

Canal Winchester

*Town Hall
10 North High Street
Canal Winchester, OH 43110*



Meeting Minutes - FINAL

April 18, 2022

7:00 PM

City Council

Chuck Milliken - President

Bob Clark - Vice President

Laurie Amick

Jill Amos

Patrick Shea

Mike Walker

Ashley Ward

- A. Call To Order** *Milliken called the meeting to order at 7:00 p.m.*
- B. Pledge of Allegiance – Amick**
- C. Roll Call** *Present 7 – Amick, Amos, Clark, Milliken, Shea, Walker, Ward*
- D. Approval of Minutes**
- [MIN-22-015](#) April 4, 2022 Work Session Minutes
- [MIN-22-016](#) April 4, 2022 Public Hearing Minutes
- [MIN-22-017](#) April 4, 2022 City Council Minutes

Milliken - Minutes were not available for approval this evening so they will be moved forward to the next agenda for consideration.

E. Communications & Petitions

- [COM-22-005](#) Madison Township Police Department Statistics - March 2022
- [COM-22-006](#) CW Local School District Win-Win Agreement and Annexations Memo

F. Public Comments - Five Minute Limit Per Person

Greg Pearce, Recreation Director, CWJRD – Good Evening, my name is Greg Pearce. I just wanted to come here today, I am the new Recreation Director for JRD. I wanted to just introduce myself, put a face to the name and answer any questions that you might have. This spring has been going pretty well so far, the weather has been a bit of a challenge with baseball and soccer we've had a few more cancellations than we've liked. From a numbers stand point we have had 650 participates across all of our spring programs so that number is something that I am proud of but also something that we continue to look to improve. Officially pasted the three month mark, enjoying myself here upstairs, a little bit lonely at times. If you ever have any questions I am here during the week, feel free to email me and be happy to partner on anything you got going on. Thank you.

Nick Roberts, Treasurer, CWLSD – Good Evening, my name is Nick Roberts. I am the Treasurer of the school district. I was voluntold to come up out of the short straw, thanks Matt. I sent some emails to the City Council, thank you for the responses. I wanted to make sure that everyone is aware that if the property is detached from the city, it does open up the door for Columbus City to annex the property. I know it's speculative but I do think they will do that, they have no reason not to. It's no students for them, no students for the district. Now obviously our district could try to do a bilateral agreement with the City School District under the win, win agreement. Chances are they're not going to want to relieve that property since it doesn't have students and it's going to be an increased value for the school district but we will try to do that. We're going to have a board agenda item tomorrow on our agenda but basically it's just going to say we support the City Council to take any action necessary to prevent the detachment of the property located on Bixby and Rager Road. Thank you, and we hope that we can keep the annexation on the Bixby, Rager Road property.

Brian Malinowski, 6566 Braddock Pl – Hi, good evening my name is Brian Malinowski, I'm a resident here in Canal Winchester and I felt compelled to come out tonight. Really to have a voice heard on, I think what the risks and detriments are if you know, move forward with the property. I guess it's referred to The Schacht property and there could be potential other properties that come along I think in the future, near future probably where we could be faced with the same situation. I submitted an online commentary through the city website. I just want to read a couple of excerpts from what I submitted, I think you know first and foremost, our school system loses if you don't move forward with this, the property would have generated a significant amount of income for our school district. During the abatement period and then post abatement period, it would generate close to \$1,000,000 I believe after the 15 year abatement. Canal Winchester will lose control of growth and development along its boundaries with the City of

Columbus and Groveport. It's very likely that the City of Columbus will use the acquired land for warehousing development and apartment housing, generating income for their city, not for the City of Canal Winchester. Canal Winchester will lose influence on development of the Bixby Road interchange that will be developed in the future. Some speculate that it's as far off as 2035, maybe sooner. Either way, development is going to take place at that interchange. The 1.6 million utility investment made by the Canal Winchester City for future growth will be for not and that would be the utility line that you ran down to where the existing warehouse is and for future development. Then Columbus's acquisition of the Schacht farm will put an immediate threat on the future Stotan project or Levin property and I think that's what I was referring to, kind of the onset of my commentary. You know, it's also been said that you know, the petition that was filed was in the name of democracy. I've thought about that and I don't think it represents really what the people in this community want. Had they known what the ramifications would be on the back end? That would be the Schacht family backing out of the deal. To me, democracy was fought for when you were elected to stand up for this city, fight for our city, for the best interest of our city. You at you're more privy to information than the common constituents that you represent, and you're entrusted to make good decisions for the people. I just don't feel it's a good decision to back out or to not move forward and trying to secure that property, the Schacht property and then it would also be a good idea to continue to move forward with other projects that are run on as well. So sorry, I got little bit of the shakes, but I'm working through it. That's my comments and I'm sticking to it. Thanks for your time.

Beverly Martin, 256 E Hocking St – My name is Beverly Martin and I live in Canal Winchester. I am always looking for more information, I don't know if these questions have probably been answered elsewhere or previous meetings maybe and I just don't know the answers. I don't know if you can answer them now but a few questions that I keep wondering about. I have a question about the tax abatement, if it's for 15 years and 100% tax abatement but Columbus would not give 100% tax abatement, I wondering if in future conversations with any developers, if Canal Winchester could consider not being as generous because if Columbus isn't going to be generous then why do we have to be so generous? But then I keep hearing but the city would get X amount of dollars and the school will gain so much money so I'm confused, I'm not understanding. I think last meeting I heard something about \$53,000 that the school would get, I don't know if that's after the 15 years or if that's even with the 15 years so I just don't understand. I am thinking to myself \$53,000 is not much for a school's budget. I wouldn't brag on that amount of income for our school and the amount that was to go to the city I don't recall being a large number either. I have a question about the road construction costs at the Bixby exchange. I remember the NorthPoint gentlemen talking about that they were willing to or someone else said that NorthPoint is willing to contribute moneys to that. How much is it expected that exchange would cost? I can't imagine in today's dollars for road construction and such, that it would be a very cheap project. It seems that would be quite costly and if I remember right he was talking about \$200,000 and I don't remember if that's exactly right either. Who pays for that extra? Is that the City of Canal Winchester once they annex or is that a county or state or township expense? I just am curious about that. I asked at the last one but no one answered it. What is the capacity of the warehouses currently in our general vicinity west of us? I don't know if Obetz has them or mostly just Groveport but what's the capacity of the two we already have? Are they filled now or what is the projection that they might be filled and how many are filled in Groveport? I just flew into Rickenbacker last evening and there are just so many warehouses there and it just makes me wonder. Are they full and to what extent? Someone just said that Canal Winchester invested \$1.6 million already, is that just for that acreage that you talked about the other night that where we have two warehouses now and there might be four more? Is that servicing just that area? That's just another question that I have so those are just things that I wonder about. Thank you for your time.

