



City of Green

Central Administration
Building
1755 Town Park Blvd.
PO Box 278
Green, OH 44232

Regular Meeting Agenda City Council

Barbara Babbitt - Ward 1
Bob Young - Ward 2 - Vice President
Rocco Yeargin - Ward 3
Matt Shaughnessy - Ward 4
Stephen Dyer - At-Large
Chris Humphrey - At-Large - President
Justin Speight - At-Large
Molly Kapeluck, MMC Clerk of Council
Nichole Baldinger, Clerk of Council, Interim

Tuesday, September 11, 2018

7:00 PM

Council Chambers

I. Call to Order

II. Pledge of Allegiance

III. Roll Call of Council Members

IV. Council Study Session

[TMP-2235](#) APPROVAL OF THE AUGUST 28, 2018 REGULAR MEETING MINUTES

Attachments: [8-28-18 Council Minutes](#)

V. Public Report

PLEASE STEP TO THE MICROPHONE WHEN ADDRESSING COUNCIL AND GIVE
NAME AND ADDRESS.

VI. Public Hearings

VII. Reading of Correspondence

[TMP-2232](#) LETTER FROM AUTUMN GROEN RE: MAINTAINING PARKS &
MINIMIZING IMPACTS DURING NEXUS CONSTRUCTION

Attachments: [Autumn Groen letter](#)

[TMP-2233](#) LETTER FROM ROBERT TALENDA RE: SERIOUS HEALTH
CONCERNS & HAZARDS AT LAKES OF GREEN

Attachments: [Robert Talenda Letter](#)

VIII. New Legislation - Items on First Reading

[2018-R67](#) A RESOLUTION AUTHORIZING THE CITY OF GREEN TO DISPOSE OF UNNEEDED EQUIPMENT/PROPERTY BY SALE TO EMPLOYEES, PUBLIC AUCTION OR ON EBAY, PURSUANT TO SECTION 721.15 OF THE REVISED CODE AND RESOLUTION 2007-R22, AND DECLARING AN EMERGENCY.-REFERRED TO THE INTERGOVERNMENTAL AND UTILITIES COMMITTEE

Sponsors: Gerard Neugebauer

Attachments: [2018-R67 re Auction of equipment.docx](#)
[2018-R67 re Exhibit A Auction item list.xlsx](#)
[Auction 2nd Request Council Memo.pdf](#)

[2018-R68](#) A RESOLUTION AUTHORIZING THE MAYOR TO ENGAGE PRIME AE GROUP, INC. FOR PROFESSIONAL ARCHITECTURAL SERVICES RELATED TO THE DESIGN OF FIRE STATION NO. 3, AND DECLARING AN EMERGENCY.- REFERRED TO THE PUBLIC SAFETY COMMITTEE

Sponsors: Gerard Neugebauer

Attachments: [2018-R68 re Fire Station No 3 PRIME AE.docx](#)
[2018-R68 re Exhibit A Prime AE AIA Form.pdf](#)

IX. Report of Council Committees

A. Finance (Humphrey *, Yeargin**, Babbitt)

THIRD READING ITEMS

[2018-R61](#) A RESOLUTION AUTHORIZING THE CITY OF GREEN TO ENTER INTO AN ASSET PURCHASE AGREEMENT WITH RAINTREE COUNTRY CLUB, INC. AND RAINTREE GOLF, LLC. FOR THE REAL PROPERTY LOCATED AT 4340 MAYFAIR ROAD, UNIONTOWN, OHIO 44685, AND ALL PERSONAL PROPERTY SITUATED THEREON AND/OR RELATED THERETO, MAKING AN APPROPRIATION, AUTHORIZING AN ADVANCE, APPROVING TERMS FOR REPAYMENT OF ADVANCE, AND DECLARING AN EMERGENCY. -INTRODUCED ON 8/14/18

Sponsors: Gerard Neugebauer

Attachments: [2018-R61 re Raintree Purchase \(003\).docx](#)
[2018-R61 re Exhibit A Agreement of Asset Sale.pdf](#)
[2018-R61 Exhibit B Advance Repay Schedule.pdf](#)

[2018-R65](#) A RESOLUTION AWARDING A CONTRACT TO LOCKHART CONCRETE CO. FOR THE 2018 MISC. CONCRETE REPAIRS PROJECT, AUTHORIZING THE MAYOR TO APPROPRIATE FUNDS FROM THE STREET CONSTRUCTION AND PIPELINE SETTLEMENT FUNDS, MAKING AN APPROPRIATION, AND DECLARING AN EMERGENCY. -INTRODUCED ON 8/14/18

