Regular Council
Tuesday, October 15, 2024 - 6:30 PM
MINUTES

1. Call to Order

Mayor Donald Barnard called to Order the City of Johnstown Regular Council Meeting for Tuesday, October 15, 2024 at 6:41 PM.

2. Roll Call

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

Staff present - Sean Staneart - City Manager, Dave Delande - Finance Director, Jack Liggett - Service Director, Rusty Smart - Chief of Police, Teresa Monroe - Clerk of Council

Public present – David Tiggett, Charley Wise, William Emery, Connie Ryan, Terri Fetters, Andrea Ford, Nick Hubbell, Dr. Phil Wagner, Tim Swauger, Alan Benton, Anne Thomas, Amanda Davis, Felicia Drummey

3. Invocation

Councilman Selan offered the invocation.

4. Pledge of Allegiance

5. Approval of Agenda

There were no changes.

ACTION:	Donald Barnard moved to approve as written; Bob Orsini seconded and all were in favor.
AYES:	Jeff Barr, Ryan Green, Tiffany Hollis, Donald Barnard, Wesley Kobel, Dave Selan, Bob Orsini
NOES:	None
ABSTAIN:	None

Passed 7 - 0

6. Citizen comments on matters not on the agenda

1. Connie Ryan and Terri Fetters

- Addressed council to ask if Brigadier General Perry Miles name could be put on a roadway sign like the current signs that read Congressman Ashbrook Way and Don Jakeway Place. They want the community to be aware that there was a Brigadier General from Johnstown. They ask what the steps were to get this sign and where it could go.

Sean Staneart said his question to council would be are they looking to associate a roadway specifically with General Miles or would they want to have an informational sign at the entry points of Johnstown stating home of or birthplace. He said there are a lot of options out there, once council preference is determined, staff can begin to find out what and how it can be done. Mr. Barr suggested staff getting with Ms. Ryan and Ms. Fetters for what everyone is looking for and bring a proposal to council. Mr. Staneart said he thinks a qualifier should be established, does he think this qualifies, yes, however, they need to establish a qualifier, that way somebody that has a tremendous affection for someone else doesn't come to council with the same request and then they are obligated to do the same.

7. Council Committee reports

   a. **Planning & Zoning:** Met 10/8/24; Next 10/22/24 @ 6:30 pm Council Chambers
      Newest member of the commission attended & a new Chairman was chosen.
   b. **Design Review Board:** Met 10/8/24; Next 10/22/24 @ 5:00 pm Council Chambers
      Ms. Monroe reviewed several applications that were heard.
   c. **Finance:** 10/15/24; Next 11/6/24 @ 5:00 pm Council Chambers
      Committee moved three pieces of legislation forward to council.
   d. **Safety & Service:** Next 11/6/24 @ 5:45 pm Council Chambers

8. Director Reports

   a. Chief of Police
      Report included in the packet, no questions asked.
   b. City Manager
      Report included in the packet, Mr. Staneart highlighted items within.

      The Mayor asked Jack Liggett to provide a high level overview of the AquaNereda system. Mr. Liggett said this system is based out of Europe, there are many plants being built in the United States using the technology, he toured a plant in Kansas. He said the reason it is becoming so popular, is you can treat more sewage on a smaller footprint. Another thing that makes it very attractive to Johnstown, is these treatment processes will fit within the SBR tanks we currently have, it allows us to treat more sewage faster, in a smaller space. It saves money on purchase of ground and instead of maxing out at 2.4 million gallons a day at that facility, we can go to 4.8 million gallons per day without any major purchase of ground. Mr. Barr asked roughly how many are in the United States, of this new system. Mr. Liggett said he thinks between ten and twenty and more being built all the time, simply because the technology has been proven over in Europe for years.

      Ryan Green inquired about an event last Friday, with the Mayor, City Manager and MKSK, on a zoning presentation and asked if council would see that. Mayor Barnard said it was question and answer, they were just panelists. Mr. Staneart said he can see if they can get the presentation to them and that MKSK presented, it was held at Ohio Wesleyan, a lot of times planners have to take certification classes, this checked one of those boxes, MKSK asked if they would be willing to participate and they were available. He said the title of their piece was "In the Path of Progress". Tiffany Hollis asked if it was zoning questions, she thought it was a planning and zoning workshop. Mayor Barnard said no, it was a city planner education. Mr. Staneart said a lot of it revolved around what they did with our Comprehensive Plan and why that was so important for us to move forward with it. Mr. Ryan said he would like a copy.