Randy Stemen, 22 Walnut view Ct S – Hi, I'm Randy Stemen. The amount of money that Canal Winchester's Schools get for the first 15 years, I've heard one number of \$150,000 and another of \$300,000 but that's total to the schools that gets divided between Groveport and Canal Winchester. I've seen a lot of mistruths, misconceptions and outright falsehoods on Facebook from Council proceedings and even members from our school board. Tonight I would like to clear a few of those up.

1. The referendum doesn't prohibit any landowner from selling their land. The referendum is about zoning. And the referendum doesn't prohibit any kind of zoning change. The referendum only does one thing, it brings a request to

zoning change to the public vote. Nobody is being held hostage, nobody is speaking for the entire town. The SMART growth group merely petitioned to let the entirety of the voting public have a say. Welcome to the Democratic Republic of America. This particular zoning request was defeated by our own Planning and Zoning department unanimously. This referendum is normal, it's legal and it's right. No political trickery, no lies. Just a group of citizens concerned about the town.

2. If a landowner makes a deal with a developer where the sale of land is contingent on the zoning change, it's that agreement that restricts the sale of the land. The referendum only effects zoning.
3. Zoning restrictions are used everywhere across this entire country. They are meant to protect residents and towns and cities from development that may be considered detrimental. There's absolutely nothing new here. This is legal. This is how the United States of America works.
4. There's absolutely nothing keeping the developers from waiting for the public vote. If they are confident that the residents want the warehouses, they have nothing to worry about. If the majority doesn't want warehouses, why would they want to build here anyway? The town is against us certainly they don't want to build here. We're sorry we had to wait until November. If we could have the election next week, the SMART growth group would be all for it. That's not the rules that we make.
5. The possibility of Columbus zoning for warehouses in this location is far from a done deal. In fact, The Greater Southeast Commission of Columbus rejected the zoning request for warehouses on the lot on the other side of the Chevrolet dealer. They rejected it. Columbus has not taken any action to overrule that, despite what we hear.
6. The SMART growth group has gone to great lengths to be completely upfront and honest. We have discussed possible ramifications of the referendum openly and honestly. Yes, we believe additional warehouses would be at detrimental to the future of Canal Winchester and our schools and our community. But, we are suggesting the final decision go to the residents as a whole. If you want to question somebody's motives, question the person who doesn't want a democratic vote of the people. Thank you.

Angie Halstead, 59 Busey Rd – Hi, Angie Halstead. I'm not going to be really long tonight, I just kind of wanted to point a couple things out. I know that last time Mr. Schacht was here and his lawyer got up and said that he loves this town, he really does and he was emotional. I get it, I'm really emotional about this subject too. I don't want to see our town destroyed. I think that if Mr. Schacht really loves this town so much like he says he does, I'm sure he'd be willing work with you guys to do something that would be beneficial to this town. I'm sure his love is for this town like our love is. I hope that he would do that because he loves it so much. I think there is so many other things we can do with this land. I know I've said it a million times so I'm not going to go into that. I do want to kind of change subjects really quick and talk about the school board and their document that they sent out. It was very deceiving, it has four warehouses on there, and we're talking about two. I think there was a lot of things in there that were deceiving and mistruths that were sent as well. Our group did send a letter following up on that, what was sent out to Council and what was on the agenda to clarify some of those things. One of the things that we kind of pointed out to them or some of those things that are the truths in there and I wanted to kind of read a little bit of that. Things like it is not true that the City of Columbus is guaranteed to rezone this request as it was stated because we know that the City of Columbus will only approve annexation without any kind of attachments to it as far as like what we approve. So, they will annex it first and then they will do the rezoning so once it's annexed and it's their land they don't have to approve the zoning. It is not true like I just stated that this development is for four warehouses, its two warehouses. We've lumped in Stotan for some reason into that number I'm sure to kind of make it a little bigger. Right now that land is still currently zoned agricultural and as far as I can tell on the auditors site that land is giving no money to the school right now. So, these "what ifs" is just that, it's what ifs. It's not even giving them any money right now and I don't know why, I don't know what that agreement is or what's happening there. The land across the street is \$4,300 a year so that might be what they're losing is \$4,300 a year. I just hope that they would not weigh in on a legislative issue. This is a legislative issue because it is a ballot issue. I

hope you guys do start really listening to the residents and slow down, wait for the development plan and let's do right by our city. Thank you.

Jim Sotlar, Superintendent, CWLSD – Good Evening, City Council, Mayor Ebert. Thank you for the opportunity to speak to you tonight. This is a tough decision that you're going to have to make in a short period of time. This effects all of us in the community especially those who have a love for Canal Winchester. There is a lot of information out there, it's your decision to decide what factual information is and what not factual information is. The City of Canal Winchester currently controls annexation rights to the parcel west of the industrial building located on Bixby Road. A community referendum was approved which voids the annexation which we all know. The City of Columbus will have the ability if that annexation does not go through to annex those parcels and develop accordingly. I think we all know that. When this happens, the parcel will automatically transfer, if this happens the parcels will be transferred to Columbus City School District according to the win-win agreement. After 1986 land that is annexed by City of Columbus, Columbus City Schools will get that land. In other words, they take revenue away from Canal Winchester Local Schools to the annexation of these parcels would also allow the City of Columbus if they do move to North and South of Bixby Road. Are these speculations? Could be or more than likely it's going to be reality because not sure why Columbus would not want to do that. This land is important, not only to Canal Winchester Local Schools but it is also important to our community for the future growth and development for the entire community. Again, you have a tough job to do. I appreciate what you're doing but it's very important that you make sure you look at all the facts from all sides and make sure whether you're going to speculate on whether someone wants to do it or not. You got to put yourself in that position and sit there what's best for my community first and not worry about anyone else. Right now what's best for Canal Winchester Local Schools is to continue on with the process that you have developed and annex that land and keep it in Canal Winchester. Thank you.

PCS-22-023

A. Griffin Public Comment Submission - 4/4/22

First, I didn't receive written notice of zoning change. However I feel that the owner of the property should be able to do or sell their farm that best suits their family. Most of you that aren't currently farming don't realize that the cost of putting in crops has tripled this year. In addition, the farmer who no longer farms and sells has to pay back 3 years of taxes having to do with the current agriculture usage valuation. Many of these farms were inherited through several generations and valued much lower than the current value and they will be paying a hefty capital gains tax. So as a farmer makes a heart wrenching decision to sell I urge you to support the needs of that family and their financial situation.

