

FINDLAY CITY COUNCIL MEETING MINUTES

REGULAR SESSION

JUNE 1, 2021

COUNCIL CHAMBERS

ROLL CALL of 2020-2021 Councilmembers:

PRESENT: Greeno, Haas, Hellmann, Niemeyer, Palmer, Russel, Shindledecker, Slough, Warnecke

ABSENT: Wobser

President of Council Harrington pointed out that Councilman Wobser informed him that he would not be in attendance tonight. Councilman Slough moved to excuse Councilman Wobser, seconded by Councilman Greeno. All were in favor. Filed.

President of Council Harrington opened the meeting with the Pledge of Allegiance followed by a moment of silence.

ACCEPTANCE/CHANGES TO PREVIOUS CITY COUNCIL MEETING MINUTES:

Councilman Slough moved to accept the May 18, 2021 Regular Session City Council meeting minutes, seconded by Councilman Hellmann. All were in favor. Motion carried. Filed.

ADD-ON/REPLACEMENT/REMOVAL FROM THE AGENDA: none

PROCLAMATIONS: none

RECOGNITION/RETIREMENT RESOLUTIONS: none

ORAL COMMUNICATIONS:

Wendy McCormick, Executive Director of Habitat for Humanity – update and request to waive permit fees

Ms. McCormick is before City Council tonight to request a continuation of waiving permit fees for the building of Habitat homes. Council has been waiving those fees since their inception in 2000. She was before City Council in 2011 for a standing request of waiving fees so that she did not have to come back on an annual basis. Back in 2011, they were looking to increase the waiving of fees from one (1) home for up to three (3) homes and are now growing again where they are looking to go from three (3) homes to up to six (6) homes within the next several years. She anticipates her most recent request of waiving permit fees for up to six (6) homes to last for a couple of years. They will be building two (2) homes side-by-side on Harrison Street in the West Park neighborhood, and then will build another two (2) homes this fall on Elyria Street. The response from the community has been overwhelming. The need exists. They just completed a housing study in the housing coalition and are at least two hundred fifty (250) single-family units short in the community. Habitat for Humanity is one of the few developers building at an increasing scale. They are unsure what the full impact on Habitat for Humanity will be with the increased material costs, but believes lower material costs were already accounted for on the spring homes they will be building, but will feel the impact for their fall homes. The continuation of their program not only contributes to the community, but is also turning neighborhoods into tax paying neighbors. Where there once was vacant land, there now is habitat homes. None of their Habitat homeowners have faced foreclosure on their payments, even during COVID, which shows the stability and reinforcement of services they provide. Habitat for Humanity assists their homeowners with success and stability that homeownership provides. Habitat for Humanity is requesting the waving of a standing request, so she will not have to come back to Council to ask to waive permit fees (i.e. water, sewer, sidewalk, zoning) each year. She anticipates this request to last three to four (3-4) years before they anticipate growing again.

Discussion:

Councilman Hellmann asked if Habitat for Humanity is still able to find volunteers and corporate sponsorships in this economy. Ms. McCormick replied that it has been a challenge. They met their goal of three (3) homes last year due to the faith based community who stepped up to help. Now, corporate entities are starting to come back that are allowing volunteers and employees do team building activities, but had taken a hit, so they approached individuals in order to make up for some of the corporate fundraising deficit. For example, Whirlpool had held annual golf outings to raise money for Habitat for Humanity, but had to cancel last year and might have to cancel again this year. The corporate sponsors are not quite back this year, but they have had some generous individuals that have made their growth possible but is not sustainable for what they need to do. They require almost four hundred (400) volunteers on each house. Formerly, that was done by a whole day of Whirlpool fundraising, a whole day with Cooper Tire fundraising, a whole day of Marathon fundraising, but have now experienced a significant deficit. They are getting by, but it has been a challenge.

