

FINDLAY CITY COUNCIL MEETING AGENDA

REGULAR SESSION

JULY 6, 2021

COUNCIL CHAMBERS

ROLL CALL OF 2020-2021 COUNCILMEMBERS

PLEDGE OF ALLEGIANCE/MOMENT OF SILENCE

ACCEPTANCE/CHANGES TO PREVIOUS CITY COUNCIL MEETING MINUTES:

Acceptance or changes to the June 15, 2021 Regular Session City Council meeting minutes.

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

PROCLAMATIONS: none

RECOGNITION/RETIREMENT RESOLUTIONS: none

ORAL COMMUNICATIONS: none

PETITIONS:

Zoning amendment request – Deer Ridge Mobile Home Park (E. Melrose Ave)

Van Horn Hoover & Associates, Inc. on behalf of Hugo Noort, would like to change the zoning of an undeveloped portion of mobile home park on East Melrose Avenue (east of Deer Ridge Mobile Home Park) to M-2 Multi-Family, High Density, with the northeast corner of 9.66 acres being zoned I-1 Light Industrial. It currently is zoned as MH Mobile Home. Needs to be referred to City Planning Commission and Planning & Zoning Committee.

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 Rod & Cynthia Nelson Enterprises LLC dba The Findlay Social, located at 330 South Blanchard Street, Findlay, Ohio for a D3 liquor permits. This requires a vote of Council.

Rod Nelson

Cynthia Nelson

City Auditor Staschiak – RLF Administration

The Hancock Regional Planning Commission has submitted an invoice for their expenses/staff time for RLF administration for October 2020 through March 2021. This is now a routine request where Council has approved requesting the appropriation without going to committee each time. Legislation to authorize a draw from the Revolving Loan Fund account and appropriate \$3,076.79 from the RLF to General Expense #21010000-449400 to pay the invoice is requested. Ordinance No. 2021-059 was created.

Treasurer's Reconciliation Report – May 31, 2021.

City Planning Commission minutes – June 10, 2021; agenda – July 8, 2021.

City Auditor Jim Staschiak – Revenue Estimates for fiscal year 2022

Ohio clearly defines a budgetary process which includes the requirement that municipalities prepare an annual tax budget by July 20th. The County Budget Commission has not required the filing of a complete tax budget for many years and requires the City of Findlay only to provide the attached Estimated Revenues for submission to the Budget Commission for the next fiscal year. In order to meet the statutory requirements for the distribution of the local government money, this document should now be formally accepted by Council so it can then be filed with the County Auditor by no later than July 20. A motion for acceptance of the revenue estimates will be needed. As required by statute, the Council Clerk has scheduled a public hearing before the meeting, notice of which must have been published ten (10) days before the hearing. The document has been available for public inspection in the City Auditor's Office since June 21, 2021. City Auditor Staschiak is requesting this letter be read into the record. The public hearing is scheduled for July 6, 2021 at 6:55pm.

Mayor Muryn – Hancock Metropolitan Housing Authority Board appointment

Mayor Muryn is appointing Nancy Stephani to serve on the Board of Commissioners for the Hancock Metropolitan Housing Authority. Her appointment will be effective through November 12, 2026. This appointment does not require Council's confirmation.

Traffic Commission minutes – June 21, 2021.

Findlay Fire Department Activities Report – June 2021.

Water Superintendent Phillips – transmitter replacement project update

As of June 30, 2021, the current status of the implementation of a new Advanced Metering Infrastructure (AMI) system for utilization of the City’s water transmitter and meter system is as follows:

- 10/11 Data Collection Units (DCU) have been installed
- The last DCU is waiting to be relocated to a better location
- 12 Maximum Transmission Units (MTU) have been installed and are currently in test mode
- Kick off meeting has occurred between Suez and the City’s current billing software company CMI for billing system integration

Next steps:

- Tablets are being prepped for upcoming training of staff
- Conference call/webinar to show Aclara One with real time data from the test MTUs
- Working on the billing system interface

City Engineer Kalb – HAN-Greenway Trail Phase 2 PID109009 (31993800)

With the adoption of Resolution No. 013-2017, an application for funding was submitted to the Ohio Department of Transportation (ODOT) for Federal Transportation Alternatives Program (TAP) funds. The City of Findlay has received approval of the funding from ODOT for the work extending the existing Blanchard River Greenway Trail from the Eastpoint Area to the newly built multi-use trail on CR 236. TAP funds normally require a twenty percent (20%) match to ODOT’s eighty percent (80%) of the construction cost. For this project, the match was reduced to five percent (5%) to ODOT’s ninety-five percent (95%) of the construction cost. The current project construction estimate is one million three hundred fifteen thousand seven hundred eighty-nine dollars (\$1,315,789.00). The City’s matching share of sixty-nine thousand seven hundred eighty-nine dollars (\$69,789.00) is included in the 2022 Capital 5-year Improvements Plan. Legislation authorizing the Mayor, Safety-Service Director or City Engineer to enter into the project agreement with ODOT is requested. Ordinance No. 2021-060 was created.

City Engineer Kalb – HAN-Bright Road Phase II FY2022, PID108772 (32811800)

The City of Findlay is eligible for Federal Highway Administration Funds administered through the Ohio Department of Transportation (ODOT). This project is eligible for this type of funding. For the past few years, these funds have been used for resurfacing, so plans are to use these funds for resurfacing on Bright Road (Tiffin Avenue to Fostoria Avenue) in 2022. This project is estimated at seven hundred fourteen thousand three hundred fifty-one dollars (\$714,351.00) with eighty percent (80%) being funded by ODOT and twenty percent (20%) from the City of Findlay. The City’s matching share is included in the 2022 Capital 5-year Improvements Plan. Legislation authorizing the Mayor, Service-Safety Director or City Engineer to enter into the project agreement with ODOT is requested. Ordinance No. 2021-061 was created.

City Engineer Kalb – FAA Airport Rescue Grant Program (35212300)

As announced by the Secretary of Transportation of June 22, 2021, the City of Findlay Airport is eligible for grant funds under the American Rescue Plan Act 202 (Public Law 117-2) (ARPA). These funds will provide economic relief to airports in response to the COVID-19 pandemic. The FAA will distribute these grants under the new Airport Rescue Grant Program (ARGP). With the size of the Findlay Airport, it is anticipated that the City will receive approximately fifty-nine thousand dollars (\$59,000.00) from this grant. As part of this grant, there is no financial match commitment by the City of Findlay. These funds can be used for operational expenses such as personnel, cleaning, sanitization, janitorial services, combating the spread of pathogens at the Airport and debt service payments. Legislation authorizing the Mayor, Service-Safety Director or City Engineer to execute the necessary grant application(s) and/or agreement(s) and sign the grant agreement by November 30, 2021 in order to receive grant funding is requested. Ordinance No. 2021-062 was created.

City Engineer Kalb – Fourth (4th) Capital Improvements 2021 appropriation

Legislation authorizing the Service-Safety Director or City Engineer to advertise for bids and enter into contracts for construction, as well as to appropriate and transfer funds as follows is requested. Ordinance No. 2021-063 was created.

FROM:	CIT Fund – Capital Improvements Restricted Account	\$ 109,000.00
TO:	Streets #22040000-other	\$ 75,000.00
TO:	Traffic Lights #22043200-other	\$ 25,000.00
TO:	Airport #25010000-other	\$ 9,000.00

City Engineer Kalb – HAN-Greenway Trail Phase 2 PID109009 (31993800)

This project is to extend a ten foot (10’) multi-use trail from the Eastpoint Area to the existing multi-use trail on CR 236. This project is currently under design, and will need some additional soil borings for a boardwalk system that will be extended over a wetland area. Additional funds for borings on the east side of the Blanchard River were previously requested, but due to an identified wetland area, additional borings will be needed on the west side as well. The soil borings will ensure a boardwalk system can be extended over the designated wetlands to alleviate any wetland mitigation. Legislation to appropriate and transfer funds is requested. Ordinance No. 2021-064 was created.

FROM:	CIT Fund – Capital Improvements Restricted Account	\$ 20,509.00
TO:	HAN-Greenway Trail Phase 2 #31993800	\$ 20,509.00

City Engineer Kalb – Ohio Public Works Commission Grant Application Washington Avenue Storm Sewer Upgrades (35512100)

The City of Findlay Engineering Department is preparing to submit the annual grant application to Ohio Public Works Commission (OPWC). The application will be for storm sewer upgrades on Washington Avenue (from Park Street to Olive Street). This project will consist of installing additional storm structures on Washington Avenue to help alleviate standing water along the roadway. Along with new storm structures, the area will be evaluated to ensure the existing storm sewer is adequate for the demand. Legislation authorizing City representatives to execute the necessary grant application(s) and/or agreement(s) to receive grant funding is requested. Ordinance No. 2021-065 was created.

