City Council Meeting Agenda

Monday, July 3, 2017 ~ 7:30 P.M.

Louis J. R. Goorey Worthington Municipal Building
John P. Coleman Council Chamber
6550 North High Street
Worthington, Ohio  43085

Bonnie D. Michael, President
Scott Myers, President Pro-Tem
Rachael Dorothy
Douglas C. Foust
David M. Norstrom
Douglas Smith
Michael C. Troper

Matthew H. Greeson, City Manager
D. Kay Thress, Clerk of Council

If you have questions regarding this agenda please contact the Clerk of Council at 614-786-7347. This agenda and amendments that may be made to it can be found at www.worthington.org
CALL TO ORDER

Roll Call

Pledge of Allegiance

VISITOR COMMENTS

APPROVAL OF MINUTES

1) June 12, 2017 – Committee of the Whole Meeting
2) June 19, 2017 – Regular Meeting

PUBLIC HEARINGS ON LEGISLATION

3) Ordinance No. 24-2017

Amending Ordinance No. 45-2016 (As Amended) to Adjust the Annual Budget by Providing for an Appropriation from the Capital Improvements Fund Unappropriated Balance to Pay the Cost of Arterial Improvements – Huntley Road and Determining to Proceed with said Project. (Project No. 653-17)

Introduced June 19, 2017
P.H. July 3, 2017

NEW LEGISLATION TO BE INTRODUCED

4) Resolution No. 39-2017

Adjusting the Annual Budget by Providing for a Transfer of Previously Appropriated Funds.

5) Ordinance No. 25-2017

Amending Ordinance No. 45-2016 (As Amended) to Adjust the Annual Budget by Providing for an Appropriation from the Capital Improvements Fund Unappropriated Balance to Pay the Cost of 2017 Central District Sanitary Sewer Repairs and Determining to Proceed with said Project. (Project No. 654-17)
6) **Ordinance No. 26-2017**

Amending Applicable Sections of Chapter 943 of the Codified Ordinances of the City to Change the Name of the Flint Road Cemetery to Flint Cemetery.

7) **Ordinance No. 27-2017**

To Amend the Official Zoning Map of the City of Worthington, Ohio, to Change Zoning of Certain Land from C-4, Highway and Automotive Services to WBC-3, Mixed Use (7007 North High Street), Parcel #100-001218.

**REPORTS OF CITY OFFICIALS**

Policy Item(s)

8) TREQ – Diamond Wolves LLC

9) Request to Bid – Central District Sanitary Sewer Repairs – East North Street

**REPORTS OF COUNCIL MEMBERS**

**OTHER**

**EXECUTIVE SESSION**

**ADJOURNMENT**
City Manager Report to City Council for the
Meeting of Monday, July 3, 2017

APPROVAL OF MINUTES

1) June 12, 2017 – Committee of the Whole Meeting
2) June 19, 2017 – Regular Meeting

Recommendation: Approval of Minutes as Presented

PUBLIC HEARINGS ON LEGISLATION

3) Ordinance No. 24-2017 – Appropriation – Huntley Road Improvement

This Ordinance appropriates funds for this year’s arterial street improvement project on Huntley Road from Granville Road to Schrock Road. The project was included in the 2017 Capital Improvements Program and includes the resurfacing of the roadway along with the repair or replacement of many existing storm sewer structures. The engineer’s estimate for the work is $432,078.90 and the project will be funded from License Tax revenue. Bids will be opened on June 30th. This Ordinance was introduced with blanks pending the results of the bid process. The Ordinance will need to be amended in insert the name of the successful bidder and the amount, which will be presented at the meeting.

At the last City Council meeting, Council asked the Bicycle and Pedestrian Advisory Board to review whether to place sharrows on the roadway. The Board is separately sending their response to City Council.

Recommendation: Motion to Amend the Ordinance and Approval of the Ordinance as Amended
NEW LEGISLATION

4) **Resolution No. 39-2017 – Transfer of Funds**

This Resolution transfers funds available in the salary line in Finance to a consulting line item to provide funding for financial advisor services to assist us with financial strategies. Additional information is included in the attached memorandum from the Finance Director.

**Recommendation:** Introduction and Approval of the Resolution as Presented

5) **Ordinance No. 25-2017 – Appropriation – Central District Sanitary Sewer Repairs**

This Ordinance appropriates funds for sewer work identified in the Central District Sanitary Sewer Evaluation Study. The work involves improvements to and replacement of the sewer line and manhole installation on East North Street. The project combines three projects that were separately listed in the 2017 Capital Improvements Program. The project is ready for bid. Staff requests introduction of the Ordinance with blanks pending the results of the bid process. The recommended firm and appropriation amount will be provided for the public hearing. Additional information is included in the attached memorandum from the Director of Service & Engineering.

**Recommendation:** Introduction for Public Hearing on July 17, 2017

6) **Ordinance No. 26-2017 – Flint Road Cemetery Name Change**

This Ordinance changes the name of the Flint Road Cemetery to Flint Cemetery, as requested by the Cemetery Board of Trustees. As you will recall, the Sharon Township Board of Trustees recently purchased a tract of land located on Flint Road adjacent to the Flint Road Cemetery for the benefit of the union cemetery known as the Walnut Grove Cemetery and Flint Road Cemetery. In conjunction with the agreement between the City and Sharon Township to use its best efforts to incorporate the newly-acquired land into the union cemetery (which is proposed to be done by a joint meeting of the City Council and Township Trustees later in July), the Board of Cemetery Trustees requested that the name of “Flint Road Cemetery” be changed to the more commonly used name of “Flint Cemetery”. Chapter 943 of the Codified Ordinances sets forth the establishment of the union cemetery and the designated name as Walnut Grove and Flint Road Cemetery, requiring an amendment to the Code to reflect the name change.

**Recommendation:** Introduction for Public Hearing on July 17, 2017

7) **Ordinance No. 27-2017 – Rezoning – 7007 North High Street**

This Ordinance would rezone the property at 7007 North High Street from C-4 Highway and Automotive Services to WBC-3 Mixed Use. This is the site of the current Holiday Inn.
Wilson Bridge Road Corridor Study recommended the creation of new zoning districts along the Wilson Bridge Road corridor, which were adopted in 2016, to foster development that strengthens land use and economic value, encourages a mix of uses, enhances livability of the area, augments pedestrian and bicycle connection and promotes high-quality buildings and public spaces.

The property owner has been communicating with the City over the past year on plans for the redevelopment of the site to provide a mix of uses. The rezoning would provide the zoning for the proposed redevelopment. Specific development plans would still require approval by the Municipal Planning Commission and Architectural Review Board. Additional information is included in the attached memorandum from the Director of Planning & Building. The application is also attached.

**Recommendation:** Introduction and Referral to Municipal Planning Commission

### REPORTS OF CITY OFFICIALS

#### Policy Item(s)

8) **Liquor Permits – Diamond Wolves LLC**

This is a request from Diamond Wolves LLC which is opening Tomatillos Authentic Mexican restaurant and Diamonds Ice Cream in the Linworth Crossing development at 2233-2299 West Dublin Granville Road. City Council previously approved the endorsement of a TREX or transfer of a D2 permit for this entity. We have received two notices from the Division of Liquor Control, one for the issuance of the TREX permit for a D2, which allows the sale and on-premises consumption of wine and mixed beverages until 1:00 a.m., and one for the issuance of D1, D3 and D6 permits. The D1 permit allows for sale and on-premise consumption of beer until 1:00 a.m., the D3 allows for on-premise consumption of spirituous liquor until 1:00 a.m. and the D6 allows for Sunday sales.

City Council is requested to make a motion regarding whether to object. The liquor permit requests are attached. Staff is unaware of any reason to request a hearing related to this change.

**Recommendation:** Approval of a Motion to NOT request a hearing for the transfer of the Liquor Permits

9) **Request to Bid – Central District Sanitary Sewer Repairs – East North Street**

The Central District Sanitary Sewer Evaluation Study recommended repairs to the sewer line on East North Street. The project is ready to be bid and staff requests authorization to advertise for bids for this project. Additional information is included in the attached memorandum from the Director of Service & Engineering.

**Recommendation:** Approval of a Motion Authorizing the Advertisement for Bids
EXECUTIVE SESSION

I respectfully request an executive session to discuss appointments to Boards and Commissions.
Meeting Minutes

Monday, June 12, 2017 ~ 7:30 P.M.

Louis J. R. Goorey Worthington Municipal Building
John P. Coleman Council Chamber
6550 North High Street
Worthington, Ohio 43085

City Council

Bonnie D. Michael, President
Scott Myers, President Pro-Tempore
Rachael Dorothy
Douglas C. Foust
David M. Norstrom
Douglas Smith
Michael C. Troper

D. Kay Thress, Clerk of Council
CALL TO ORDER – Roll Call, Pledge of Allegiance

Worthington City Council met in Regular Session on Monday, June 12, 2017, in the John P. Coleman Council Chambers of the Louis J. R. Goorey Worthington Municipal Building, 6550 North High Street, Worthington, Ohio. President Michael called the meeting to order at or about 7:30 P.M.

Ms. Michael appointed Tanya Maria Word as Temporary Clerk of Council for this evening’s meeting.

**Members Present:** Rachael R. Dorothy, Douglas Foust, Scott Myers, David Norstrom, Douglas K. Smith, Michael C. Troper and Bonnie D. Michael

**Member(s) Absent:**

**Also present:** Temporary Clerk of Council Tanya Maria Word, City Manager Matthew Greeson, Director of Law Pamela Fox, Assistant City Manager Robyn Stewart, Director of Finance Scott Bartter, Director of Public Service and Engineering Dan Whited, Director of Planning and Building Lee Brown, Director of Parks and Recreation Darren Hurley, Chief of Fire Scott Highley and Chief of Police Jerry Strait.

There were 12 visitors present.

*President Michael invited all those in attendance to stand and join in the recitation of the Pledge of Allegiance.*

*President Michael acknowledged Boy Scout Robert J. Grocki of Troop #365. Mr. Grocki indicated he is working in his Citizenship and Community Merit Badge.*

**NEW LEGISLATION TO BE INTRODUCED**

**Ordinance No. 23-2017**

Amending Ordinance No. 45-2016 (As Amended) to Adjust the Annual Budget by Providing for an Appropriation from the Capital Improvement Fund Unappropriated Balance in the Amount of $230,000.00 to Provide for the Funds to the Worthington Community Improvement Corporation for Renovation to the Kilbourne Memorial Library Building.

*Introduced by Foust.*

The Clerk was instructed to give notice of a public hearing on said ordinance(s) in accordance with the provisions of the City Charter unless otherwise directed.
Mr. Greeson explained that we are digging into some of those numbers right now, but we wanted to get this Ordinance introduced; that number may change a little bit more likely up as we scrutinize some of the details of that and get the bids finalized.

REPORTS OF CITY OFFICIALS

Policy Item(s)

Bike & Pedestrian Advisory Board Recommendations

Mr. Hurley congratulated City Council on their appointments, you have certainly put together a very passionate group for Bike & Pedestrian activity in the Bike & Pedestrian Advisory Board, they push us and have done a great job of carrying on the initial work of the steering committee and as you’ll see tonight have accomplished several things and also have a strong list of recommendations and ideas that they would like to see move forward.

Mr. Hurley introduced to the Advisory Board; Jeannie Martin (Chair), Michael Bates (Vice-Chair), Lawrence Creed, Ann Horton, Emma Lindholm, John Rist, Kelly Whalen, and Douglas Knight (not present). I would like to also mention Matt Erickson who has been a part of this board, but recently resigned due to some other commitments in his personal life. Last, but not least, I want to acknowledge and recognize a staff member who is with us this evening and that is Celia Thornton; the joke with the board is when I say we will take care of that, it’s really Celia will take care of that. I cannot commend her enough; she has really been the driver of the Bike & Ped movement from the staff side.