PCS-22-024

M. Koehler Public Comment Submission - 4/11/22

This is for all council members: It is my understanding that the City of Canal Winchester entered into a Pre-Annexation agreement with a property owner with the last name of Schacht. Beyond the terms of the agreement changing from the side of the property owner why would the City of Canal Winchester go back on its end of the agreement? Every property owner has a right to sell their property to the highest bidder. Once the land is sold the new owner has every right within the law to develop the land as they see fit. This business of annexation into Canal Winchester or to Columbus is, in my opinion, paramount to the future of this community. As a taxpayer the bill to run some utilities to the area has already been invested. The City will gain some return on the taxpayer investment, but not to the degree that would occur if the City maintained their end of the agreement. Development is coming, whether Canal Winchester has a plan or not. The private sector cannot afford to wait, business are in business to make profit for their shareholders. It's not a bad thing, its how capitalism works. Governments make money in majority part by the collection of taxes. Why would the City back out of the potential of this area being developed and losing out on its taxes? Isn't the development coming anyway? Whether that occurs next year, the next 5 or the next 10. Furthermore, if the annexation of that parcel of land goes to Columbus, it will give access to Columbus to the land South of state route 33. Additionally the owner of the parcel will have already completed a transaction with the City of Columbus. This action would put the City of Columbus on Canal Winchester front door with absolutely no input on the development and no gain in taxes. It would however impact the infrastructure of Canal Winchester. The job of City Council is to do what is best for the citizens and taxpayers. It is not the job of City Council to do what the outspoken individuals on social media and those that buy yard signs touting that they are "SMART" want. Some of you on council just want to be liked and not do what's best. Your job is not a popularity

contest, its work. The work of the taxpayer. Please protect the integrity of the City and not reverse course on what many of you thought was a great idea before the "SMART" swayed your opinion.

PCS-22-025

A. Karshner Public Comment Submission - 4/12/22

Is there any recourse for the referendum on the ballot to stop the warehouses on the Schacht land? Are the Schacht's open to delaying any decisions until after the referendum has been voted on? Are there any deadlines that happen before the referendum that can be extended until after the referendum?

PCS-22-026

L. Flowers Public Comment Submission - 4/14/22

I am very concerned about the potential loss of industrial projects in our great city. These projects bring JOBS and REVENUE to our city, schools. It makes NO sense to me to lose these development areas to the City of Columbus! Please do all in our power to save these vital projects. Larry Flowers, retired fire chief, former state legislator, retired state fire marshal, past president of CW Chamber of Commerce.

PCS-22-027

C. Brady Public Comment Submission - 4/14/22

I have only been a resident of Canal for five years; so some might discount my comments as a newcomer, lacking the historical insight worthy of consideration. But I lived through the explosive growth of Pickerington and witnessed the same emotional passions regarding growth and the sales of properties by established families to developers. The result was housing developments with little commercial investment to support the schools and infrastructure. Witness the traffic on RT 256 and struggles they go through to pass a school levy. I believe property owners have the right to sell their property to the highest bidder, and I suspect the opponents of the warehouses would argue the same if they owned the property. Would I prefer to see farmland as I drive down 33? Absolutely! But the reality is the landscaping is changing, and the best we can do is control what the landscape looks like from both a financial and physical perspective. In my opinion, we should focus on keeping all the tax revenue we can while we work with the developers, MORPC, the department of transportation to fund the road improvements that will minimize the impact on our daily lives. Let's not learn the hard way that Columbus will annex property because it is a convenient revenue source requiring minimal investment.

PCS-22-028

R. McCloud Public Comment Submission - 4/14/22

Unfortunately people jump on a bandwagon without fully realizing the consequences of their decisions. Thus the anti-warehouse group. I've talked to so many people that are under the misconception that warehouses are horrible and they live in a fairytale thinking if we don't get warehouses then we will have nice shopping and cute little specialty shops and wonderful restaurants. The reality is that there are only two options warehousing which is the wave of the future because there is hardly no shopping anymore we all want to order things online and get them within the next day and that's done by warehousing that is the wave of the future. These warehouses are attractive buildings beautifully landscaped professionally taken care of they provide school revenue and yet they create no school burden and they employ hundreds of people which generates even more tax revenue. The only other option is the city of Columbus once this land and they have already stated that it will be high impact low income housing and apartments. The city of Columbus does not require any HOA's so when they shove 600 cheaply built homes into this area with the average home having four people you're looking at 2400 people you're also looking at 2400 automobiles you are also looking at a huge drain on our water supply sewer supply utilities and schools. There are no Columbus schools near this area and Columbus is not going to take the financial burden of buying thousands of buses and operating them to haul kids to the nearest Columbus school. Instead they will reverse that jurisdiction that was signed and force the surrounding communities Groveport and Canal Winchester to take on all these kids. This means we will have to raise multiple levees to build more schools more taxes and a huge burden on our system. The city Columbus also does not require any HOA to make sure homes are well-maintained long or mode people have the same uniform type of fencing and so forth you will have nothing but a hug eye sore that's going to cost the people that live in Canal in Chester more than they expected. I would much rather have six large warehouses than 600 cheap houses and the crime gangs and drugs that brings along with it we've already seen that activity along with the murder just before Christmas of two young children from gangs. These people that support no warehouses are going to be in for a rude awakening if it happens then Canal Winchester will become a cesspool and be in the news nightly and upstanding people will move out and it will become another ghetto

[PCS-22-029](#)

A. Halstead Public Comment Submission - 4/15/22

I'd like to address the end of the last council meeting where an apparent plan to kill democracy pursued between Mr. Clark and Mr. Shea. (it did not go unnoticed how fast Mr. Boggs answered the question when he is constantly verifying the law and charter) Democracy is defined as: government by the people especially: rule of the majority. We followed a democratic process--one that is in place for a reason. We gathered 635 signatures (539 valid) in 18 days in the middle of an ice storm and the coldest month of the year. We did not spend thousands campaigning over months or have an endorsement by the Republican party to boost our numbers. We were also on a time limit, where the wrong paperwork was given to us twice (luckily between the 2 packets we had the right paperwork), and also had the Finance director refusing to accept the petition and we still exceeded the number of signatures needed. The people of CW deserve a say in what we want--this is called democracy. No one knows what will happen, yet the rhetoric of Columbus will take this land continues. This behavior is beyond words. The actions of some council never cease to amaze. Disappointed is an understatement.

[PCS-22-030](#)

