



# COUNCIL MEETING

## VILLAGE OF JACKSON CENTER

### REGULAR SESSION

Held: March 26, 2018

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that always comes up is residential. In our residential planning, one thing that we don't have a lot of is multi-family rentals or even duplex rentals. Maxwell went on to show Council members the current zoning map and stated that we have plenty of R-1 (Single-Family Residential District) zoned districts, but not a lot of R-2 (Two-Family Residential District) or R-3 (Multi-Family Residential District) zoning districts. Maxwell explained that there is a large part of the R-2 zoning district that is taken up by the school and that the majority of the duplexes in town are on Robb Street. The R-3 zoning districts that we have are Redbud, Blossom Village and the Trailer Park. In looking at our zoning code, the only way to get more R-2 or R-3 zoning districts is to re-zone some of our existing R-1 zoning districts. However, our zoning code states that no zoning district shall be changed or a new district established unless the districts are, for residential, at least five acres at a minimum. Maxwell stated that this is not an unreasonable size for R-1 and R-1A, but may be unreasonable for R-2 and R-3. Maxwell went on to say that the Planning Commission looked at this issue tonight, and are recommending that this minimum size be reduced to three acres for R-2 and R-3 acres. Maxwell went on to say that we have had some interest in building multi-family units in the Village which is why this issue has become a topic of discussion. After much discussion, Council members decided that three acres may still be too large for R-2 and R-3 and made a recommendation that it be changed to two acres for R-2 and R-3. The next step is making this change, would be to hold a public hearing and then present legislation that will amend the zoning code for this purpose.

**NEW BUSINESS:**

- a. **ORDINANCE 2018-013** – An Ordinance Establishing Job Classifications And Rates For All Employees Of The Village Of Jackson Center, Shelby County, State Of Ohio And Declaring An Emergency.

Village Administrator Metz stated that the Wage and Benefits Committee met on Monday, March 12<sup>th</sup> and is recommending the following revisions to the payroll ordinance. In pay table III for seasonal hourly rated personnel regarding the position of Lifeguard, that each step be increased by \$0.10. This adjustment will keep step A in compliance with the Ohio Minimum Wage rate of \$8.30 per hour. The Wage and Benefits Committee is also recommending to add Section 8 regarding Mutual Aid Compensation to the ordinance. This section pertains to employees who participate in mutual aid to other requesting jurisdictions shall be paid double time if the Village is reimbursed in full for the employees pay and double time is authorized by the contract, agreement or regulations. Otherwise, employees will be paid at the Village overtime rate. This mutual aid pay will begin when the employee leaves to respond to the requesting jurisdiction.

<b><i>Motion To Suspend The Three Reading Rule:</i></b>				<b>Fark</b>
<b><i>Second By:</i></b>				<b>DeVine</b>
<b><i>Votes were:</i></b>	<b>Wahrer</b>	<b>Aye</b>	<b>Woodruff</b>	<b>Aye</b>
	<b>Elchert</b>	<b>Aye</b>	<b>Fark</b>	<b>Aye</b>
	<b>DeVine</b>	<b>Aye</b>	<b>Gloyeske</b>	<b>Aye</b>

<b><i>Motion To Adopt Ordinance 2018-013:</i></b>				<b>Gloyeske</b>
<b><i>Second By:</i></b>				<b>Woodruff</b>
<b><i>Votes were:</i></b>	<b>Woodruff</b>	<b>Aye</b>	<b>Elchert</b>	<b>Aye</b>
	<b>Fark</b>	<b>Aye</b>	<b>DeVine</b>	<b>Aye</b>
	<b>Gloyeske</b>	<b>Aye</b>	<b>Wahrer</b>	<b>Aye</b>

- b. **ORDINANCE 2018-014** – An Ordinance Authorizing The Annexation Of Approximately 50 Acres Of Real Estate Located In Jackson Township, Shelby County, Ohio To The Village Of Jackson Center, Ohio, And Declaring An Emergency.

This ordinance authorizes the Village Administrator and the Village's appointed agent to petition the Shelby County Commissioners to annex approximately 50 acres of real estate to the Village of Jackson Center. The legal description, plat map and annexation petition of the property are attached to the ordinance as exhibits.