City Engineer Kalb – West Main Cross Corridor Study (32811000)

Reference for Qualifications (RFQ) to consultants to conduct a corridor study on West Main Cross Street (Main Street to I-75) was previously sent out, with Strand & Associates being selected to conduct the study on West Main Cross for the City of Findlay. Funds are needed for the corridor study in order to determine if there is a need for any enhancements along the corridor to improve the safety for all the user groups. Future funding opportunities are possible after the corridor study is completed if the study shows that safety improvements are needed. Legislation to appropriate and transfer funds is requested. Ordinance No. 2021-066 was created.

FROM: CIT Fund – Capital Improvements Restricted Account \$ 99,700.00
TO: West Main Cross Street Corridor Study #3280100 \$ 99,700.00

City Engineer Kalb – Fire Department Portable Radios

In conjunction with the FY2020 Assistance to Firefighters Grant that Fire Chief Eberle had previously submitted, an appropriation of funds for two (2) items within the Capital Improvement Plan (part of the Fire Department Capital Improvements Plan) to ensure all equipment can be obtained within the same timeframe (totaling \$120,056):

Replace fifteen (15) Officer Portable Radios with dual band radios \$ 116,126.00
Four (4) bank chargers for new portable radios \$ 3,930.00

Legislation to appropriate and transfer funds is requested. Ordinance No. 2021-067 was created.

FROM: CIT Fund – Capital Improvements Restricted Account \$ 120,056.00
TO: Fire #21014000-other \$ 120,056.00

COMMITTEE REPORTS:

The **STRATEGIC PLANNING COMMITTEE** met on June 15, 2021 to discuss RFQ’s received.
We recommend to continue the selection process of a group of consultants to be involve din the RPF process.

LEGISLATION:

RESOLUTIONS: none

ORDINANCES:

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

ORDINANCE NO. 2021-054 (East & E Main Cross Waterline project no. 35711300) **requires three (3) readings** **second reading**
AN ORDINANCE APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2021-056 (Wilson Street vacation) **requires three (3) readings** **second reading**
AN ORDINANCE VACATING A CERTAIN PORTION OF A CERTAIN ALLEY (HEREINAFTER REFERED TO AS THE WILSON STREET VACATION) IN THE CITY OF FINDLAY, OHIO.

ORDINANCE NO. 2021-057 (FY2020 Assistance to Firefighters Grant) **requires three (3) readings** **second reading**
AN ORDINANCE AUTHORIZING THE SERVICE-SAFETY DIRECTOR OF THE CITY OF FINDLAY, OHIO TO APPLY FOR THE ASSISTANCE TO FIREFIGHTER’S GRANT (AFG) FUNDS AND SIGN THE NECESSARY AGREEMENT(S) TO ACCEPT THE AWARDED DEPARTMENT OF HOMELAND SECURITY ASSISTANCE TO FIREFIGHTER’S GRANT (AFG) FUNDS, ALONG WITH THE CITY OF FINDLAY’S TEN PERCENT (10%) MATCH, TO REPLACE PORTABLE RADIOS FOR THE FINDLAY FIRE DEPARTMENT, PAY FOR TUITION FOR FIRE DEPARTMENT EMPLOYEES TO ATTEND CERTIFIED RESCUE TECHNICIAN (CRT) TRAINING, APPROPRIATING AND TRANSFERRING FUNDS THERETO, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2021-058 (Miracle League donation) **requires three (3) readings** **second reading**
AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2021-059 (RLF Administration (October 2020-March 2021) **requires three (3) readings** **first reading**
AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2021-060 (*HAN-Greenway Trail Phase 2 PID109009 #31993800*) **requires three (3) readings** **first reading**
AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO, TO ENTER INTO A PROJECT AGREEMENT WITH THE OHIO DEPARTMENT OF TRANSPORTATION FOR FEDERAL TRANSPORTATION ALTERNATIVES PROGRAM (TAP) FUNDS, FOR THE HAN-GREENWAY TRAIL PHASE 2 PID109009 PROJECT NO. 31993800, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2021-061 (*HAN-Bright Road Phase II FY2022 PID108772 #32811800*) **requires three (3) readings** **first reading**
AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO, TO ENTER INTO A PROJECT AGREEMENT WITH THE OHIO DEPARTMENT OF TRANSPORTATION FOR THE HAN-BRIGHT ROAD PHASE II FY2022 RESURFACING (PID 108772) PROJECT NO. 32811800, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2021-062 (*FAA Airport Rescue Grant Program #35212300*) **requires three (3) readings** **first reading**
AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO EXECUTE THE NECESSARY GRANT APPLICATION(S) AND/OR AGREEMENT(S) IN ORDER TO RECEIVE GRANT FUNDS UNDER THE AMERICAN RESCUE PLAN ACT 202 (PUBLIC LAW 117-2) IN RESPONSE TO THE COVID-19 PANDEMIC TO BE UTILIZED FOR OPERATIONAL EXPENSES, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2021-063 (*fourth Capital Improvements 2021 appropriation*) **requires three (3) readings** **first reading**
AN ORDINANCE AUTHORIZING THE SERVICE-SAFETY DIRECTOR OF THE CITY OF FINDLAY, OHIO TO ADVERTISE FOR BIDS WHERE REQUIRED AND ENTER INTO CONTRACTS FOR VARIOUS PROJECTS, APPROPRIATING AND TRANSFERRING FUNDS FOR SAID CAPITAL EXPENDITURES, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2021-064 (*HAN-Greenway Trail Phase 2 PID109009 #31993800*) **requires three (3) readings** **first reading**
AN ORDINANCE APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2021-065 **requires three (3) readings** **first reading**
(*OPWC grant application Washington Ave storm sewer upgrades #35512100*)
AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO EXECUTE THE NECESSARY GRANT APPLICATION(S) AND/OR AGREEMENT(S) TO RECEIVE GRANT FUNDS FROM THE OHIO PUBLIC WORKS COMMISSION (OPWC) FOR THE WASHINGTON AVENUE STORM SEWER UPGRADES PROJECT NO. 35512100, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2021-066 (*West Main Cross corridor study #32811000*) **requires three (3) readings** **first reading**
AN ORDINANCE APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2021-067 (*FFD portable radios*) **requires three (3) readings** **first reading**
AN ORDINANCE APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

UNFINISHED BUSINESS:

OLD BUSINESS

NEW BUSINESS



Van Horn, Hoover
& Associates, Inc.

Charlotte, NC
P.O. Box 621524
Charlotte, NC 28262
Phone: 704.604.4124
Fax: 419.423.5772

Findlay, OH
3200 N. Main St.
Findlay, OH 45840
Phone: 419.423.5630
Fax: 419.423.5772

June 9, 2021

City of Findlay Council
Municipal Building
Findlay, Ohio 45840

RE: Deer Ridge Mobile Home Park - Rezoning
E. Melrose Ave., Findlay

Dear Members of Council:

On behalf of our client, Fernco Development, Ltd. And Norco Development Ltd., we are respectfully submitting an application for rezoning of the remaining land in the Deer Ridge Mobile Home Park. The developer is requesting the land to be rezoned from MH (Mobile Home) to M-2 Multi-Family for multifamily development and I-1 Light Industrial for storage unit development. The property to the east is primarily zoned Industrial so the zoning of I-1 would be consistent with the adjoining land and the M-2 would be a good buffer between the industrial area and current Mobile Homes.

We have attached a map showing the proposed zoning changes along with renderings of the proposed Storage Unit development.

If you have questions or require any additional information please give me a call.

Sincerely,

Daniel R. Stone, P.E., P.S. - President
Van Horn, Hoover & Associates, Inc.

PETITION FOR ZONING AMENDMENT

TO THE COUNCIL OF THE CITY OF FINDLAY, STATE OF OHIO:


We, the undersigned owner(s) of the following legally described property, hereby request consideration of a change in zoning district classification as specified below:

ADDRESS E. Melrose Ave. **SUBDIVISION** _____

LOT No.(s) East of Deer Ridge Mobile Home Park

If a rezoning request involves more than one parcel, City Code requires that the petition be signed by the owners of at least fifty per cent (50%) of the frontage of the lots under consideration. If applicable, owners must fill in the following section:

SIGNATURE **SUBDIVISION** **LOT NO.** **STREET FRONTAGE**

 Remaining Property (not lots) E. Melrose Ave.

IF NOT LOCATED IN A RECORDED SUBDIVISION, ATTACH LEGAL DESCRIPTION

EXISTING USE Undeveloped portion of Mobile Home Park

PRESENT ZONING DISTRICT MH

PROPOSED ZONING DISTRICT M-2 & I-1

ATTACH:

- a. Vicinity map showing property lines, streets, and existing and proposed zoning.
- b. List of all property owners within, contiguous to, and directly across the street from the proposed rezoning.

