



COUNCIL MINUTES

June 12, 2023 at 6:30 PM

Council Chambers

Mayor: Jody Carney **Administrator:** Haley Lupton
Police Chief: Dale McKee **Director of Finance:** Renee' Sonnett
Director of Law: Paul-Michael La Fayette
Council Members: President J. Sintz, M. Terry, J. Eudaily, K. Ferguson, F. Reed, J. Rucker

Call to Order:

Mayor Carney called the meeting to order at 6:30pm, followed by the Pledge of Allegiance.

Present: J. Carney, J. Sintz, J. Eudaily, K. Ferguson, and F. Reed.

Absent: M. Terry and J. Rucker.

Approvals:

Agenda: Council Meeting – June 12, 2023

Mayor Carney, hearing no objections from Council, approved the June 12, 2023 agenda.

Minutes: Council Work Session – June 1, 2023

Mr. Sintz motioned to approve the June 1, 2023 minutes, seconded by Ms. Ferguson. All in favor.

Proclamation: None.

Visitors:

Mr. Timothy Dawson introduced himself and thanked Council for their time. He spoke about the Rock the Clock event, noting that it is an expensive event to organize, host, and execute. He provided an expense report from the 2022 Rock the Clock event, detailing the sponsorship revenue and various expenditures. Given the rising cost of hosting the event, Mr. Dawson

requested that Council and the Village administration consider his application for \$2,000 in grant funding to go towards the event. The Mayor thanked Mr. Dawson for his time and comments.

Reports:

- Mayor: Mayor Carney thanked everyone for their involvement in the Memorial Day festivities which was a success. The Bluegrass and BBQ event recently took place and was well attended. The Mayor also attended the Plain City Nutrition ribbon cutting on June 8, 2023. The Farm Bureau Policy Luncheon was last week and the Mayor provided several comments on the primary topic of the event, solar farms. Lastly, the Mother's Cookies event took place this past weekend and the Mayor thanked all personnel and staff involved. The event was a success with significant attendance.
- Finance Director: Ms. Sonnett stated that the audit took place last week and results should be finalized soon.
- Police Chief: Chief McKee thanked the multiple entities who donated to the Police Department recently. Additionally, Chief McKee congratulated Sergeant Howard for his ten years of service to the Village. Lastly, several officers completed advanced training and will be relaying that training to other officers through additional learning opportunities.
- Village Administrator: Ms. Lupton stated that the streetscape project is progressing accordingly now that backordered materials are available and the Uptown events have concluded. Village staff is hosting a public meeting regarding the US-42/West Avenue pedestrian improvement project on June 13, 2023 in Council Chambers. Letters have been sent to adjacent property owners surrounding the project area. The Maintenance Technician position has been posted and staff plans to fill the position soon.
- Council President: Mr. Sintz said that the Village Administrator evaluation process is underway. The Council goals will be updated per the discussion that took place at the most recent Council work session meeting. Mr. Sintz has also received communication from several residents regarding the noise ordinance and is reviewing those currently. The dates for the June Coffee with Council and Friends event are being finalized.
- Law Director: Nothing to report.
- Communications and Marketing Advisory Committee: The second installment of the Monday with the Mayor podcast was released this morning. The next podcast is scheduled for the fourth Monday of the month. Next meeting is June 20, 2023 at 6:30pm.
- Board of Zoning Appeals: Nothing to report.
- Planning & Zoning Commission: Next meeting is June 21, 2023 at 6:30pm.
- Parks & Recreation Committee: Mr. Reed thanked Mr. Denton Kitts for his hard work in regards to the Bluegrass and BBQ event and said that the entire event was a success. The Music in the Park event this past weekend was well attended despite the inclement weather. Several more performers have been scheduled for Music in the Park later this summer. Next meeting is June 13, 2023 at 6:30pm.
- Tree Commission: Next meeting is June 13, 2023.
- Personnel & Finance/CIP Committee: Nothing to report.
- Fire Board: Nothing to report.
- Design Review Board: Next meeting is June 28, 2023 at 6:30pm and the Board will be reviewing two applications.

- Economic Development Committee: The most recent meeting was May 23, 2023. The Committee discussed updates from staff in regards to the various residential developments as well as the CIC formation. Next meeting is June 27, 2023 at 11:00am.

Public Hearing: PZ-23-2: 354 N Chillicothe Street and 360 N Chillicothe Street (Parcels #18-0001164.0000, 18-0001165.0000, and 18-0001166.0000); Rezoning of 0.92+/- acre along the west side of N Chillicothe Street, approximately 0.41 miles north of the intersection of Main Street and N Chillicothe Street, from Neighborhood Business District ("B1") to Community Business District ("B2"); Applicant: Timothy Dawson

Public hearing opened at 6:55pm.

Mr. Reed inquired what the difference between the "B1" and "B2" zoning districts are. Mr. Hutchinson stated that the "B2" district permits a gas station use whereas the "B1" district does not. Additionally, rezoning it to the "B2" district eliminates the "spot zoning" that is currently taking place and aligns those parcels to the adjacent parcels. Mr. Reed thanked Mr. Hutchinson for the clarification.

Public hearing closed at 6:58pm.

Motion: Approval of Request to Provide \$2000 from 'Community Support' Fund to Rock the Clock for the purposes of Event Stage Rental

Mr. Reed, in the future, would like to see additional opportunities for funds to be disbursed from the Community Support Fund to additional non-profit organizations. He is pleased that the fund is being utilized for community events.

Mr. Sintz motioned to approve the request to provide \$2,000 from the Community Support Fund to the Rock the Clock event for the stage rental, seconded by Ms. Ferguson. All in favor.

Old Business: None.

New Business:

1st Reading Ordinance 08-2023: Accepting the Annexation Petition of 122.468 +/- Acres from Darby Township, Madison County, Ohio to the Village of Plain City, Ohio

1st Reading Ordinance 09-2023: Rezoning 0.92 +/- Acres at 354 North Chillicothe Street and 360 N Chillicothe Street, Parcels #18-0001164.0000, #18-0001165.0000, #18-0001166.0000, from Neighborhood Business District ("B1") to Community Business District ("B2")

1st Reading Ordinance 10-2023: Authorizing the Village Administrator to Award the Village of Plain City Community Repaving Project to CAP – Stone & Associates

1st Reading Resolution 20-2023: Authorizing the Execution of a CRA for 251 W Main Street

1st Reading Resolution 21-2023: A Resolution Replacing Resolution 08-2021 and Authorizing the Village Administrator to Apply for, Accept, And Enter into a Water Pollution Control Loan Fund (WPCLF) Agreement on Behalf of the Village of Plain City for Construction of a Wastewater Facility; and Designating a Dedicated Repayment Source for the Loan

Discussion Items:

Council Goal Updates

Streetscape: Ms. Lupton stated that the tree grates have been received and concrete work has resumed. The benches are still expected to arrive in the next several weeks as well as the light poles. Majority of the work should be completed before the 4th of July events. Ms. Lupton added that the southeast corner of the streetscape project, around the Clock Tower building, is in the design phase.

Mr. Reed inquired if a splash pad could be installed in the Uptown area in the future. He noted that several surrounding communities feature splash pads and are well used and appreciated by residents. Ms. Lupton took note of Mr. Reed's suggestion and said that she would look into the concept.

Economic Development Committee establishment: Ms. Lupton said that the committee has been established and meets regularly. The committee is approximately 90% done with formulating an economic development strategy and, once completed, the draft will be reviewed by Council.

Village Connectivity Study: Ms. Lupton stated that there are several ongoing projects to enhance connectivity around Plain City. Staff has prioritized connecting the neighborhoods west of US-42 to West Avenue at that intersection. The Village has received a grant from ODOT to complete pedestrian improvements at the US-42 and West Avenue intersection. Additionally, engineering plans are being completed to extend the West Avenue culvert in order to create a dedicated sidewalk along the north side of West Avenue. Lastly, staff has coordinated with the Ohio State University Knowlton School of Architecture to complete a connectivity study in the near future. The study will be completed at no cost to the Village.

Wastewater Treatment Plant Expansion: Ms. Lupton said that the bid opening for the expansion project occurred recently and the engineer is completing their evaluation of the only bid received. Coordination with Madison County is ongoing as well.

Executive Session: Pursuant to Ohio Revised Code Section 121.22(G)(8): To consider confidential information related to negotiations with other political subdivisions.

Mr. Sintz motioned to enter Executive Session at 7:16pm, seconded by Mr. Eudaily. All in favor.

Mr. Sintz motioned to exit Executive Session at 7:46pm, seconded by Mr. Eudaily. All in favor.

Adjourn:

Ms. Ferguson motioned to adjourn, seconded by Mr. Sintz. Meeting adjourned at 7:47pm.