

The Regular, Scheduled Meeting of the Council of The Village of Marble Cliff

At 1600 Fernwood Ave.

September 18, 2017

The regular, scheduled meeting of the Council of the Village of Marble Cliff was held Monday, September 18, 2017 in the Village Hall at 1600 Fernwood Ave. at 7:00 pm. Those in attendance were: Council Members: Matthew P. Cincione, Linda J. Siefkas, Joanne C. Taylor, Kendy A. Troiano, and Dow T. Voelker; Mayor, Kent E. Studebaker; Village Solicitor, Yazan S. Ashrawi; Village Engineer, Joshua Ford; and Fiscal Officer, Cynthia A. McKay. Visitors were present. No representatives of the press were present.

Administrative Assistant, William C. Johannes was excused.

Mr. Voelker moved Mr. Kukura be excused. Ms. Siefkas seconded. The motion passed unanimously.

VISITORS

Eagle Scout candidate Kenny Reese presented his proposal for installation of 3 benches to be located in various places in the Village. He also asked Council to determine the type of concrete pads they would prefer – two small pads, one at each end of the bench or one long pad under the entire bench. Council determined they would prefer one long pad under each bench. Council determined one of benches will be placed on the southeast portion of the Arlington Ave. Island with its back to the electrical boxes, the second bench will be placed on the southeast corner of the Village Court Island, and the third bench will be located on the east side of Falco Park.

Mr. Cincione moved approval of funds for the cost of the necessary concrete not to exceed \$750. Ms. Taylor seconded. The motion passed unanimously.

VARIANCES

Mr. Ashrawi asked all in attendance who intended to offer testimony on the variance requests before Council to stand and be sworn in. Mr. Ashrawi asked, **“Do you swear or affirm that the testimony that you will give before the Marble Cliff Council in this variance hearing will be the truth and the whole truth and nothing but the truth?”** Those standing responded **“Yes.”**

Mayor Studebaker introduced a request from First Community Church to permit a side yard variance for the installation of six play structures in the north side yard of the church property. The structures include a play hill with platform, wooden bridge with 20” tunnel, 4X8 wire fence, cedar play table, cedar play kitchen and plastic storage sheds (2) as shown in the Application for Variance.

Pamela Jameson, representing First Community Church, reviewed the proposal and asked Council for questions. She commented that the church has agreed to keep the bushes around the play area shorter to address security concerns and stated that the inspection process required for their certification as a preschool addresses other safety issues.

Ms. McKay reported two comments have been received at Village Hall. One from a neighboring resident in support of the plan and one from the next door neighbor supporting the plan, but requesting that the volunteer pumpkin vine not be damaged or removed. Ms. Jameson stated they are protecting the pumpkin vine and will be using it for educational purposes and sharing the produce with the neighbor.

Mr. Voelker moved approval of the request submitted by First Community Church for a side yard variance to allow installation of six play structures in the north side yard of the church property as described above and shown in the Application for Variance. Mr. Cincione seconded. The motion passed unanimously.

Mayor Studebaker introduced a request from Ryan Crossley, owner of 1260 Cambridge Blvd., to permit a fence variance for the installation of a 5-foot-high, wooden fence in the west side yard of 1260 Cambridge Blvd. The proposed fence would replace an existing 4-foot chain link fence and extend from the rear yard into the side yard on the western boundary of the property. The proposed fence is shown in the Application for Variance.

Ms. McKay reported the Mr. Crossley plans to replace an existing 5 foot wooden fence which has been approved by staff. The variance is to replace a chain link fence which is not permitted. Mr. Crossley stated he has spoken with neighbors and they support the variance. Ms. McKay reported there have been no comments received at the Village Office in favor of or opposition to the variance request.

Ms. Troiano moved approval of the request submitted Ryan Crossley for the installation of a 5-foot-high, wooden fence located in the rear yard on the western boundary of the property at 1260 Cambridge Blvd. and extending into the side yard as shown in the Application for Variance. Ms. Siefkas seconded. The motion passed unanimously.