      Tiffany Hollis said she wanted to have the conversation on the operators. Council members said they could have that conversation in other business.

      Jeff Barr asked about the union negotiations, to confirm that he and Dave Selan would be a part of it. Mr. Staneart said yes, he will get Dave Riepenhoff to coordinate calendars.

9. Council decision on Zoning Map Amendment - Benedict Drive; TABLED June 18, 2024
   Applicant request to keep tabled.

10. Public Hearing; Zoning Map Amendment 670 W. Coshocton Street
    Mayor Barnard said the resolution passed by Planning & Zoning was a resolution initiating an amendment to the official zoning map of Johnstown. Ryan Green said this is the old Coughlin

building, there is split zoning there, this cleans this up. Mr. Barnard opened the floor to the public for comments, there were none. Council decision will be made at the next regular meeting.

11. Tabled Legislation - None

12. Public Hearings of Legislation

a. **RESOLUTION 2024-38** A RESOLUTION ACCEPTING THE AMOUNTS AND RATES AS DETERMINED BY THE BUDGET COMMISSION AND AUTHORIZING THE NECESSARY TAX LEVIES AND CERTIFYING THEM TO THE COUNTY AUDITOR. Revised Code, Sections. 5705.34-5705.35

This is annual legislation from the Licking County Auditor's office, notification of the city portion of amounts taxed and received from real estate taxes.

Public Hearing: There were no comments either for or against the legislation.

ACTION:	Bob Orsini moved to approve resolution 2024-38 as written; Jeff Barr seconded and the vote was as follows:
AYES:	Bob Orsini, Dave Selan, Ryan Green, Tiffany Hollis, Mayor Barnard, Wesley Kobel, Jeff Barr
NOES:	None
ABSTAIN:	None
	Passed 7 - 0

b. **RESOLUTION 2024-39** A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND EXECUTE CONTRACTS WITH THE DIRECTOR OF TRANSPORTATION TO COMPLETE RESURFACING AND RELATED WORK INSIDE THE CITY OF JOHNSTOWN

Mayor Barnard said this has to do with ODOT and the resurfacing of SR 37 from both sides of town and also installing a traffic light at Leafy Dell; this is all slated to take place in 2026. This authorizes City Manager Sean Staneart to enter into contract with ODOT. Finance has asked Mr. Staneart to talk to them and find out when we need to have additional items to them, there are some items in the downtown section like crosswalks that they want to be able to do. Mr. Orsini said if they wanted to make some additional improvements, it would be on our tab, but if they could be rolled into their project, we could leverage the benefit of engineering and design on the larger scope. Mr. Barr asked if this would get rid of the stamped concrete crosswalks at Pratt and SR 37 and US 62. Mr. Staneart said he thinks that can be a part of the conversation, he will definitely convey the desire to mill those out, overlay and restripe, that the concrete there now is past its attractiveness. Mr. Kobel asked if a roundabout rather than the traffic signal at Leafy Dell was discussed. Mr. Staneart said this was discussed at a past Finance Committee meeting, he summarized that the project cost ballooned going to a roundabout so they would not proceed with that. Mr. Orsini added that he did bang his gong about school crosswalks and painting, and how to make them stand out.

Public Hearing: There were no comments either for or against the legislation.

ACTION:	Jeff Barr moved to pass resolution 2024-39 as written; Bob Orsini seconded and the vote was as follows:
AYES:	Jeff Barr, Dave Selan, Ryan Green, Tiffany Hollis, Mayor Barnard, Wesley Kobel, Bob Orsini
NOES:	None
ABSTAIN:	None
	7 - 0

c. **RESOLUTION 2024-40** A RESOLUTION ACCEPTING COMPLETE INFRASTRUCTURE FOR PULTE HOMES CREEKSIDE PRESERVE HOUSING DEVELOPMENT.

Jack Ligget said that all phases of the Pulte development project have been completed, a complete walk through of all phases was done and in his opinion the city is ready to accept the project as a whole and start the one-year warranty.

Public Hearing: There were no comments either for or against the legislation.