B. Malinowski Public Comment Submission - 4/15/22

What has happened with the Schacht family farm annexation is unfortunate for our community. This is all because a small group of community members believe they are the voice for the majority. They aren't. This same group also believe they are acting admirably to petition a referendum of Canal Winchester's annexation and put the Schacht farm to a November 2022 vote. Again, they aren't. This small group is serving their own interests. They have been short sighted, and they are not acting in the best interests of our community. They have not fairly articulated the ramifications of a referendum to community members they sought to sign their petition. You see, time plays a role in almost every decision, and some decisions define your attitude about the time. The Schacht family has been clear with their intentions, wanting to sell their property to Canal Winchester. The family has also been clear, that should the property be petitioned through referendum they would exit the annexation and sell their property to the City of Columbus. They don't want to wait for an election 6 months from now. The "no warehouse" group ignored the Schacht family's warnings and underestimated the consequences. Now our Canal Winchester community is at risk of losing control of our growth plans. While I'm not privy to all the details here's what I know about the loss of the Schacht family farm and the impacts it will have to our community: First, and foremost, our school system loses. This property would have generated a significant amount of income for our school district during the abatement period, and almost \$1M per year post abatement. Canal Winchester will lose control of growth and development along its boundaries with the City of Columbus and Groveport. It's very likely that the City of Columbus will use the acquired land for warehouse development and apartment housing, generating income for their city. Canal Winchester will lose influence on the development of the Bixby road interchange that will be developed in the future. The \$1.6M utility investment made by Canal Winchester for future growth, will be for naught. Columbus' acquisition of the Schacht Farm will put an immediate threat on the future Stoughton project / Levin property. I'd like to remind you that our council members are elected officials. They were elected by their constituents to lead us and make difficult decisions that are in the best interest of our community. We also know that our council members privy to more information than the constituents they serve, and they are entrusted to use this information for risk analysis and make sound decisions. Theodore Roosevelt once said, "in any moment of decision, the best thing you can do is the right thing, the next best thing is the wrong thing, and the worst thing you can do is nothing." Whether you are "for warehousing" or "against warehousing" we have to consider the alternatives and protect Canal Winchester's long-term interests. Best Regards, Brian Malinowski A Canal Winchester Resident

[PCS-22-031](#)

G. Hay Public Comment Submission - 4/15/22

Let the citizens vote in November on the warehouses. There is no emergency, just because you may not get what you want doesn't make it an emergency!! You represent the citizens so act like it. If you don't maybe the next action should be a recall!

[PCS-22-032](#)

B. Jarvis Public Comment Submission - 4/15/22

For what it may be worth, I wanted to share my observations and thoughts regarding the referendum against the development of a large new warehouse facility on the Schact Family Farm. I fully admit that I signed the referendum at the request of a friend because I believe in the process. While you can't make all decisions by committee, sometimes it is

the only option when a significant portion of residents feel things are moving in the wrong direction. However, I recently became aware of some "bigger picture" aspects of this project that have not received too much attention in the general public. In short, I have a new appreciation for how difficult this decision really is and why this particular development may not be the one to draw the line on as it appears to ultimately be in the best interest of C.W... 1) Is this kind of development the best we could hope for? I don't think so but we can all daydream about something we would rather see. Development is dynamic and driven by the local economy/labor, opportunity, and infrastructure as well as vision. It's just a fact that compromise rules the day "nobody gets everything they want but we have a right to demand that our city receives the better end of the deal as I perceive to be the case here. 2) How do we know we don't already have too many warehouse projects in the mix if we don't yet have a Comprehensive Land Use plan? I have been an advocate for such a plan for years and am very pleased something is in the works. However, development pressure (good or bad) will not wane just because we are working on the ultimate blueprint. Having a unilateral moratorium on a specific type of development makes as much sense as accepting any/all projects that come through the door. Everything has to be evaluated on a case by case basis especially while we work toward a formal policy. Note: Having a plan is only part of the solution "we also need to develop a culture of following the plan almost religiously vs reacting to external events. So, while this project falls short of a dream scenario, what do we stand to gain or lose? 1) Progress toward a Bixby Road interchange. We have been counting on an interchange at Bixby to relieve congestion (present and future) on Gender and to open the way for extension of Winchester Boulevard for more commercial development as follow-on to the now fully-developed Canal Pointe industrial park. My understanding is that as part of the negotiated agreement, the developer (NorthPoint) will provide land, professional engineering services, and escrow-ed dollars (in the form of a TIF) to bring the Bixby Road interchange one big step closer to near future reality. If it never comes off or is delayed for too long, Canal Winchester will be in a jam from which there is no real escape. 2) Strategic value. An unwritten but consistent strategy for Canal Winchester for over 25 years has been to do everything to prevent further Columbus encroachment by touching borders with other municipalities. While there has been some success with that in the past, we remain vulnerable north of SR33 and the Schacht parcel goes a long way to creating a broader barrier to annexation of unincorporated Madison Township by the City of Columbus. 3) School impact. Developments have been required to pay a School Impact Fee (unabated) for as long as I can remember. By denying this project, we deny revenue to the CWLSD from an outside party - without additional students - while reducing pressure on taxpayers for future operating or building levies. You have my empathy. This is a tough call because it is not just about the pros/cons of the parcel at hand but a much bigger set of circumstances that will bless or haunt us for years to come. Thank you for listening and good luck. Bruce

G. Reports of City Officials and Staff

Mayor's Report – Just touch on one item in my written report. The McDorman building tour is going to be this Friday April 22nd from 2 p.m. – 5 p.m. That is open to the public and we look forward to seeing a lot of people there hopefully. One additional thing, we had the Easter Egg Hunt at McGill Park which we had semi promised, but we had it there. We had a huge crowd probably double or more of the largest crowd we ever had prior to this year. The Easter Egg Hunt lasted, I think maybe 4 minutes. I was off by a minute. But, we had everybody out of the park by 10:45 a.m. So, it worked out really well. Patrick helped with directing traffic, I think that went really well. We got a lot of people out of there in a short period of time. SO, thanks to Pat for helping out there too.

March 2022 Mayor's Court Report

A motion was made by Milliken, seconded by Amos to approve the March 2022 Mayor's Court Report. The motion carried with the following vote:

Yes 7 – Milliken, Amos, Clark, Shea, Walker, Ward, Amick

Fairfield County Sheriff

Sgt. Walker – On April 11th, 2022, at approximately 4:55 p.m. a robbery was reported at the PNC Bank on Gender Road in the City of Canal Winchester. 2 male suspects entered the bank and handed the note to

the teller, demanding approximately \$10,000. The note also contained a threat of violence, should the teller not comply or in the attempt to use anti-theft devices, marking agents, dye packs and so on. After the suspects had the money, they left the bank on foot and fled to a nearby vehicle and the Sheriff's Office Investigation Bureau currently is actively investigating this. That is all I have. Thank you.

Law Director

Shamp – I have nothing formal to report. Happy to take any questions. No need for executive session.

Finance Director

Jackson – As you all know, today is tax day. So, phones were ringing quite a bit today with some final minute questions and how to file sort of things. Nothing major to report, but happy to answer any questions.

Public Service Director

Peoples – Just one update from my written report. We are meeting with ODOT next week to go over the TRAC application for the Bixby 33 interchange project. ODOT's consultant has a preliminary process submit for that and we are going to discuss some of the strategies for the application process. A couple events, tomorrow at 5:30 p.m. I will be hosting a tour of the Gender Road bike path for an event, The Association of Pedestrian and Bicycle Professionals. One of their members happen to be driving by, she's and avid biker, she saw the bike path that we put in where actually we had the X Church out at Gender Road. All the green stripping out there where the right in and right out was, in her words it's a model of how to be safe with an intersection with the pedestrian of bicycles. So, they wanted to have an event down here, just so happens there's BrewDog right there so it'll be there as well and have one of their association events. This weekend, is The Backyards Community Program, it is part of our storm water program and that is at the Community Center.

Shea – The headwork's which is on the top which is the big ticket item, when you guys do that do you actually build a separate one next to it so you keep operating or do you have to build a temporary?