Councilman Russel asked if Habitat for Humanity is still looking at building on the curve of Blanchard Street. Ms. McCormick replied that they own that property. There is a piece of it that the City vacated, so Habitat for Humanity now owns that piece. Hancock Regional Planning Commission (HRPC) has submitted a grant to the State which was awarded for a Phase I and a Phase II environmental study because the nickel plate site is adjacent to the property. Phase I and Phase II are now complete with findings of contamination on the west end of the site. Next steps are to take that information to the board to determine what they will do with the property. There is a limited risk to the east side of the property in which Habitat for Humanity has not determined yet if they want to take any risks to develop there. If Habitat for Humanity decides not to develop that area, they will put it up for sale listing the results of Phase I and Phase II and will come back to the City and ask if they want that vacated property back. If habitat homes are not going to be put on the property, the City will be asked if they want it back. Filed.

PETITIONS:

Alley vacation request –Wilson St

Florence Wells is requesting a vacation of the northern most 3.3705 feet of the first north/south alleyway east of Wilson Street. Referred to City Planning Commission and Planning & Zoning Committee. Filed.

WRITTEN COMMUNICATIONS: none

REPORTS OF MUNICIPAL OFFICERS AND MUNICIPAL DEPARTMENTS:

Officer/Shareholders Disclosure Form from the Ohio Department of Commerce Division of Liquor Control for Hazelton Brothers LLC, located at 335 East Walnut Street, 1st floor & patio, Findlay, Ohio for a D5 liquor permit. This requires a vote of Council.

Robert K. Ring, Chief of Police – Hazelton Brothers LLC, located at 335 East Walnut Street, 1st floor & patio, Findlay, Ohio. A check of the records shows no criminal record on the following:

Thomas L. Hazelton
Timothy L. Hazelton

Councilman Slough moved for no objections be filed, seconded by Councilman Palmer. All were in favor. Filed.

Police Chief Ring – refund from Motorola

The City of Findlay Police Department received a refund check of thirty-nine thousand eight hundred fifty-eight dollars and no cents (\$39,858.00) from Motorola on May 5, 2021. The refund is due to payment made in fiscal year 2020 as part of the VHF Radio System upgrade. Some equipment for the project had been paid for and not needed, so a refund was given to the City of Findlay in fiscal year 2021. These funds will be used for the installation of a fiber cable to each water tower where the VHF system main components are installed. Legislation to appropriate funds for said refund is requested. Ordinance No. 2021-049 was created.

FROM:	Motorola Refund	\$ 39,858.00
TO:	VHR Radio System #31983000	\$ 39,858.00

Filed.

Police Chief Ring – various mental health grants

The City of Findlay Police Department received several mental health grants that are to be used to support the Crisis Intervention Training Program. One grant was from the Lucas County ADAMHS in the amount of one thousand dollars (\$1,000.00) and two (2) other grants in the amount of one thousand eight hundred dollars (\$1,800.00) each are from the National Alliance on Mental Illness (NAMI). This grant funding will cover the associated costs of conducting Crisis Intervention Training sessions along with the materials and registration fees associated with the course. There is no required City match on the grants. Legislation to appropriate funds is requested. Ordinance No. 2021-050 was created.

FROM:	Various Mental Health Grants (Lucas County ADAMHS and NAMI)	\$ 4,600.00
TO:	2017 Crisis Intervention Training Program #31976900	\$ 4,600.00

Filed.

Service-Safety Director Martin – 2021 FAA Airport Coronavirus Response Grant Program (ACRGP) Project No. 35211700

The City of Findlay has obtained the Airport Coronavirus Response Grant Program (ACRGP) grant from the Federal Aviation Administration (FAA) to help offset the City of Findlay Airport operational and maintenance expenses. An Appropriation is needed to move grant funds into the project so that documentation may be submitted for reimbursement. Legislation to appropriate funds is requested. Ordinance No. 2021-051 was created.

FROM:	Airport Coronavirus Response Grant Program (ACRGP)	\$ 23,000.00
TO:	2021 FAA ACRGP Grant Project No. 35211700	\$ 23,000.00

Filed.

Traffic Commission minutes – May 17, 2021. Filed.

City Planning Commission minutes – May 13, 2021; **agenda** – June 10, 2021. Filed.

