



Regular Council
Tuesday, July 18, 2023 - 6:30 PM
MINUTES

1. Call to Order

Mayor Donald Barnard called to Order the City of Johnstown Regular Council Meeting for July 18, 2023 at 6:30 PM.

2. Roll Call

Present - Mayor Donald Barnard, Jon Merriman, Sharon Hendren, Ryan Green, Bob Orsini, Nicole Shook

Absent - Charlie Campbell

Staff present - Sean Staneart - Acting City Manager, Dave Delande - Finance Director, Jack Liggett - Service Director, Rusty Smart - Chief of Police, Chris Hermann & Trevor Traphagen – MKSK, Teresa Monroe - Clerk of Council

Public present - Lewie Main, Karen Kramer, Larry Grady, Wes Kobel, Cyndi Duke, Jamie Hartsough

3. Invocation - Father Stephen Smith, Church of the Ascension

4. Pledge of Allegiance

5. Action on Minutes

a. May 3, 2023

b. May 16, 2023 Special

c. May 16, 2023 Regular

d. June 6, 2023

ACTION: Nicole Shook moved to approve all en bloc; Bob Orsini seconded and the vote was as follows:

AYES: Nicole Shook, Bob Orsini, Jon Merriman, Mayor Barnard, Ryan Green, Sharon Hendren

NOES: None

ABSTAIN: None

Passed 6 - 0

6. Citizen comments on matters not on the agenda

1. Lewie Main

- Inquired on the status of the traffic lights on US62 at Wendy's.

Mr. Liggett said ODOT is waiting on parts.

7. Council Committee reports

- a. **Planning & Zoning:** 7/11/23 cancelled; Next 7/25/23 @ 6:30 pm Council Chambers
- b. **Design Review Board:** 7/11/23 cancelled; Next 7/25/23 @ 5:30 pm council chambers
- c. **Safety & Service:** Next 8/1/23 @ 5:00 pm admin conference room
- d. **Finance:** 7/18/23; Next Special 8/1/23 and Regular 8/15/23 at 5:00pm admin conference room

- e. **Park & Rec:** 7/10/23 cancelled; Next 8/7/23 @ 1:00 pm Admin conference room
Sean Staneart asked council members if there was a desire from them to allocate resources and time to pursue the projects for the Amphitheatre and Splash Pad with the grant money awarded. Only a portion of what the entire project was going to cost was awarded. The projects keep getting brought up in committee, but if the desire to complete them is not council driven, there will not be traction. Mr. Staneart reviewed some of the criteria, an email with the information will be forwarded to all council members for their review. Mayor Barnard said it is hard not to take the money, but it is hard to pay a million dollars for a splash pad when our roads are deteriorating. Sean Staneart added that if there is an opportunity, we definitely want to capture it, even if it is just engineering. The other piece is, once you build something, like a road, a splash pad, an amphitheater, you then have to maintain it. Each one of these presents a different level of commitment financially on an annual basis. Mr. Staneart said he would like to get this in some order, so the park committee does not keep spinning their wheels on these, council to review and let him know. Mr. Orsini said that the budget process will have a big impact on his opinion of what we can and cannot do, whether it is this project or any others.

- f. **Events Committee:** Met 7/6/23, 7/12/23, 7/17/23; Next TBD
There will be an announcement in the next week on when the fireworks will be rescheduled.

8. Director Reports

a. Police Chief

Chief Smart reviewed his report which was included with the packet. It was noted that he would be taking an older cruiser for the chief car and moving the newer cruiser to the patrol officers.

b. Finance Director

Dave Delande provided council members with the 2nd Quarter 2023

Financial Review report, he reviewed and answered questions. A report will be given monthly moving forward.

c. City Manager

Sean Staneart provided his report to council members and highlighted meetings attended; update given on the County Transit Plan. The State of Ohio announced project funding in response to increased traffic, Mr. Staneart reviewed planned projects. Funds being given for use within the city limits are for SR 37 and US 62 intersection improvements. These funds identify many safety needs and intersection improvements.

Mr. Staneart said they have been working on a partnership with an alternative Southwest Licking solution to the regional water and sewer needs of the area and reviewed the West Central Licking Water and Sewer Service Concept Plan. He said they have started some conversations with Granville and Alexandria; right now they are looking to have a collaborative effort with Granville, Alexandria and at some point, possibly Newark. Monroe, Saint Albans and Liberty Townships have had representation at the collective meetings. Mr. Staneart said at the end of the day, Johnstown, Granville and Alexandria could functionally collaborate and form its own water and sewer area. This concept was presented to the County Commissioners and was well received, the message at the end was that if there was a solution for our area, they would not stand in the way. Mr. Staneart said it does not make the agreements they made magically disappear but it gives some encouragement that there will not be a wall of resistance for whatever we try to do in the area.

9. Tabled Legislation - None

10. Public Hearings of Legislation - None

11. Introduction of Legislation

a. **ORDINANCE 13-2023** AN ORDINANCE ESTABLISHING CHAPTER 1132 OF THE CITY OF JOHNSTOWN CODIFIED ORDINANCES

This chapter is about Temporary Uses. This process allows permission for temporary use of private property inside the city limits, but not in residential districts and limited to less than twelve months. Sean Staneart provided brief background and said this Ordinance would solve an issue we are currently having, an issue we do not want to see continue to happen. Trevor Traphagen and Chris Hermann with MKSK were present for review of the draft and questions from council. Mr. Traphagen said that as the city continues to grow, not just related to construction activities, other retail activities will often want temporary uses related to special events or other ongoing projects, they have written this chapter which can be integrated into the zoning code. The temporary use will require a permit, and there will be a formal application. Examples of a Temporary Use request would be for a temporary Christmas tree lot or a "lay down" lot for construction equipment. A fee structure is still to be determined.

Ryan Green said he is in favor of this. He would like to see these come through zoning, probably being more conditional use, and for them to go through a board that traditionally looks at land use would be helpful. Trevor said a temporary use permit is very similar to a

conditional use permit in that it is reviewed by at least this body if not also by planning & zoning. Sean Staneart said temporary use is almost a temporary change to the zoning map, so it is not a use that is allowed. Changes in the zoning map, or map amendments, are one hundred percent a function of council. He said he doesn't know if this is a dual process before both bodies, but because it is not an allowable use in that area, that is a zoning map amendment and that goes before council. MKSK continued review of the draft with Council members noting comments made.

Public Hearing and vote on August 1, 2023.

12. Other Business

1. Mayor Barnard said the school would like to have a joint session of council and school board, he asked fellow members if there were any issues with that. It was noted that there is a School District Liaison Committee of council, discussion on scheduling a meeting.

2. Mayor Barnard said that Sean Staneart has been acting manager since October 2022 and asked if the desire of council was to make Mr. Staneart the permanent manager or to begin a search. Mayor Barnard said he has tried to do his due diligence, he has contacted many local and state leaders who have worked with Mr. Staneart to get input on the work he is doing. He said they stressed that changing leadership at this point could be detrimental to Johnstown, the relationships have been forged, that bringing in a new city manager at this point would put the city back six to twelve months. He encouraged fellow council members to discuss, review and be prepared for further conversation in coming weeks.

3. Sean Staneart said the city is working through an annexation request and pretty soon if all flows accordingly, council will see a request for a PD district, or some type of rezoning for the annexed area. He said there are some things in our Comprehensive Plan that the city needs to identify and have in place before the annexation and the PD District lands in our lap. Chris Hermann with MKSK was present to discuss the Comprehensive Plan and amendments. MKSK has been working with council and the community on the Growth Framework, which is a plan for what will happen outside the existing boundaries of Johnstown. They would like to see council adopt this as an amendment to the existing Comprehensive Plan. This would add more detail about what the city would like to see outside its existing boundary. It will change the Future Land Use map, but everything inside the boundaries will stay the way it is for now. Mr. Staneart said in the grand scheme of things, everyone would like to stay status quo and where we're at... but what he can tell them is, that land will be developed in some capacity, if we don't get in the driver's seat and take a hold of that particular area, and the general areas of Johnstown, someone else will do it for us. So it is not that Johnstown has a grand desire to change what we have, but we want to be in control of that change, also partnering with our townships so they can have a better plan. Jon Merriman said we have a tremendous opportunity for economic development with this and we need to be great stewards of that opportunity. Sean Staneart said we can either control our own destiny or watch someone else develop in our back yard. Mayor Barnard said it is important to note that we did not ask for these changes, these changes are occurring, if we do not do our part, we will not exist. Bob Orsini said this is a planning document, a signal to others, other planning bodies, what our intentions are so that when they do their master plans, we get included in the conversations at the level we need to be. If this goes through and becomes a PD district, it will still go through every approval process that it was with or without this document. Chris Hermann with MKSK said

it is a signal to land owners, a signal to other agencies, there are groups right now that are making plans for the area outside Johnstown and the city should be saying what it would like to see happen. Jon Merriman said it will also signal to potential developers what our tolerance is for areas coming in. MKSK will work to set up another public meeting to talk about inside the boundaries, about the character of Johnstown, and what we want to project physically, visibly.

4. Sean Staneart said a construction company working in Johnstown has requested council consideration to change construction hours in an effort to speed up their project. Current construction hours are 7:00 am to 9:00 pm. They request to work longer and later, their argument is that there is no residential around them. Mr. Staneart said his recommendation would be no, if you are going to do this for one, you would have to do it for everybody, and it would be too difficult to change the ordinance for every situation. Council member decision was to leave construction hours as they are.

5. Ryan Green said he knows one issue right now is the water bills and asked if there was an official statement. Clerk of Council Teresa Monroe said that there is no issue, that the office has made a transition to a new utility billing software and the process has gone smoothly. The office has fielded many calls on higher bills this month but this is not related to the software transition. The period for the current July bill is the same period there was a drought and people just do not realize how much extra water they used, many were watering new sod etc. Staff has been spending extra time reviewing customers water usage with them. Ms. Monroe encouraged anyone who had questions on their bill to call. Nicole Shook highlighted the leak alert system and said the system can track usage down to the hour, so if your bill has gone up and you are unclear about that, call and get your usage report.

13. Executive Session to consider the purchase of property

ACTION: Mayor Barnard moved to enter Executive Session to consider the purchase of property, with no decisions after, including members of council and the city manager to attend; Bob Orsini seconded and the vote was as follows:

AYES: Bob Orsini, Jon Merriman, Mayor Barnard, Ryan Green, Sharon Hendren, Nicole Shook

NOES: None

ABSTAIN: None

Passed 6 - 0

City Council entered Executive Session at 8:30 pm and returned to Regular Session at 8:48 pm

14. Adjourn

With no further business, Mayor Barnard moved to adjourn, Mr. Orsini seconded and all were in favor.

Meeting adjourned at 8:48 pm

Next Council Meeting August 1, 2023