Mayor Studebaker introduced a use variance request from 1400 Food Lab to allow catered events. No one was present from 1400 Food Lab to address the request.

Council agreed that the request is different from what was anticipated and stated that too many questions remain for Council to take action.

Ms. Siefkas asked if the request could be approved and modified in the future if there are complaints. Mr. Ashrawi recommended Council get questions answered before taking any action to ensure the use permit complies with conditions of the PUD and any restrictions required by Council.

Mayor Studebaker attended an open house at 1400 Food Lab. He explained that when an event is held, the space designated for the food trucks is opened up for use.

Mr. Voelker moved the request for a variance from 1400 Food Lab be tabled until the October 16, 2017 regular Council meeting. Ms. Troiano seconded. The motion passed unanimously.

Council asked staff to contact 1400 Food Lab and request a representative attend the October 16, 2017 meeting to answer questions.

CONSENT AGENDA

- 1) Receive - Mayor's Court Report, August, 2017
- 2) Receive – Police Report, August 2017
- 3) Receive – Fire Report, August 2017
- 4) Receive – Building permits issued in August, 2017
- 5) Approval - Minutes of the regular, scheduled meeting of August 21, 2017
- 6) Approval - Financial Statements for August, 2017
- 7) Receive - Village Income Tax Report – \$94,745.10

Mr. Voelker moved approval of the Consent Agenda. Ms. Taylor seconded. The Consent Agenda was approved unanimously.

MAYOR'S REPORT

Mayor Studebaker reported he attended the open house at 1400 Food Lab. He stated he received positive information from the owners. There are 30 clients currently using the facility and the owners anticipate that the business will become profitable.

Mayor Studebaker reported he was a presenter at the quarterly Tri-Village Economic Forum.

Mayor Studebaker reported there has been additional discussions with the owner of 2300 W. Fifth Ave. regarding the possibility of the Village providing a “forgivable loan” to help defray the cost of making the second floor of the building handicapped accessible. Staff will continue to work with the owner and bring any proposals back to Council for consideration.

Mayor Studebaker reported the Village has been notified of a potential purchase contract for 2015 W. Fifth Ave. A preliminary development proposal may be coming to a future Council meeting.

Mayor Studebaker stated the Chamber of Commerce will hold a “Candidates Night” on October 19, 2017.

ENGINEER'S REPORT

Mr. Ford reported Legg & Davis will be completing additional sidewalk and curb work in late October / early November.

Mr. Ford and Ms. McKay presented the five-year capital projects plan. Mr. Ford noted that several of the items included are projects which had been proposed for an OPWC project for which the Village did not receive funding. Mr. Ford reviewed the proposed projects by fund and year.

Ms. McKay identified additional decorative street lights between the railroad tracks and Dublin Rd., the moving electrical services underground and the traffic circle at West Third and Cambridge Blvd. as “dream” projects that have been suggested over the years.

Council briefly discussed the traffic circle. Ms. Siefkas asked whether developing a Fifth Ave. gateway could be added to the five-year capital project. Ms. Siefkas recommended that the underground electrical service project be expanded to identify additional phases that would ultimately address the entire Village. Ms. McKay suggested that the Village add funding for a study of an underground electrical project for the entire Village. Mayor Studebaker asked Council to provide feedback to staff before the next meeting.

Ms. McKay stated she will be bringing a five-year financial project to the October meeting as part of the annual appropriation process.

Ms. Troiano reported she has been told that the work at #10 Arlington is damaging Village streets. Mr. Voelker confirmed that there is gravel in the street and rutting along the street. Council asked Mr. Ford to investigate the conditions and, if necessary, put the contractor on notice that they may be responsible for some restoration and repair.

Mr. Ford left the meeting at this point.

SOLICITOR'S REPORT

Mr. Ashrawi had no report for Council.

ADMINISTRATIVE ASSISTANT'S REPORT

There was no report from the Administrative Assistant.

APPROVAL OF BILLS

Ms. Troiano moved approval of the September 2017 bills totaling \$114,517.13.