Peoples – It's going to be very challenging if we are in the process of trying to figure out where we're going to put it first. But, as part of that whether we do some temporary pumping out of a what I call temporary wet well, we'll put pumps down into that and pump out of, it is going to be challenging. We have the floodplain is right there that we're going to have to deal with. It depends on where we're at, probably another 10 feet deeper than what we are now which is already at, depends on where you're at down there. If you're in the floodplain it's not as deep as if you're up on our site. So, it'll be very challenging, there will be an existing one in place whether it be the one there or a new facility for temporary.

Amick – This is just an educate Lori question, so in Joe Taylor's report you talked about that in the month of March, we pump 23.3 million gallons. Is that like just a fact? A statement? Is that unusual abnormal in any way or is that just normal?

Peoples – That's just normal. We include those in our reports especially for the water. Just a little bit of information that is an average flow. If you kind of look at it over the years obviously with some development we have coming on, that's just a little nugget of information.

Development Director

Haire – A few items that I'll try to address and answer questions and if anything else comes up let me know but feel free to interrupt if you have questions about anything. The first item we addressed in the last Work Session that is the real estate tax exemptions and so how this specific project in regards to the Schacht property would work is we signed an economic development agreement with the developer in regards to that it contemplated a 15 year 100% real estate tax exemption. To do that we have to create a CRA on that property, since we annexed the property into the city, we have not done that. And, so to do that you have to go through a process and do legislation to create that and then that's forwarded on to the higher department development, who would then allow us to offer exemptions there. We currently have the route 33 N. Community Reinvestment Area, which is on the adjacent parcels. So, what would likely happen in this scenario is we would expand the route 33 N. CRA to encompass this parcel. That would offer us the ability to offer a real estate tax exemption. The state only allows you to offer a 50% real estate tax exemption unless you get approval from the local impacted school districts. In this case, there are two impacted school districts, the Canal Winchester Schools and the Groveport Madison School District. So, there would have to be agreements with each of those school districts on any exemptions that would be offered there. Traditionally, in the past on these types of real estate tax exemptions, these are referred to as a post 1994 CRA. The reason they refer to that's because they changed the law in 1994, so we have pre 94 CRA's that don't require any specific agreement in Canal Winchester then we have post 94's. On a post 94 CRA in the past what we have done is in this specific agreements we do offsets which are known as payments in lieu of taxes with pilots. We do pilot payments for the schools that compensates them for some of the forgone revenue that they would have for offering the exemption. We would have to negotiate what that looks like. So, we may say its 100% property tax exemption, but they're not achieving that full 100% because they're making a payment in lieu of taxes that goes directly to the school district. That would be proportional based on the size of the project, the amount of investment that they would make. The other item is that the exemption is on the value of the buildings themselves. The exemption is not on the value of the land, it's not on the value of any other improvements that take place on the line. There is an incremental increase in the value that takes place because the land is going to sell at a much higher rate. This property specifically is in current agricultural use valuation and what that means is they're giving a tax break for operating that as a working farm. Ohio law allows you to do that and so they're paying very little in real estate taxes currently. This specific property would transfer for you know, millions of dollars. It would be revalued by the county auditor and taxes would be due on that increased value. There would be an incremental increase in the taxes received from that. When we talk about, the figure was mentioned \$53,000 that is likely where that figure comes from. That's probably the incremental value increase in land that will take place that will be the school districts portion of the real estate taxes that are paid. In this Madison Township, that's about 55% of your real estate taxes. So, 55% of the tax bill you pay goes to the school district so that's probably where that number has come from. I don't know exactly, but that's what I'm assuming that number has come from. That doesn't take into account the pilot payments that would take place and it doesn't take into account in the past that the City of Canal Winchester has given the school district 25% of the income taxes that would come in on these parcels from the jobs here to offset their lose in revenue or foregone revenue that they would have had in that first 15 year exemption period. The second question asked about the interchange, in this specific case Mr. Peoples mentioned that we did receive some updated information from ODOT District 6 and their consultant that's working on the TRAC process. We are pursuing an interchange project there with ODOT District 6, the Franklin County engineers involved, the City of Columbus is involved in that application process. We did receive updated engineering numbers today and I was quite pleased that it was about 25% less than previously estimated when they did the detailed cost assessment. The detailed cost assessment that they put out today would be \$57.17 million, would be the

cost of the interchange. That includes an inflation factor for a 2028 construction. So, it assumes a 27% inflation factor but that is the full cost of engineering, right-of-way, design, and maintenance of traffic, everything that would be included in doing that.

Ward – I had a question about the taxes on the Schacht property real quick because we've heard a lot of different numbers, I understand that they're estimates because that agreement hasn't taken place but is the most up to date estimate during the 15 year abatement period \$150,000 per year? I just heard a few different numbers and I just want to make sure I know the right one.

Amos – Are you asking \$150,000 for the city?

Ward – For the schools. That would be the in lieu payment. I'm asking if that's the estimate. Now, we don't know the final numbers because that's to be negotiated.

Hiare – Everything would be to be negotiated and would be based upon whatever the auditor values the building. So, we don't know. Those are both assumptions that you make in that process.

Ward – That might be why we hear different numbers.

Haire – Yeah. So, specifically which area, I mean total revenue to the Canal Winchester School District, is that what you're looking at?

Ward – For just the Schacht property that the referendum has been filed on. I look back at my notes and in an earlier meeting it was \$150,000 was the estimate but split with Groveport and then on Patrick's resolution the number I think was \$150,000 total just to Canal.

Haire – Based on the land value, I've got \$62,000 annually that would be the portion in the Canal Winchester Schools. That would be the portion that would go to them on the incremental increase in the land value. You know, the pilot payment we'd probably be looking at somewhere around \$70,000 plus on just the one building.

Ward – So, \$70,000 plus \$62,000?

Haire – So, \$132,000 and then 25% of the income taxes would likely be somewhere in the \$35,000 range.

Amos – Per year?

Haire - \$150,000 to \$160,000 I would say is a reasonable estimate for what we would expect. That would be on half of the development so the other half would be a similar number for Groveport Schools. So, the estimates that came in, you know 57 million for the interchange. How that would work, is we're putting together a funding proposal as part of that TRAC process and so a local share is a big portion of how TRAC gets funded. The local share would be the local contributions to the interchange and what that looks like. Most of that is going to be done through value capture agreements and value capture agreements are basically taking the value that's created by development in that corridor and capturing a portion of that to be dedicated specifically for interchange fund. With the first two buildings canal crossing phase one, we established a TIF. A TIF is tax increment financing district. A TIF essentially captures the value increase

created on the property and diverts portions of those tax fund into a specific infrastructure account that can only be used to benefit the TIF area. So, when we created that, the TIF fund for Bixby Road, the first 15 years, the property taxes are exempted. There's very little increment created during that 15 year period. On the end of that 15 years, there's a huge increment created. What we did is non-school TIF's which means that the school districts made completely whole. The school districts paid all the taxes they would have gotten but for the TIF district being created. It captures the rest of the taxing entities value increase in places that into the TIF fund. So, those dollars accrue in that account and can be spent on any infrastructure that benefits the area. They can be bonded against, you can take out debt against future TIF dollars and so that's where the value is created by using TIF the value capture, is by being able to take out debt that'll be promised against those future TIF revenues. There's a lot of certainty around those because it's just like paying real estate taxes. They have to be paid. You can take out a lot of debt versus what will be created there. I could give you some estimates on what's going to be generated there, but that's going to be a huge component of what's available to fund the Bixby Road interchange.