COMMITTEE REPORTS: none

LEGISLATION:

RESOLUTIONS:

RESOLUTION NO. 012-2021 requires one (1) reading

first reading - adopted

(Habitat for Humanity homes – waive zoning permit fees & water/sewer tap fees)

A RESOLUTION AMENDING AUTHORIZING THE MAYOR OF THE CITY OF FINDLAY, OHIO TO WAIVE ZONING PERMIT FEES REQUIRED THROUGH THE CITY'S ENGINEERING DEPARTMENT, FOR UP TO SIX (6) HABITAT FOR HUMANITY SINGLE FAMILY HOMES SCHEDULED TO BE BUILT EACH YEAR BEGINNING IN 2021, AND ALSO TO WAIVE WATER AND SEWER TAP FEES EACH YEAR FOR SAID FUTURE HABITAT FOR HUMANITY SINGLE FAMILY HOMES.

Councilman Slough moved to adopt the Resolution, seconded by Councilman Greeno.

Discussion:

Councilman Hellmann noted that he will be abstaining from the vote for this Resolution as his wife is on the board for Habitat for Humanity.

Ayes: Greeno, Haas, Niemeyer, Palmer, Russel, Shindledecker, Slough, Warnecke. Abstain: Hellmann. The Resolution was declared adopted and is recorded in Resolution Volume XXXIV, and is hereby made a part of the record.

RESOLUTION NO. 013-2021 (no PO) requires one (1) reading

first reading - adopted

A RESOLUTION APPROVING THE EXPENDITURES MADE BY THE AUDITORS OFFICE ON THE ATTACHED LIST OF VOUCHERS WHICH EITHER EXCEED THE PURCHASE ORDER OR WERE INCURRED WITHOUT A PURCHASE ORDER EXCEEDING THE STATUTORY LIMIT OF THREE THOUSAND DOLLARS (\$3000.00) ALL IN ACCORDANCE WITH OHIO REVISED CODE 5705.41(D).

Councilman Slough moved to adopt the Resolution, seconded by Councilman Hellmann. Ayes: Haas, Hellmann, Niemeyer, Palmer, Russel, Shindledecker, Slough, Warnecke, Greeno. The Resolution was declared adopted and is recorded in Resolution Volume XXXIV, and is hereby made a part of the record.

ORDINANCES:

ORDINANCE NO. 2021-038 (annual bids and contracts) requires three (3) readings

third reading - adopted

AN ORDINANCE AUTHORIZING THE MAYOR/ACTING SERVICE DIRECTOR OF THE CITY OF FINDLAY, OHIO, TO ADVERTISE FOR BIDS AND ENTER INTO CONTRACTS, WITH OPTION YEARS, FOR THE PURCHASE OF THE MATERIALS, CHEMICALS, AND SERVICE AGREEMENTS NEEDED BY THE VARIOUS DEPARTMENTS OF THE CITY OF FINDLAY, OHIO COMMENCING JANUARY 1, 2022, AND DECLARING AN EMERGENCY.

Councilman Russel moved to adopt the Ordinance, seconded by Councilman Haas. Ayes: Hellmann, Niemeyer, Palmer, Russel, Shindledecker, Slough, Warnecke, Greeno, Haas. The Ordinance was declared adopted and is recorded in Ordinance Volume XXI, Page 2021-038 and is hereby made a part of the record.

ORDINANCE NO. 2021-043 (Public Works Department Traffic and Fabrication shop) requires three (3) readings

third reading - adopted

AN ORDINANCE AUTHORIZING THE MAYOR AND/OR SERVICE-SAFETY DIRECTOR OF THE CITY OF FINDLAY, OHIO TO ENTER INTO AN AGREEMENT FOR THE PURCHASE OF A TRAFFIC AND FABRICATION SHOP FOR THE CITY OF FINDLAY'S PUBLIC WORKS DEPARTMENT LOCATED ON CORY STREET, APPROPRIATING FUNDS, AND DECLARING AN EMERGENCY.

Councilman Hellmann moved to adopt the Ordinance, seconded by Councilman Greeno. Ayes: Niemeyer, Palmer, Russel, Shindledecker, Slough, Warnecke, Greeno, Haas, Hellmann. The Ordinance was declared adopted and is recorded in Ordinance Volume XXI, Page 2021-043 and is hereby made a part of the record.

