



Special Council Worksession
Monday, January 15, 2024 - 8:00 AM
MINUTES

1. Call to Order

Mayor Donald Barnard called to Order the City of Johnstown Special Council Worksession Meeting for January 15, 2024 at 8:10 AM.

2. Roll Call

Present - Mayor Donald Barnard, Tiffany Hollis, Ryan Green, Jeff Barr, Wesley Kobel, Dave Selan, Bob Orsini
Absent - None

Staff present - Sean Staneart - Acting City Manager, Yazan Ashrawi - City Law Director, Trevor Traphagen - City Planner/MKSK, Chris Hermann - City Planner/MKSK, Teresa Monroe - Clerk of Council

Public present - Emma Green

3. Law Director update on Holbrook water service

Sean Staneart provided background saying that since 2013-2014, there has been ongoing discussion regarding annexation as it relates to water service provided outside of the city. George Holbrook's water well on his property at State Route 62 and Duncan Planes had some issues years ago and he asked if the city could provide water. The city and Mr. Holbrook came to an agreement that if water was provided by the city he would work toward annexation. The city upheld its end of the bargain and supplied water, Mr. Holbrook has still not annexed. In 2014, the city passed a Resolution to discontinue water services. Mr. Holbrook still has water today but has not fulfilled his part of the agreement. The goal of this discussion is to get direction from this council.

This discussion has surfaced again as there is potential development interest in this general area. City Law Director Yazan Ashrawi said that he has been in touch with Mr. Holbrook's attorney, Larry Shafer. There are fourteen properties adjacent to the city, it will take some time to get all of them coordinated to annex.

Options discussed, council direction for the Law Director to send Mr. Holbrook a letter putting him on notice; discussion on language for the letter.

4. Council Goals and Vision for the City

City Planners Trevor Traphagen and Chris Hermann with MKSK attended for presentation and to facilitate discussion on goals and vision.

Sean Staneart highlighted 2023 city accomplishments:

1. Began refilling staff positions in utility billing, code enforcement, planner, HR and engineering.
2. Worked through collective bargaining with the Police Department.

3. Conversion of utility billing and accounting software.
4. Reexamined spending and balanced the budget for 2024.
5. Attempted income tax change to improve city finances.
6. Improved water production efficiencies.

Planning accomplishment highlights:

1. Completed and adopted Johnstown Growth Framework with MKSK.
2. Continued advanced expansion of city water and sewer plants. Resolution to enter into full design of the sewer treatment plant.
3. Wrote, reviewed and adopted the Planned Development District.
4. Advanced the Comprehensive Plan. The plan has taken longer as the city has tasked them with other activities outside of it, such as annexation and the PD district. MKSK is hopeful to have a draft to council in February.
5. Working with city legal counsel to draft and prepare to enter into a New Community Authority.
6. Entered into compensation agreements with the schools as well as Tri-Party agreements with the developer and schools.
7. Made permitting fee modifications to capture additional revenue with the PD district and looked at the overall permitting and fee process.
8. Meeting with land owners and interested development parties
9. Completed developer agreements for Concord East and Leafy Dell
10. Adoption of the Property Maintenance Code.
11. A variety of zoning changes with the help of MKSK.
12. Worked to develop regional partnerships.

MKSK review on what the Comprehensive Plan is, the Johnstown planning area and strategies for protecting the city and school district areas. Sean Staneart asked council members to give their opinions on what central Ohio cities appealed to them and what they wanted Johnstown to be in the future as well as their thoughts on an ideal population number. Some cities mentioned were Granville, Westerville and Hudson. There was a uniform desire to keep one Johnstown High School. Council members provided feedback on their own visions, some discussion on tourism and the uniqueness of our specific area and how to capitalize on it. Discussions on getting set policies and procedures as well as water and sewer regionally.

Council members ranked their own priorities/goals in order of importance:

Bob Orsini - Water & sewer, Comprehensive Plan, green space/park plan, refine operational processes, downtown detail. Need to determine "what is Johnstown", need group vision.

Don Barnard - Water & sewer, building a team (organizational/operational/transitional stability), update zoning/review "patchwork", parks/walkways throughout town, securing finances for the future.

Jeff Barr - Operational organization, agreement with the others

Dave Selan - Secure borders, Finance/Budget, historical protection, parks, agreement on others listed.

Ryan Green - Comprehensive Plan completion/planning efforts, operational/staffing/HR practices (reviews), water & sewer, parks programs, updated road grading

Wes Kobel - Define borders with water & sewer, revenues/additional funding, see Sean continuing to foster alliances (schools/townships), commerce/PD districts/employment, parks

Tiffany Hollis - At the forefront of any decisions made right now needs to be the tax increase and optics knowing that is our end goal. Water & sewer, zoning and code, overlay district, policy and procedure.

Discussion on a joint Planning & Zoning Commission meeting with the Design Review Board, the zoning code and the Design Guidelines documents.

Mr. Staneart said that with what he has heard, he is not sure he has a clear path to move forward on specific items. Mayor Barnard asked if Mr. Staneart would take all the goals he heard, prioritize them based on what he heard, give them to council and they can decide clear order of priority.

5. Other Business

1. Chris Hermann said two other things going on this year; one is that the State and County Transportation Improvement District is going to continue to refine plans on improving roadways in and around this area. They are trying to drive ODOT and the County on where Johnstown is, he thinks one of the key priorities is that they think long term about how not to direct massive increases in traffic through downtown. That we need to help them designate routes around the community that will serve Intel and employment growth with direction on the types of roadways in and around Johnstown so we can help guide how things look as improvements are made. Discussion on the PD code relative to the Johnstown Gateway project and how this will be a high standard for a model development.

2. Discussion on council committees/commission roles, council vision and guidance for roles, the city planner, updated design standards and getting a proposal from MKSK.

6. Adjourn

With no further business, Mr. Orsini moved to adjourn and Ms. Hollis seconded, motion passed 7-0.

Work session adjourned at 1:45 pm