NOTE: COMPLIANCE WITH ABOVE REQUIREMENT IS EXTREMELY IMPORTANT. FAILURE TO NOTIFY ANY PROPERTY OWNER FALLING WITHIN THIS CRITERIA WILL POSSIBLY INVALIDATE THE REZONING ORDINANCE PASSED AS A RESULT OF THIS PETITION.

c. A written statement of the reason for the request and justification for the change.

d. If the area to be re-zoned is a portion of a parcel, a survey must be done for the portion to be changed and it must be recorded as a new parcel at the County Recorder's office

Name of Owner HUGO NOORT

Name of Contact Person if other than owner _____
(A letter granting person to act on Owner's behalf must accompany application if not signed by Owner)

Mailing Address _____

Phone No. (Home) _____ (Business) _____

Email: _____

June/09/21
Date


Signature of contact Person

OFFICE USE ONLY

\$250.00 Fee Paid _____ \$100.00 Fee Paid PUD approval _____
Applicable Advertising and Filing Fees Paid _____

Date Petition Submitted to City Council _____

Referral to Planning Commission _____ Referral to Planning & Zoning _____

Planning Commission _____ Disposition _____

Planning & Zoning _____ Disposition _____

Public Hearing Date Set By Council _____ Date
of Newspaper Notice _____

(Must be mailed at least 30 days prior to Hearing)

Date of Notice to Abutting Owners _____
(Must be mailed at least 20 days prior to Hearing)

Referred for Legislation: _____

Date of Readings by Council:

First _____ Second _____ Third _____

Action by Council: _____ Ordinance No. _____

Hancock County GIS



Notes

ENGINEERING ♦ SURVEYING ♦ GPS/GIS CONSULTING

3200 N. MAIN ST. • FINDLAY, OH 45840 • 419.423.5630 Phone • 419-423-5772 Fax

**DEER RIDGE MHP RE-ZONE
VHHA #18725**

PROPERTY OWNER

MAILING ADDRESS

PEDCOR INVESTMENTS- 1997-XXVIII L.P
1231 CRYSTAL GLEN BLVD
FINDLAY OH 45840
#580001015324

CORELOGIC COMMERCIAL TAX SERVICES
PO BOX 9222
COPPELL TX 75019 9240

CRAWFORD STATION HOUSING PARTNERS LLC
1450 E MELROSE AVE
FINDLAY OH 45840
#210001031229

CRAWFORD STATION HOUSING PARTNERS LLC
12125 PLEASANT VALLEY RD
CHILLICOTHE OH 45601

STRAUCH III LTD
0 E MELROSE AVE
FINDLAY OH 45840
#210001031227

STRAUCH III LTD
780 S SUNCOAST BLVD UNIT 4
HOMOSASSA FL 34448

ALT MAILING: STRAUCH III LTD
2617 CRYSTAL AVE
FINDLAY OH 45840

STRAUCH III LTD
0 E MELROSE AVE
FINDLAY OH 45840
#570001019013

STRAUCH III LTD
780 S SUNCOAST BLVD UNIT 4
HOMOSASSA FL 34448

ALT MAILING: STRAUCH III LTD
2617 CRYSTAL AVE
FINDLAY OH 45840

EFSF LTD
0 KEITH PKWY
FINDLAY OH 45840
#570001018610

EFSF LTD
6 HUNTERS GATE DR
FINDLAY OH 45840

EFSF LTD
0 ROMICK PKWY
FINDLAY OH 45840
#570001016708

EFSF LTD
6 HUNTERS GATE DR
FINDLAY OH 45840

EUGENE F STEVENS REV TRUST
1738 W ROMICK PKWY
FINDLAY OH 45840
#570001016709

EUGENE F STEVENS REV TRUST
200 HANCOCK ST
FINDLAY OH 45840

PRIMETIME EXCURSIONS LLC
1744 ROMICK PKWY
FINDLAY OH 45840
#570001018609

PRIMETIME EXCURSIONS LLC
8146 SR 224 W
NEW RIEGAL OH 44853

(DEER RIDGE MHP RE-ZONE
PAGE 2)

JOE W & REBECCA I RADER
1752 ROMICK PKWY
FINDLAY OH 45840
#570001018608

EFSF LTD
0 ROMICK PKWY
FINDLAY OH 45840
#210001028303

COUNTRY CREEK HOMEOWNERS ASSN
0 PLUM CREEK DR
FINDLAY OH 45840
#560001018796

ROBERT R REICHENBAUGH
1433 BERNARD AVE
FINDLAY OH 45840
#590000275910

KRYSTAL RIDGE INC
0 E MELROSE AVE
FINDLAY OH 45840
#610001016999

FERNCO DEV LTD & NORCO DEV LTD ETAL
0 E MELROSE AVE
FINDLAY OH 45840
#610001017002

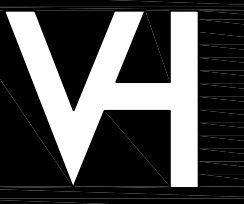
JOE W & REBECCA I RADER
361 N WINTER WOODS DR
FINDLAY OH 45840

EFSF LTD
6 HUNTERS GATE DR
FINDLAY OH 45840

COUNTRY CREEK HOMEOWNERS ASSN
1504 PLUM CREEK DR
FINDLAY OH 45840

KRYSTAL RIDGE INC
655 FOX RUN RD SUITE B
FINDLAY OH 45840

FERNCO DEV LTD & NORCO DEV LTD ETAL
403 6TH ST #101
NEW WESTMINSTER BC V3L 3B1



Van Horn Hoover
& Associates, Inc.

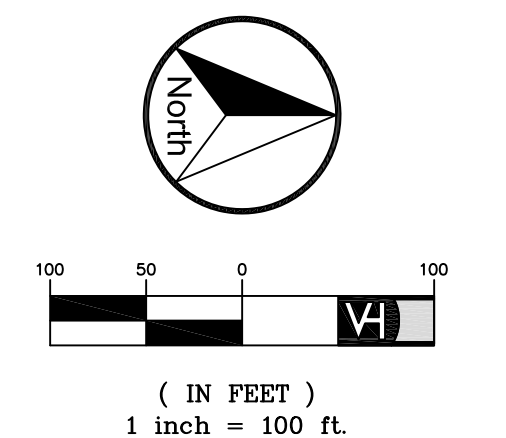
- SURVEYING —
- CIVIL ENGINEERING —
- LAND USE PLANNING —

3200 N. MAIN ST.
FINDLAY, OH 45840
(419) 423-5630

www.VanHornHoover.com
E-Mail: Info@VanHornHoover.com

PHASE OF DOCUMENTS

- PRELIMINARY
- PERMITTING
- CONSTRUCTION



PREPARED FOR:
**FERNCO DEV. LTD
NORCO DEV. LTD**
E. Melrose Ave.
Findlay, OH

**DEER RIDGE M.H.P.
REZONING**

REVISIONS		
MARK	DATE	DESCRIPTION

PLOTS/SCALE: 1:1

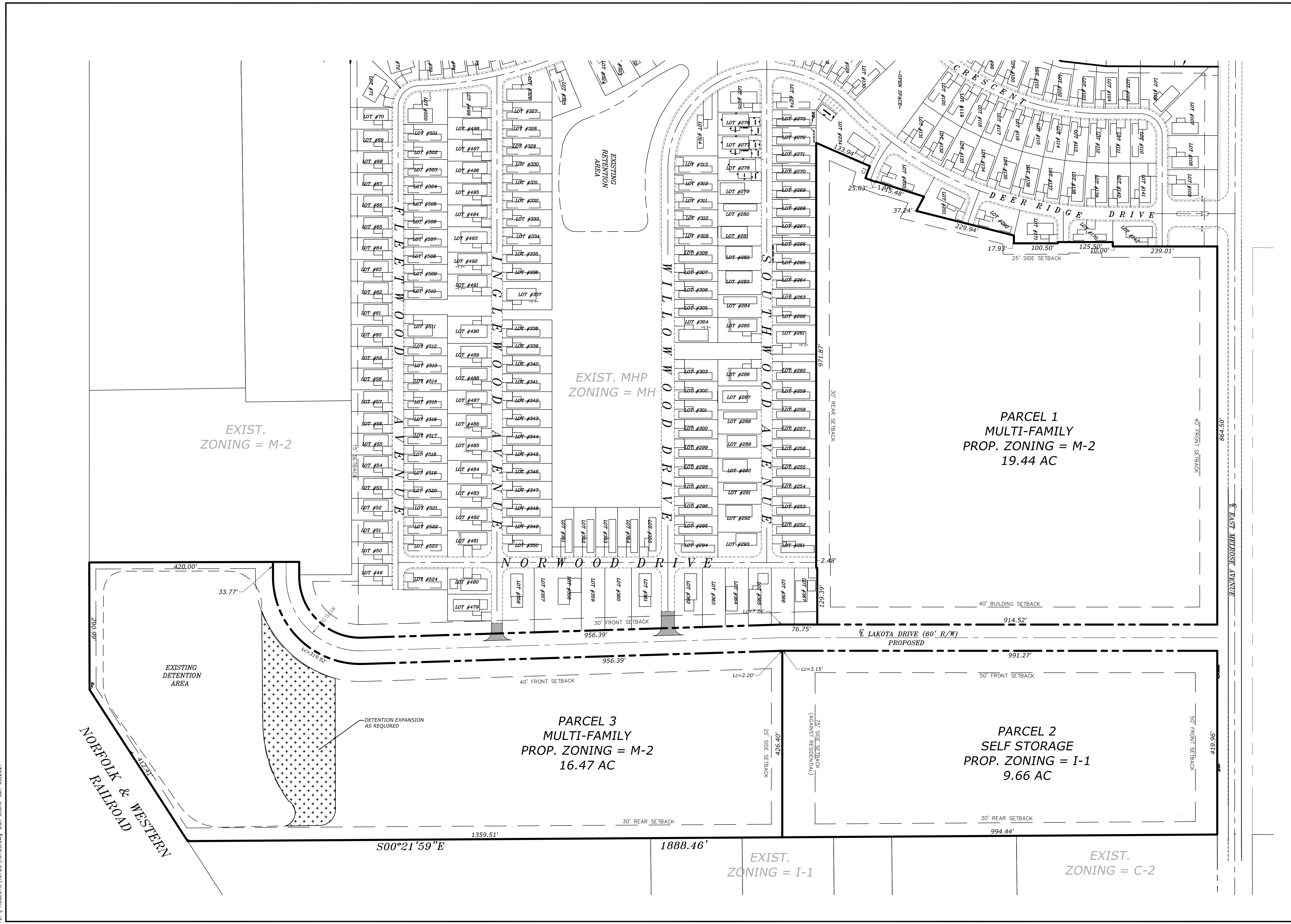
DRAWN: JTR	CHECKED: DRS
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DRAWING SCALE: 1"=100'