Sponsors: Gerard Neugebauer

Attachments: [2018-R65 re 2018 Misc Concrete Repairs #18-H-33.docx](#)

[2018-17](#) AN ORDINANCE DECLARING A PORTION OF IMPROVEMENTS TO A CERTAIN PARCEL OF REAL PROPERTY OWNED BY ALDI INC. (OHIO) TO BE A PUBLIC PURPOSE, EXEMPTING 100% OF THE VALUE OF THE IMPROVEMENTS FROM REAL PROPERTY TAXATION FOR THIRTY YEARS, AND DECLARING AN EMERGENCY.- INTRODUCED ON 8/14/18

Sponsors: Gerard Neugebauer

Attachments: [2018-17 re Town Park Blvd TIF Aldi Inc \(Ohio\).docx](#)

[2018-17 re Exhibits A B C D Aldi Inc.pdf](#)

[2018-18](#) AN ORDINANCE DECLARING A PORTION OF IMPROVEMENTS TO A CERTAIN PARCEL OF REAL PROPERTY OWNED BY JPMORGAN CHASE BANK TO BE A PUBLIC PURPOSE, EXEMPTING 100% OF THE VALUE OF THE IMPROVEMENTS FROM REAL PROPERTY TAXATION FOR THIRTY YEARS, AND DECLARING AN EMERGENCY. -INTRODUCED ON 8/14/18

Sponsors: Gerard Neugebauer

Attachments: [2018-18 re Chase Bank Massillon Rd.docx](#)

[2018-18 re Exhibits A B C D Chase Bank.pdf](#)

[2018-19](#) AN ORDINANCE AUTHORIZING THE REFUNDING OF CERTAIN MATURITIES OF THE CITY'S VARIOUS PURPOSE GENERAL OBLIGATION BONDS ISSUED IN 2015 WITH THE PROCEEDS OF BONDS ISSUED BY THE DEVELOPMENT FINANCE AUTHORITY OF SUMMIT COUNTY, AND DECLARING AN EMERGENCY. -INTRODUCED ON 8/14/18

Sponsors: Gerard Neugebauer

Attachments: [2018-19 re Bond Defeasance Ordinance v 1 \(4828-2266-2510\).docx](#)

SECOND READING ITEMS

2018-22

AN ORDINANCE DECLARING A PORTION OF IMPROVEMENTS TO A CERTAIN PARCEL OF REAL PROPERTY OWNED BY SPRING HILL SENIOR LIVING LLC TO BE A PUBLIC PURPOSE, EXEMPTING 100% OF THE VALUE OF THE IMPROVEMENTS FROM REAL PROPERTY TAXATION FOR THIRTY YEARS, AND DECLARING AN EMERGENCY. -INTRODUCED ON 8/28/18 **SECOND READING PASSAGE REQUESTED**

Sponsors: Gerard Neugebauer

Attachments: [2018-22 re Spring Hill Villages of St. Edward.docx](#)
[2018-22 re Exhibit A.pdf](#)
[2018-22 re Exhibit B.pdf](#)
[2018-22 re Exhibit C.pdf](#)
[2018-22 re Exhibit D.pdf](#)
[New Supplemental Trust Indenture\(12906802_2\).pdf](#)
[Signed TIF Spring Hill Cooperative Agreement.pdf](#)
[2018-22 Second Reading Passage Request from Steve Schmidt.pdf](#)

B. Environment & Parks (Speight*, Babbitt**, Dyer)

No Items

C. Public Safety (Babbitt*, Shaughnessy*, Humphrey)

THIRD READING ITEMS

2018-R63 A

A RESOLUTION AUTHORIZING THE CITY OF GREEN TO AMEND THE POLICING AGREEMENT WITH THE SUMMIT COUNTY SHERIFF'S OFFICE TO INCLUDE AN ADDITIONAL EXPENSE FOR PROVIDING BODY CAMERA'S AND TO ALLOW THE MAYOR, WITH APPROVAL AND DIRECTION OF THE SUMMIT COUNTY SHERIFF, TO ASSIGN DEPUTIES TO EDUCATIONAL AND COMMUNITY FACILITIES WITHIN THE CITY OF GREEN, AND DECLARING AN EMERGENCY. -INTRODUCED ON 8/14/18 (AMENDED SEPTEMBER 11, 2018)

Sponsors: Gerard Neugebauer

Attachments: [2018-R63 re AMENDED Policing Agreement Body cameras.docx](#)
[2018-R63 re Exhibit A Amended Policing Agreement Body Camera's.pdf](#)