Mr. Voelker seconded. The motion passed unanimously.

Ms. Troiano moved approval of the amended August 2017 bills totaling \$87,009.56.

Mr. Voelker seconded. The motion passed unanimously.

FISCAL OFFICER'S REPORT

Mayor Studebaker introduced the first reading of R-2544-17, 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.

Ms. Troiano moved the rules be suspended. Mr. Voelker seconded. The motion passed unanimously. Ms. Troiano moved the adoption of R-2544-17. Ms. Taylor seconded. The motion passed unanimously. Roll call: Mr. Cincione, yes; Ms. Siefkas, yes; Ms. Taylor, yes; Ms. Troiano, yes; Mr. Voelker, yes. The motion passed unanimously.

Ms. McKay presented a proposed schedule for 2018 Council dates. All proposed dates conform to the standard 3rd Monday of each month with the exception of the January 2018 date which would be moved to January 29th to accommodate travel schedules and year-end processing requirements. Mayor Studebaker asked Council Members to review the dates for approval at a future meeting.

Ms. McKay reported all the basement repairs made necessary by the sump pump failure in March 2017 have been completed. With the addition of shelves elevated by concrete blocks all materials are off the floor and well organized. Ms. McKay thanked Mayor Studebaker and Ken Frick for their assistance in finishing the basement work.

Ms. McKay reported the Village Office will be closed on Friday, September 22, 2017. Mayor Stuebaker, Mr. Johannes and Ms. McKay will all be traveling on that date. A blast email noticing the closure has been sent.

COUNCIL MEMBER REPORTS

Ms. Troiano had reported Mike Patterson is the new director of Grandview Heights Parks and Recreation. She had no other report for Council.

Mr. Voelker reported the Superintendent of Grandview Schools will bring the School Facilities Committee recommendation for renovation and replacement of various school buildings to the School Board meeting scheduled for September 22, 2017. A new committee will be formed to address funding options.

Mayor Stuebaker reported he has spoken with the School Treasurer regarding an analysis of Marble Cliff's contribution to the school district through property taxes. Mayor Stuebaker and the treasurer are planning to develop a "Know Your Taxes 101" for education of the public.

Mayor Stuebaker reported a new chair of the Falco Scholarship Chair will need to be appointed because Mr. Kukura is not running for re-election. Mayor Stuebaker also reported he plans to meet with a representative of the Columbus Foundation to discuss possible new administrative and funding options for the Falco Scholarship Fund.

OLD BUSINESS

Mayor Stuebaker introduced the second reading of R-2541-17, A Resolution to adopt the Solid Waste Management Plan for the Solid Waste Authority of Central Ohio.

Ms. Troiano moved the rules be suspended. Mr. Cincione seconded. The motion passed unanimously. Ms. Troiano moved the adoption of R-2541-17. Ms. Taylor seconded. The motion passed unanimously

NEW BUSINESS

Mayor Stuebaker introduced the first reading of O-2545-17, An Ordinance authorizing the expenditure of \$3,500 for the 2016 Village Holiday Party and \$4,000 for holiday decoration of the Village green spaces.

Council discussed the proposed increase cost of having the green spaces decorated professionally and agreed they were comfortable with the plan developed by staff.

No action was taken

Council determined that the annual Holiday Party would be held on Monday, December 4, 2017.

Mayor Stuebaker announced that Mr. Johannes has scheduled his retirement for December 31, 2017. Mayor Stuebaker reported he and Ms. McKay are working with Ms. Troiano to develop an updated job description and advertising for the position. Mayor Stuebaker reported the position will be trained to do more back-up of the Fiscal Officer with the plan that the individual who fills the position could, at some point, move into the Fiscal Officer position.

ADJOURN

Ms. Troiano moved the meeting be adjourned. Mr. Voelker seconded. The motion passed unanimously. Mayor Stuebaker adjourned the meeting at 8:40 PM.

Approved by:

Submitted by:

Matthew P. Cincione
Council President Pro Tem

Cynthia A. McKay
Fiscal Officer