DATE: 05/17/21

JOB NUMBER: z:\projects\18725

SHEET NUMBER: REZONE 1



Z:\PROJECTS\18725\18725.dwg—Don Stone—Jun 03,2021

City of Findlay

Christina M. Muryn, Mayor

POLICE DEPARTMENT

Robert K. Ring, Chief of Police

318 Dorney Plaza, Room 116 • Findlay, OH 45840

Phone: 419-424-7194 • Fax: 419-424-7296

www.findlayohio.com

June 10, 2021

The Honorable Council:

A check of the records of this office shows no current criminal record on the following:

Rod Nelson
Cynthia Nelson

Rod & Cynthia Nelson Enterprises LLC, DBA The Findlay Social, 330 S. Blanchard St., Findlay, Ohio 45840.

Sincerely,



Robert K. Ring
Chief of Police

**NOTICE TO LEGISLATIVE
AUTHORITY**

OHIO DIVISION OF LIQUOR CONTROL
6606 TUSSING ROAD, P.O. BOX 4005
REYNOLDSBURG, OHIO 43068-9005
(614)644-2360 FAX(614)644-3166

TO

7466045 <small>PERMIT NUMBER</small>		N <small>TYPE</small>	ROD & CYNTHIA NELSON ENTERPRISES LLC DBA THE FINDLAY SOCIAL 330 S BLANCHARD ST FINDLAY OH 45840	
06 07 2021 <small>FILING DATE</small>				
D3 <small>PERMIT CLASSES</small>				
32 <small>TAX DISTRICT</small>	044 <small>PERMIT CLASSES</small>	A <small>PERMIT CLASSES</small>	C98401 <small>RECEIPT NO.</small>	

RECEIVED
JUN 10 2021
MAYOR'S OFFICE

FROM 06/09/2021

<small>PERMIT NUMBER</small>		<small>TYPE</small>		
<small>ISSUE DATE</small>				
<small>FILING DATE</small>				
<small>PERMIT CLASSES</small>				
<small>TAX DISTRICT</small>			<small>RECEIPT NO.</small>	



MAILED 06/09/2021

RESPONSES MUST BE POSTMARKED NO LATER THAN. 07/12/2021

IMPORTANT NOTICE

PLEASE COMPLETE AND RETURN THIS FORM TO THE DIVISION OF LIQUOR CONTROL
WHETHER OR NOT THERE IS A REQUEST FOR A HEARING.
REFER TO THIS NUMBER IN ALL INQUIRIES **A N 7466045**

(TRANSACTION & NUMBER)

(MUST MARK ONE OF THE FOLLOWING)

WE REQUEST A HEARING ON THE ADVISABILITY OF ISSUING THE PERMIT AND REQUEST THAT
THE HEARING BE HELD IN OUR COUNTY SEAT. IN COLUMBUS.

WE DO NOT REQUEST A HEARING.

DID YOU MARK A BOX? IF NOT, THIS WILL BE CONSIDERED A LATE RESPONSE.

PLEASE SIGN BELOW AND MARK THE APPROPRIATE BOX INDICATING YOUR TITLE:

(Signature)

(Title)- Clerk of County Commissioner

(Date)

Clerk of City Council

Township Fiscal Officer

CLERK OF FINDLAY CITY COUNCIL
MUNICIPAL BLDG RM 114
318 DORNEY PLAZA
FINDLAY OHIO 45840-3346



AUDITOR'S OFFICE

318 Dorney Plaza, Room 313
Findlay, OH 45840-3346
Telephone: 419-424-7101 • Fax: 419-424-7866
www.findlayohio.com

JIM STASCHIAK II
CITY AUDITOR

June 15, 2021

The Honorable Council
Findlay, Ohio 45840

RE: Revolving Loan Fund Administration

Dear Council Members:

The Hancock Regional Planning Commission has submitted invoices for their expenses/staff time for RLF administration for October 2020 through March 2021. I have attached copies for your reference.

This is now a routine request, and you have approved requesting the appropriation without going to committee each time. I have therefore asked the Director of Law to place legislation on your agenda to authorize a draw from the Revolving Loan Fund account and appropriate \$3,076.79 from the RLF to General Expense #21010000-449400 to pay the invoice.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "Jim Staschiak II", is written over a faint, larger version of the same signature.

Jim Staschiak II
City Auditor

Cc: Don Rasmussen
File



RECEIVED
JUN 09 2021
AUDITOR

June 7, 2021

City Auditor
318 Dorney Plaza, Suite 313
Findlay, Oh 45840

RE: Invoice for Revolving Loan Fund Administration

Dear City Auditor,

Attached is an invoice for \$3,076.79 for the City of Findlay Revolving Loan Fund administrative services provided by HRPC Staff from October through December 2020 and January through March 2021. This invoice includes reimbursable expenses for recording fees for Dot's in Color & West End Tavern, as well as invoices from Coward, Pinski & Associates, LLC for RLF reviews.

With this letter, HRPC is requesting payment of the invoice from the City of Findlay Revolving Loan Fund.

If you have any questions, feel free to contact our office. Thank you for your attention to this matter.

Sincerely,

Matt Cordonnier
Director



Hancock Regional Planning Commission
 318 Dorney Plaza, Rm. 304
 Findlay, OH 45840 US
 +1 4194247094
 jsells@findlayohio.com

INVOICE

BILL TO
 City of Findlay RLF
 City of Findlay
 Revolving Loan, Fund

INVOICE # 1530
DATE 06/09/2021

DESCRIPTION	QTY	RATE	AMOUNT
Charges			
Reimbursable Expense Item Coward Pinski Review	1	361.25	361.25
Reimbursable Expense Item Hancock County Recorder Fees-Dots in Color & West End Tavern	1	190.00	190.00
Cordonnier Professional Services - Hourly Rate	13.50	42.22	569.97
Mercer Professional Services - Hourly Rate	56	34.01	1,904.56
Jefferies Professional Services - Hourly Rate	1.4999	34.01	51.01

October-December 2020 & January-March 2021 Admin

BALANCE DUE

\$3,076.79

Quarter 4 2020

Date	Employee	Project	Activity	Task	Billable	Hours	Comment
1-Oct-20	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	1.00	phone calls and emails
6-Oct-20	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	0.50	emails and phone calls
12-Oct-20	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	0.25	work with jacob
15-Oct-20	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	1.00	Phone calls and reviews
19-Oct-20	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	0.25	phone calls
22-Oct-20	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	0.25	phone calls
26-Oct-20	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	0.25	Phone call.
5-Nov-20	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	0.50	phone call with Dan S.
12-Nov-20	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	1.00	phone calls and emails
16-Nov-20	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	0.25	Phone Call with John Pinski
18-Nov-20	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	0.25	Phone Call with Dan Schaffer
2-Dec-20	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	1.00	Meeting with Dan Schafer and Jacob - potential project
15-Dec-20	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	0.50	phone and email
TOTAL	Cordonnier, Matthew	FINDLAY RLF				7.00	\$295.54
1-Oct-20	Mercer, Jacob	FINDLAY RLF			Y	3.00	Emails to Kathy to add new members Call to Joe Mayberry Call to Blair Lane
6-Oct-20	Mercer, Jacob	FINDLAY RLF			Y	0.50	Communications with Scott Lammers
7-Oct-20	Mercer, Jacob	FINDLAY RLF			Y	0.50	Email to Pat Sadowski
12-Oct-20	Mercer, Jacob	FINDLAY RLF			Y	0.25	Work with Matt
28-Oct-20	Mercer, Jacob	FINDLAY RLF			Y	0.50	Call with Angel Hands Massage about the SBCL
29-Oct-20	Mercer, Jacob	FINDLAY RLF			Y	1.50	Working with Shawnda to set up her payments Emailed Small Business Catalyst Loan application to prospective applicant
5-Nov-20	Mercer, Jacob	FINDLAY RLF			Y	0.50	RLF application work with Dotty DeWulf, call with Dan Shaeffer