ACTION:	Dave Selan moved to pass 2024-40 as written; Ryan Green seconded and the vote was as follows:
AYES:	Dave Selan, Ryan Green, Tiffany Hollis, Mayor Barnard, Wesley Kobel, Jeff Barr, Bob Orsini
NOES:	None
ABSTAIN:	None

Passed 7 - 0

d. **RESOLUTION 2024-41** A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A DEVELOPMENT AGREEMENT WITH TECH INTERNATIONAL LLC AND IWR HOLDINGS LLC (COLLECTIVELY TRC)

Finance committee has recommended approval to council. Sean Staneart said there is an Executive Session set aside for this legislation if needed or if the council feels they have enough information they can pass this.

ACTION:	Bob Orsini moved to amend the agenda, move item 16 up to just above item 13; Donald Barnard seconded and all were in favor.
AYES:	Jeff Barr, Ryan Green, Tiffany Hollis, Mayor Barnard, Wesley Kobel, Dave Selan, Bob Orsini
NOES:	None
ABSTAIN:	None

Passed 7 – 0

Executive Session to discuss Confidential Business Information of an Applicant for Economic Development Assistance

ACTION:	Bob Orsini moved to Enter Executive Session to discuss Confidential Business Information of an Applicant for Economic Development, including all of council and the City Manager; Mayor Barnard seconded and the vote was as follows:
AYES:	Bob Orsini, Dave Selan, Ryan Green, Tiffany Hollis, Mayor Barnard, Wesley Kobel, Jeff Barr
NOES:	None
ABSTAIN:	None

Passed 7 - 0

Council entered Executive Session at 7:19 pm and returned Regular Session at 7:26 pm.

Public Hearing: There were no comments either for or against the legislation.

ACTION:	Bob Orsini moved to approve Resolution 2024-41 as written, Tiffany Hollis seconded and the vote was as follows:
AYES:	Bob Orsini, Dave Selan, Ryan Green, Tiffany Hollis, Mayor Barnard, Wesley Kobel,

	Jeff Barr
NOES:	None
ABSTAIN:	None

Passed 7 - 0

ACTION: Council elected to move "Other Business" ahead of the other Executive Sessions. Mr. Orsini moved to amend the agenda, moving Item 17 between 13 and 14; Mr. Selan seconded and all were in favor. Motion passed 7-0.

13. Introduction of Legislation - None

14. Other Business

1. Tiffany Hollis said that their "water delegation" met with Southwest Licking and JAG to discuss a collaborative effort. They decided to have the water operators of each entity, Jack from the city, CJ from SW Licking and Matt from Granville, get together to meet for a brainstorm session. She referenced an email sent out today, Sean Staneart said yes, he was looking for some direction, that there were two schools of thought on the plant operators' meeting. One, to have them meet for introductions and brainstorming on general topics, or two, and what was discussed at the meeting, was to have a bit more structure; that if they were to meet, they would have specific questions from the group to answer and report back. He said he has gotten feedback from Herb who wanted to do the questions from Granville, as well as Alexandria. Ms. Hollis said her takeaway from the initial meeting was that this was an effort to build the relationship between Johnstown, Alexandria, Granville and Southwest Licking, to have the operators who do the job sit down and meet, and to her, that should be without constraints of control or a narrative. She said she thinks they are three very qualified professionals in their field, that are administrators of their division, and said she doesn't believe they need direction from any of us who don't hold any certifications in that field. Obviously there won't be any decisions made, she said she thinks that some of the best ideas are birthed in brainstorming sessions where free conversation is allowed to flow. Mayor Barnard said he has no problem with them meeting and getting to know each other, but he does want, if there is a second meeting, some structure to it, this is a much bigger area they are looking into. He thinks for water operations, they know it like the back of their hand, but there are more facets of this, how does it all go together. Mr. Selan said, the interconnectivity of the grand project versus the individualized plants. Ms. Hollis asked for Jack Liggett's input on the conversation; Jack said if they are talking about a collaboration, or co-servicing an area, then he thinks it is good they are talking to each other and they get to understand why type of treatment each plant has and how that would affect what they could cover. Ms. Hollis said she thinks the intent of letting them talk first was to save money on engineering costs initially and letting them come up with a more streamlined thing for them to present to us and the engineers instead of going straight to the engineers starting from scratch. Ryan Green said the spirit of the conversation in the room that day started out with the engineers and the joke was made quickly of that gets expensive, what they wanted to see was if they could get the guys who do this every day, in a room to brainstorm high level topics, to see what they think is possible first, without any of the political bias that engineers would bring. Jack Liggett said he believes that can happen, but he guarantees that none of them are going to engineer a project and bring it in and set it in front of them. Ms. Hollis said she thinks the decision that needs to be made, is that Sean has a list of questions and a facilitator for the meeting, but she would like to see the operators meet without those constraints. Mr. Selan asked if the list of questions was discussed in that meeting; Mr. Green and Ms. Hollis said no. After further discussion, Mr. Selan said there appeared to be a difference of opinion on what was discussed at the meeting that set up this email chain. Mr. Staneart said the questions were discussed in the meeting, Herb from Granville was there, that is also in the email and he also recollects the questions. Mr. Staneart said if this is simply an introductory meeting so they all get to meet each