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***Motion To Suspend The Three Reading Rule:*** **Elchert**

***Second By:*** **Gloyeske**

<b><i>Votes were:</i></b>	<b>Elchert</b>	<b>Aye</b>	<b>Fark</b>	<b>Aye</b>
	<b>DeVine</b>	<b>Aye</b>	<b>Gloyeske</b>	<b>Aye</b>
	<b>Wahrer</b>	<b>Aye</b>	<b>Woodruff</b>	<b>Aye</b>

***Motion To Adopt Ordinance 2018-014:*** **Woodruff**

***Second By:*** **Fark**

<b><i>Votes were:</i></b>	<b>Fark</b>	<b>Aye</b>	<b>DeVine</b>	<b>Aye</b>
	<b>Gloyeske</b>	<b>Aye</b>	<b>Wahrer</b>	<b>Aye</b>
	<b>Woodruff</b>	<b>Aye</b>	<b>Elchert</b>	<b>Aye</b>

- a. **ORDINANCE 2018-015** – An Ordinance Authorizing The Village Administrator To Enter Into A Real Estate Purchase Agreement With Airstream, Inc. And Agreement With The Jackson Center Community Improvement Corporation Concerning Said Real Estate Purchase Agreement And Declaring An Emergency.

This ordinance authorizes the Village Administrator to enter into a real estate purchase agreement with Airstream, Inc. and an agreement with the Jackson Center Community Improvement Corporation regarding the sale of 50.544 acres of real estate. The ordinance further states that the Village will assign its interest in the real estate purchase agreement to the Jackson Center Community Improvement Corporation. The Village Administrator is authorized to execute an Assignment and Assumption of real estate purchase agreement to assign its interest in the real estate to the community improvement corporation. The real estate will be transferred to the CIC with a subsequent purchase of the real estate by Airstream, Inc. Payment of the sale proceeds will go to the CIC who shall remit the proceeds to the Village. The proceeds of the sale will be \$808,704 for the property.

***Motion To Suspend The Three Reading Rule:*** **Gloyeske**

***Second By:*** **Wahrer**

<b><i>Votes were:</i></b>	<b>DeVine</b>	<b>Aye</b>	<b>Gloyeske</b>	<b>Aye</b>
	<b>Wahrer</b>	<b>Aye</b>	<b>Woodruff</b>	<b>Aye</b>
	<b>Elchert</b>	<b>Aye</b>	<b>Fark</b>	<b>Aye</b>

***Motion To Adopt Ordinance 2018-015:*** **Wahrer**

***Second By:*** **Fark**

<b><i>Votes were:</i></b>	<b>Gloyeske</b>	<b>Aye</b>	<b>Wahrer</b>	<b>Aye</b>
	<b>Woodruff</b>	<b>Aye</b>	<b>Elchert</b>	<b>Aye</b>
	<b>Fark</b>	<b>Aye</b>	<b>DeVine</b>	<b>Aye</b>

- c. **RESOLUTION 2018-011** – A Resolution Authorizing The Village Administrator To Enter Into A Contract With Baughman Inc. DBA Kah Nursery Of Botkins, Ohio For The Tee Ball Project And Declaring An Emergency.

This resolution will authorize the Village Administrator to enter into a contract with Baughman, Inc. dba Kah Nursery to construct two tee ball fields on the north side of Wally Byam Memorial Park. With the construction of the new school, the tee ball field that was used is no longer there. Also, with the construction of the new park, all soccer fields for all ages are now located at the new park. This frees up the north end of Wally Byam Memorial Park that was being used for soccer fields to now be used for tee ball fields. The Village solicited quotes for the project and received three. The total contract amount to construct the tee ball fields is \$49,982.93.

***Motion To Suspend The Three Reading Rule:*** **DeVine**

***Second By:*** **Elchert**

<b><i>Votes were:</i></b>	<b>Wahrer</b>	<b>Aye</b>	<b>Woodruff</b>	<b>Aye</b>
	<b>Elchert</b>	<b>Aye</b>	<b>Fark</b>	<b>Aye</b>
	<b>DeVine</b>	<b>Aye</b>	<b>Gloyeske</b>	<b>Aye</b>

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***Motion To Adopt Resolution 2018-011:***

***Second By:***

***Votes were:***

<b>Woodruff</b>	<b>Aye</b>	<b>Elchert</b>
<b>Fark</b>	<b>Aye</b>	<b>DeVine</b>
<b>Gloyeske</b>	<b>Aye</b>	<b>Wahrer</b>

<b>Fark</b>
<b>Woodruff</b>

<b>Aye</b>
<b>Aye</b>
<b>Aye</b>

d. **DISCUSSION** – EcoSmart Choice Sustainability Grant.