9-Nov-20	Mercer, Jacob	FINDLAY RLF			Y	2.50	Talk with John Pinski Review of Sewing Center documents
10-Nov-20	Mercer, Jacob	FINDLAY RLF			Y	1.00	Meeting with Dotty DeWulf for the Sewing Center
12-Nov-20	Mercer, Jacob	FINDLAY RLF			Y	3.50	Review of DeWulf documents Emails with DeWulf
16-Nov-20	Mercer, Jacob	FINDLAY RLF			Y	1.00	Organizing RLF Meeting for Dots in Color
23-Nov-20	Mercer, Jacob	FINDLAY RLF			Y	3.50	Dots in Color RLF Meeting Creating vendor information for Ginger
24-Nov-20	Mercer, Jacob	FINDLAY RLF			Y	3.50	Working on the Dots in Color RLF documents Getting on Council agenda for Dec 1
30-Nov-20	Mercer, Jacob	FINDLAY RLF			Y	3.00	Working on Dots in Color closing documents
1-Dec-20	Mercer, Jacob	FINDLAY RLF			Y	2.00	Working on Dots in Color documents for the state for approval
2-Dec-20	Mercer, Jacob	FINDLAY RLF			Y	1.00	Meeting about a potential project at the Argyle Location
3-Dec-20	Mercer, Jacob	FINDLAY RLF			Y	1.00	Discussion with Jordin Arnold about Catalyst Loans, took her application and sent to John Pinski
7-Dec-20	Mercer, Jacob	FINDLAY RLF			Y	1.00	Updating the Closing Documents for Dots in Color
15-Dec-20	Mercer, Jacob	FINDLAY RLF			Y	2.00	Follow up on some outstanding RLF issues with November payments
16-Dec-20	Mercer, Jacob	FINDLAY RLF			Y	0.50	Call with Kramer about RLF payments
28-Dec-20	Mercer, Jacob	FINDLAY RLF			Y	1.00	Checking in with Darrin Karcher of The Fern Cafe to get an update on their payments
TOTAL	Mercer, Jacob					33.25	\$1,130.83
Coward Pinski, Associates	Reimbursible Expenses	Conference Call on City RLF Payment Deferalls					\$63.75
Coward Pinski, Associates	Reimbursible Expenses	Consulting Fees for Dot's in Color					\$297.50
Hancock County Recorder	Recording Fees	Record Mortgage-Dot's in Color					\$58.00
Hancock County Recorder	Recording Fees	Record Mortgages-West End Tavern II & WET					\$132.00
GRAND TOTAL CITY RLF OCTOBER - DECEMBER 2020							\$1,977.62

Quarter 1 - 2021

Date	Employee	Project	Activity	Task	Billable	Hours	Comment
12-Jan-21	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	0.50	email with Tim Mayle
13-Jan-21	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	1.00	Financials review
19-Jan-21	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	0.50	Conversation with Dan Schaffer
25-Jan-21	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	0.25	Phone call with applicant.
3-Feb-21	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	0.25	phone call Blue Pacific
22-Feb-21	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	0.25	Blue Pacific
1-Mar-21	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	1.50	Blue Pacific Meeting, meet with Jake & Jess regarding Bakers amort schedule
10-Mar-21	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	0.25	Phone call from business.
23-Mar-21	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	0.50	Phone call - Sunshine Inst.
24-Mar-21	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	0.50	Phone calls/Emails
30-Mar-21	Cordonnier, Matthew	FINDLAY RLF	SUPPORT		Y	1.00	Phone calls/Emails
TOTAL	Cordonnier, Matthew					6.50	\$274.43
23-Mar-21	Jefferies, Wesley	FINDLAY RLF	SUPPORT		Y	0.50	Phone Call - Sunshine Inst./Training with Jake
29-Mar-21	Jefferies, Wesley	FINDLAY RLF	SUPPORT		Y	1.00	George House Documents receipt and review/Training with Jake
TOTAL	Jefferies, Wesley					1.50	\$51.02
4-Jan-21	Mercer, Jacob	FINDLAY RLF			Y	1.50	Helping Martina (Branded by Martina) sort out her payments for RLF
5-Jan-21	Mercer, Jacob	FINDLAY RLF			Y	0.50	Correspondence with Jerry Morehart
7-Jan-21	Mercer, Jacob	FINDLAY RLF			Y	0.75	Meet with Jess to discuss Early Years payoff, Bakers Deferment
8-Jan-21	Mercer, Jacob	FINDLAY RLF			Y	1.25	Correspondence with Paul Kramer about account info Correspondence with Jerry Morehart
11-Jan-21	Mercer, Jacob	FINDLAY RLF				0.50	Meet with Jess regarding Early Years
15-Jan-21	Mercer, Jacob	FINDLAY RLF			Y	1.00	Chat with Baker's Cafe
5-Feb-21	Mercer, Jacob	FINDLAY RLF			Y	1.00	phone call with Kirk Faulkner (Blue Pacific)
8-Feb-21	Mercer, Jacob	FINDLAY RLF			Y	0.50	Emails with Joe Mayberry & Kirk Falkner

9-Feb-21	Mercer, Jacob	FINDLAY RLF			Y	1.00	emails with RLF Accounts that missed payment
12-Feb-21	Mercer, Jacob	FINDLAY RLF			Y	2.00	Meeting with Jess regarding Bakers, catalyst loan payees and help draft up payment reminders, deposits for Kramer, Cedar Valley & Martina, Early Year's payoff shortage
18-Feb-21	Mercer, Jacob	FINDLAY RLF			Y	0.50	Emails with Joe Mayberry and Kirk Falkner
19-Feb-21	Mercer, Jacob	FINDLAY RLF			Y	0.50	Emails with Jerry Morehart
24-Feb-21	Mercer, Jacob	FINDLAY RLF			Y	2.00	Meeting with Blue Pacific & Joe Mayberry to discuss status of application
25-Feb-21	Mercer, Jacob	FINDLAY RLF			Y	1.25	Follow up on Meeting with Blue Pacific, emails with Joe Mayberry
1-Mar-21	Mercer, Jacob	FINDLAY RLF			Y	1.50	Emails with Ginger, discussion with Matt & Jess regarding Bakers Amort schedule
4-Mar-21	Mercer, Jacob	FINDLAY RLF			Y	1.75	Discuss with Jess Bakers payments and deferment, Early Years shortage, Stix payments, payment reminder letters
11-Mar-21	Mercer, Jacob	FINDLAY RLF			Y	2.00	Discuss with Jess sending out banking information to all loanees as reminders, payment reminder letters
23-Mar-21	Mercer, Jacob	FINDLAY RLF			Y	1.00	Training with Wesley, Sunshine Institute
29-Mar-21	Mercer, Jacob	FINDLAY RLF			Y	2.25	Reviewing George House catalyst loan application & email back to Jordan Arnold/Training with Wesley
TOTAL	Mercer, Jacob					22.75	\$773.73
GRAND TOTAL CITY RLF JANUARY- MARCH 2021							\$1,099.17



TREASURER'S OFFICE

318 Dorney Plaza, Room 313
Findlay, OH 45840-3346
Telephone: 419-424-7107 • Fax: 419-424-7866

Treasurer's Reconciliation for May 31, 2021

TREASURER

Fifth Third Initial Balance	2,526,004.54
- Withdrawals ()	(4,117,502.75)
+ Deposits	5,154,471.54
	<u>3,562,973.33</u>
- Outstanding checks ()	(650,090.17)
Deposit in Transit	806.00
Deposit in Transit	64.84

Treasurer's Checking Bal	2,913,754.00
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Investment Principal	63,919,206.01
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Treasurer's Total Cash and Investments	66,832,960.01
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AUDITOR

Auditor's Checking Bal	2,913,754.00
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Auditor's Total Cash and Investments	66,832,960.01
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Respectfully submitted,

Susan Jo Hite
Treasurer

City of Findlay
City Planning Commission
 City Council Chambers, 1st floor of Municipal Building
 Thursday, June 10, 2021 – 9:00 AM

Minutes

(Staff Report Comments from the meeting are incorporated into the minutes in lighter text. Actual minutes begin with the DISCUSSION Section for each item)

MEMBERS PRESENT: Mayor Christina Muryn
 Rob Martin
 Jackie Schroeder
 Dan Clinger

STAFF ATTENDING: Matt Cordonnier, HRPC Director
 Judy Scrimshaw, Development Services Planner
 Jacob Mercer, Planner
 Jeremy Kalb, PE, City Engineer

GUESTS: Dan Stone, Denny Doolittle, Mitch Davis, Florence Wells

CALL TO ORDER

ROLL CALL

The following members were present:

Mayor Christina Muryn
 Rob Martin
 Dan DeArment
 Dan Clinger

SWEARING IN

All those planning to give testimony were sworn in by Jacob Mercer.