Ward – Just a quick question because I'm not familiar with TIF's. So, after the 15 year abatement is up, then it starts generating TIF revenue?

Haire – Yeah, so a TIF is essentially just like your real estate taxes. You pay that to the county auditor, the county auditors instructed to take out the school share and then forward the rest back to the City of Canal Winchester. There's a special account in our funding, you'll see it on there. We have Diley Road TIF, we have Gender Road TIF, now we have Bixby Road TIF, there's a Green Gate TIF. Each of those are accounted for separately when they come in from the auditor with the real estate tax payer.

Ward – So then, in your 03-15, not a lot getting generated 15 forward, a portion of the tax revenue coming in on the real estate taxes goes to the TIF which could then be used for road improvements and my understanding is correct and please correct me if I'm wrong because I'm trying to hang in there with you. The value that you see today is we can borrow against that future amount in the TIF.

Haire – Correct. So, there's a revenue stream that's coming in, we haven't got our first settlement on that because the State Department of Taxation hasn't fully approved the TIF yet. That could take up to three years, but then they fall back the last three years. We haven't received any money into the Bixby Road TIF right now because last year was the first taxable year. The 2021 tax year, so the January payment was the first payment and it's just not been authorized by the State Department of Taxation yet.

Ward – When we borrow against the future TIF, is that like 0% interest?

Haire – It could be depending on what program you do and how you use that and who funds it. So, you can take out general obligation debt or you can take out special account debt which would be a TIF then it just depends.

Ward – The interest rate might vary but I'm assuming it would be maybe less than what we could get on the market.

Haire – I mean, it could be, since we're working with ODOT, it could be a state infrastructure bank or some type of state program that we use that has a very low cost of interest. I would assume it would be something along those lines. It's generating revenue, it's just a limited amount for the first 50 years. In

this specific project, the Schacht property, the developers of the proposed industrial project are donating the right-of-way there so obviously that's a cost benefit to the total project that wouldn't need to be paid. Then they're also willing to contribute \$100,000 towards engineering studies and they've also agreed to fund a \$600,000 right turn lane from Bixby Road or from US 33 to Bixby Road for the North or Westbound traffic, whichever you want to classify that as. There are some benefits in constructing that to the overall project because it can be used during the construction period or altered to be used during the construction period to maintain traffic on Bixby Road. Obviously the TIF is not factored into that, the TIF will generate millions of dollars.

Amos – They had offered a total for road infrastructure in that area. Was 2.4 million?

Haire – Yes, I mean there's multiple projects that are listed in your packet.

Amos – Not including the TIF?

Haire – Correct. Again, we're moving towards that TRAC process. We're working with ODOT and their consultants, were meeting next week to review that process. That should be resolved by early June. We should have a full TRAC application together to go on the TRAC agenda for this summer. TRAC is essentially ODOT's process for major projects in the State of Ohio. A major project, any project that cost more than \$12 million and so that would proceed through the TRAC process where we would go to what they call Tier 2 funding. Tier 2 funding allows you to start doing design work and to start acquiring right-of-way. It doesn't move into construction yet so it would allow you to spend some dollars and would allow the state to allocate resources towards that project. The idea being that if we can get on the TRAC process, it also opens us up to a lot of the fund money that's coming from the federal infrastructure bill and that funding will be available over a 5 year period to the State of Ohio. If we can get in there, hopefully we can accelerate that process and move from Tier 2 to Tier 1 to construction. They've got this in an estimated 2028 and that would be an ideal period to be able to construct that. That would be construction starting in late 2027, which is fiscal year 2028 with the state then you know probably a year and a half plus to construct that.

Amick – Do you have to be at a certain stage in the TRAC process to qualify for part of that infrastructure funding?

Haire – There's no clear guidance on how much money or how it's going to be allocated. If we had better guidance on that, then we could start trying to plug into the program. What I can tell you, is that going through this TRAC process, we're going to be much further. Even if we are not selected and funded through this process, we're going to be much further along because the cost estimates are done. A lot of the preliminary work that goes into that TRAC process is going to be needed for any other grant application that we do and so it'll open us up to being more prepared to capitalize on any other opportunities to come.

Amick – I have one additional follow question. We've been talking about the 33 Bixby interchange, but the other point of contention from a traffic perspective as it relates to this property is the Winchester Pike, Gender Road. Like, it or not there are several parties that have to pony up some money in that at that particular intersection. Where are we in those discussions? Because, Franklin County has a piece of that,

we have a piece of that, Columbus has a piece of that, NorthPoint I think they're checking in half million dollars.

Milliken – I believe that's Stotan.

Amick – So, where are we in that process because that's a lot of parties that have to bring money to that intersection?

Haire – Well, all of those are discussions at this point. There's been no project that is authorized and can move forward at this point for any of those contributions. We did approve a Sheetz last Monday that requires a contribution to that to be determined by the City of Columbus and what that contribution amount will be. But, we did receive an appeal from a resident in regards to that approval today. So, again we don't have anything that's been fully approved that is going to contribute to that agency fund that would improve that intersection.

Amick – Would that particular intersection also qualify for some sort of infrastructure, federal infrastructure bill funding?

Haire – Yeah, I mean it definitely could depending on whatever the guidance is and the availability but that is State Route 674 or no, sorry. But it is a federal-aid highway. So, it would qualify for most state grant programs because of just the classification of the roadway.

Ward – You said, a resident appealed something? What does that process look like?

Haire – So, a resident can appeal any decision of planning and zoning. Planning and zoning made a decision to approve a conditional use to allow a Sheetz convenience store gas station at Winchester Pike and Gender Road and a resident received appeal of that approval today.

Ward – Right, so what is the next step in the appeal?

Shamp – We'll prepare a findings of fact and conclusions of law sort of outlining the reasoning of the Planning and Zoning Commission and then you'll hear an appeal here.