Metz explained that Council has a handout with their packets. The EcoSmart Choice Grant was the same grant in which we were able to purchase trees for the new park. Metz stated that we are eligible for up to \$22,843 in grant funds. The \$22,843 represents the proportional share of the remaining program funds available from the 2017 EcoSmart Choice program year. Metz stated that he would like to apply for the remaining grant funds and use them as follows: 1) Shrubs by the basketball courts in the Wally Byam Memorial Park on the east side of the courts to act as a buffer between the basketball courts and the residential homes to the east. The cost of this project would use \$7,445.95 of the grant monies. 2) A solar light for the new park entrance sign. The cost of this project would use \$2,548.53 of the grant monies. 3) Solar bollards for the sidewalk that runs between Robb Street and Hamer Street to the west of the school grounds. The cost of this project would use \$10,318.31 of the grant monies. 4) Metz stated that he would like to use \$2,530.21 of the remaining grant monies to promote energy efficiency education at Jackson Center Schools.

***EcoSmart Choice Sustainability Grant:***

***Motion To Proceed With The Grant Application As Stated For The EcoSmart Choice Sustainability Grant:***

**Gloyeske**

***Seconded By:***

**Elchert**

<b><i>Aye:</i></b>	<b>6</b>	<b><i>Nay:</i></b>	<b>0</b>	<b><i>Motion Carried</i></b>
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**COMMITTEE REPORTS:**

- Finance Committee:* No Report
- Utility Committee:* No Report
- Wage & Benefits Committee:* No Report
- Safety Committee:* No Report
- Public Property Committee:* No Report

**ADMINISTRATOR'S REPORT: March 26, 2018**

**Electric Department**

- Working on the stock room converting it to an office for the Economic Development Director / Zoning Enforcement Officer
- David met with Airstream on electric rates with Ed Maxwell and Bruce Metz
- Ran the electric for the retention pond pump / set pump

**Street Department**

- Truck and equipment maintenance
- Finished the storm tile work by the movie theater
- Starting the Storm tile work at Church Street
- Move to the new park to install utilities for the new park

**Water/Wastewater Departments**



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- Normal operations

#### Parks Department

- Working with other departments
- Preparing the mowers for the spring season

#### Administrator

- ☺ Advertise the Jerry Drive substation project, bid opening will be April 12<sup>th</sup> at 11:00 a.m. at the Village Office
- ☺ Bruce met with Airstream on the electric rates with Ed Maxwell and David Overman
- ☺ Met with Choice One on the Washington Street extension
- ☺ Attended the Area Growth Association meeting
- ☺ Attended a webinar on succession planning
- ☺ Attended the Health Board Advisory meeting
- ☺ Attended the Post Audit Conference meeting with Scott, Larry, Karen and Bev
- ☺ Work associated with acquiring the 50 acres

### DEPARTMENTAL REPORTS:

*Police Chief:* No Report, Klopfenstein stated that Chief Wirick is doing active shooter training at Plastipak this evening.

*Fire Chief:* No Report

*ZEO/EDD:* No Report

### CITIZEN COMMENT:

None

### OTHER BUSINESS:

None

### EXECUTIVE SESSION:

<b><i>Motion To Enter Into Executive Session for the Purpose Of Discussing The Purchase Or Sale Of Real Estate.</i></b>	<b>Gloyeske</b>
<b><i>Second By:</i></b>	<b>Wahrer</b>
<b><i>Votes were:</i></b>	
Elchert	Aye
DeVine	Aye
Wahrer	Aye
Fark	Aye
Gloyeske	Aye
Woodruff	Aye
<b><i>Time Executive Session Entered:</i></b>	<b>7:40 p.m.</b>
<b><i>Mayor Klopfenstein Declared Executive Session Concluded at:</i></b>	<b>7:52 p.m.</b>

### UNSCHEDULED BUSINESS:

None

### ADJOURNMENT:

***There being no other business to come before Council.***

<b><i>Motion To Adjourn:</i></b>	<b>Gloyeske</b>
<b><i>Secoded By:</i></b>	<b>DeVine</b>
<b><i>Aye:</i></b> 6 <b><i>Nay:</i></b> 0	<b><i>Motion Carried</i></b>

The meeting adjourned until April 9, 2018 at 7:00 p.m. at the Council Chambers.

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Beverly A. Wren, Fiscal Officer



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Scott Klopfenstein, Mayor

*All formal actions of the Council of Village of Jackson Center concerning and relating to the adoption of resolutions and/or motions passed at this meeting were adopted in a meeting open to the public, in compliance with the law, including Section 121.22 of the Ohio Revised Code.*