APPROVAL OF MINUTES

Dan Clinger made a motion to approve the minutes of the May 13, 2021 meeting. Dan DeArment seconded. Motion carried 4-0-0.

NEW ITEMS

1. APPLICATION FOR SITE PLAN REVIEW #SP-12-2021 filed by Findlay Board of Education, 2019 Broad Avenue, Findlay, for a 7,200 square foot cold storage building to be behind Washington Preschool, 1100 Broad Avenue.

CPC STAFF
 General Information

This request is to construct a cold storage building on the Findlay City Schools High School campus behind the Washington Preschool building at 1100 Broad Avenue. The site is currently zoned R-1 Large Lot Residential. To the east is zoned R-3 Small Lot Residential. To the south is zoned R-2 Medium Lot Residential and R-3 Small Lot Residential. The parcel is not within the 100-year flood plain. The City of Findlay Land Use Plan designates the area as Schools.

Parcel History

This is the site of Findlay High School, Millstream Career Center, and Washington Preschool.

Staff Analysis

The proposed 7,200 square foot cold storage building is to be located behind Washington Preschool located at 1100 Broad Avenue. It will be constructed on an area that is currently a playground for the preschool. There is an existing maintenance building to the south, which would remain over sixty feet away from the proposed building.

The building meets all required setbacks. There appears to be pack lighting on the building, however staff does not have any concerns about the lighting plan.

An existing detention basin, behind the softball field to the west, will be expanded to handle additional drainage from the site.

There will be six parking spaces removed from the current configuration to allow for access to the proposed building. There is a parking area to the southeast that will be expanded fourteen spots, so the site would actually gain eight spots in total.

Staff Recommendation

CPC Staff recommends approval of APPLICATION FOR SITE PLAN REVIEW #SP-12-2021 filed by Findlay Board of Education for a 7,200 square foot cold storage building to be behind Washington Preschool, 1100 Broad Avenue.

ENGINEERING

Access – Will be from the existing drive off the south parking lot.

Water Service – No proposed water service shown.

Sanitary Service – No proposed sanitary sewer shown.

Stormwater Management – Detention for the site will be provided by expanding the existing detention basin located west of the site. The detention calculations provided meet the City of Findlay design standards.

MS4 Requirements – The site will be disturbing more than one (1) acre so the applicant will need to comply with the City of Findlay's Erosion & Sediment Control Ordinance.

Recommendations: Approval of the Site Plan.

FIRE PREVENTION

No Comment.

RECOMMENDATION

Staff recommends approval of **APPLICATION FOR SITE PLAN REVIEW #SP-12-2021** for a 7,200 square foot cold storage building to be behind Washington Preschool, 1100 Broad Avenue.

DISCUSSION

Dan Stone, Mitch Davis, and Dennis Doolittle were present as the applicant. Rob Martin asked the group to define “cold storage”. Mr. Doolittle said that the term means that this storage facility will house equipment that does not have an engine or any combustibles in them, such as trailers. The existing storage building to the south would handle any maintenance of equipment since it has oil traps.

Dan Clinger asked about the detention. Dan Stone said that there is already existing drainage systems for runoff and storm sewer on site. Since they are increasing the amount of impervious surface, they are expanding the detention area that exists off to the west of the softball facility to collect the excess amount.

MOTION

Mayor Muryn made a motion to recommend **approval of APPLICATION FOR SITE PLAN REVIEW #SP-12-2021** filed by Findlay Board of Education, 2019 Broad Avenue, Findlay, for a 7,200 square foot cold storage building to be behind Washington Preschool, 1100 Broad Avenue.

2nd: Rob Martin

VOTE: Yay (4) Nay (0) Abstain (0)

2. ALLEY/STREET VACATION PETITION #AV-04-2021, filed by Florence Wells, to vacate a portion of the first north/south alleyway, east of the Wilson Street, abutting 827 Wilson Street.

CPC STAFF

General Information

This request is to vacate the northernmost 3.3705 feet of right-of-way of the first north/south alleyway west of the Wilson Street. The alleyway is located within the 100-year floodplain. The City of Findlay Land Use Plan designates the area as Single Family Small Lot.

Staff Analysis

The applicant owns both parcels that abut the portion of right-of-way. They made the request to vacate so that they could combine the parcels. The applicant would like to construct an accessory building on the eastern parcel, but cannot construct an accessory structure without having a primary structure on the site.

Staff Recommendation

CPC Staff recommends that FCPC recommend approval to Findlay City Council of ALLEY/STREET VACATION PETITION #AV-04-2021 to vacate a portion of the first north/south alleyway, east of the Wilson Street, abutting 827 Wilson Street.

ENGINEERING

The proposed vacation will not have an impact on any City owned utilities. Engineering recommends approval of the vacation petition.

FIRE PREVENTION

No Comment.

RECOMMENDATION

Staff recommends that FCPC recommend approval to Findlay City Council of ALLEY/STREET VACATION PETITION #AV-04-2021, filed by Florence Wells, to vacate a portion of the first north/south alleyway, east of the Wilson Street, abutting 827 Wilson Street.

DISCUSSION

Ms. Wells was present to answer questions. She explained that she acquired the site in 2013. She uses it personally for gardening and had wanted to build a shed on the lot. She build an accessory structure without a primary structure on the site. There is a second alleyway that runs east to west off Morse Street, but it was not as wide as this right-of-way.

Dan Clinger asked if they would need to obtain a permit for the accessory structure. Erik Adkins confirmed she would unless it was under fifty square feet. He also confirmed that since it was in the floodplain, she would be limited to 600 square feet of accessory structure size.

Dan Clinger asked if the eastern lot could be redeveloped for housing. Ms. Wells said that she had acquired the lot from Habitat for Humanity. Habitat had wanted to develop two duplexes on the site, but they were unable to get utilities back to the site.

Dan DeArment asked if it would be a fifty-fifty split of the land between the two parcels. Matt Cordonnier confirmed that would happen, but since she owns both sides, it would be both going to her.

MOTION

Dan Clinger made a motion to recommend **approval of #AV-04-2021, filed by Florence Wells, to vacate a portion of the first north/south alleyway, east of the Wilson Street, abutting 827 Wilson Street.**

2nd: Dan DeArment

VOTE: Yay (4) Nay (0) Abstain (0)

3. APPLICATION FOR CONDITIONAL USE #CU-07-2021 filed by HRPC to grant 798 duplexes/triplexes a conditional use to correct zoning issues.

DISCUSSION

Matt Cordonnier updated Planning Commission where HRPC was with this issue. HRPC created a list of duplexes in the City of Findlay, and HRPC Staff did research on whether these duplexes were legal and conforming with zoning. Over the last 40 years, there have been changes to the zoning code, including one change in 2004 that removed residential from commercial zoning districts. One reason this became an issue is because lenders now call HRPC to ask if duplexes are legal and conforming with zoning. If we do not have a permit in the file, we have to inform them, which sometimes can cause loans to fall through.

The purpose of the mass conditional use is that we can document all the duplexes who are legal and/or conforming with the code today. We have about fifty or so duplexes left that we cannot find a permit or indication that they conform to zoning. These property owners have until November to come to Planning Commission to get a conditional use without fees.

Mayor Muryn reiterated that during the zoning map update, we decided to change the zoning of these properties to R-3 Small Lot Residential since they allow duplexes/triplexes as conditional uses. The thought behind this was that if they did not have a permit but could meet the parking standards, they could get a conditional use.

Matt Cordonnier said HRPC sent out letters to the duplexes informing them of this process and that he had received about ten phone calls about the letters. Five were just asking for clarification about the letter. The others were calling to claim that they were no longer a duplex. He tried to explain that if they were actually a duplex, that this was the opportune time to get the conditional use now. If they do not get the conditional use now, we cannot confirm to a bank that they are legal and conforming.

Rob Martin asked if there was any desire for the City to address these illegal duplexes. Matt Cordonnier said that was never the intention. If these duplex owners do not want to get the conditional use, they can still operate the duplex. The only reason it might negatively affect them is if they try to sell the property and the lender blocks financing until the zoning issues are fixed. This will cause delays and cost fees to go through the Planning Commission process.