ORDINANCE NO. 2021-045 (Bright Ave vacation) requires three (3) readings

second reading

AN ORDINANCE VACATING A CERTAIN PORTION OF A CERTAIN ALLEY (HEREINAFTER REFERED TO AS THE BRIGHT AVENUE VACATION) IN THE CITY OF FINDLAY, OHIO.

Second reading of the Ordinance.

ORDINANCE NO. 2021-046 (W Main Cross St vacation – City Mission) requires three (3) readings

second reading

AN ORDINANCE VACATING A CERTAIN PORTION OF A CERTAIN ALLEY (HEREINAFTER REFERED TO AS THE WEST MAIN CROSS STREET VACATION) IN THE CITY OF FINDLAY, OHIO.

Second reading of the Ordinance.

ORDINANCE NO. 2021-049 (FPD Motorola refund) requires three (3) readings

first reading - adopted

AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.

Councilman Russel moved to suspend the statutory rules and give the Ordinance its second and third readings, seconded by Councilman Niemeyer. Ayes: Palmer, Russel, Shindledecker, Slough, Warnecke, Greeno, Haas, Hellmann, Niemeyer. The Ordinance received its second and third readings. Councilman Shindledecker moved to adopt the Ordinance, seconded by Councilman Greeno. Ayes: Russel, Shindledecker, Slough, Warnecke, Greeno, Haas, Hellmann, Niemeyer, Palmer. The Ordinance was declared adopted and is recorded in Ordinance Volume XXI, Page 2021-049 and is hereby made a part of the record.

ORDINANCE NO. 2021-050 (FPD various mental health grants) requires three (3) readings

first reading - adopted

AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.

Councilman Russel moved to suspend the statutory rules and give the Ordinance its second and third readings, seconded by Councilman Hellmann. Ayes: Shindledecker, Slough, Warnecke, Greeno, Haas, Hellmann, Niemeyer, Palmer, Russel. The Ordinance received its second and third readings. Councilman Greeno moved to adopt the Ordinance, seconded by Councilman Haas. Ayes: Slough, Warnecke, Greeno, Haas, Hellmann, Niemeyer, Palmer, Russel, Shindledecker. The Ordinance was declared adopted and is recorded in Ordinance Volume XXI, Page 2021-050 and is hereby made a part of the record.

ORDINANCE NO. 2021-051 (continue Workers Compensation programs) requires three (3) readings

first reading

ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF FINDLAY, OHIO TO ENROLL THE CITY OF FINDLAY IN THE BUREAU OF WORKER'S COMPENSATION (BWC) GROUP RETROSPECTIVE RATING PLAN, AND DECLARING AN EMERGENCY.

First reading of the Ordinance.

ORDINANCE NO. 2021-052 (FAA Airport Coronavirus Response Grant Program) requires three (3) readings

first reading - adopted

AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.

Councilman Russel moved to suspend the statutory rules and give the Ordinance its second and third readings, seconded by Councilwoman Warnecke. Ayes: Warnecke, Greeno, Haas, Hellmann, Niemeyer, Palmer, Russel, Shindledecker, Slough. The Ordinance received its second and third readings. Councilman Shindledecker moved to adopt the Ordinance, seconded by Councilman Greeno. Ayes: Greeno, Haas, Hellmann, Niemeyer, Palmer, Russel, Shindledecker, Slough, Warnecke. The Ordinance was declared adopted and is recorded in Ordinance Volume XXI, Page 2021-052 and is hereby made a part of the record.

UNFINISHED BUSINESS:

OLD BUSINESS: none

NEW BUSINESS:

Councilman Russel: **STRATEGIC PLANNING COMMITTEE** meeting on June 15, 2021 at 5:30pm in the first floor Council Chambers of the Municipal Building (CC).

agenda: review applications for RFQs

Mayor Muryn clarified that the **STRATEGIC PLANNING COMMITTEE** meeting will not be reviewing all the proposals that have been received, but will provide copies of all the request for qualifications received and will be going over how to review them and provide feedback.

Councilman Russel: **PLANNING AND ZONING COMMITTEE** meeting on June 10, 2021 at 12:00pm in the first floor Council Office of the Municipal Building (CO).

agenda: 1. Wilson Street vacation
2. Madison Ave rezone - tabled

Mayor Muryn announced that the Memorial Day ceremony took place yesterday with a parade and memorial service to recognize those that gave the ultimate sacrifice to protect our country.