Haire – Then there were questions about industrial and vacancy rates. The current vacancy rate for industrial property in the City of Canal Winchester is 1.69%. So, there's about 60,000 or so square feet that's currently vacant in the city. 47,000 square feet of that is in one building that became vacant in January and late December for Flagg who sold their building. It's currently for lease in Canal Pointe so we have a very little vacancy. All new industrial space that has been built in the city is fully leased. There is a building that's not complete yet that has some vacancy, but I don't really count that towards our vacancy because it's not fully complete. The Winchester 150, which Walgreens leased about half of, the other half of that building 70,000 square feet is available. So, that'll probably go up to 130,000 square feet or so. Which would you know, more than double that vacancy rate to close to 3%, a little over. The vacancy rate overall in the Columbus market is actually at a historic low. It's just under 2% or just over 2% depending on which real estate broker you're looking at data from. They put out quarterly reports, they're generally available to anyone that wants to look those up. You can look on any of the major brokerages in Columbus on their website, CDRE, Colliers, Lee & Associates. They all produce those reports, you can look

at them. It shows you the market as a whole and what industrial looks like but it's historical lows for vacancy and there's historic highs for the amount of space that's currently under construction. There's over 16 million square feet currently under construction in the Columbus market.

Ward – When you say industrial that encompasses all industrial? So, like a chemical plant or a steel mill?

Haire – All industrial.

Ward – I think, one of Beverly's questions was if we specifically know, like in Obetz and Groveport, the warehouse vacancy rate. I don't know if you have any insights that you may, you may not.

Haire – In those reports, they breakdown by submarket and so that area is within the Southeast submarket just like Canal Winchester is. Generally in the Southeast submarket, there's a little higher vacancy and so it may be as closer to 3% or 4% in the Southeast region. I would have to look specifically what that is, but generally it runs a little higher because you both buildings and there's portions of those buildings that aren't leased.

Ward – Would those numbers encompass all industrial, so that wouldn't be like warehouse specific?

Haire – It would encompass all industrial, but though they further break it down with their reports as manufacturing space, Class A warehouse distribution space which is most of the modern bulk space you see. I'll forward you actually a copy of a market report.

Amos – I think the only one that you missed out of her list was does Canal Winchester have to do a 15 year 100% abatement or are we allowed to modify that in any way form going towards what other cities make ourselves comparable?

Haire – Yeah. So like I said, anytime that we offer more than a 50% exemption, it has to be negotiated with the school district. We have the ability to negotiate anything on a post 1994 CRA, we can fully negotiate that. A pre 1994, it's automatically 100%

Amos – So we could go less percent?

Haire – You could go less term, less percent. There's nothing that says we have to offer any real estate tax exemptions for any type of property. The only thing that we have, is we have signed an economic development agreement that contemplates a 15 year, 100% exemption. There's nothing else beyond what that looks like.

Ward – Do we have any pre 1994 CRA's with space available?

Haire – Space available like land or building?

Ward – Land in a pre 1994 CRA.

Haire – Yes. We have parcels that are in Canal Pointe that are available that are in a pre 94 CRA. We have parcels that are around Meijer that are a pre 94 CRA. We have land adjacent to Diley Ridge Medical Center.

Ward – Is there a way to undo that so we're not trapped into a 100% 15 year tax abatement situation?

Haire – Yes.

Ward – I would be interested in doing that so we could negotiate.

Haire – So, the state's law authorizes you to alter the pre 94 exemption areas. What we have done is we've expanded those the maximum number of times were allowed. If we were to alter those in any other way, we would lose the ability to offer the terms of a pre 94. Everything would have to be negotiated.

Ward – Right, that would be my preference so that we're not trapped into the 100%.

Haire – Yes, any alterations of any of the pre 94 districts would basically move them into a post 94 to style.

Ward – Which, I think would be preferable because then we're not trapped one way. We could negotiate less than that if we wanted or it sounds like we could do 100% 15 year also even in a post 1994 agreement. So, it sounds like there's more flexibility in the post 1994.

Haire – Well, there's less flexibility in terms of you have to do revenue sharing with the schools. In a pre 94 you don't have to any revenue sharing with schools.

Ward – I think that's a good thing though.

Haire – I'm not debating you, I'm just telling you the facts of how they operate.

Amos – Thank you, Mr. Haire for answering all those questions. Mrs. Martin if that did not answer some of your questions please feel free to reach out to Mr. Haire, he's easy to reach.

Milliken – That goes for everyone in administration as well. Everybody has an open door policy, they're open to questions at all times.

Walker – There was one that I do recall and I'm not sure if it was addressed. The facilities that were run out May 4th 2020, I believe that was mentioned tonight and I'm not sure if that was one of the questions you asked.

Amick – It was the \$1.6 million investment in infrastructure.

Walker – Yeah. I wanted to make sure that we covered that there and that was voted May 4th, it was ordinance 20-023 I believe and it was unanimous on Council at that time, maybe one missing that wasn't here. So, it was either six or seven to zero vote.

Amos – Right and the question came, does it service all the land. It does service that area.

Haire – It has the ability to if utilities are extended from the existing line

Ward – And, we're talking about water and wastewater lines?

Haire – Correct.

Walker – Hopefully that covered it.

Shea – Mr. Peoples, life cycle of roads. So, we get the commitments from someone to build the roads over there? They pave the roads. What's the life cycle before we have to touch them again, maintain them? What are we looking at? When do we have to replace a road?

Peoples – It depends is a good answer but just to give you some of the background on that. It depends on the traffic that's on there, the type of traffic, the volume of traffic, obviously truck traffic is more, and I'm assuming you're talking about in a warehouse industrial space area.

Shea – I'm talking specifically on Bixby Road. If this road gets widen to 26 or 30 feet depending on which proposal we're looking at, are we going to end up with a Dietz Drive where we don't have enough substrate underneath it and the water moves it and causes it to heave and you change your standards 12 inches instead of 6 inches? Which one? Like over there because it's going to be obviously 80,000 pound vehicles over there. Do we have a different standard for depth and stability?

Peoples – Yeah. Specifically on Dietz Drive, that we won't have another Dietz Drive typical section. Again, it was a poor design. It was acceptable at the time but it was not optimal for the ground conditions over there so that's why there's a failure of that magnitude for relatively Young Road, if you will. From a maintenance standpoint we'll probably start out with crack sealing after 5 to 7 years type of thing that's on a typical roadway. Right now we're kind of getting into our subdivisions, in the last 10 years or so all the subdivisions that were put in the mid 90's where we've been overlaying those in the last 5 to 10 years and that's just not a reconstruction of that whatsoever. That is just the surface course on there, mil off a couple 3 inches and then put that back on there and those are the two year. You know, thinking about when Gender Road in 97', I believe that was the two lane road, original Gender then that was reconstructed into what you see now as a five lane road for the most part. Obviously we went through most of the intersections and have improved those and widen those with turn lanes but we've not done any reconstruction on Gender Road and I'll put that against a heavily traveled roadway. Same as Canal Pointe, we've not reconstructed Canal Pointe at all. We've done an overlay on that on, I'm sorry on Dove Parkway. Dove Parkway is probably our heaviest concentration of truck traffic over the years. From the very beginning, even that first section that we did that goes back to Oley Speaks Way the first cul-de-sac there on the left and that's not been reconstructed. We have done obviously crack sealed over there and mill and overlay, which by the way is Violet Township's responsibility to do that maintenance over there not ours just by example. Same thing, Diley Road, very heavy traffic. It was reconstructed in 2005. Violet Township just did crack sealing and did their surface treatment last year as well. So again, it depends but from a major roadway reconstruction standpoint with designs especially that we have now and the pavement sections that we have, those are 20 to 25 year roads before we have to touch that surface and then after that hopefully even longer than that from a reconstruction standpoint.