other, he has no opposition to that, but where they left of at the meeting, and his action item was that they were going to put together a list of questions, possibly five, and circulate those to the group to see if they were agreeable to everyone, then have the operators meet to answer those specific questions. He said that the reason for the meeting was because we gave them a proposal, two items in the proposal were question marked, the operators meeting came out of questions from that proposal… could this be done/could that be done. He said he had no opposition to the operators meeting as long as there was structure associated with the proposal at hand; there is a timeline on the proposal. Having the operators sit down and "brainstorm" is not consistent with what they heard at the meeting, and it is not consistent with what Granville and Alexandria also perceived to be the conclusion at the end of the meeting. Mr. Staneart added that Jack does run a plant every single day, and he does a fantastic job at it, and he has done it for forty some years, but Jack does not do land use planning, he does not do growth models associated with the demand levels that are going to be needed to make the assessments on the proposal, because the big piece of the proposal was can we service portions of Jersey Township to help Southwest Licking not go into a tremendous amount of debt, allowing them to achieve their objectives and allowing us to help in the process, if we have the capacity. One of the bigger questions is how fast will they need that capacity, and those are answers that he thinks CJ may be able to help with, but past that, they will need to know what other expected growth demands are for the area and this will be for planners and engineers. He said he doesn't know that Jack wants to dive into what line size is needed for the next twenty years for a development that may be happening out in Jersey Township, there is a lot of speculation there and would need to lean on information from MORPC. He added that another piece of this is financial, when it comes to financing the plant, that is for finance staff and financial consultants. Another piece is understanding the natural resources of the area, how much water is available locally, where is the best spot to discharge that, again engineering questions. He said he is not trying to remove Jack from the conversation, he is trying to give him guidance, to ask them pieces that they do know, and they can be helpful so they can move this forward but at some point they are going to have to bring in the engineers, financiers and planners to fill in blanks with what Jack, CJ and Matt just simply don't have in their wheelhouse. After some further discussion, Jack Liggett asked for direction on the scheduled meeting; council was in favor of the introductory "meet and greet" meeting. Jack said what he was going to do at the conclusion of that meeting, is say until they hear further from their respective groups on direction, they will not schedule another meeting. Some further back and forth discussion between council members resulted in council calling for a five minute recess.

ACTION:	Bob Orsini moved to amend the agenda to eliminate the executive session to discuss imminent court action; Jeff Barr seconded and all were in favor.
AYES:	Jeff Barr, Ryan Green, Tiffany Hollis, Donald Barnard, Wesley Kobel, Dave Selan, Bob Orsini
NOES:	None
ABSTAIN:	None

Passed 7 - 0

15. Executive Session to consider the purchase or sale of property

ACTION:	Bob Orsini moved to enter Executive Session to consider the purchase or sale of property, to include all of council, the City Manager, all of Johnstown Monroe School Board and the Treasurer, with no business to follow; Jeff Barr seconded and the vote was as follows:
AYES:	Bob Orsini, Dave Selan, Ryan Green, Tiffany Hollis, Mayor Barnard, Wesley Kobel, Jeff Barr
NOES:	None
ABSTAIN:	None

Passed 7 - 0

Council entered Executive Session at 8:15 pm and returned to Regular Session at 9:02 pm.

16. Adjourn

With no further business, a motion to adjourn passed 7-0 and the meeting ended at 9:02 pm.

Next Council Meeting Wednesday, November 6, 2024