Mayor Muryn informed Council that the Mayor of Port Clinton contacted her asking to borrow the City of Findlay's equipment for their recent state of emergency cleanup. They sustained a lot of damage from that storm. They will be borrowing the City of Findlay's bulldozer.

Mayor Muryn thanked Ms. McCormick for highlighting Habitat for Humanity's services and thanked Council for continuing to support the Habitat for Humanity Program. As Ms. McCormick mentioned, Habitat for Humanity and the City of Findlay are working through the Blanchard Street project with very limited contamination on the west side to determine what the liability is in developing that property. It appears to be safe. There are no concerns from the Environmental Review Committee, but want to take extra precautions before building there. She thanked Council for their support.

Mayor Muryn informed Council that they will receive a formal report on the DORA Program. No complaints have been received nor any law enforcement issues with it. All that she has heard is that it is going very well. Downtown business went through four (4) sleeves of cups last week enabling many to have a drink and walk around downtown safely while waiting for tables, so it is serving the purpose that it was designed to in supporting downtown businesses to allow customers to be out in a safe manner.

Mayor Muryn COVID numbers continue to go down. She sent Council an email this afternoon on the protocols that the Centers for Disease Control and Prevention (CDC) has set. Masks will not be required as of June 2, 2021 in coordination with the State mandates being lifted. Those that are not fully vaccinated are encouraged to wear masks. She encourages City of Findlay employees to make wise decisions and social distance when in large groups. She also encouraged those that have not been vaccinated to receive the vaccination.

Mayor Muryn updated Council on the City's finances. Finances are strong to date. Year to date, the City is up fifteen percent (15%) and is up approximately four percent (4%) since 2019. May was a strong month. Collections from June to December show that if collections stays the same as last year, the City would end the year approximately seven percent (7%) above last year.

Mayor Muryn informed Council that the zoning map update related to duplexes and triplexes is on the City Planning Commission agenda. Because of the zoning map updates, they are now in compliance as they are in the proper zoning and also meet the parking requirements, etc. As long as those properties meet the City's requirements, they can opt out and be listed as legal conforming properties and will not have to fill out a zoning petition application, pay the fee, and go through the process. Otherwise, the City will do an update that will include a legal conformity of over seven hundred (700) properties. This means they are currently operating as a duplex, they meet all the requirements of the zoning code to be a considered a legal duplex, and will receive the designation within the City's records. This is a good way to ensure residents have the documentation they need if they were to sell their property and provide complete records on the City's end. This does not create new duplexes or triplexes. It will provide better documentation of duplexes and triplexes that are meeting the City's current standards. The next phase will be to work with properties that the City is unsure if they are meeting the requirements and will reach out to them asking them for information and will bring those before Council. This is to provide cleanup and make an easy process for those property owners.

Councilman Shindledecker asked what the protocol will be for the next City Council meeting. Mayor Muryn replied that according to Council's prior rules, Council is not required to do anything such as masking or different seating arrangements. It is her expectations based off of prior conversations that Council will move back to normal seating. If Council has any concerns on doing so, she requests they reach out to her or President of Council Harrington for discussion. There will not be any restrictions given for Council or City employees. President of Council Harrington recommended Council move back to their original seats. Those that are vaccinated that are in attendance at a City Council meeting will not be required to wear a mask. It is optional and encouraged to wear a mask for those that have not been vaccinated. If all Councilmembers agree, that will be the recommendation for the next City Council meeting. Hearing no objections, that will be the protocol for the next City Council meeting on June 15, 2021. Councilmembers and the Administration will need to take notice of where their name plates will be so that they will be seated in the proper location.

Mayor Muryn announced that Independence Day fireworks are planned for this year at the fairgrounds along with a number of events that will be held there. The Fair Board has been working closely with the Health Commission to make sure they follow protocol. Outdoor events are much safer that encourage others to celebrate the 4th of July holiday.

Councilman Slough moved to adjourn, seconded by Councilman Palmer. All were in favor. Meeting adjourned at 7:30pm.

CLERK OF COUNCIL

COUNCIL PRESIDENT