D. Planning, Community & Economic Development (Young*, Speight**, Yeargin)

THIRD READING ITEMS

[2018-R62](#) A RESOLUTION APPROVING THE FINAL PLAT AND PERFORMANCE BOND FOR SPRING HILL BUSINESS PARK PHASE I, AND DECLARING AN EMERGENCY. -INTRODUCED ON 8/14/18

Sponsors: Gerard Neugebauer

Attachments: [2018-R62 re Spring Hill Business Park Phase 1.doc](#)
[2018-R62 re Exhibit A Spring Hill PHase I.pdf](#)
[18-16 Spring Hill Business Park Ph I PZC Staff Report](#)
[Spring Hill Bus Park Ph I](#)

SECOND READING ITEMS

[2018-21](#) AN ORDINANCE CHANGING THE ZONING CLASSIFICATION OF PROPERTY CONTAINING APPROXIMATELY 8.65 ACRES OF LAND LOCATED ON THE SOUTHWEST CORNER OF MASSILLON AND GRAYBILL ROADS FROM B-2 (PROFESSIONAL OFFICE) TO PD (PLANNED DEVELOPMENT) AND ACCEPTING THE CONCEPTUAL SITE PLAN OF THE PROPOSED TWL INVESTMENTS PLANNED DEVELOPMENT. -INTRODUCED ON 8/28/18. **PUBLIC HEARING TO BE HELD ON TUESDAY, OCTOBER 9, 2018 ON OR ABOUT 7:05 PM**

Sponsors: Gerard Neugebauer

Attachments: [2018-21 re TWL Investments property zoning.docx](#)
[2018-21 re Exhibit A](#)
[Echelon Sr. Living PD PZC Recommendation to CC](#)
[18-45 Echelon Green Sr. Living PD PZC Staff Report](#)
[20180808 Combined Planned Development Submission](#)
[Echelon Green Aerial](#)
[Echelon Green Contig Prop Owner Letters](#)

E. Rules and Personnel (Shaughnessy*, Humphrey**, Young)

No Items

F. Transportation, Connectivity & Storm Water (Yeargin*, Dyer**, Speight)

No Items

G. Intergovernmental & Utilities (Dyer *, Young**, Shaughnessy)

THIRD READING ITEMS

[2018-R59](#) A RESOLUTION ESTABLISHING A STREET LIGHTING DISTRICT FOR KINGS RIDGE, PHASE VIII SUBDIVISION, AND DECLARING AN EMERGENCY. -INTRODUCED ON 8/14/18 **PUBLIC HEARING WAS HELD ON AUGUST 28, 2018.

Sponsors: Gerard Neugebauer

Attachments: [2018-R59 re Kings Ridge VIII.docx](#)
[ESIP Agreement- Kings Ridge VIII.pdf](#)
[Lighting Plan for Kings Ridge VIII.pdf](#)
[17-40 Kings Ridge Ph 8 PZC Staff Report.pdf](#)
[Kings Ridge Ph 8 plat.pdf](#)
[Kings Ridge Phase 8 aerial.pdf](#)

X. Mayor's Report

XI. Unfinished Business

XII. New Business

XIII. Adjournment

All persons other than members of the Council, desiring to be heard by Council can sign in on the speaking roster before the public report of the agenda. Each person will be allowed a maximum of three (3) minutes to address the Council and a maximum of one half hour for all persons addressing the Council. No person shall be recognized more than once on any subject unless by unanimous consent of the Council.

NOTE: An Executive Session may be called during the Meeting, anytime after the roll call and before adjournment by a majority vote of Council. All Executive Sessions will only be held pursuant to the Sunshine Laws provisions. Any decisions based on the Executive Sessions discussions will be made in the open meeting.

SCHEDULE OF COMMITTEE MEETING

Committee meetings are held starting at 5:00 p.m. on the second and fourth Tuesdays at the Administration Building. A Committee Chair may schedule a meeting at any other time as necessary. For special meeting times call the Clerk's Office at 896-6604.

Molly Kapeluck - Clerk of Council - 896-6604

Council@cityofgreen.org

Nichole Baldinger- Clerk of Council, Interim - 896-6614

ADMINISTRATION

GERARD NEUGEBAUER, MAYOR - 896-6602
BILL CHRIS, LAW DIR., INTERIM - 896-6615
WAYNE WIETHE, PLANNING DIR. - 896-6614
STEVEN SCHMIDT, FINANCE DIR. - 896-6603
VALERIE WOLFORD, COMMUNICATIONS MAN.-896-6602

JEFF FUNAI, FIRE CHIEF - 896-6610
VALERIE WAX CARR, SERVICE DIR. 896-4176
PAUL PICKETT, CITY ENGINEER - 896-5510
PAM SERINA, H.R. MANAGER - 896-2313