Mr. Hurley, Ms. Eugenia Martin and Mr. Michael Bates presented the following PowerPoint presentation.
Advisory Board Members

- Eugenia Martin (Chair)
- Michael Bates (Co-chair)
- Lawrence Creed
- Ann Horton
- Douglas Knight
- Emma Lindholm
- John Rist
- Kelly Whalen

Background

- Worthington City Council created a retreat goal – Fall 2012
- Direction to form a Bike & Pedestrian Steering Committee to create list of prioritized projects
- Steering Committee recommendations to Council December 2014
- Council accepted recommendations, created Bike and Pedestrian Advisory Board
Mission Statement

Connect the community by advocating for enhanced mobility for all citizens and visitors on bicycle and on foot, through sustainable infrastructure and programs leading to improved health, safety, welfare, and a positive economic impact.

Overview of Board’s Activities

5 E’s of Bike and Pedestrian Activity

• Engineering
• Education
• Enforcement
• Encouragement
• Evaluation

Note: also an emphasis on community equity.
Overview of Board’s Activities

Accomplishment Highlights to Date

- PHB Installations along High Street
- Trailhead at Olentangy Parklands
- Bike and Ped Improvements to Northeast Gateway Project

Overview of Board’s Activities

Educational Activities/Events

- PHB Educational Efforts
- Safety Signage at Trailhead
- Bike Rodeo with AAA
- Yay Bikes Educational Ride with Staff
- Safe Routes to School / Alternative Transportation Workshop
- Bike Corrals at Community Events in 2016
Community Outreach/Input

- Two Resident Surveys – Walking and Biking (Fall 2016)
- To build on public outreach completed by Steering Committee
- Walk Survey Responses = 577
- Bike Survey Responses = 334

Survey Results

When the weather is nice, which statement best describes you?
Survey Results

What keeps you from walking/biking more?

If you have children, do they walk/bike to school?
Survey Results

Would you support special taxes or assessments to build pedestrian or bicycle facilities?

Overview of Board’s Activities

Use of Allocated Funds

- 2015: Old Worthington Mobility Study ($50,000); Olentangy Parklands Trailhead ($25,000); Improvement to pavers in the CBD.
- 2016 & 2017: $200,000 allocation to PHB installations
Updated Recommendations from Steering Committee

**51 Total Projects**
- CIP Infrastructure (16)
- CIP Study (7)
- Programmatic (28)

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CIP Infrastructure Recommendations Overview

- **16 Total Projects** – CIP Infrastructure Category
- **12** of them scoped by City Engineering
- **Scoping confidence level varies depending on unknowns**
- **Total estimated cost of 12 projects = $12,566,570**
Worthington-Galena Road

- Evaluate multi-use path along Worthington-Galena Road from High Street to the new NE Gateway.
- Evaluate various crossing opportunities and future connections.

Snouffer Road – Linworth Road West

- Bicycle and pedestrian access along Snouffer Road
Highlighted CIP Infrastructure Recommendations

Sidewalk Gaps – Elementary Schools
- Safe Routes to School Initiative, evaluate sidewalk gaps around schools

CIP Study Recommendations Overview

7 Total Projects – CIP Study Category
Highlighted CIP Study Recommendations

High Street Bike and Ped Assessment

- Roadway Improvements
- Multi-use Trails, Bike Lanes, Sidewalks
- Evaluate Crossing Opportunities – Better Connections

Worthington Bike and Pedestrian Master Plan

- Generate Bike and Pedestrian Master Plan for the city.
- Engage residents, further identify and prioritize projects, and provide better scope to desired projects.
- Completed plan would better position the city for grants and other funding opportunities.
Highlighted CIP Study Recommendations

Sidewalk Analysis

- Build on the Old Worthington Mobility Study
- Determine priority sidewalk connections
- Guide City policy on addressing gaps and making connections moving forward

Highlighted CIP Study Recommendations

Connecting Potter’s Creek/West Worthington to Trails

- Wilson Bridge Road
- Snouffer Road
- Linworth Road
- S.R. 161
28 Total Projects – Programmatic Category

Highlighted Programmatic Recommendations

Complete Streets Policy Adoption
- Work with Engineering Department on the creation of a Complete Streets Policy to be adopted by Council.
- Guide future street projects to ensure Bike and Pedestrian facilities are prioritized.
Highlighted Programmatic Recommendations

Safe Routes to School (SRTS)
- Hosted Education Sessions
- Active Transportation Community Planning workshop
- Individual school neighborhood projects and/or comprehensive community approach

Targeted Education and Enforcement
- Continue education efforts like Bike Rodeo, PHB Education, Bike Corrals
- Develop relationship with Police Department to ensure enforcement helps to encourage and keep safe increased bike and pedestrian usage
- Work with other community partners to increase outreach
General Recommendation

The Board would like to work with City Council to increase the $100,000 annual allocation to bike and pedestrian projects to accomplish projects from the list of recommendations in a more timely manner.

- Review CIP Funds to see if additional allocations above and beyond $100,000 per year could be made.
- Consider allocating additional resources in the operating budget toward staffing of projects in order to move initiatives, more proactively seek grants, partnerships and other means to move projects along, and to become a more active community face of the bike and pedestrian movement.
- Consider other options for funding projects including giving residents the option to pay for them in a package to include parks, etc.
Questions From City Council

Mr. Norstrom asked on the tables that are attached to the materials we have, that one for example was listed as a study with a cost of $191,000, so you’re recommending a study of that. Mr. Bates replied that would be correct. Mr. Norstrom commented whereas the first one you talked about, it has a $2.7 million price tag, so I assume that is implementation. Mr. Bates replied that is correct.

Ms. Martin commented to Mr. Norstrom you had asked a question about Snouffer with being the connection from Linworth to the railroad tracks being a study; it is actually part of an engineering project; we said evaluate the feasibility; there is an existing walkway that is there on the south side of Snouffer, but with the connection, we were trying to make sure we had a wider sidewalk; it also ended at the roadway that’s there, so this would be a connection all the way through the front of Phoenix up to the crossing that’s there at the railroad tracks and so evaluating the feasibility doesn’t make sense to have it be a multi-use path or do we look at doing a sidewalk, so it would be kind of a combination of the two.

Ms. Dorothy commented that at our academy that we went to in May at the Community Center that we hosted but ODOT presented and it was mentioned that MORPC had some funding to help municipalities develop a complete streets program; asked is that something that is a higher priority because we can get outside funding. Ms. Martin replied I believe so, we knew that our City Engineer is working on something currently. Mr. Whited explained it was a preliminary application to express interest and give a rough idea of what you would like to do. Ms. Dorothy asked so if we got funding from
MORPC, would you then be wholeheartedly for it. Ms. Martin replied yes. Ms. Dorothy commented it’s not like the number one priority on your list. Ms. Martin commented I understand that specifically when we passed out the list looking at it, it was really hard to put a prioritization to it; it is a high priority on our list.

Mr. Smith commented I know we have discussed the bond potential levy issue here and I don’t think we’re completely opposed to that, but seeing that won’t be this year due to time constraints at this point; let’s say starting January of 2018 we throw out an arbitrary number instead of $100,000, $200,000 maybe $300,000 per year for the foreseeable future, asked how would you use that; I would be interested in hearing your advice on whether we should use that for staffing support to try to obtain more grants to get more money or if we should just put that money towards projects. Ms. Martin replied I can see it being used in multiple ways, ideally when I mentioned having the master plan done but also having staff that would be able to help us move forward with the master plan which would also help us to be able to get more grants; I don’t know how much it would be to complete that study, so I could see us at that point saying this is how much money we have, how do we get creative and be able to use it to the best advantage. If there is additional infrastructure we could do, that would be great; but I also think if it’s in conjunction with working on the engineering projects that are coming in – able to do tweaks in that manner such as the Northeast Gateway.

Mr. Norstrom asked when you say master plan are you talking about Master Plan for Bikes and Ped or overall Master Plan. Ms. Martin replied Master Plan for Bike and Pedestrian.

Mr. Norstrom asked what would be relatively a low cost project that would make an impact. Ms. Martin replied we’ve done the PHB’s, the challenge that we have with the engineering is they are upwards close to one million dollars and so we would have to save for a few years; whereas if we have a $200,000 or $300,000; it’s not something that’s necessarily visible initially, but I would say some of the sidewalk apps could help, working in conjunction with Safe Routes to School; I keep going back to the master plan because you have to have grounding document that you start from and then you go from there and say how do you knock these things off. Infrastructure wise when we look at our list, it’s pretty challenging.

Mr. Hurley explained that the other interesting note is a lot of these cost estimates are to go into these projects today as the street sits now, I think one of the things that the board wants to capitalize on now and work closely with Mr. Whited’s department is as these things come up for the annual street program where a lot of that cost is already built into the City’s budget, then let’s make sure through complete streets that we’re doing the Bike and Pedestrian accommodations because then you aren’t necessarily paying this full number to get the bike and pedestrian accommodation.

Mr. Bates commented that Mr. Brown is already asking developers to install wider sidewalks in when they do building development; Mr. Whited’s team is already looking at how do I make accommodations for bicycles on the street, so establishing a formal
complete streets policy would be a good start along with the master plan so that as people are working in the city whether it’s staff or developers coming in, you kind of know what our vision is for using the City’s assets.

Mr. Myers asked Mr. Greeson as we are doing the early planning for the northeast gateway project, it was my understanding that multi-mobile was already incorporated to our planning for that project. Mr. Greeson replied The Mid-Ohio Regional Planning Commission (MORPC) attributable funding process, they have a complete streets policy as part of that and if you’re accepting federal funds through the attributable funding process you have to have accommodations for bike and pedestrians. Mr. Myers asked so it’s anticipated that when that project is complete, it will be a complete streets project. Mr. Greeson replied that can be achieved in a lot of different ways...Ms. Martin talked about they had debates about where do you need sidewalks versus multi-use trails, where do you have on street bike lanes; the I-61 corridor is very similar type of exercise, the conceptual plans that were presented to the public the other night for feedback; had two or three variations of bike and pedestrian accommodations, most of which would be under the complete streets, but the community has choices about how to achieve that.

Mr. Myers commented what I’m driving at is impart the work you all have done the concept has become more front of mind, I’ll be real honest with you when it comes down to police, fire, water and sewer I don’t have an extra $12 million dollars and I don’t know that I’m prepared to go to the voters and ask for more money just as a philosophical position, but I do think a lot of these projects and if you continue to stay on top of it and integrate, a lot of these projects are going to get done just because that’s the way we’re now planning and I want to make sure that it stays front of mind; some of it we don’t have a choice, ODOT is going to force us to do something. I do think and if you look at the Wilson Bridge Road Corridor Study and everything that we’ve put together and that includes asking developers to put in multi-use paths and it’s a whole different mindset of how we’re approaching those things; a lot of these things are going to get done not necessarily one at a time, but as they develop.

Ms. Dorothy stated I would agree to have a complete streets policy would definitely put it at the forefront, it’s nice to have right now, but I think we do need to accommodate all people on our public rights away; it’s a travesty certain places you can’t get there safely walking or biking especially if that’s pointed out by the Worthington Food Pantry that there are no safe accommodations; I’ve seen people walking baby strollers in the bike lane along Schrock going to the food pantry; I think it’s not something we should in Worthington, we should accommodate all people on our public rights of way and I think having complete streets policy would then put that in place; I totally agree that we don’t have the money to just completely redo everything right now, that that’s not going to happen, but incrementally as we have to do each piece of Worthington as we are doing right now that we should be looking at a complete streets policy.

Mr. Greeson commented to Mr. Myers I echo your comments about how they’ve already influenced our thinking on almost everything and I want to compliment you all on that; another small example of that is when we got the urban paving grant dollars to do I-61; a
number of years ago we may have just put in traditional crosswalks; this time we worked to put lattice style crosswalks in as many locations as we could afford and accomplish with that project. I suspect a complete streets policy would influence where we do that in the future as an example.