Mayor Muryn noted that this would help the city in the future because our files would have clear

documentation of who is conforming and who is not. Matt Cordonnier agreed and that it will save the city zoning staff a lot of time as they do research on properties in the future. HRPC has a spreadsheet that it will share with the zoning department, which will make it easy to review these properties in the future.

MOTION

Dan Clinger made a motion to recommend **approval of APPLICATION FOR CONDITIONAL USE #CU-07-2021 filed by HRPC to grant 798 duplexes/triplexes a conditional use to correct zoning issues.**

2nd: Rob Martin

VOTE: Yay (4) Nay (0) Abstain (0)

ADJOURNMENT

Christina Muryn
Mayor

Rob Martin
Service Director

City of Findlay
City Planning Commission
City Council Chambers, 1st floor of Municipal Building
Thursday, July 8, 2021 - 9:00 AM

AGENDA

CALL TO ORDER

ROLL CALL

SWEARING IN

APPROVAL OF MINUTES

ITEMS TABLED AT THE MAY 13, 2021 MEETING

PETITION FOR ZONING AMENDMENT #ZA-03-2021 filed by William Buck, 111 Joshua Road, McComb, Ohio, to rezone lots 6192-6194 of Madison Avenue from R-3 Small Lot Residential to C-1 Local Commercial.

NEW ITEMS

- 1. APPLICATION FOR CONDITIONAL USE #CU-08-2021 filed by Larkin Development, LLC, to operate an automotive repair, storage, and sales business at 207 E. Crawford Street.**
- 2. APPLICATION FOR SITE PLAN REVIEW #SP-14-2021 filed by the University of Findlay, 1000 N. Main Street, for a proposed renovation and expansion of an existing building at 1330 N. Main Street.**
- 3. APPLICATION FOR SITE PLAN REVIEW #SP-15-2021 filed by R+L Carriers, Inc., 600 Gillam Road, Wilmington, Ohio, for a 153,864 square foot cross dock facility, 5,085 square foot office, 22,860 square foot maintenance garage, and fueling station at the southwest corner of the intersection of CR 18 and CR 212.**
- 4. APPLICATION FOR SITE PLAN REVIEW #SP-16-2021 filed by the Siferd Farms to construct a ninety-four unit condominium development located at the east end of Silver Creek Drive in Allen Township.**

ADMINISTRATIVE APPROVALS

ADJOURNMENT



AUDITOR'S OFFICE

318 Dorney Plaza, Room 313
Findlay, OH 45840-3346
Telephone: 419-424-7101 • Fax: 419-424-7866
www.findlayohio.com

JIM STASCHIAK II
CITY AUDITOR

June 30, 2020

The Honorable Council
Findlay, Ohio

It is respectfully requested this letter be read into the record of the Council Meeting.

SUBJECT: Revenue Estimates for fiscal year 2022

Dear Council Members,

Ohio clearly defines a budgetary process which includes the requirement that municipalities prepare an annual tax budget by July 20th. The County Budget Commission has not required the filing of a complete tax budget for many years and requires the City of Findlay only to provide the attached 'Estimated Revenues' for submission to the Budget Commission for the next fiscal year.

In order to meet the statutory requirements for the distribution of the local government money, this document should now be formally accepted by Council, so it can then be filed with the County Auditor by no later than July 20.

A motion for acceptance of the revenue estimates will be needed. As required by statute, the Council Clerk has scheduled a public hearing before the meeting, notice of which must have been published 10 days before the hearing. The document has been available for public inspection in my office since June 21st of this year.

Respectfully submitted,

Jim Staschiak II
City Auditor

ESTIMATE OF REVENUES

2022

CITY OF FINDLAY

EXHIBIT I

FUND NAME: GENERAL FUND

FUND TYPE/CLASSIFICATION: GOVERNMENTAL-GENERAL

DESCRIPTION (1)	CURRENT YEAR 2021	BUDGET YEAR 2022
BALANCE, JANUARY 1	\$16,657,732	\$11,635,407
REVENUES		
Local Taxes		
General Property Tax-Real Estate and Tangible Personal Property Tax	\$2,463,094	\$2,463,094
Trailer Tax and Other Local Taxes- Hotel/Motel	\$8,800	\$8,800
	\$550,000	\$700,000
Subtotal Local Taxes	<u>\$3,021,894</u>	<u>\$3,171,894</u>
Intergovernmental Revenues		
State Shared Taxes & Permits		
County LGF	\$461,300	\$461,300
Municipal LGF	\$158,000	\$158,000
Cigarette Tax	\$1,550	\$1,550
License Tax		
Liquor & Beer Permits	\$110,000	\$55,000
Gasoline Tax		
Other State Shared Taxes & Permits	\$0	\$0
Subtotal State Shared Taxes & Permi	<u>\$730,850</u>	<u>\$675,850</u>
Fees for Services, Fines and Transfers		
Cable Franchise Fees	\$310,000	\$310,000
General Interest Earnings	\$230,000	\$230,000
Income tax transfer	\$16,302,500	\$18,022,500
Municipal Court Fines and Fees	\$1,298,090	\$1,479,054
Health Department Fees	\$0	\$0
Interdepartmental Charges		
Auditor's office	\$401,010	\$401,010
Computer Services	\$524,999	\$601,613
Engineering	\$0	\$0
Recreation	\$640,300	\$628,400
Misc Fees for Services	\$1,830,074	\$1,364,289
Subtotal Fees, Fines, Transfers	<u>\$21,536,973</u>	<u>\$23,036,866</u>
TOTAL REVENUE	\$25,289,717	\$26,884,610
TOTAL REVENUE AND BALANCE	\$41,947,449	\$38,520,017

1.1

THE CITY OF FINDLAY

Used for any fund receiving property tax revenue except General Fund

FUND NAME: POLICE PENSION

Exhibit II

FUND TYPE/CLASSIFICATION: GOVERNMENTAL/SPECIAL REVENUE

DESCRIPTION	CURRENT YEAR 2021	BUDGET YEAR 2022
(1)		

REVENUE

Real Property Tax (0111)	\$288,937	\$288,937
St Dist Rollback Tax (0112)		
St Dist Homestead Tax (0113)		
Tang.Pers.Property Tax (0114)		
Trailer Tax (0115)		
TOTAL REVENUE	\$288,937	\$288,937
BALANCE, JANUARY 1	\$0	\$0
70780 TOTAL REVENUE & BALANCE	\$288,937	\$288,937

FUND NAME: FIRE PENSION

Exhibit II

FUND TYPE/CLASSIFICATION: GOVERNMENTAL/SPECIAL REVENUE

DESCRIPTION	CURRENT YEAR 2021	BUDGET YEAR 2022
(1)		

REVENUE

Real Property Tax (0111)	\$288,937	\$288,937
St Dist Rollback Tax (0112)		
St Dist Homestead Tax (0113)		
Tang.Pers.Property Tax (0114)		
Trailer Tax (0115)		
TOTAL REVENUE	\$288,937	\$288,937
BALANCE, JANUARY 1	\$0	\$0
70790 TOTAL REVENUE & BALANCE	\$288,937	\$288,937

FUND	ESTIMATED UNENCUMBERED BALANCE January 1 2022	BUDGET YEAR ESTIMATED REVENUE 2022	TOTAL BALANCE AND REVENUE	
List all funds individually unless reported on Exh. I or II				
GOVERNMENTAL:				
SPECIAL REVENUE				
20400	SCM&R-Streets	\$523,705	\$2,478,200	\$3,001,905
20400	SCM&R-Hiways	\$322,638	\$197,500	\$520,138
20420	County Permissive	\$0	\$0	\$0
70470	City Income Tax	\$3,319,904	\$23,830,000	\$27,149,904
20600	Law Enforcement Trust Fund	\$1	\$0	\$1
20650	Drug Enforcement Trust Fund	\$1	\$0	\$1
20700	I.D. Alcohol Treatment	\$112,817	\$6,000	\$118,817
20750	Enforce/Education	\$6,093	\$2,500	\$8,593
20790	Court Special Projects	\$224,834	\$250,000	\$474,834
20800	Court Computerization Fund	\$59,037	\$40,000	\$99,037
20820	Alcohol Monitoring	\$78,308	\$25,000	\$103,308
20850	Legal Research	\$20,635	\$0	\$20,635
20830	Mediation Services	\$111,805	\$11,000	\$122,805
20840	Electronic Imaging	19,890	\$40,000	\$59,890
20810	Metrich Drug Law Enforce Fund	\$1	\$0	\$1
20990	Coronavirus Relief Fund	\$0	\$0	\$0
20900	Severance Payout Reserve	\$961,916	\$0	\$961,916
	TOTAL SPECIAL REVENUE FUNDS	\$5,761,584	\$26,880,200	\$32,641,784
DEBT SERVICE FUNDS				
30100	Debt Service	\$0	\$619,734	\$619,734
30900	MPTIF - 236	\$0	\$0	\$0
	TOTAL DEBT SERVICE FUNDS	\$0	\$619,734	\$619,734
CAPITAL PROJECT FUNDS				
40200	Municipal Court Improve. Fund	\$371,463	\$130,000	\$501,463
	TOTAL CAPITAL PROJECTS	\$371,463	\$130,000	\$501,463
SPECIAL ASSESSMENT FUNDS				
80100	Special Assessments-Pavements	\$0	\$0	\$0
80200	Special Assessments-Walks	\$0	\$0	\$0
80300	Special Assessments-Storm Sew	\$444	\$0	\$444
80400	Special Assessments-San.Sewers	\$0	\$0	\$0
80500	Special Assessments-Bldg.Demol.	\$0	\$0	\$0
	TOTAL SPECIAL ASSESSMENT FUNDS	\$444	\$0	\$444