H. Resolutions - NONE**I. Ordinances*****Third Reading*****ORD-22-011**

Public Service

Sponsor: Shea

AN ORDINANCE TO UPDATE THE SWIMMING POOL RATES

- Adoption

A motion was made by Shea, seconded by Amick to adopt ORD-22-011. The motion carried with the following vote:

Yes 6 – Shea, Amick, Amos, Clark, Milliken, Walker,

No 1 - Ward

Second Reading**ORD-22-013**

Finance

Sponsor: Shea

AN ORDINANCE AUTHORIZING THE ISSUANCE OF NOT TO EXCEED FIVE MILLION SEVEN HUNDRED FIFTY THOUSAND DOLLARS (\$5,750,000) OF NOTES IN ANTICIPATION OF THE ISSUANCE OF BONDS FOR THE PURPOSE OF (A) ACQUIRING, RENOVATING AND CONSTRUCTING A NEW MUNICIPAL COMPLEX AND RELATED PUBLIC INFRASTRUCTURE IMPROVEMENTS THERETO; (B) ACQUIRING AND CONSTRUCTING MCGILL PARK PHASE I AND RELATED PUBLIC INFRASTRUCTURE IMPROVEMENTS RELATED THERETO; AND DECLARING AN EMERGENCY

*- Second Reading Only***ORD-22-014**

Legal

Sponsor: Shea

AN ORDINANCE TO EXPRESS THE ASSENT OF THE COUNCIL OF THE CITY OF CANAL WINCHESTER TO THE DETACHMENT, UNDER SECTION 709.38 OF THE OHIO REVISED CODE, OF APPROXIMATELY 70.672 ACRES OF LAND OWNED BY TERESA L. AND DALE C. SCHACHT, THE HAROLD L SCHACHT TRUST, AND THE NORMA JEANNE SCHACHT TRUST

*- Second Reading Only***ORD-22-015**

Development

Sponsor: Milliken

AN ORDINANCE TO AMEND THE ZONING MAP OF THE CITY OF CANAL WINCHESTER, REZONING APPROXIMATELY 80.402 ACRES OF FRANKLIN COUNTY PARCEL 181-001377, OWNED BY HARRIET S. BAKER LEVIN, LOCATED AT 5700 AND 5900 WINCHESTER PIKE FROM R – RURAL IN MADISON TOWNSHIP TO LM - LIMITED MANUFACTURING

*- Second Reading Only****First Reading*****ORD-22-016**

Development

AN ORDINANCE TO REPEAL ORDINANCE 21-054 AND TO AMEND THE ZONING MAP OF THE CITY OF CANAL WINCHESTER, REZONING APPROXIMATELY 70.625 ACRES OF THE EXISTING TRACTS OF LAND OWNED BY TERESA L. AND DALE C. SCHACHT, NORMA JEANNE SCHACHT TRUST, THE STATE OF OHIO, AND NP CANAL WINCHESTER LLC, LOCATED ON BIXBY

ROAD AND RAGER ROAD FROM EU – EXCEPTIONAL USE TO PID – PLANNED INDUSTRIAL DISTRICT AND DECLARING AN EMERGENCY

- Request waiver of second and third reading and adoption

This item was tabled during Work Session. No discussion or vote occurred during this meeting.

J. Council Reports

Work Session/Council - Monday, May 2, 2022 at 6:00 p.m.

Work Session/Council - Monday, May 16, 2022 at 6:00 p.m.

Committee of the Whole - TUESDAY, May 31, 2022 at 6:00 p.m.

CW Human Services – Walker

Walker – Nothing to report at this time. Well, duplicate to what Mayor Ebert had said about the Easter Egg Hunt was great, and the Human Services and the city partnering. How many cars would you say there were? The traffic was controlled nicely, just a great turn out and glad it was held at McGill Park. With that I will have more to report next meeting.

CWICC - Ward

Ward - The next meeting is June 29th hopefully in the municipal building

CWJRD - Amos/Shea

Amos – Our next meeting is this Thursday here at 7:00 p.m. Public is more than welcome to attend, you all got to meet Mr. Greg Pearce. He'll start to bring some more detailed reports as we go on but just wanted to get him in here so everyone could see. As you heard our Spring numbers are looking amazing. We did want to thank the city for the partnership with Human Services and the city on the Easter Egg Hunt. Had a great time. The Mayor is right, there was a million people there but it flowed well, the kids had a good time and it stopped raining just long enough for the Egg Hunt.

Shea – A very special thank you to the National Honors Society students from Canal Winchester High School that came out to spread eggs at 8:30 in the morning in the rain. They were all juniors, they were great kids. It was really good to see them out there helping out and volunteering. It was overall a great day. Thank you, Mr. Pearce for being there. Thank you, Mayor for being the official egg dropper. Mike, you were over there playing DJ. Jill, you were over there playing Easter bunny. It was fun, we had a very good time. Come next year, if you got little children or grandchildren, it's just fun to watch them.

Milliken – It seems like the community is really excited to get out there at McGill Park.

Amos – The park was amazing.

Walker – I don't mind adding also a thank you to Mayor Ebert and Mrs. Voss for being such great speakers over the microphone and everybody did as directed. The eggs went all back in the baskets after they were used, and it was just like robotic it was just perfect the way it all worked out so thank you.

Shea – Thank you to Human Services because I'm pretty sure for like 4 weeks on end they did nothing but put little pieces of candy in plastic eggs which is really not much fun.

Walker – Also, wanted to say Jill did a great job with the bunny. You were the eyes and the ears of the bunny the entire time.

Destination: Canal Winchester - Milliken

Milliken – The Art on the Canal is almost a little more than a month away, May 21st. Noon – 6:00 p.m. downtown here. There will be live entertainment, looks like the CW steel band will be playing there as well as well as the chalk artists. Over 40 artists will be set up to sell, plus an exhibition from CW Student Art and Canal Winchester Art Guild, as well as several food trucks. As I continue to report, still in need of volunteers and memberships and things of that nature per all destination events. Farmers Market starts May 28th at the historical complex, runs through the end of September. Blues & Rib Fest July 29th – 30th, the lineup of performers has been announced as posted on the Blues and Rib Fest Facebook page. The return of all of our favorite food vendors for that event as well.

K. Old/New Business

L. Adjourn to Executive Session (if necessary)

M. Adjournment @ 8:28 P.M.

A motion was made by Milliken, seconded by Shea adjourned. The motion carried with the following vote:

Yes 7 – Milliken, Shea, Walker, Ward, Amick, Amos, Clark