Mr. Myers asked when I walk, I don’t necessarily walk as a method of transportation, I walk for enjoyment and this summer my wife and I have done a great deal of hiking; we walked a trail outside Newark, it’s about a 5 mile multi-use path and then three weeks ago we did the Kahootie Trail in North Georgia and it’s a 9 mile trail and I felt better after 9 miles of going up and down in sometimes 500 ft. elevation changes in Georgia than I did in 5 miles of completely flat asphalt in Newark. I can’t walk on a multi-use path, my feet are in too bad of shape; asked is there any thought given where we can have dirt paths that people like me can walk on. Ms. Martin replied I would be all for that as well because it’s decomposed granite, crushed rocks, easy to walk on when it compacts down. Down along Olentangy Trail there is the mulch, I find that hard to run on, but I agree with you it can be very hard to walk on a very flat surface.

Mr. Troper stated I’m a big fan of sidewalks, so I see when you have some sidewalk projects, asked is that the total project cost, does that include any residency. Ms. Martin replied for all of the sidewalks, there’s a couple of different type of sidewalk connections on here; there is one identified as M2 and that one is talking about Thomas Worthington to Evening Street, it could be a multi-use trail, it could be a sidewalk. Keep in mind we have not completed a sidewalk analysis, it was part of the other studies to update the sidewalk analysis to look at where other gaps that need to be made. Now with that being said, we do the master plan we can figure out where those gaps are working in conjunction with the schools to go after Safe Routes to School funding grants in order to be able to get some of those gaps filled in.

Ms. Dorothy commented the group did make a very good point of showing that we have significant needs in our community, but we did as a council ask for limited budget and I was wondering if there is a way you could re-prioritize things that would be more low cost, like the change of policy of sidewalks and a complete streets policy we could potentially get a grant funding for the change and the sidewalk width if you brought that to council to change in the Ordinance; I think there was a suggestion to change it from 4 ft. to 5 ft. Ms. Miller replied I thought that had been done. Mr. Hurley replied I don’t believe it’s been formally done. Ms. Dorothy commented I think we were looking for guidance from the Bike and Pedestrian Committee to push that through; education encouragement to see what partnership we can do with limited resources that council has currently given; it is very important to know that we have this outstanding need that’s much greater than we have a capacity to implement at this time. Ms. Miller replied that was part of tonight’s meeting talking about engineering and the studies and the programatics, so that is on our list as far as the sidewalk policy, a complete streets policy, those are our recommendations as identified in this list of 51 projects. I’m asking for a little bit more clarification on what council is asking us to bring to you short of what we have to date. Mr. Hurley explained that sometimes with an advisory board a lot of the recommendations are out there and so if you want any of the recommendations to
specifically include an Ordinance or something more specific, they would not typically do that without your guidance because we would consider that a policy decision that you would make; so if you want them to further develop those recommendations they would need that kind of guidance.

Mr. Troper commented I would like to see it in terms of our sidewalk policy.
Ms. Dorothy commented I would like to see the sidewalk policy be changed from 4 ft. to 5 ft.
Mr. Myers commented let’s remember and this came as a surprise to me, sidewalks are a political issue, we all think sidewalks are a great thing, but that is not a universally held opinion; some people think sidewalks devastate their yard and they don’t want them. We do have a sidewalk inventory. Mr. Hurley commented from 1997.

Mr. Norstrom stated I would favor putting a levy out for Bike & Pedestrian and Parks & Recreation: however that did not reach agreement with enough people on council to do that. If we’re looking at sidewalks the easiest way and highest priority is safe trips for kids to get to school and that’s one where we could potentially look at 100% funding of the sidewalks if we really want to do that or potentially incorporate something with schools and work with their capital budget. The other thing I think we should consider is we have not formally adopted a complete streets policy and I think that something that given from what I’ve heard tonight that we should figure out what that is; I applaud Mr. Brown, it sounds like he is already having those discussions with developers, so let’s give more emphasis to when we’re talking to people who are coming into this community; if you’re talking about a street, we’re talking about a complete street and that might include a nice bus stop.

Mr. Myers asked Mr. Whited didn’t you say that approached MORPC about this very subject, Mr. Whited replied yes. Mr. Myers asked and we might be hearing something back from you in a month or so. Mr. Whited replied that is correct. Mr. Norstrom asked do you need action from council. Mr. Whited replied not at this time, we don’t know what the details of that application would be, we’ll get that information from them outlining what the program is and what the requirements are to apply for it and then we would bring that back to you. Mr. Greeson explained it’s a new program that’s an extension of their 2050 efforts, not just planning out and helping communities implement; it’s essentially a local government assistance program and one of the things their interested in assisting on is complete streets policy and so they invited people to apply with interest and then they’ll provide some technical assistance to help complete the application and then ultimately they’ll pick 4 or 5 communities where they’ll actually hire consultants to help accomplish what it is that their trying to accomplish. Ms. Michael asked is the accomplishment putting together a complete streets master plan or is it just creating a policy in favor of complete streets. Mr. Greeson replied I think well there are two different issues (1) complete streets policy and then (2) complete streets master plan. I think we talked about doing a complete streets policy first. Ms. Michael asked so we’re going to be getting some information back within the next month before summer break. Mr. Greeson replied correct. Mr. Norstrom commented if council is serious about this, we don’t wait for MORPC, we figure out talking with staff what resources we can move
forward with for developing a complete streets policy from the perspective if we’ve got money available, I’d rather have it go for implementation or for the design of the master plan. I think we should be able to incorporate within our own budget now developing a complete streets program policy. Mr. Myers commented I think what Mr. Norstrom is asking for is a report back and we should start that process and staff should report back as to what they think it might cost, where we might be able to get the money, what would it look like and hopefully have that information to us before summer break; Mr. Bates has educated me this evening that I didn’t know there were different types of complete streets. I would think the plan would define what we mean by a complete street.

Mr. Myers asked would you all be willing to come back and explain to me what Safe Route to Schools is. Ms. Miller replied we’d be more than happy to.

MOTION Councilmember Norstrom made a motion to adopt the recommendations presented by the Bike and Pedestrian Committee. The motion was seconded by Councilmember Myers.

The motion carried unanimously by a voice vote.

Financial Report

Mr. Barter presented the following:

- Fund balances for all funds increased from $23,225,624 on January 1, 2017 to $26,958,856 as of May 31, 2017, with year to date revenues exceeding expenditures for all funds by $4,197,868.

- For the month of May, fund balances for all funds increased from $26,958,856 as of May 1, 2017 to $27,429,491 as of May 31, 2017, with revenues exceeding expenditures by $464,635.

- Year to date revenues for all funds are below 2016 revenues by -$509,329 (excluding bond proceeds) and above estimates by $1,145,806. Total revenues include $3,960,000 in bond issuance proceeds received in January 2017.

- Expenditures for all funds tracked at 95.34% of anticipated expenditure levels for the month of May.

- The General Fund balance increased from $11,628,193 as of January 1, 2017 to $12,994,727 as of May 31, 2017, with revenues exceeding expenditures by $1,366,534.

- For the month of May, the General Fund balance increased from $12,340,723 on May 1, 2017 to $12,994,727 as of May 31, 2017, with revenues exceeding expenditures by $654,004.
- General Fund revenues are above 2016 revenues by $1,089,784 and above estimates by $941,075 or 8.49%.

- General Fund Expenditures tracked at 90.48% of anticipated expenditure levels for the month of May 2017.

MOTION Councilmember Smith made a motion to accept the May 2017 Monthly Financial Report as presented this evening. The motion was seconded by Councilmember Myers.

The motion carried unanimously by a voice vote.

REPORTS OF COUNCIL MEMBERS

Councilmember Rachael Dorothy – thanked staff for their help at the Gary Smith classic this past weekend.

Councilmember Bonnie Michael – I know people have received correspondence from State Representative Duffey; I have asked staff to look into the pros and cons which will give us a legal analysis and what the impact would be, so that we have some framework from which to have a discussion. Information will be coming forward. Secondly I saw the Ohio Municipal League that the central collection has been put into the senate side of the budget bill, so we’re back to fighting that again. For those who are not aware of this, what this provision is, is to have the State of Ohio take over collecting a portion of all of municipal income tax and then deciding when to let us have our money; it may be monthly, it may be quarterly; basically we have no control over refunds and they’re going to charge us 1% fee for doing this and R.I.T.A. is only charging us .21%, so it’s going to cost the City of Worthington at least $20,000 - $25,000 per year extra for the state to take this over plus creating a whole new state agency with millions of dollars there.

Councilmember Scott Myers – announced Architectural Review Board had two significant items this past week (1) changes to the Kilbourne Memorial Building, CoHatch is moving in and will be building a patio on the south side of the building which will wrap around from the front entrance to the far southeast corner; it will include some outdoor workspace that will be semi-enclosed with some greenscape and a pergola and there will be a vinyl applique sign saying CoHatch on the chimney on the south face of the building. (2) we have our 5th solar panel installation (Mr. Brown explained that this house actually has a 161 Dublin Granville Road address; it’s a circular drive with about four houses. It was a very lengthy discussion regarding the solar panel policy and I tried my best to give some education to the board, it was a very nice discussion and really at Mr. Hoffman’s leadership the panels moved from the east face of the garage (which was somewhat visible from 161) to the west roof of the home and they will not be visible at all from 161.
Councilmember Dave Norstrom – stated there was an article in The Columbus Dispatch today and I haven’t talked to Mr. Whited about it, but it was how the City of Columbus has elected alternatives to just spending capital money on sewers and making environmental changes, things like rain gardens and saving millions of dollars doing that and I don’t know if there is any opportunity for us to do that, but it would be nice to have a discussion about it. Mr. Whited replied there may be opportunity to do that and we can look at that as we further do our SSEC studies; in fact we have talked with a few consultants about that or other opportunities to save some money in that area.

Councilmember Doug Smith – following up on the Bike & Ped conversation, I was in Baltimore last month and just a complete contrast to what we have here across central Ohio; their thoroughfares and walkways, bus lines and major housing developments just really dangerous and I’m glad we have what we have, glad Bike and Ped is keeping us on our toes too.

Councilmember Michael Troper – Mr. Greeson did an excellent job as starter for the race, no one jumped his command.

ADJOURNMENT

MOTION Councilmember Dorothy made a motion to adjourn. The motion was seconded by Councilmember Troper.

The motion carried unanimously by a voice vote.

President Michael declared the meeting adjourned at 8:50 P.M.

___________________________________
Temporary Clerk of Council

APPROVED by the City Council, this 3rd day of July, 2017.

______________________________
Council President
Meeting Minutes

Monday, June 19, 2017 ~ 7:30 P.M.

Louis J. R. Goorey Worthington Municipal Building
John P. Coleman Council Chamber
6550 North High Street
Worthington, Ohio 43085

City Council

Bonnie D. Michael, President
Scott Myers, President Pro-Tempore
Rachael Dorothy
Douglas C. Foust
David M. Norstrom
Douglas Smith
Michael C. Troper

D. Kay Thress, Clerk of Council
CALL TO ORDER – Roll Call, Pledge of Allegiance

Worthington City Council met in Regular Session on Monday, June 19, 2017, in the John P. Coleman Council Chambers of the Louis J. R. Goorey Worthington Municipal Building, 6550 North High Street, Worthington, Ohio. President Michael called the meeting to order at or about 7:30 p.m.

Members Present: Douglas Foust, Scott Myers, David Norstrom, Douglas K. Smith, Michael C. Troper and Bonnie D. Michael

Member(s) Absent: Rachael R. Dorothy

Also present: Clerk of Council D. Kay Thress, City Manager Matthew Greeson, Director of Law Pamela Fox, Assistant City Manager Robyn Stewart, Director of Finance Scott Bartter, Director of Planning and Building Lee Brown, Director of Parks and Recreation Darren Hurley, and Chief of Fire Scott Highley

There were seven visitors present.

President Michael invited all those in attendance to stand and join in the recitation of the Pledge of Allegiance.

VISITOR COMMENTS

There were no visitor comments.

SPECIAL PRESENTATION

Congratulations to the Thomas Worthington High School Boys Track and Field Team – 2017 State Champions.

Mr. Greeson shared that staff was informed late today that summer schedules were impeding several athletes from attending tonight’s meeting. In addition, the Clark family is hosting calling hours this evening and many of the administrators wanted to be there. Our thoughts and prayers go out to that family and to the school community. We look forward to having the TWHS Boys Track and Field Team here tentatively on July 10th.

APPROVAL OF MINUTES

• June 5, 2017 – Regular Meeting

MOTION Mr. Foust made a motion to approve the aforementioned minutes as presented. The motion was seconded by Mr. Norstrom.

The motion to approve the minutes as amended carried unanimously.
PUBLIC HEARINGS ON LEGISLATION

President Michael declared public hearings and voting on legislation previously introduced to be in order.

**Ordinance No. 20-2017**

Amending Section 529.07 of the Codified Ordinances of the City to Limit Opened Containers in the Designated Outdoor Refreshment Area to Locations as Authorized by the Permit Holder during Outdoor Dining Activities.

The foregoing Ordinance Title was read.

Ms. Fox shared that during the DORA discussions she mentioned that she would be working on supplemental legislation because our DORA is unique. This legislation relates to open containers for outdoor dining and special events on private property. There is a need to establish open container restrictions for areas outside of the outdoor dining and private property spaces when the entire DORA area is not in use for an approved event. With the everyday DORA, as we call it, patron are permitted to drink outside but they cannot stand and take their drink beyond the designated signage on the premise. It is not a sip and stroll every day. We have the ability to regulate the establishment and them following the rules as it pertains to the DORA and our DORA regulations but we didn’t really have anything in our code that addressed the patrons who may go beyond those designated areas. So we already have a section in our Codified Ordinances on open container that already contains provisions for designated outdoor refreshment areas because the state law was passed and we adopted those change pages but she added a specific subsection, which is an exception to the exception that says that a person cannot have an open container in an outdoor location except as allowed by the permit holder pursuant to and in accordance with the authority granted by the City and as specified by signage posted at the permit holder’s premises. This is just additional legislation to try to bring those DORA regulations full circle.

Mr. Myers commented that he had a question with the actual text in B.2. that pertains to motor vehicles. Ms. Fox shared that she didn’t write that part of the legislation as it was already in our code. Mr. Myers was surprised because he remembers a Supreme Court case from years ago that involved a DUI conviction for someone who was pulled over in a parking lot and had tossed his keys in the backseat and they still convicted him saying that he had to get there somehow. Ms. Fox explained that:

- B.1. People can’t walk from one establishment to another
- B.2. People can’t go out and sit in a car if the car is sitting within the DORA premises
Ms. Fox further explained that the provision was already part of the general statewide DORA regulations.

There being no additional comments, the clerk called the roll on Ordinance No. 20-2017. The motion carried by the following vote:

Yes  6  Foust, Troper, Norstrom, Smith, Myers, and Michael

Ordinance No. 20-2017 was thereupon declared duly passed and is recorded in full in the appropriate record book.

Ordinance No. 21-2017

Amending Ordinance No. 45-2016 (As Amended) to Adjust the Annual Budget by Providing for An Appropriation from the General Fund Unappropriated Balance. (Community Center Custodial Services)

The foregoing Ordinance Title was read.

Mr. Hurley reported that after a bidding process, the City entered into a contract for Community Center custodial services Cummins Facility Services on February 1, 2017. The contract was for 12 months through January 31, 2018. The Monthly fee paid to Cummins was $8,311.64 which included nightly cleaning of the facility. After four months of service, it has been mutually agreed between the parties that continuing with the contract is not in the best interest of either. As a result, a separation agreement has been reached and the City is interested in contracting with Capital Services, Inc., a local company that has provided cleaning services to us in the past, for the duration of the term. Their monthly rate is $10,622. The difference in the monthly fee for these services is $2,319.36 per month (seven months remaining) which results in the need for an additional appropriation to this line item. As a result, staff are requesting an additional appropriation of $7,800 be made to the corresponding line item. The City will receive $12,000 from Cummins Facility Services per the terms of the agreement to offset this additional expenditure.

When asked by Mr. Troper if Capital Services was the next lowest bidder, Mr. Hurley replied they were the next and best lowest bidder.

Mr. Norstrom asked if the contract with Capital will go through the end of the year or is it a multi-year contract. Mr. Hurley explained that staff signed a four month contract because we didn’t have the funds appropriated to do the rest of the year. We will enter into another agreement to get us through the end of the year and then make a decision on how to move forward from there.

There being no additional comments, the clerk called the roll on Ordinance No. 21-2017. The motion carried by the following vote:
Yes 6 Troper, Norstrom, Smith, Myers, Foust, and Michael

No 0

Ordinance No. 21-2017 was thereupon declared duly passed and is recorded in full in the appropriate record book.

Ordinance No. 22-2017

Amending Ordinance No. 45-2016 (As Amended) to Adjust the Annual Budget by Providing for Appropriations from the General Fund and Water Fund Unappropriated Balances.

The foregoing Ordinance Title was read.

Ms. Michael reported having some comments from Ms. Dorothy that she would like to share prior to a vote on this legislation.

Mr. Greeson commented that the City has a contract with the city of Columbus for the provision of water and numerous other related services to our residents and businesses in the city of Worthington. Our contract contains something called the equivalence maintenance ratio (EMR) that determines an average number for breaks in the system. Each year when that is compared to our break history, we are charged for the full cost of the break if it extends beyond a certain threshold. In recent years we have had some bills over and above the EMR that have resulted in us having to pay the full cost of the break repair. The budgeted amount for 2017 was $25,000. The bill however at this point is $83,000+ due to some additional and significant breaks. Staff is requesting an additional appropriation to cover the cost.

Ms. Michael shared the following comments from Council member Rachael Dorothy:

Every year it seems like we have significant costs to repair water line breaks (35 water line breaks in 2016) and I would like to know - are we monitoring the time and location of each break in conjunction with knowing the age and type of water lines? Can we see a map of these breaks from the last 5-7 years? When would we be considering full water line replacement in any area, like Davis Estates? Additionally, it was noted in the Dispatch and on the City of Columbus website that sections of Colonial Hills and a few other places in the city could have lead in the public piping - does the city monitor the lead levels of the water in these areas, or is it the responsibility of each home owner to be aware of the potential elevated lead levels in the water?

Ms. Michael asked that staff respond to Ms. Dorothy’s questions after some research. Mr. Greeson replied that he can give a quick and cursory response at this time. He clarified that the $83,000 appropriation will cover the cost of the break history for 2016.
Mr. Greeson believes Ms. Dorothy raised several issues. With regards to tracking breakage history and determining whether to replace the entire waterline system, Mr. Whited, who is not in attendance this evening is currently in the middle of an evaluation process of that and is not yet prepared to make recommendations. He will provide a more detailed timeline for doing so when he returns.

Mr. Greeson reported that like many council members staff monitors the information that the city of Columbus Water Division shares regarding lead in pipes. Some of the maps that show areas of Worthington with potential lead in pipes relate to an evaluation of their tap cards, which indicate the age of the pipe. Given the age of the pipe there is the possibility that lead exists. Staff is in the process of preparing a presentation for Council on that issue and if it is okay, the plan is to share that information sometime in July.

Mr. Foust shared that he would like to understand the EMR concept a little better. The number of experiences in recent years has just about doubled from what was budgeted. He asked if this is an anomaly. Mr. Greeson shared that since that provision was added to our contract in 2008 there have been some years where we were within the $25,000 that was allotted. He thinks the costs over the last few years have been significantly over though. He asked Mr. Bartter if he had any information.

Mr. Bartter shared the following cost associated with this item:

<table>
<thead>
<tr>
<th>Year</th>
<th>Cost</th>
</tr>
</thead>
<tbody>
<tr>
<td>2013</td>
<td>$68,774</td>
</tr>
<tr>
<td>2014</td>
<td>$150,000+</td>
</tr>
<tr>
<td>2015</td>
<td>$123,000</td>
</tr>
<tr>
<td>2016</td>
<td>$75,000</td>
</tr>
</tbody>
</table>

Mr. Troper commented that given that history, he asked why we budgeted so little. We probably should increase the budget amount. He asked where the $25,000 came from given those historical numbers. Mr. Bartter reported that the cost in 2011 was only $28,000 so there is a great deal of fluctuation that occurs. It just depends on the average amount but it is certainly something we can take a look at.

Mr. Norstrom shared that having sat next to our previous City Engineer for several years, it really is a random guess. Breaks are impacted by things like freezing and thawing so it really just comes down to being a guess.

Mr. Troper shared that he would have guessed higher given those historical numbers.

Ms. Michael thinks when looking at the upcoming budget cycle that members should consider a higher budget number.

Mr. Greeson reported that the breaks are being mapped, tracked, evaluated and doing some life cycle analysis. There are some sections of water line that are older that need some analysis efforts to ensure that we manage this appropriately.
Mr. Foust echoed Mr. Troper’s concern. Given the numbers shared by Mr. Bartter, it sounds like the average is around $75,000 - $80,000. Ms. Michael thinks there is Council consensus on future budgets having a higher number.

There being no additional comments, the clerk called the roll on Ordinance No. 22-2017. The motion carried by the following vote:

Yes  6  Norstrom, Smith, Myers, Foust, Troper, and Michael

No   0

Ordinance No. 22-2017 was thereupon declared duly passed and is recorded in full in the appropriate record book.

Ordinance No. 23-2017

Amending Ordinance No. 45-2016 (As Amended) to Adjust the Annual Budget by Providing for an Appropriation from the Capital Improvement Fund Unappropriated Balance in the Amount of $230,000.00 to Provide for Funds to the Worthington Community Improvement Corporation for Renovations to the Kilbourne Memorial Library Building.

The foregoing Ordinance Title was read.

Mr. Greeson shared that with Council’s approval, the CIC has entered into a lease for the Kilbourne Memorial Library Building with COhatch (co-working business) who is planning on occupying the entire south side of that building and the entire lower floor. As part of that lease arrangement, there is a scope of work that the City agreed to cover the cost of. They have agreed to a whole body of work as well that is significantly more than what we are paying for as part of that arrangement. This appropriation for $230,000 will cover the City’s cost and will be transferred to the CIC, who has been tasked with overseeing the relationship with COhatch and the management of that building. That scope of work includes some wall work, the HVAC system, the requisite bathrooms as well as floor, ceiling and rail work.

There being no comments, the clerk called the roll on Ordinance No. 23-2017. The motion carried by the following vote:

Yes  6  Smith, Myers, Foust, Troper, Norstrom, and Michael

No   0

Ordinance No. 23-2017 was thereupon declared duly passed and is recorded in full in the appropriate record book.
NEW LEGISLATION TO BE INTRODUCED

Resolution No. 38-2017

Approving the Subdivision of Property at 1033 High Street (The United Methodist Children’s Home West Ohio Conference of the United Methodist Church)

Introduced by Mr. Smith.

MOTION

Mr. Myers made a motion to adopt Resolution No. 38-2017. The motion was seconded by Mr. Troper.

Mr. Greeson welcomed Mr. Terry Foegler, Reverend Cyndy Garn and Mr. David Fisher to tonight’s meeting. He asked Mr. Brown to present on the topic.

Mr. Brown reported this resolution is for a final plat of a subdivision to split off 3.418 acres of the 40+ acre site of the UMCH property. The request is to split the existing conference center and parking lots associated with the current use (shown below).

Mr. Brown reported there being no direct access for the lot along High St. All access will be from Wesley Blvd. unless otherwise approved by the City in the future. Wesley Blvd. is not a part of this proposal as it will remain as a private drive.