FUND	ESTIMATED UNENCUMBERED BALANCE January 1 2022	BUDGET YEAR ESTIMATED REVENUE 2022	TOTAL BALANCE AND REVENUE	
List all funds individually unless reported on Exh. I or II				
PROPRIETARY:				
ENTERPRISE FUNDS				
50500	Water Fund	\$7,442,873	\$8,247,540	\$15,690,413
50600	Water Pol Cntrl (Sewer) Fund	\$13,620,751	\$9,705,700	\$23,326,451
50700	Parking Fund	\$53,543	\$83,828	\$137,371
50800	Swimming Pool Fund	\$7,872	\$117,520	\$125,392
50100	Airport Operations	\$234,549	\$901,514	\$1,136,063
TOTAL ENTERPRISE FUNDS		\$21,359,588	\$19,056,102	\$40,415,690
INTERNAL SERVICE FUNDS				
60300	Central Stores	\$11,005	\$14,000	\$25,005
60500	Workers Comp Retro Plan	\$0	\$0	\$0
60600	Self Insurance	\$852,912	\$8,000	\$860,912
TOTAL INTERNAL SERVICE FUNDS		\$863,917	\$22,000	\$885,917
FIDUCIARY:				
TRUST & AGENCY FUNDS				
70860	Cemetery Trust	\$1,551,727	\$46,800	\$1,598,527
70870	Private Trust	\$155,667	\$200	\$155,867
70880	Guaranteed Deposits	\$0	\$0	\$0
TOTAL TRUST & AGENCY FUNDS		\$1,707,393	\$47,000	\$1,754,393
TOTAL FOR MEMORANDUM ONLY		\$30,064,389	\$46,755,036	\$76,819,425

**CITY OF FINDLAY
GENERAL OBLIGATION DEBT
Budget Year**

2021

EXHIBIT IV

	PURPOSE OF BONDS AND NOTES	Date of Issue	Date Due	Ordinance or Resolution	Rate of Interest (Avg)	Amounts of Bonds and Notes Out- standing at beginning of budget year January 1 2021	BUDGET YEAR	
							Amount Required for Principal and Interest January 1 to December 31 2021	Amount Receivable from Other Sources to Meet Debt Pmts January 1 to December 31 2021
	INSIDE 10 MILL LIMIT							
Long Term Bonds	2016 Cube, Diamonds, CR236 refunding '08 Energy Bond Series 'B'	2016	07/01		2.57%	\$5,090,000	\$513,624	\$513,624
		2011	12/01		5.40%	\$447,984	\$95,499	\$95,499
	Assessment Bonds Walks; Hnt Crk	2012	12/02		2.79%	\$42,000	\$22,172	\$22,172
	TOTAL					\$5,579,984	\$631,295	\$631,295

* If the levy is outside the 10 mill limit by vote enter the words "by vote" and the date of the election.
If outside the 10 mill limit without a vote, enter the reference to the statute under which the levy is exempt from



OFFICE OF
THE MAYOR
CHRISTINA M. MURYN

Rob Martin BSN, MBA
Service-Safety Director

June 24, 2021

Honorable City Council
City of Findlay, Ohio

RE: Appointment to Hancock Metropolitan Housing Authority Board

Dear Council Members:

This is to inform you that I am appointing Nancy Stephani to serve on the Board of Commissioners for the Hancock Metropolitan Housing Authority.

Ms. Stephani has expressed a desire and willingness to serve the community in this capacity. This appointment will be effective through November 12, 2026.

This appointment does not require confirmation by Council, however, I trust that you will concur with this selection.

Sincerely,

A handwritten signature in black ink that reads 'Christina M. Muryn'. The signature is fluid and cursive.

Christina M. Muryn
Mayor

cc: Nancy Stephani
Hancock Metropolitan Housing Authority

TRAFFIC COMMISSION

City of Findlay

June 21, 2021

MINUTES

ATTENDANCE:

MEMBERS PRESENT: Service-Safety Director Rob Martin, City Engineer Jeremy Kalb, Police Chief Robert Ring, Fire Chief Josh Eberle, Councilman Jim Slough.

STAFF PRESENT: Matt Stoffel, Public Works Superintendent; Tom DeMuth, Traffic Signal Supervisor; Kathy Launder, City Clerk.

NEW BUSINESS

1. Request of Michelle Komyanek, 734 Third Street, for speed limit sign and/or no thru traffic sign to help limit speed of traffic and unnecessary truck traffic.

Discussion ensued regarding the actual amount of traffic that travels on Leisure Avenue. Chief Eberle suggested that we place traffic counters out on Leisure Avenue to determine actual number of vehicles and the rate of speed of vehicles traveling on Leisure Avenue. Motion to table request until results come back from traffic counts, by Kalb, second by Chief Ring. Motion passed 5-0.

2. Request of James Horn, Eagle Ridge Estates subdivision, for additional speed limit signs on Brookside Drive.

Kalb stated that the signage for the crosswalk on Brookside Drive at Emory Adams Park is up to code. Stoffel stated that we can place the speed limit detector units on Brookside Drive in the area of Emory Adams Park to determine actual speed of motorists traveling down that road. There are sufficient speed limit signs going northbound on Brookside Drive from the City Limits. An additional speed limit sign may be needed closer to the crosswalk going southbound on Brookside Drive.

Motion to add one speed limit sign southbound on Brookside Drive near the crosswalk at Emory Adams Park, by Councilman Slough, second by Chief Eberle. Motion passed 5-0.

3. Request of Tom DeMuth, Traffic Signal Supervisor, to place the traffic signals at North Main Street and Clinton Court in flash mode for an indefinite period of time.

DeMuth stated that traffic signal at the intersection of North Main Street and Clinton Court due to it malfunctioning and there being very little traffic on Clinton Court. Plans are in place to replace all traffic signals on Main Street. DeMuth recommends to place in flash mode until further notice.

Motion to place traffic signals at the intersection of North Main Street and Clinton Court in flash mode until further notice, by Chief Eberle, second by Councilman Slough. Motion passed 5-0.

With no further business to discuss, the meeting adjourned. The next meeting of the City of Findlay Traffic Commission will be held on July 19, 2021, at 2:30 p.m. in the third floor conference room of the Municipal Building.

Respectfully submitted,



Kathy K. Launder
City Clerk

June 30, 2021

Honorable City Council
City of Findlay, Ohio

Re: Transmitter Replacement Project

Dear Honorable Council Members:

I wanted to provide a brief update on the progress of the implementation of a new Advanced Metering Infrastructure (AMI) system for utilization of our water transmitter and meter system.

As of June 30, 2021, the current status of the project is as follows:

- 10/11 Data Collection Units (DCU) have been installed
- The last DCU is waiting to be relocated to a better location
- 12 Maximum Transmission Units (MTU) have been installed and are currently in test mode
- Kick off meeting has occurred between Suez and our current billing software company CMI for billing system integration

Next Steps:

- Tablets are being prepped for upcoming training of staff
- Conference call/webinar to show Aclara One with real time data from the test MTUs
- Working on the billing system interface

Respectfully submitted,


Jason W. Phillips
Water Superintendent

Honorable City Council
Findlay, OH 45840

June 30, 2021

RE: HAN-Greenway Trail Phase 2 PID109009, (31993800)

Dear Council Members,

With the adoption of Resolution No. 013-2017, an application for funding was submitted to the Ohio Department of Transportation (ODOT) for Federal Transportation Alternatives Program (TAP) funds. The City has received approval of the funding from ODOT for the work extending the existing Blanchard River Greenway Trail from the Eastpoint Area to the newly built multi-use trail on County Road 236.

TAP funds normally require a twenty percent (20%) match to ODOT's eighty percent (80%) of the construction cost. For this project, the match was reduced to five percent (5%) to ODOT's ninety five percent (95%) of the construction cost. At this time the current project construction estimate is \$1,315,789. The City's matching share of \$69,789 is included in the 2022 Capital Improvement Plan.

By copy of this letter, the Law Director is requested to prepare the necessary legislation that authorizes the Mayor, Service-Safety Director or Engineer to enter into the project agreement with ODOT.

If you have any questions, please feel free to contact me.

Sincerely,



Jeremy Kalb
City Engineer

pc: Don Rasmussen, Law Director
Jim Staschiak II, