

MINUTES REGULAR MEETING
REYNOLDSBURG CITY COUNCIL
October 8, 2018

President of Council Doug Joseph called the meeting to order at 8:30 PM

PRESENT: Joseph, Clemens, Cotner, Luzader, Spalding, Baker, Bryant, Skinner

ABSENT:

Approval of Minutes

- a. City Council – Regular Meeting – September 24, 2018

RESULT:	ACCEPTED
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Approval of Agenda

Change Item 5a to 12e as we move that on for passage tonight and we'll remove item 10b from the agenda.

Community Comments and Requests

Andrew Kenkel, 937 Mahle: Just real quickly, I've only lived in Reynoldsburg a little over three years now and lived in a lot of different places and my issue here that was tabled was the one regarding rental properties. I really think this is something that needs to be addressed and I'm really glad that it is on your agenda because I think it is very important. Some communities have homeowners association that enforces things, some don't. Some towns are really on it; I had some back in Illinois that were incredible and I think here, some things have just gotten a little out of control already. I mean when you go walk in the Taylor Woods area and if you go walking, you go buy some of those American Homes for Rent and you know them without seeing because who's yard is entirely weeds, sometimes mowed, sometimes not. I mean, who has a boat parked beside their garage on their yard? That kind of stuff. Things really, no one seems to enforce that and I know there are probably limits on how high grass gets in the summer and I think someone said I don't know, 2 feet or 18 inches, but when you're talking about grass, that's really very high. I'm a farm kid, I know how high things have to get to really hit the radar like that. But we have weeds and all of those things on those properties anyway. I know it isn't on the docket tonight, but again, I would really like us to address this because neighbors, our group on Mahle and Lupine and other streets over there, we've tried to address it and I've talked to American Homes for Rent and I'm like have you told the people when their garbage pickup? No. How often do you check your properties in Vegas, they checked them, the company that was in our neighborhood was once a month they do a drive by, they check the property. She goes we don't do that, we respect their privacy. So part of that I think is that line of respecting other people's property and somebody's privacy, but none the less, I think it is a standard that is not being met at any level right now and I think their level should probably be higher because you're living next to a business quite simply. In Las Vegas, before we left Las Vegas, the house next to us had 4 renters, that's 4 cars, nice girls, but also meant 4 boyfriends, 8 cars. Car alarms in the middle of the night when people leave etc.. Again, just thank you for addressing this and I know people in the neighborhood group that informed me of this, a lot

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of people are already sinking their claws into this. So, please, again, address this. I think a lot of people in the community feel like they have a dog in this fight. Thank you.

Communications
Reports

REPORT TO COUNCIL ON THE STATUS OF THE REYNOLDSBURG COMMUNITY
CENTER YMCA. - BILL SAMPSON, JEFF PARK, GILBANE

Mr. Sampson: We will be coming to Council periodically to give you an update on the Reynoldsburg Community Center YMCA, however I would like to invite you to call me at any time, call Jeff anytime, or even to come to the site and schedule a tour, call me and we'll schedule a tour of the site. With me tonight is Jeff Park with Gilbane. Jeff is the executive project director for the Reynoldsburg Community Center, YMCA. If you've been by the site recently, you see we've had some fairly dramatic changes to the site. The Gilbane contractor team is moving forward with foundation undercuts and pouring the concrete for the foundation walls. The team has also installed some of the utilities which include the water, sanitary and electrical systems. Plans for this month are continuing with the foundation cuts and installing underground plumbing. We also will begin fabricating the structural steel.

Mr. Park: Thank you. I'm just going to give you some highlights of this great project so far and we're just really happy to be part of the community, part of building the project. Safety is how we always start out our meetings and you'll also be very proud because this project has been completely safe, we have over 5,000 work hours to date with what we call real loss times. So everybody that has come to the job has gone home safe. The only recordable is a bee sting, which in my book is a win, still you'd like to have none, it was kind of a freak accident, but somebody had to get antibiotics but the good news is they came back to work no problem. So really good there. Safety is part of the culture that we're preaching day-to-day. If you go by there, you should see everybody being safe, there's a lot of traffic across the street, you should see high vis vests, you should see people with gloves, full glasses, hard hats, you're going to see top of the line so, again I don't want to spend a lot of time on here, we've got a tight agenda, but it's something I'm passionate about. So really good safety on the project to date. We've got a phase design on this project, so if you notice you've seen a lot of dirt being moved out there, while that's going on we're still finishing out the design. So, Bill just mentioned we just got our final construction documents this past week, but all the while, we've been doing that we're working. So we brought out, as Bill mentioned, our site work, utilities work, concrete foundations, we've procured steel, we've procured masonry, we just procured the pool and then in the next 60 days or so, we're going to buy out the rest of the project. The good news is to boil down is that we're on budget. All our bids in this really challenging climate for us, that's not unique to just this job, we're getting good bid coverage, we're getting people interested in the job, it's a very attractive job and the numbers are speaking to that. Some of the upcoming milestones, Bill hit on some of these already, but if you were to walk out there the last week, you've seen a lot of dirt brought into the site, we've had to bring that site up 5 feet. We're in the flood plain so we're bringing in a ton of dirt into that site, that's not a scientific number, but it's a lot of dirt, trust me. Put a lot of utilities in the ground, as Bill mentioned we've had a lot of footings and

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foundation walls going in, so that's all in advance of getting steel going, we want to get a roof on the building we want to get it enclosed. So we're going to be up against it, we've got weather coming, we've got winter coming so, it's going to be something that's always in the back of our mind. You'll start to see that we're digging out the pool ** tank areas and we're really prepping for masonry and structural steel. If you go out there around the first part of November, you'll see things starting to happen which is great. Continuing on the month of October, you're going to see some underground plumbing installation going in, they're starting to carve out space for the partner space which is over to the west side of the site, that's the area that Ohio Health is going to be taking over, they're working currently on their outpatient clinic design and part of those meetings are going well. I'd say they're ahead of schedule right now which is great. And then we're starting to fabricate all our reinforcement for our CMU for masonry walls and again, November you'll really start to see things going vertical. So you can't really tell if you're driving by, but there's a lot of concrete going in the building underground, a lot of things happening to make it start going. One thing that I'd like to mention that I'm proud of is we've got a high school student, a senior, Destiny Martino, she's part of the eSTEM program at Summit High School, so she's working with our team, she comes over one day a week. She's getting to shadow our project management team, getting to walk the job site, it's really neat for us, for our team to really bring somebody into the construction industry. It's a trade, it's an industry where we're lacking young people going to it, so to have someone that is passionate about it and wants to be part it's great. So, if there is others that is interested during the course of this job, please have them get with their teachers and we'll make that happen. In just to kind of close, some of the challenges, everything I mentioned here is great, but there's always things we're trying to improve on. Weather is going to be a challenge for us, that's just the way it is, it's construction. So we've lost some time there but we've been able to work longer days, work Saturdays to try to make it up. We've got a volatile bidding climate right now, but we're working around that to make it happen and just the market in general. We're busy. But again, it's an attractive job, it's inside roughly 270, it's the right size job for a lot of folks and it's fitting nicely. Again thanks for having us here and if you have any questions.

Mr. Sampson: Off mic, inaudible.

Mr. Park: Right, I was telling Bill, it's sort of a once in a lifetime type project, you don't get to build a project in your home community. I grew up in Slate Ridge, ran along the trail here, played baseball at Huber Park, like Bill said, used the pool. So this is a really neat job for me, so it's special to me to make sure it goes well.

Ms. Bryant: I just wanted to see if we were still on target for fall of 2019.

Mr. Sampson: It will be. Right now, we're scheduling the end of 2019. I think October/November, we're pushing November/December right now. But again, we have a year plus of weather to take into account but that's what we're currently forecast and Gilbane does a great job with their scheduling. Again, stepping up their manpower to be able to accommodate the schedule, so.. It will be the end of 19.

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Ms. Bryant: And where are we on terms of budget? Are we still on budget? I know any time we deal with big projects like this sometimes things change.

Mr. Sampson: That's the value of doing the delivery method that we're doing. Construction manager at risk having Jeff and his team on board, working side by side with the architect we have construction documents delivered on October 1st that is really the big critical milestone. You know he's able, They're able, we did schematics, we did design development documents, D Ds and now CDs that they've been providing estimates for that's allowing us to step back and either value engineer or make judgments in terms of spacing, that kind of thing. So it's, it keeps the, as Jeff said we've broken it down into multiple bid packages so that we can keep on schedule so that we can keep it moving. We hit the ground running as soon as we had a team selected and they began to design as soon as the voters in Reynoldsburg voted to approved the levy and again having Jeff and his team on board providing estimates for all the materials and keeping their finger on the pulse. Steel is a tough tough market right now, masonry, you know they're all sky rocketing. And the flip side to that, we got a great deal on the indoor and outdoor pools. There's a trade off, but yeah, we are where we need to be number wise and we're going to keep it moving forward. But I encourage you to uh, we'll give you a tour. I'd love to have you come down, we have the hats, the safety glasses, the vests and we'll give you a tour and if there are any questions on site or feel free to call my office and if I can't answer them, I'll put you in touch with someone that can. But we want this to be a very transparent project, as it should be for the city.

Motions

MOTION THAT THE MAYOR BE AUTHORIZED AND DIRECTED TO ADVERTISE FOR BIDS FOR THE MAINTENANCE OF THE LANDSCAPING BEDS AND PLANTS FOR PHASES 1 AND 2 OF THE MAIN STREET CORRIDOR REVITALIZATION FOR 2019 AND 2020. --- Clemens. Development, Parks and Recreation Committee.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Mel Clemens, Ward 4 Councilmember
SECONDER:	Kristin Bryant, At-Large Councilmember
AYES:	Clemens, Cotner, Luzader, Spalding, Baker, Bryant, Skinner

MOTION THAT THE MAYOR BE AUTHORIZED AND DIRECTED TO ADVERTISE FOR BIDS FOR THE IRRIGATION OF THE LANDSCAPING BEDS AND PLANTS FOR PHASES 1 AND 2 OF THE MAIN STREET CORRIDOR REVITALIZATION FOR 2019 AND 2020. --- Clemens. Development, Parks and Recreation Committee.

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RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Mel Clemens, Ward 4 Councilmember
SECONDER:	Stacie Baker, At-Large Councilmember
AYES:	Clemens, Cotner, Luzader, Spalding, Baker, Bryant, Skinner

MOTION THAT THE COUNCIL OF THE CITY OF REYNOLDSBURG DOES HEREBY ADOPT THE RESOLUTION TO DESIGNATE OCTOBER 7TH - OCTOBER 13TH AS STORMWATER AWARENESS WEEK. --- Luzader. City Council.

Mr. Luzader: If I could, this was brought to our attention from the Franklin Soil and Water District who we've worked with closely for a number of years to try to improve our storm water and water quality as a whole.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Brett Luzader, Ward 2 Councilmember
SECONDER:	Marshall Spalding, Ward 3 Councilmember
AYES:	Clemens, Cotner, Luzader, Spalding, Baker, Bryant, Skinner

LEGISLATION FOR EMERGENCY ADOPTION

94-18

ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT WITH FACEMYER LANDSCAPING TO PERFORM CONSTRUCTION SERVICES FOR THE LANCASTER AVENUE AND MAIN STREET PARKING LOT IMPROVEMENT PROJECT; APPROPRIATING FUNDS THEREFORE; AND DECLARING AN EMERGENCY. --- Luzader. City Council.

Mr. Sampson: The purpose of this legislation is to enter into contract with Facemyer Landscaping for construction services for the Lancaster Avenue and Main Street parking lot improvement project. This was a competitive bid process, OHM was authorized to conduct surveying, design engineering and bidding services on May 14th, 2018 for the demolition of the site and parking lot installation. A motion was introduced and approved by Council to advertise for bids for these services on July 23, 2018, the bid opening was September 26th. Facemyer Landscaping was the low bidder with the bid at \$492,687.00 Voss Excavating was \$496,400 and Columbus Asphalt and Paving was \$517,000. We will seek Council approval and advertise for landscape and greens cape services, right now this is for the hardscape, we'll advertise for the greens cape services the first of the year.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Brett Luzader, Ward 2 Councilmember
SECONDER:	Mel Clemens, Ward 4 Councilmember
AYES:	Clemens, Cotner, Luzader, Spalding, Baker, Bryant, Skinner

95-18

ORDINANCE UNAPPROPRIATING FUNDS FROM AN ACCOUNT IN THE PARKS AND RECREATION DEPARTMENT AND APPROPRIATING FUNDS TO AN ACCOUNT IN THE CIVIL SERVICE DEPARTMENT; AND DECLARING AN EMERGENCY. --- Cotner. Finance and Administration Committee.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Barth R. Cotner, At-Large Councilmember
SECONDER:	Caleb Skinner, Ward 1 Councilmember
AYES:	Clemens, Cotner, Luzader, Spalding, Baker, Bryant, Skinner

LEGISLATION FOR FIRST READING

ORDINANCE AUTHORIZING THE DEVELOPMENT DIRECTOR TO APPLY FOR AND ACCEPT THE FRANKLIN COUNTY ECONOMIC DEVELOPMENT LOAN; AND DECLARING AN EMERGENCY. --- Clemens. Development, Parks and Recreation Committee.

RESULT:	REFERRED TO COMMITTEE	Next: 10/22/2018 7:30 PM
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LEGISLATION FOR SECOND READING

AN ORDINANCE DECLARING THE IMPROVEMENT TO CERTAIN PARCELS ALONG THE MAIN STREET AND BRICE ROAD CORRIDORS IN THE CITY TO BE A PUBLIC PURPOSE AND EXEMPT FROM TAXATION PURSUANT TO ORC 5709.40(B); PROVIDING FOR THE COLLECTION AND DEPOSIT OF SERVICE PAYMENTS AND SPECIFYING THE PURPOSES FOR WHICH THOSE SERVICE PAYMENTS MAY BE EXPENDED; AND AUTHORIZING SCHOOL COMPENSATION PAYMENTS. --- Clemens. Development, Parks and Recreation Committee.

RESULT:	REFERRED TO COMMITTEE	Next: 10/22/2018 7:30 PM
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AN ORDINANCE DECLARING THE IMPROVEMENT TO CERTAIN PARCELS ALONG THE BROAD STREET CORRIDOR IN THE CITY TO BE A PUBLIC PURPOSE AND EXEMPT FROM TAXATION PURSUANT TO ORC 5709.40(B); PROVIDING FOR THE COLLECTION AND DEPOSIT OF SERVICE PAYMENTS AND SPECIFYING THE PURPOSES FOR WHICH THOSE SERVICE PAYMENTS MAY BE EXPENDED; AND AUTHORIZING SCHOOL COMPENSATION PAYMENTS. --- Clemens. Development, Parks and Recreation Committee.

RESULT:	REFERRED TO COMMITTEE	Next: 10/22/2018 7:30 PM
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ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT WITH RUMPKES OF OHIO, INC. TO BE THE SOLE PROVIDER OF SOLID WASTE, RECYCLABLE MATERIALS AND YARD WASTE COLLECTION SERVICES FOR WASTE GENERATED BY RESIDENTIAL UNITS, MUNICIPAL FACILITIES AND DURING SPECIAL EVENTS IN THE CITY OF REYNOLDSBURG, OHIO. --- Luzader. Public Service and Transportation Committee.

RESULT:	REFERRED TO COMMITTEE	Next: 10/22/2018 7:32 PM
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ORDINANCE AUTHORIZING OF THE CREATION OF THE COMMUNITY EVENTS DEPARTMENT WITH FUNDING CODES --- Cotner. Finance and Administration Committee.

RESULT:	REFERRED TO COMMITTEE	Next: 10/22/2018 7:33 PM
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LEGISLATION FOR THIRD READING

96-18

ORDINANCE APPROPRIATING FUNDS FROM UNAPPROPRIATED GENERAL FUND TO AN ACCOUNT IN THE PARKS & RECREATION DEPARTMENT. --- Clemens. Development, Parks and Recreation Committee.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Mel Clemens, Ward 4 Councilmember
SECONDER:	Caleb Skinner, Ward 1 Councilmember
AYES:	Clemens, Cotner, Luzader, Spalding, Baker, Bryant, Skinner

97-18

ORDINANCE APPROPRIATING FUNDS FROM UNAPPROPRIATED GENERAL FUND TO AN ACCOUNT IN THE POLICE DEPARTMENT --- Spalding. Public Safety, Law and Courts Committee.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Marshall Spalding, Ward 3 Councilmember
SECONDER:	Barth R. Cotner, At-Large Councilmember
AYES:	Clemens, Cotner, Luzader, Spalding, Baker, Bryant, Skinner

98-18

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AN ORDINANCE TO VACATE EASEMENTS OVER PROPERTY LOCATED AT 7309 AND 7311 LIVINGSTON AVENUE --- Luzader. Public Service and Transportation Committee.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Brett Luzader, Ward 2 Councilmember
SECONDER:	Marshall Spalding, Ward 3 Councilmember
AYES:	Clemens, Cotner, Luzader, Spalding, Baker, Bryant, Skinner

99-18

ORDINANCE AUTHORIZING THE CITY AUDITOR TO PAY BOND INTEREST --- Cotner. Finance and Administration Committee.

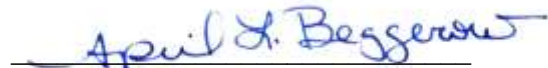
RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Barth R. Cotner, At-Large Councilmember
SECONDER:	Brett Luzader, Ward 2 Councilmember
AYES:	Clemens, Cotner, Luzader, Spalding, Baker, Bryant, Skinner

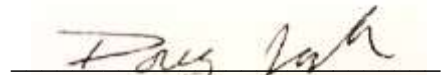
100-18

ORDINANCE AUTHORIZING AND DIRECTING THE MAYOR TO ENTER INTO CONTRACT FOR THE SALE OF REAL PROPERTY; AND DECLARING AN EMERGENCY. --- Clemens. Development, Parks and Recreation Committee.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Mel Clemens, Ward 4 Councilmember
SECONDER:	Stacie Baker, At-Large Councilmember
AYES:	Clemens, Cotner, Luzader, Spalding, Baker, Bryant, Skinner

Adjournment


April L. Beggerow, Clerk of Council


Doug Joseph, President of Council