Mr. Brown shared that there are multiple zonings on the property. Members may recall that the majority of the site is zoned S-1, which is our special district. The predominate portion of this property is zoned C-3, offices and institutions. There are also pockets of C-2. The lot request meets the zoning requirements for the C-3 district as the minimum lot size is 20,000 square feet with 100 feet of frontage and this one exceeds that requirements.
The plat before members would create lot #3.

Mr. Brown shared that a note was added related to the vehicular access along High St. however that can be revised with approval of the City in the future if need be. He added that the main reason for the no vehicular access is because their location is directly across from the Fire Department and the wide access of the fire trucks entering and existing and with the signals at that intersection.

Mr. Brown shared that they are providing the assessment of access for the senior center to the south and for the Conference Center to the north.
Mr. Brown reported that the application went before the Municipal Planning Commission on June 8th and recommended for approval to City Council. There are no variances associated with this request, which is one of the reasons it could come to Council as a resolution. The Comp Plan update was done in 2014, which recommended a mix of uses on this site. Ideally we would like to see something for the entire site but at this time the Conference Center would like to split off what they have been leasing for several years and purchase this property.
Mr. Foust asked if the staff memo gets incorporated as part of the record. Seeing a nod from Mr. Greeson, Mr. Foust stated that he has no concerns with this resolution or with this subdivision. Two years ago this group took a great deal of heat about the Comprehensive Plan. He thinks there were questions raised with the public that never got resolved. He could do without the phrase, “The corridor could accommodate a redevelopment at a higher density.” He is not sure why we need to reference the Comprehensive Plan in here. He could see taking the entire section out of the memo but he wants that on the record. He wishes it could be a little more specific. The question he would ask is, “higher than what?” He is not comfortable with the incorporation of the Comprehensive Plan into this decision and wishes it weren’t there.

Mr. Myers shared that he appreciates Mr. Foust’s concerns and he knows that it has been a consistent concern of his. He thinks this is an appropriate split. But MPC’s bigger concern was that we don’t want this parcel continually chopped up into smaller and smaller parcels all the way up High St. and then all the way back to Evening St. They did want one comprehensive plan understanding that this parcel might ultimately be carved out. When it went through MPC the reference to the Development Plan was as much addressed to that subject, that we really wanted a unified plan for the entire 40+ acre parcel. He appreciates the comments on the density and it probably doesn’t need to be in this discussion.

Mr. Foust thinks if it was a small “c” and “p” or stated “a” comprehensive plan rather than “the” Comprehensive Plan”, even that probably would have skated by his radar but he does have his radar up about the Comp Plan.

Ms. Michael echoed from what she has heard from many in the community in that they hope there is a plan for the entire parcel and not just piece meal development.

There being no additional comments, the motion to adopt Resolution No. 38-2017 carried unanimously by a voice vote.

**Ordinance No. 24-2017**

Amending Ordinance No. 45-2016 (As Amended) to Adjust the Annual Budget by Providing for an Appropriation from the Capital Improvements Fund Unappropriated Balance to Pay the Cost of Arterial Improvements – Huntley Road and Determining to Proceed with said Project. (Project No. 653-17)

**Introduced by Mr. Foust.**

The Clerk was instructed to give notice of a public hearing on said ordinance(s) in accordance with the provisions of the City Charter unless otherwise directed.

Ms. Michael shared the following comment from Ms. Dorothy related to this topic:
In regards to the Huntley Road resurfacing project, we as a council and community have been embracing ways to provide multimodal transportation options throughout Worthington in the most efficient ways possible. Does this resurfacing project include any new bike or pedestrian accommodations in the new striping? Has a road diet, to be able to include bike lanes similar to Wilson Bridge Road, been investigate and/or incorporated into the new design? Was the bike and ped committee included to provide any feedback in the design considerations for this project? Can we see the proposed design before we vote on it?

Ms. Michael asked that Ms. Dorothy’s comments be answered, maybe in an e-mail to all Council members prior to the public hearing. Mr. Greeson shared that this just introduced the ordinance. In the Policy Item(s) there is a request to bid the project. He thinks we should probably talk about it a little at that juncture.

REPORTS OF CITY OFFICIALS

Policy Item(s)

- Request to Bid

Mr. Greeson reported that staff would like a motion to authorize the advertisement for bids for the 2017 Arterial Street Improvement Project. He explained that a license tax makes up a part of the fee to purchase Ohio license plates. That license tax goes into a fund that we can utilized when there is enough money to pay for larger resurfacing projects like a High St. or Wilson Bridge Rd. In this case, it is a Huntley Rd. project using those license tax funds since there are sufficient funds to complete one of our roads that is in need of resurfacing. This project is for the portion of Huntley that runs south of Schrock Rd. to roughly StRt 161 and within the corporate limits. The Engineers estimate is $432,078.90. We are going to seek permission to advertise and solicit bids for the project. In our effort to increase efficiency of the City, we will once again use an electronic bidding process, Bid Express that was successful with our most recent road project. Staff recommends approval of this request.

Mr. Greeson responding to Ms. Dorothy’s question and to maybe provide some insight into this section of roadway, the answer is that there is no bicycle and pedestrian changes in the striping on this section of road that would create bike lanes to accommodate cyclist. Staff did look at that. We have now had that inculcated in our mindset and look at that every time we have a resurfacing. This is a curb and gutter street and unlike West Wilson Bridge Road where we were able to make some pavement adjustments and widen it here and there to make room for a bike lane. It is thirty six feet wide so it essentially has two – twelve foot driving lanes and one - twelve foot center lane. There are some instances where we have been comfortable narrowing the lane width, like we did at West Wilson Bridge Road.
When asked by Ms. Michael what the width of West Wilson Bridge is, Mr. Greeson replied that he thinks it was reduced to eleven foot travel lanes. You can do eleven foot travel lanes and ten foot center turn lanes in some instances but our Service and Engineering Department was concerned about this section because there are five heavy truck traffic users in this area. Because the Quikrete site is small, they actually stack the eighteen wheelers in the turn lane while they wait to drop off their loads inside. So we have had concerns, given the volume of that truck traffic in that section, changing any of the travel or turn lane widths.

Mr. Greeson acknowledged the second question of whether this was discussed with the Bicycle and Pedestrian Committee and Mr. Bates is here and may have a better memory of this than he does because he is just reporting what the staff recalled but the Bike and Pedestrian Committee did attend a meeting at the Service and Engineering Department. Our staff didn’t recall alerting them to the impending re-pavement but did talk about how they thought this section of road is a better candidate for sidewalks or a multi-use trail to provide better bike accommodations unless there is a road widening one day because of its narrowness and curb and gutter nature.

To the north of this area is the Northeast Gateway. The question is not always what do we do here but what is happening in other sections of the roadway. Bike lanes will be added there because the road is being widened to accommodate that as part of the overall Northeast Gateway project. The goal there is to connect a multi-use trail across Wilson Bridge Road and north under the bridge, where he thinks there will be bike lanes and sidewalks. Then south there will be sidewalks and on-street bike lanes because the presumption is that the people who will be primarily traveling Huntley Road may be traveling to access the Schrock Road bike lane system from that point. But with this project we had neither the funds nor the width to do much.

Mr. Greeson added that not included in here is sharrows. We think it appropriate to go ahead and bid this but then go back to the Bike and Ped Committee and talk about whether sharrows are an appropriate application in this section.

Ms. Michael asked if the addition of sharrows would require an add-on option with the bid. Mr. Greeson replied that we could probably figure out how to accomplish that either with contingency or through some other methodology but staff will figure it out.

Mr. Myers shared that it seems to him that some lanes of travel would be more appropriate for bicycle traffic than others. This one may not necessarily be one if a north/south route other than Huntley Rd. is available given the truck traffic and such. Mr. Norstrom interjected that there is another option in Proprietors Rd. Mr. Myers added that it seems to him that since we have just embarked on this Master Plan that that would be one of those things that the Master Plan would be identifying. He asked if that sounds reasonable. He doesn’t want to get in the mindset that we are going to put bike lanes in just for the sake of putting bike paths in because there are certain roads where he doesn’t think we would want to encourage bicycles if there was a better alternative. It would seem to him that Huntley Road might be one of those situations. It would also
seem to him that those are the kinds of things that the Bike and Pedestrian Master Plan would be looking at. Given a choice between Proprietors and Huntley, he would think we would want the bicycle and pedestrian traffic more on Proprietors than on Huntley because of less truck traffic. He asked if that makes any sense to anybody but him.

Several members agreed.

Mr. Greeson apologized to Mr. Hurley because he did not give him a heads up about this issue. He asked if he had any comments on this subject.

Mr. Hurley agreed with taking more of the master plan approach to this issue because we have kind of been reacting to individual projects. Although there is a lot of individual recommendations for priority streets, there is not this grid of overall priority connections. He thinks there would be a contingent on the Board that probably would advocate that every street needs some sort of bike and pedestrian treatment so he doesn’t want to speak for the Board but he certainly understands where Mr. Myers is coming from.

Mr. Myers recalls that when Columbus was going through their planning, they attempted to identify routes much like you would have a truck route in a smaller city to avoid your downtown core. They might also have bike routes that would avoid the more congested and more heavily traveled truck roads. You would probably not put a truck route and a bike route on the same road. Mr. Hurley shared that there has been discussions like if you identified some of the non-major routes that could get you through town then you could then address maybe parking on one side of the street to make it easier for bikes. Mr. Myers sees it more as a global plan and not just every time you re-surface a road, make certain we put strips on them. We may end up with bike where ultimately we think is not the appropriate place. Mr. Hurley agreed. He added that there has been some discussion about Proprietors. He thinks it is another street that is maybe not too far off on the Engineers plans. It would be great if a connection could be made south then from StRt 161 to Colonial Hills that would connect into Columbus which has great bike facilities going down Indianola and south.

Mr. Greeson stated that he wants to be respectful of Mr. Bates. Ms. Michael invited Mr. Bates to comment on this topic.

Michael Bates, 6560 Evening St.

Mr. Bates shared that he may end up speaking out of both sides of his mouth on this issue because as Mr. Hurley said, the Bike and Ped Committee kind of takes the position that all right-of-way belongs to everybody. The other side is that there is also a recognition of safety issues. On Huntley Road specifically we have had the conversation about driveways and access and is it really an appropriate road for bicycle and pedestrian traffic. If you are not going to separate the bike and pedestrian from the trucks then it is probably not an appropriate route. With all of that said, trying to designate an alternative to that because there is a strong desire in the community for a north/south route so that people can get from Colonial Hills north to get access to the Schrock Road
bikeway to get towards Westerville, etc. So Proprietors might be a good alternative. He thinks running it through the Bike and Pedestrian Board is probably a good idea to at least get the thinking out there. While he hates to admit this, he agrees with Mr. Myers about a safety consideration or two.

Ms. Michael thanked Mr. Bates for his comments.

**MOTION**

Mr. Norstrom made a motion to authorize the advertisement for bids for the 2017 Arterial Street Improvement Project of Huntley Road. The motion was seconded by Mr. Smith.

The motion carried unanimously by a voice vote.

**Other Items**

Mr. Greeson advised members that Upper Arlington has joined the Central Ohio Interoperable Radio System (COIRS). He shared that a number of years ago, in order to obtain federal funding and effectively move into the digital public radio world, we partnered with Delaware County and Dublin. Hilliard and Upper Arlington are now part of this Council of Governments that governs a joint radio system that serves all services (police, fire, parks maintenance and others).

Mr. Greeson reported that the Division of Liquor Control has approved the DORA. Letters are likely in the mail from Liquor Control to each of the permit holders that will allow them to serve in the DORA. Ms. Fox added that most of the establishments have received their letter. At the point where Council approved the DORA, the DORA existed but the establishments were not allowed to serve into the DORA until they received that designation from the Division of Liquor Control. Staff had sent them our information for a pre-approval prior to it coming to Council and they make a couple of comments and suggestions so we were happy that they were able to turn it around quickly.

Mr. Greeson complimented Mr. McCorkle and Ms. Fox for making sure that they were communicating with the Division of Liquor Control and doing that in a very professional and effective manner so that what we submitted to Council and what members ultimately approved met their standards and was sufficient to them and allowed them to move forward quickly. That was a testament to their work.

Ms. Fox further shared that staff will be working with each of the permit holders. We have a couple who are already on the MPC agenda for July 13th for changes to their conditional use permit (Dewey’s and Whitney House). We are going to be working on and bringing to Council the modification to the Outdoor Dining Policy to incorporate the DORA provisions and get that going as well. She thinks that Chief Strait talked about working with all of these establishments initially and having it be more of an educational phase with the establishments and the patrons until everybody is much more familiar with how things works, including us.
Mr. Greeson commented that he would like to check in with members on some Board and Commission issues when the time is appropriate so he would request an executive session for that purpose. Mr. Norstrom added that he would also like to have a discussion about real estate.

REPORTS OF COUNCIL MEMBERS

Mr. Norstrom reminded members of the Picnic with the Partnership event is this weekend. Ms. Michael shared that seats can be ordered on line.

Mr. Smith shared that he had some concerns from several residents about some wildlife issues that is non-deer related. He will approach staff regarding that in an e-mail and will keep members informed.

EXECUTIVE SESSION

MOTION Mr. Troper made a motion to meet in Executive Session to discuss Board and Commission issues and acquisition of property. The motion was seconded by Ms. Dorothy.

The motion carried by the following vote:

Yes 6 Smith, Foust, Norstrom, Myers, Troper, and Michael

No 0

Council recessed at 8:21 p.m. from the Regular meeting session.

MOTION Mr. Myers made a motion to return to open session at 8:50 p.m. The motion was seconded by Mr. Norstrom.

ADJOURNMENT

MOTION Mr. Troper made a motion to adjourn the meeting at 8:50 p.m. The motion was seconded by Mr. Smith.

The motion carried unanimously by a voice vote.

President Michael declared the meeting adjourned.

___________________________________
Clerk of Council

APPROVED by the City Council, this 3rd day of July 2017.

______________________________
Council President
ORDINANCE NO. 24-2017

Amending Ordinance No. 45-2016 (As Amended) to Adjust the Annual Budget by Providing for an Appropriation from the Capital Improvements Fund Unappropriated Balance to Pay the Cost of Arterial Improvements – Huntley Road and Determining to Proceed with said Project. (Project No. 653-17)

WHEREAS, the Charter of the City of Worthington, Ohio, provides that City Council may at any time amend or revise the Budget by Ordinance, providing that such amendment does not authorize the expenditure of more revenue than will be available;

NOW, THEREFORE, BE IT ORDAINED by the Council of the Municipality of Worthington, County of Franklin, State of Ohio:

SECTION 1. That there be and hereby is appropriated from the Capital Improvements Fund Unappropriated Balance to Account No. 308.8150.533383 the sum of ___________________________ to pay the cost of the Arterial Improvements – Huntley Road and all related expenses (Project 653-17).

SECTION 2. That the City Manager be and hereby is authorized and directed to enter into an agreement with firm of ___________________________ for the provision of the aforementioned services.

SECTION 3. For the purposes of Section 2.21 of the Charter of the City, this ordinance shall be considered an “Ordinance Determining to Proceed” with the Project, notwithstanding future actions of this Council, which may be necessary or appropriate in order to comply with other requirements of law.

SECTION 4. That notice of passage of this Ordinance shall be posted in the Municipal Administration Building, the Worthington Library, the Griswold Center and the Worthington Community Center and shall set forth the title and effective date of the Ordinance and a statement that the Ordinance is on file in the office of the Clerk of Council. This Ordinance shall take effect and be in force from and after the earliest period allowed by law and by the Charter of the City of Worthington, Ohio.

Passed __________________

___________________________________
President of Council

Attest: 

___________________________________ 
Introduced June 19, 2017
P.H. July 3, 2017

___________________________________
Clerk of Council
RESOLUTION NO. 39-2017

Adjusting the Annual Budget by Providing for a Transfer of Previously Appropriated Funds.

WHEREAS, the Charter of the City of Worthington, Ohio, provides that City Council may at any time amend or revise the Budget by Legislation, providing that such amendment does not authorize the expenditure of more revenue than will be available;

NOW, THEREFORE, BE IT RESOLVED by the Council of the Municipality of Worthington, County of Franklin, State of Ohio:

SECTION 1. That there be and hereby is made the following transfer of previously appropriated funds:

<table>
<thead>
<tr>
<th>From Account No.</th>
<th>To Account No.</th>
<th>Amount</th>
</tr>
</thead>
<tbody>
<tr>
<td>101.1050.511002</td>
<td>101.1050.540570</td>
<td>$5,000.00</td>
</tr>
<tr>
<td>101.1050.511015</td>
<td>101.1050.540570</td>
<td>$5,000.00</td>
</tr>
</tbody>
</table>

Total General Fund Transfers $10,000.00

SECTION 2. That the Clerk be and hereby is instructed to record this Resolution in full in the appropriate resolution book.

Adopted ______________

____________________________________
President of Council

Attest

____________________________________
Clerk of Council
MEMORANDUM

TO: Matt Greeson, City Manager
FROM: Scott F. Bartter, Finance Director
DATE: June 27, 2017
SUBJECT: Transfer Resolution – Finance Consultant

Please include the attached Transfer Resolution on the Council agenda for July 3, 2017. The following accounts need to be modified in order to utilize the savings realized as part of the transitions that occurred within the Finance Department. The reallocation of these funds does not increase the total annual appropriations for the 2017 Operating Budget.

Transfer Resolution

General Fund (#101)

The following transfers are requested to allocate funds previously appropriated as salary for the Finance Director and Finance Manager to a Consultants account line.

From: 101.1050.511002 Director’s Salary – Finance
To: 101.1050.540570 Consultants – Finance $ 5,000.00

From: 101.1050.511015 Finance Manager and Analyst
To: 101.1050.540570 Consultants – Finance $ 5,000.00

Total General Fund Transfer $ 10,000.00
ORDINANCE NO. 25-2017

Amending Ordinance No. 45-2016 (As Amended) to Adjust the Annual Budget by Providing for an Appropriation from the Capital Improvements Fund Unappropriated Balance to Pay the Cost of 2017 Central District Sanitary Sewer Repairs and Determining to Proceed with said Project. (Project No. 654-17)

WHEREAS, the Charter of the City of Worthington, Ohio, provides that City Council may at any time amend or revise the Budget by Ordinance, providing that such amendment does not authorize the expenditure of more revenue than will be available;

NOW, THEREFORE, BE IT ORDAINED by the Council of the Municipality of Worthington, County of Franklin, State of Ohio:

SECTION 1. That there be and hereby is appropriated from the Capital Improvements Fund Unappropriated Balance to Account No. 308.8170.533347 the sum of ______________________________ to pay the cost of the 2017 Central District Sanitary Sewer Repairs and all related expenses (Project 654-17).

SECTION 2. That the City Manager be and hereby is authorized and directed to enter into an agreement with firm of _____________________________ for the provision of the aforementioned services.

SECTION 3. For the purposes of Section 2.21 of the Charter of the City, this ordinance shall be considered an “Ordinance Determining to Proceed” with the Project, notwithstanding future actions of this Council, which may be necessary or appropriate in order to comply with other requirements of law.

SECTION 4. That notice of passage of this Ordinance shall be posted in the Municipal Administration Building, the Worthington Library, the Griswold Center and the Worthington Community Center and shall set forth the title and effective date of the Ordinance and a statement that the Ordinance is on file in the office of the Clerk of Council. This Ordinance shall take effect and be in force from and after the earliest period allowed by law and by the Charter of the City of Worthington, Ohio.

Passed __________________

___________________________________
President of Council

Attest:

_______________________________
Clerk of Council
MEMORANDUM

To: Matthew H. Greeson, City Manager
From: Daniel Whited, P.E., the Director of Service & Engineering
       Rob Chandler, Assistant to the Director of Service & Engineering
Cc: Steve Tennant, Service & Engineering Superintendent
    Robb Wetmore, Engineering and GIS Manager
Subject: Central District Sanitary Repairs, Project Number 654-17
Date: June 27, 2017

The Central District Sanitary Sewer Evaluation Study (SSES) that was conducted by DLZ Engineering identifies several sewer deficiencies in need of repair. One of the projects that results from the identification of deficiencies is the construction of improvements to and replacement of the sewer line and manhole installation on E. North Street. This work will address the deficiencies identified by the consultant and lessen the risk of sewer surcharging and “water-in-basement” events that may result from the surcharges.

DLZ has prepared plans and specifications for this work. The City’s Service and Engineering Department has reviewed the work and recommends proceeding with the project. The engineering estimate for the repairs is $695,987.67.

In order to complete the improvement, the Service and Engineering Department is introducing legislation to fund the improvements from the CIP budget, Central District Sanitary Sewer Repairs, Account Number 308.8170.533347. We are also asking for permission to advertise the project for bid, with the resulting bid opening occurring at noon on Friday, July 14th, 2017.
ORDINANCE NO. 26-2017

Amending Applicable Sections of Chapter 943 of the Codified Ordinances of the City to Change the Name of the Flint Road Cemetery to Flint Cemetery.

WHEREAS, Sharon Township Board of Trustees recently purchased a tract of land located on Flint Road adjacent to the Flint Road Cemetery for the benefit of the union cemetery known as the Walnut Grove Cemetery and Flint Road Cemetery; and,

WHEREAS, in conjunction with the agreement between the City and Sharon Township to use its best efforts to incorporate the newly-acquired land into the union cemetery, which is proposed to be done by a joint meeting of the legislative bodies, the Board of Cemetery Trustees requested that the name of Flint Road Cemetery be changed to the more commonly used name of Flint Cemetery; and,

WHEREAS, Chapter 943 of the Codified Ordinances sets forth the establishment of the union cemetery and the designated name as Walnut Grove and Flint Road Cemetery, requiring an amendment to the Code to reflect the name change.

NOW, THEREFORE BE IT ORDAINED by the Council of the Municipality of Worthington, County of Franklin, State of Ohio:

SECTION 1. That Sections 943.01(b), 943.02 and 943.03 be amended to read as follows:

943.01 UNION CEMETERIES WITH SHARON TOWNSHIP

(b) The City hereby unites with Sharon Township in the establishment and management of the Flint Cemetery as a union cemetery under the provisions of Ohio R.C.759.27 et seq.

943.02 DESIGNATION OF CEMETERIES

The union cemetery shall be known as Walnut Grove Cemetery and Flint Cemetery.

943.03 INTERMENTS AT PUBLIC EXPENSE

All interments made at public expense shall be in the Walnut Grove Cemetery or the Flint Cemetery.
ORDINANCE NO. xx-2017

SECTION 2. That notice of passage of this Ordinance shall be posted in the Municipal Administration Building, the Worthington Library, the Griswold Center and Worthington Community Center and shall set forth the title and effective date of the Ordinance and a statement that the Ordinance is on file in the office of the Clerk of Council. This Ordinance shall take effect and be in force from and after the earliest period allowed by law and by the Charter of the City of Worthington, Ohio.

Passed ________________

____________________________________
President of Council

Attest:

_____________________________
Clerk of Council
ORDINANCE NO. 27-2017

To Amend the Official Zoning Map of the City of Worthington, Ohio, to Change Zoning of Certain Land from C-4, Highway and Automotive Services to WBC-3, Mixed Use (7007 North High Street), Parcel #100-001218.

WHEREAS, a request has been made by The Witness Group (HE HARI Inc.) to amend the official zoning map of the City of Worthington, Ohio to change the zoning of certain land from C-4, Highway and Automotive Services to WBC-3, Mixed Use for the property located at 7007 North High Street, Parcel #100-001218; and,

WHEREAS, the property is located in the Wilson Bridge Road Corridor on the south side of West Wilson Bridge Road, west of High Street in an area that has been recommended in the Wilson Bridge Road Corridor Study and the Wilson Bridge Corridor Zoning for Mixed Use; and,

WHEREAS, the Codified Ordinances requires City Council to refer any district boundaries or classification changes to properties to the Municipal Planning Commission for a recommendation.

NOW, THEREFORE, BE IT ORDAINED by the Council of the Municipality of Worthington, County of Franklin, State of Ohio:

SECTION 1. The 7.5 +/- acres of land located on the west side of North High Street at 7007 North High Street, Parcel #100-001218, the graphical depiction of which is attached hereto as Exhibit “A”, and incorporated by reference herein, is hereby rezoned to “WBC-3”, Mixed Use.

SECTION 2. That notice of passage of this Ordinance shall be posted in the Municipal Administration Building, the Worthington Library, the Griswold Center and the Worthington Community Center and shall set forth the title and effective date of the Ordinance and a statement that the Ordinance is on file in the office of the Clerk of Council. This Ordinance shall take effect and be in force from and after the earliest period allowed by law and by the Charter of the City of Worthington Ohio.

Passed ______________

___________________________________
President of Council

Attest:

________________________________
Clerk of Council
Situat in the County of Franklin, State of Ohio, City of Worthington, being located in Quarter Township 2, Township 2, Range 18, United States Military Lands, and being 8.984 acres of the original 168.112 acre tract conveyed to Planned Communities, Inc. by deed of record in Deed Book 2748, page 503, all references being to records of the Recorder’s Office, Franklin County, Ohio, and being more particularly described as follows:

Beginning at an iron pin at the intersection of the southerly line of the said 168.112 acre tract with the easterly right-of-way line of Hayhurst Street as dedicated by the plat of “Worthington Estates” recorded in Plat Book 33, pages 38, 39 and 40;

thence along the northerly projection of the easterly line of the said Hayhurst Street, North 4 degrees 33 minutes East, 55.0 feet to an iron pin at the point of a curvature of a curve to the left;

thence along the arc of the said curve (Radius-130.00 feet, Sub-Delta-22 degrees 58 minutes 23 seconds), the chord of which bears North 6 degrees 34 minutes 11 seconds West, a chord distance of 51.78 feet to a point;

thence North 4 degrees 31 minutes 58 seconds East, 308.45 feet to an iron pin in the arc of the curve of the southerly right-of-way line of the proposed westerly extension of the relocation of Wilson Bridge Road;

thence along the arc of the said curve to the left (Radius-750.00 feet, Sub-Delta-10 degrees 20 minutes 52 seconds), the chord of which bears South 80 degrees 17 minutes 18 seconds East, a chord distance of 135.27 feet to an iron pin at the point of tangency of the said curve;

thence along the said southerly right-of-way line of the proposed westerly extension of the relocation of Wilson Bridge Road, South 85 degrees 27 minutes 44 seconds East 168.02 feet to an iron pin at the point of intersection of the said line with the arc of the curve of the southerly right-of-way line of relocated Wilson Bridge Road as established by an easement conveyed to the State of Ohio;

thence along the arc of the said curve (Radius-205.00 feet, Sub-Delta-12 degrees 40 minutes 51 seconds), the Chord of which bears South 79 degrees 7 minutes 19 seconds East, a chord distance of 45.28 feet to the point of tangency of the said curve;

thence North 4 degrees 32 minutes 16 seconds East 55.0 feet to a point in the centerline of the said Wilson Bridge Road;

thence along the centerline of the said Wilson Bridge Road South 85 degrees 27 minutes 44 seconds East 551.98 feet to a point at the intersection of the said line with the original centerline of North High Street (U.S. Route 23);

thence along the original centerline of the said U.S. Route 23, South 4 degrees 31 minutes 58 seconds West, 457.92 feet to a point;

thence along the northerly right-of-way line of Caren Avenue, dedicated by plat of record in Plat Book 34, page 32 and along the said line extended westerly, being the southerly line of the said original Planned Communities, Inc., 168.112 acre tract, North 85 degrees 05 minutes West, 890.03 feet to the place of beginning, containing 8.984 acres, more or less, of which 1.079 acres lies within the westerly right-of-way of North High Street and the southerly
right-of-way of the said Wilson Bridge Road, leaving the net usable acreage of 7.905 acres, more or less, and being the same land described in the conveyance from Planned Communities, Inc. to Humble Oil and Refining Company, dated January 21, 1969, recorded February 3, 1969 and re-recorded February 10, 1969, Deed Records, Franklin County, Ohio.

EXCEPTING THEREFROM THE FOLLOWING DESCRIBED PROPERTY:

1.399 acres of land out of the 8.984 acre tract herein described:

Beginning at the Northeast corner of the said 8.984 acre tract, said point of beginning being the point where the centerline of the relocated Wilson Bridge Road intersects with the centerline of the original centerline of North High Street (U.S. Route 23);

Thence along the original centerline of the North High Street (U.S. Route 23), South 4 degrees 31 minutes 58 seconds West 230.00 feet to a point for corner;

Thence North 85 degrees 27 minutes 44 seconds West, a distance of 265.01 feet to a point for corner;

Thence North 4 degrees 31 minutes 58 seconds East, a distance of 230.00 feet to a point for corner, also being a point in the centerline of the said relocated Wilson Bridge Road;

Thence along the centerline of the said Wilson Bridge Road South 85 degrees 27 minutes 44 seconds East, a distance of 265.01 feet to the Point of Beginning and containing 1.399 acres, more or less.
ALTA/ACSM LAND TITLE SURVEY
FOR
FIRST AMERICAN TITLE INSURANCE COMPANY

SITUATED IN THE COUNTY OF FRANKLIN, STATE OF OHIO, CITY OF WORTHINGTON, BEING LOCATED IN QUARTER TOWNSHIP 2, TOWNSHIP 2, RANGE 19, UNITED STATES MILITARY LANDS, AND BEING 8.984 ACRES OF THE ORIGINAL 168.122 ACRE TRACT CONVEYED TO PLANNED COMMUNITIES, INC. BY DEED OF RECORD IN DEED BOOK 2748, PAGE 503, ALL REFERENCES BEING TO RECORDS OF THE RECORDER'S OFFICE, FRANKLIN COUNTY, OHIO
MEMORANDUM

TO: Matthew H. Greeson, City Manager
FROM: R. Lee Brown, Director
DATE: June 27, 2017
SUBJECT: Ordinance to Rezone 7007 North High Street (Parcel #100-001218) from the C-4 District, Highway and Automotive Services to WBC-3 District, Mixed Use. Case #REZ-02-17

Background & Request:
The Wilson Bridge Road Corridor Study, adopted in 2011, makes recommendations for the Wilson Bridge Road corridor from the Olentangy River to the west to the Railroad Crossing to the east. The Study recommends the need to promote the redevelopment of the Wilson Bridge Road Corridor into a mixed use area that will generate new economic growth within the City. These requirements are intended to foster development that strengthens land use and economic value; encourage a mix of uses; enhance livability of the area; to augment pedestrian and bicycle connections; and to promote construction of high-quality buildings and public spaces that create and sustain long-term economic vitality.

City Council adopted the Wilson Bridge Corridor Zoning on April, 18 2016, creating new zoning districts and development standards for the Wilson Bridge Corridor. The next step in the process is to initiate the rezoning of parcels in the corridor to be in compliance with the adopted Wilson Bridge Road Corridor Plan and the Wilson Bridge Corridor Zoning.

The request before you is to rezone approximately 7.5 +/- acres of land located on the west side of North High Street at 7007 North High Street, south of West Wilson Bridge Road, Parcel #100-001218 from the C-4 District, Highway and Automotive Services to the WBC-3 District, Mixed Use. This parcel currently houses a 232-room Holiday Inn Express.

The property owner has been working with the City over the past year on the redevelopment of the site to provide a mix of uses that would complement the Wilson Bridge Corridor.

The proposed redevelopment will still require MPC and ARB approval even after officially rezoning the property to the WBC-3 District.
**WBC-3 – Mixed Use:**
An area along the WBC that allows for a mix of retail and office uses both vertically and horizontally. Retail uses are encouraged for the first floor of multi-floor developments. Pedestrian facilities and public spaces are encouraged. Some residential uses may be incorporated in this area.

(1) **Permitted Uses:** Uses listed in Chapter 1147 of the Codified Ordinances as permitted uses in the following districts: “C-1” Neighborhood Commercial, “C-2” Community Shopping Center, and “C-3” Institutions and Offices.

(2) **Conditional Uses:** Residential Uses, Hotels, Motels, Drive-in Commercial Uses, and Breweries, Distilleries and Wineries.

(3) **Maximum Building Height:** 3 stories for properties south of Wilson Bridge Rd; except for the WBC-3 Mixed-Use location south of Wilson Bridge Road and west of High Street, where the maximum building height shall be 3 stories within the westernmost 180 feet and 4 stories in the remaining area; 4 stories for properties north of Wilson Bridge Rd.

**Surrounding Zoning & Recommended Land Use:**

<table>
<thead>
<tr>
<th>Direction</th>
<th>Current Zoning</th>
<th>Recommended Land Use</th>
</tr>
</thead>
<tbody>
<tr>
<td>North</td>
<td>C-2 – Community Shopping Center</td>
<td>WBC-3 – Mixed Use</td>
</tr>
<tr>
<td>East</td>
<td>C-3 – Institutions &amp; Office</td>
<td>WBC-3 – Mixed Use</td>
</tr>
<tr>
<td>South</td>
<td>C-3 – Institutions &amp; Office</td>
<td>C-3 – Institutions &amp; Office</td>
</tr>
<tr>
<td>West</td>
<td>R-10 – Low Density Residential</td>
<td>WBC-1 – Medium Density Residential</td>
</tr>
<tr>
<td></td>
<td>AR-3 – Medium Density Apartment Residence</td>
<td>R-10 – Low Density Residential</td>
</tr>
</tbody>
</table>

**Next Steps:**
After its introduction, City Council must refer the Ordinance to the Municipal Planning Commission (MPC) for investigation and report. The Municipal Planning Commission will tentatively review this item on Thursday, July 13, 2017 and forward its recommendation based on the Planning Goals of the City, as referenced in the Land Use Plans to City Council for a potential Hearing on Tuesday, September 5, 2017.

Please see attached maps for reference:
ALTA/ACSM LAND TITLE SURVEY
FOR
FIRST AMERICAN TITLE INSURANCE COMPANY

SITUATED IN THE COUNTY OF FRANKLIN, STATE OF OHIO, CITY OF KNOTHTON, BEING LOCATED IN QUARTER TOWNSHIP 2, TOWNSHIP 19, RANGE 18, UNITED STATES MILITARY LANDS, AND BEING 8.564 ACRES OF THE ORIGINAL 160.00 ACRES TRACT CONVEYED TO PLANNED COMMUNITIES, INC. BY DEED OF RECORD IN DEED BOOK 2748, PAGE 503. ALL REFERENCES BEING TO RECORDS OF THE RECORDER'S OFFICE, FRANKLIN COUNTY, OHIO.
City of Worthington
REZONING APPLICATION

1. Property Location 7007 North High Street

2. Present Zoning C-4 Present Use Hotel

3. Proposed Zoning WBC-3 (mixed use) Proposed Use Mixed Use

4. Applicant The Witness Group
   Address 600 Enterprise Drive, Lewis Center, Ohio 43035
   Home Phone Work Phone (614) 846-6600

5. Property Owner HE HARI Inc.
   Address 7007 North High Street, Worthington, OH 43085
   Home Phone Work Phone (614) 436-0700

6. Project Description Redevelopment of the site with mixed use activities
   under the newly adopted Worthington Bridge Corridor Zoning Plan.

PLEASE READ THE FOLLOWING STATEMENT AND SIGN YOUR NAME:

The information contained in this application and in all attachments is true and correct to the best
of my knowledge. I further acknowledge that I have familiarized myself with all applicable
sections of the Worthington Codified Ordinances and will comply with all applicable
regulations.

The Witness Group
By: ____________________________ Date: 6/12/17
Applicant (Signature)

HE HARI Inc.
By: ____________________________ Date: 6/12/17
Property Owner (Signature)
<table>
<thead>
<tr>
<th>Name</th>
<th>Address</th>
<th>City, State, Zip Code</th>
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</thead>
<tbody>
<tr>
<td>The Shops at Worthington Place</td>
<td>7227 N. High St.</td>
<td>Worthington, OH 43085</td>
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<tr>
<td>Chase Bank</td>
<td>50 W. Wilson Bridge Rd.</td>
<td>Worthington, OH 43085</td>
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<tr>
<td>Worthington Duchess LLC</td>
<td>7141 N. High St.</td>
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<td>CF Bank</td>
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<tr>
<td>Fifth Third Bank</td>
<td>6895 N. High St.</td>
<td>Worthington, OH 43085</td>
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<tr>
<td>T &amp; S Realty Venture LLC</td>
<td>PO Box 24550</td>
<td>Columbus, OH 43224-4550</td>
</tr>
<tr>
<td>Carol Meehan</td>
<td>130 Caren Ave.</td>
<td>Worthington, OH 43085</td>
</tr>
<tr>
<td>Steven &amp; Jayne Rosandich</td>
<td>140 Caren Ave.</td>
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<tr>
<td>Kristin Spyker</td>
<td>6917 Hayhurst St.</td>
<td>Worthington, OH 43085</td>
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<tr>
<td>Scott Kyser</td>
<td>135 Greenglade Ave.</td>
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<tr>
<td>Heather Monroe</td>
<td>1500 Glenn Ave.</td>
<td>Columbus, OH 43212</td>
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<td>Shellie &amp; Andrew Smith</td>
<td>130 Greenglade Ave.</td>
<td>Worthington, OH 43085</td>
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<tr>
<td>Resident</td>
<td>777-A Dearborn Park Ln</td>
<td>Worthington, OH 43085</td>
</tr>
<tr>
<td>Towne Properties</td>
<td>126 Saint Andre St.</td>
<td>Worthington, OH 43085</td>
</tr>
<tr>
<td>Stephen Lewis</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>
He Hari Inc.
7007 N. High Street
Rezoning Supporting Statement

The proposed rezoning from the C-4 to the WBC-3 district is to bring the property into compliance with the recently adopted Wilson Bridge Corridor Study which proscribed various new zoning districts for those identified properties within the corridor. The study placed this property in the WBC-3 district which is one of the zoning districts adopted under the Wilson Bridge Corridor Zoning legislation. The property is currently developed with a hotel and its ancillary activities and parking. There has been initial presentations and discussion with the ARB/PC about redeveloping the property and those discussions are ongoing and separate from this rezoning request. The actual redevelopment of the site under the Wilson Bridge Corridor Zoning process is two (2) step: the first is the rezoning of the property (as requested by this application) and the second step is the submittal and approval of the development plan and architectural elevations through the certificate of appropriateness application process. The review process is ongoing at this time as the site plan is being adjusted due to comments from City Staff, the Boards and neighbors so submitting a site plan would be premature at this time, but final approval will be sought under the guidelines contained in the Wilson Bridge Corridor zoning process. The owner/applicant is simply following the City’s direction by requesting the rezoning to the WBC-3 for the subject property and therefore seek Council approval for the requested zoning district.

alliance-worthington.ste (clh)
6/15/17 S.Docs
7007 N. High St.
Disclaimer

This map is prepared for the real property inventory within this county. It is compiled from recorded deeds, survey plats, and other public records and data. Users of this map are notified that the public primary information sources should be consulted for verification of the information contained on this map. The county and the mapping companies assume no legal responsibilities for the information contained on this map. Please notify the Franklin County GIS Division of any discrepancies.

Real Estate / GIS Department
EXHIBIT "A"

Situates in the County of Franklin, State of Ohio, City of Worthington, being located in Quarter Township 2, Township 2, Range 18, United States Military Lands, and being 8.984 acres of the original 168.112 acre tract conveyed to Planned Communities, Inc. by deed of record in Deed Book 2748, page 503, all references being to records of the Recorder's Office, Franklin County, Ohio, and being more particularly described as follows:

Beginning at an iron pin at the intersection of the southerly line of the said 168.112 acre tract with the easterly right-of-way line of Hayhurst Street as dedicated by the plat of "Worthington Estates" recorded in Plat Book 33, pages 38, 39 and 40;

thence along the northerly projection of the easterly line of the said Hayhurst Street, North 4 degrees 55 minutes East, 55.0 feet to an iron pin at the point of a curvature of a curve to the left;

thence along the arc of the said curve (Radius=130.00 feet, Sub-Delta=22 degrees 58 minutes 23 seconds), the chord of which bears North 6 degrees 34 minutes 11 seconds West, a chord distance of 51.78 feet to a point;

thence North 4 degrees 31 minutes 58 seconds East, 308.45 feet to an iron pin in the arc of the curve of the southerly right-of-way line of the proposed westerly extension of the relocation of Wilson Bridge Road;

thence along the arc of the said curve to the left (Radius=750.00 feet, Sub-Delta=10 degrees 20 minutes 52 seconds), the chord of which bears South 80 degrees 17 minutes 18 seconds East, a chord distance of 135.27 feet to an iron pin at the point of tangency of the said curve;

thence along the said southerly right-of-way line of the proposed westerly extension of the relocation of Wilson Bridge Road, South 85 degrees 27 minutes 44 seconds East 168.02 feet to an iron pin at the point of intersection of the said line with the arc of the curve of the southerly right-of-way line of relocated Wilson Bridge Road as established by an easement conveyed to the State of Ohio;

thence along the arc of the said curve (Radius=205.00 feet, Sub-Delta=12 degrees 40 minutes 51 seconds), the Chord of which bears South 79 degrees 7 minutes 19 seconds East, a chord distance of 45.28 feet to the point of tangency of the said curve;

thence North 4 degrees 32 minutes 16 seconds East 55.0 feet to a point in the centerline of the said Wilson Bridge Road;

thence along the centerline of the said Wilson Bridge Road South 85 degrees 27 minutes 44 seconds East 551.98 feet to a point at the intersection of the said line with the original centerline of North High Street (U.S. Route 23);

thence along the original centerline of the said U.S. Route 23, South 4 degrees 31 minutes 58 seconds West, 457.92 feet to a point;

thence along the northerly right-of-way line of Caren Avenue, dedicated by plat of record in Plat Book 34, page 32 and along the said line extended westerly, being the southerly line of the said original Planned Communities, Inc., 168.112 acre tract, North 85 degrees 05 minutes West, 890.03 feet to the place of beginning, containing 8.984 acres, more or less, of which 1.079 acres lies within the westerly right-of-way of North High Street and the southerly
right-of-way of the said Wilson Bridge Road, leaving the net usable acreage of 7.905 acres, more or less, and being the same land described in the conveyance from Planned Communities, Inc. to Humble Oil and Refining Company, dated January 21, 1969, recorded February 3, 1969 and re-recorded February 10, 1969, Deed Records, Franklin County, Ohio.

EXCEPTING THEREFROM THE FOLLOWING DESCRIBED PROPERTY:

1.399 acres of land out of the 8.984 acre tract herein described:

Beginning at the Northeast corner of the said 8.984 acre tract, said point of beginning being the point where the centerline of the relocated Wilson Bridge Road intersects with the centerline of the original centerline of North High Street (U.S. Route 23);

Thence along the original centerline of the North High Street (U.S. Route 23), South 4 degrees 31 minutes 58 seconds West 230.00 feet to a point for corner;

Thence North 85 degrees 27 minutes 44 seconds West, a distance of 265.01 feet to a point for corner;

Thence North 4 degrees 31 minutes 58 seconds East, a distance of 230.00 feet to a point for corner, also being a point in the centerline of the said relocated Wilson Bridge Road;

Thence along the centerline of the said Wilson Bridge Road South 85 degrees 27 minutes 44 seconds East, a distance of 265.01 feet to the Point of Beginning and containing 1.399 acres, more or less.
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<td>T &amp; S Realty Venture LLC</td>
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<td>Columbus</td>
<td>OH</td>
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<td>Carol Meehan</td>
<td>130 Caren Ave.</td>
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<td>Steven &amp; Jayne Rosandich</td>
<td>140 Caren Ave.</td>
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ALTA/ACSM LAND TITLE SURVEY
FOR
FIRST AMERICAN TITLE INSURANCE COMPANY
SITUATED IN THE COUNTY OF FRANKLIN, STATE OF OHIO, CITY OF WORTHINGTON, BEING LOCATED IN QUARTER TOWNSHIP 2, TOWNSHIP 2, RANGE 19, UNITED STATES MILITARY LANDS, AND BEING 8.986 ACRES OF THE ORIGINAL 168.122 ACRE TRACT CONVEYED TO PLANNED COMMUNITIES, INC. BY DEED OF RECORD IN DEED BOOK 2748, PAGE 503, ALL REFERENCES BEING TO RECORDS OF THE RECORDER'S OFFICE, FRANKLIN COUNTY, OHIO
**NOTICE TO LEGISLATIVE AUTHORITY**

TO

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FROM 06/16/2017

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MAILED 06/16/2017

RESPONSES MUST BE POSTMARKED NO LATER THAN 07/17/2017

IMPORTANT NOTICE

PLEASE COMPLETE AND RETURN THIS FORM TO THE DIVISION OF LIQUOR CONTROL WHETHER OR NOT THERE IS A REQUEST FOR A HEARING REFER TO THIS NUMBER IN ALL INQUIRIES B TREX 2122425-0005

(TRANSACTION & NUMBER)

(MUST MARK ONE OF THE FOLLOWING)

WE REQUEST A HEARING ON THE ADVISABILITY OF ISSUING THE PERMIT AND REQUEST THAT THE HEARING BE HELD ☐ IN OUR COUNTY SEAT. ☐ IN COLUMBUS.

WE DO NOT REQUEST A HEARING. ☐

DID YOU MARK A BOX? ☐ IF NOT, THIS WILL BE CONSIDERED A LATE RESPONSE.

PLEASE SIGN BELOW AND MARK THE APPROPRIATE BOX INDICATING YOUR TITLE:

(Signature)

(Title) ☐ Clerk of County Commissioner ☐ Clerk of City Council ☐ Township Fiscal Officer

CLERK OF WORTHINGTON CITY COUNCIL
KAY THRESS
6550 NORTH HIGH STREET
WORTHINGTON OHIO 43085
NOTICE TO LEGISLATIVE AUTHORITY

OHIO DIVISION OF LIQUOR CONTROL
6506 TUSSING ROAD, P.O. BOX 4065
REYNOLDSBURG, OHIO 43068-3005
(614)644-2360 FAX:(614)644-3166

TO

21224250005 NEW

DIAMOND WOLVES LLC
DBA TOMATE DIAMONDS

SUITES 123-125
2285 W DUBLIN GRANVILLE RD

WORTHINGTON OH 43085

FROM 06/27/2017

MAILED 06/27/2017 RESPONSES MUST BE POSTMARKED NO LATER THAN. 07/28/2017

IMPORTANT NOTICE

PLEASE COMPLETE AND RETURN THIS FORM TO THE DIVISION OF LIQUOR CONTROL WHETHER OR NOT THERE IS A REQUEST FOR A HEARING REFER TO THIS NUMBER IN ALL INQUIRIES B NEW 2122425-0005 (TRANSACTION & NUMBER) (MUST MARK ONE OF THE FOLLOWING)

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