

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

1600 Fernwood Ave.

February 21, 2023

The Council of the Village of Marble Cliff held its regular, scheduled meeting on Tuesday, February 21, 2023 at 7:00 pm. in Village Hall, 1600 Fernwood Ave., in the Village of Marble Cliff. Those in attendance were Mayor, Matthew Cincione; Council President, Dow T. Voelker; Council Members: Charlotte B. Hickcox, Matthew R. Jolson, Bridget B. Sarna, Kendy A. Troiano, and Joanne C. Taylor; MacKenzie Newberry on behalf of Yaz Ashrawi, Village Solicitor; Joshua Ford, Village Engineer; Stephanie Evans, Fiscal Officer; and Peggy Shanahan, Assistant Fiscal Officer. No representatives of the press were present. Visitors were present.

Mayor Cincione called the meeting to order at 7:00 pm.

VARIANCES, PERMITS AND VISITORS

Mr. Ted Foster presented an updated plan for The Packard development at 2015 W. 5th Ave. Mr. Foster and his team shared that they are no longer planning to build the large multi-family building and parking deck to the rear of the Manor house, but instead would like to build multiple 2-unit townhomes, for a total of 17 units instead of the previously planned 30 units. Mr. Jolson asked about exterior finishes and Mr. Foster responded that they will be the same as previously planned, but can be modified if necessary. Each townhome will have 1-2 bedrooms, a private balcony, and some common space to share. Every home has its own garage, with surface parking for guests. No elevators are currently planned but all homes must meet ADA requirements. There will be a fully enclosed trash receptacle. The Mayor stated that the previous development plan had been approved with conditions, but these major changes will require an amendment to the plan. It will also need to go through the building department and engineering reviews. Ms. Newberry confirmed that an amendment to the Final Development Plan will be necessary. Mr. Voelker asked Mr. Foster to come back to Council with an updated plan and amended application. Mr. Foster agreed and said he will follow up with the Village Solicitor regarding the process.

CONSENT AGENDA

- 1) Approval – Minutes of the regular, scheduled meeting, January 17, 2023
- 2) Received – Fire Report, January 2023
- 3) Received -- Police Report, January 2023
- 4) Received – Permit Report, January 2023

Mayor Cincione introduced the Consent Agenda and asked if any items need to be pulled out for discussion. No items were pulled out for discussion.

Ms. Troiano moved to approve the Consent Agenda; Mr. Jolson seconded. Motion passed unanimously.

MAYOR'S REPORT

Mayor Cincione reported the great news that Our Lady of Victory will now remain an active parish after having been slated for changes by the diocese.

The Mayor also shared that his attempts to recover the lost income tax revenue due to the AEP's substation project have come up empty so far. AEP declined to compensate the Village for the loss, and the Grandview Heights School Board did not take action following their discussion over potentially sharing their expected gain in tax revenue. Council members raised a few questions and offered a couple of suggestions, some indicating that they may reach out directly to school board members.

Mayor Cincione also stated that he'd like to meet with each Council member individually, and that Ms. Shanahan will be reaching out to set up a meeting at Village Hall.

The Mayor shared that he and Village staff met with the WSA Studio team to discuss the community survey that will include the Village housing stock, community and park space, signage, and other relevant items. The next meeting will include members of the community to seek their input.

ENGINEER'S REPORT

Mr. Ford reported that he met with AEP representatives regarding the sewer rehab around the substation; the process had been delayed but they are ready to restart the process. He is also working with the City of Columbus to install some signage at Fifth Ave. and Dublin Rd. to increase the safety for pedestrians and cyclists.

Mr. Ford also reported that he is working on the preliminary information needed for the OPWC funding for Cambridge Blvd. Other street materials have held up pretty well, so no slurry fills are currently scheduled for this year.

Mr. Jolson asked about any increase in costs as a result of the demand for materials from Intel; Mr. Ford stated that so far, there have not been any unexpected increases with regard to our projects.

Mr. Ford left the meeting at this time.

SOLICITOR'S REPORT

None.

STAFF REPORT: FISCAL OFFICER'S REPORT

Ms. Evans shared the financial reports for January 2023, including the monthly bank reconciliation, fund summary, and tax receipt report.

Mr. Voelker moved to approve the January finance reports; Ms. Taylor seconded. Motion passed unanimously.

Ms. Evans also reported that fiscal year 2022 is closed, and all documentation has been sent to the Franklin County Auditor's office and a public notice has been placed in the newspaper.

Ms. Evans shared that she met with representatives from SOPEC to learn more about the electric aggregation process moving forward. She asked for direction from Council regarding next steps; Council suggested a half-hour presentation from SOPEC, which could be part of a public Open House. Ms. Evans will follow up with SOPEC.

Ms. Evans also shared updates on the AEP substation as provided by Ms. Renee Shumate. Current timeline has the station built and partially in service by December 5, 2023, and fully in service by April 12, 2024. Construction is expected to start in mid to late March following delays in securing supplies. AEP continues to have an email address specifically for Marble Cliff residents to use should they have any questions about the project. Additionally, Ms. Shumate will provide and updated graphic for the Village website.

Ms. Evans summarized the necessity for a commercial dehumidifier for use the basement of Village Hall and referred to the quote provided in the Council packet. Mr. Jolson asked about the possibility of digitizing the Village records; Ms. Evans stated that some records are already digitized but there are a lot more to go as part of our large organization project.

Mr. Voelker moved approval of the purchase of a commercial dehumidifier as outlined in the quote from Basement Authority. Ms. Troiano seconded. Motion passed unanimously.

Ms. Evans finished her report by sharing that there will be a couple of housekeeping ordinances on the March agenda: one relating to the supplemental publishing of Village code, and the other regarding ROW annual fees.

STAFF REPORT: ASSISTANT FISCAL OFFICER'S REPORT

Ms. Shanahan reported that she has sent landlord letters to property owners and is creating a master list of tenants in the Village.

COUNCIL MEMBER REPORTS

Ms. Troiano reported that she will serve on the Falco Scholarship committee again this year.

Ms. Taylor reported that she attended a Parks and Recreation meeting where plans for the new Parks and Recreation building were reviewed, as well as the landscaping plan surrounding the new administration building.

OLD BUSINESS

None.

NEW BUSINESS

The Mayor brought forward a discussion about short-term rentals because a resident recently asked about the possibility of renting out a portion of her duplex as a short-term rental. There was discussion about the current climate for short term rentals in Marble Cliff, and whether or not it is something to try to regulate. Mr. Voelker mentioned zoning as a potential issue, and how single family and multi-family zoning might apply to short-term rentals. Taxes were also part of the discussion, noting that income tax should be reported, with some questions about bed taxes and how they might apply. Some questioned what other communities have done about eliminating or regulating short-term rentals; Ms. Hickcox said she would not be in favor of eliminating them but is in favor of regulating them. The Mayor suggested researching ordinances in other communities to review their approaches, and keeping this item on the Agenda for continued discussion.

ADJOURN

Ms. Hickcox moved to adjourn the meeting; Ms. Troiano seconded. Motion passed unanimously. Mayor Cincione adjourned the meeting at 8:40 pm.

Approved by:



Dow T. Voelker
Council President

Submitted by:



Stephanie A. Evans
Fiscal Officer