



**SERVICE COMMITTEE - MEL CLEMENS
MONDAY APRIL 10, 2017**

**COMMITTEE MEETING: IMMEDIATELY FOLLOWING THE PREVIOUS
MEETING**

**PLACE: COUNCIL CHAMBERS
7232 E. MAIN ST, REYNOLDSBURG, OH 43068**

1. Call to Order

PRESENT: Clemens, Cicak, Luzader, Spalding, Joseph
ABSENT:

2. Approval of Agenda

Agenda stands as approved.

3. Approval of Minutes

a. Service Committee – Committee Meeting – March 27, 2017

Minutes stand as approved.

4. Discussion

a. ORDINANCE ACCEPTING a RECORDED DEED (1.25 Acre Property) FROM JOHN TRURO HOLDINGS, LLC.

Attorney Hood: Good evening Chairman Clemens and Members of Council, this is a Recorded Deed of Easement that was granted to the City, that remedies some long standing issues regarding the ownership of the land near our Water Department plant. I am standing in for Superintendent Root, who is no longer in our employ. I would be happy to answer any questions. The attorneys for the developer in this project have been a pleasure to work with, and this cost the City \$0 to acquire this property. If you recall, when we discussed this development several months ago, they carved out his portion of property for the City's interests. It has been recorded, so you can take your time in accepting the deed. They also paid the fees for the recordation.

RESULT:	REFERRED TO COUNCIL [UNANIMOUS]	Next: 4/10/2017 8:00 PM
MOVER:	Mel Clemens, Ward IV	
SECONDER:	Brett Luzader, Ward II	
AYES:	Clemens, Cicak, Luzader, Spalding	

- b. ORDINANCE TO AMEND THE OFFICIAL ZONING MAP OF THE CITY OF REYNOLDSBURG ADOPTED BY ORDINANCE NO. 131-95 ON NOVEMBER 27, 1995 AND AS SUBSEQUENTLY AMENDED – 0 E Main St, Reynoldsburg, Ohio, from CC Community Commerce District to PND Planned Neighborhood Development District, Applicant, Nicole Boyer. (Second Reading 3/13/2017, Planning Commission 3/2/2017; Held from 3/27/2017).

Mr. Snowden: Chairman Clemens, other Members of Committee, Members of Council, I just wanted to remind you the tabling from the last meeting was requested by Staff, and the Applicant concurred in order to allow the review of the Traffic Study which was reviewed by your Engineer and copies were sent to you, as well as for Staff to revise the Rezoning Text, which you have a copy in front of you. It received a recommendation for approval from the Planning Commission. At this time, all the conditions of the Planning Commission's approval have been met. I have no other comments at this time. The Ordinance will need to be mended to the current version in order to incorporate the current rezoning text, and since the Planning Commission already reviewed it, that will take a super majority of Council to incorporate that as an amendment. I am happy to answer any questions.

Chairman: Are there any questions for Eric from the Committee, Members of Council? Thank you Eric. Any other questions?

I would like to make a Motion to send this forward to Council with recommendation to reject the Planning Commission's report and deny the zoning change request.

RESULT:	REFERRED TO COUNCIL [3 TO 1]	Next: 4/10/2017 8:00 PM
MOVER:	Mel Clemens, Ward IV	
SECONDER:	Stephen Cicak, Ward I	
AYES:	Clemens, Cicak, Luzader	
NAYS:	Spalding	

- c. ORDINANCE TO AMEND THE CODE OF ORDINANCES OF THE CITY OF REYNOLDSBURG, OHIO: Amending Chapter 1131 Definitions. (Second Reading 3/27/2017, Planning Commission 3/2/2017).

RESULT:	REFERRED TO COUNCIL [UNANIMOUS]	Next: 4/10/2017 8:00 PM
MOVER:	Mel Clemens, Ward IV	
SECONDER:	Stephen Cicak, Ward I	
AYES:	Clemens, Cicak, Luzader, Spalding	

- d. Ordinance to Amend the Code of Ordinances of the City of Reynoldsburg, Ohio: Amending Section 1161.02 Special Purpose Districts of Chapter 1161 Zoning Districts; Section 1183.04 Use Regulations and Development Standards of Chapter 1183 Planned Neighborhood Development District; AND AMENDING THE TITLES OF Chapter 1184 Planned Commercial Development; Chapter 1192 F-1 Flood Plain Overlay District; Chapter 1193 "HD" Historic Overlay District; and Chapter 1196 Community Commercial Overlay. (Second Reading 3/27/2017, Planning Commission 3/2/2017).

RESULT:	REFERRED TO COUNCIL [UNANIMOUS]	Next: 4/10/2017 8:00 PM
MOVER:	Mel Clemens, Ward IV	
SECONDER:	Marshall Spalding, Ward III	
AYES:	Clemens, Cicak, Luzader, Spalding	

- e. ORDINANCE TO AMEND THE CODE OF ORDINANCES OF THE CITY OF REYNOLDSBURG, OHIO: Amending Section 1181.06 General Sign Regulations of Chapter 1181 Signs and Graphics. (Second Reading 3/27/2017, Planning Commission 3/2/2017).

Chairman Clemens: I want to thank the Committee for their work pertaining to these Ordinances, and I want to thank Wallick for the work they showed us in their presentations, as well as Eric and for the work he did for both the Council and the Applicant.

RESULT:	REFERRED TO COUNCIL [UNANIMOUS]	Next: 4/10/2017 8:00 PM
MOVER:	Mel Clemens, Ward IV	
SECONDER:	Brett Luzader, Ward II	
AYES:	Clemens, Cicak, Luzader, Spalding	