine, Hutson, Lockett, Rupp, Hilbert and Cleary

Law Director Shannon read the Ordinance and exhibit aloud.

A motion was made by Council Member Dildine, seconded by Council Member Cleary, to suspend the rules as to the three readings and the effective date. The motion carried by the following vote:

Yes: 6 - Dildine, Hutson, Lockett, Rupp, Hilbert and Cleary

A motion was made by Council Member Dildine, seconded by Council Member Cleary, to adopt as emergency legislation. The motion carried by the following vote:

Yes: 6 - Dildine, Hutson, Lockett, Rupp, Hilbert and Cleary

VIII. Reports

A. Mayor - Lance Westcamp

B. Administrator - BJ King

Administrator King thanked Mr. Papalko for coming to speak tonight and said certainly he heard a consistent message from staff, Council, and residents. He said he is looking forward to seeing where this goes and hopes that it is a “win-win”.

[#023-2024](#)

Admin Report to Council January 22

Attachments: [Admin Report to Council January 22.pdf](#)

C. Chief of Police - Casey Adams

Chief Adams thanked Mr. Strayer and his crew for their response to the weather conditions Friday morning. He said he was out at about 4:00am and the streets were pretty good. We only ended up with one auto accident, but other than that it was pretty quiet.

D. Director of Finance - Jason Carr

E. Director of Law - Kevin Shannon

F. Development Director - Michael Loges

G. Council Members - Jean Ann Hilbert, Ed Dildine, Shawn Cleary, Becky Hutson, Scott Lockett and Jack Rupp

A motion was made by Council Member Dildine, seconded by Council Member Hilbert, to appoint himself and Council Members Cleary, Hutson and Rupp, as well as Mr. King and Mr., Shannon to the Rules of Council Committee. The

motion carried by the following vote:

Yes: 6 - Dildine, Hutson, Lockett, Rupp, Hilbert and Cleary

H. Clerk of Council - Mindy Kay

I. Standing Committees

IX. Other Business

X. Adjournment

Council Member Cleary made a motion, seconded by Council Member Hilbert to adjourn at 7: 24 p.m. All in favor stated AYE, None Opposed. Motion passed.

Lance Westcamp, Mayor

Mindy Kay
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.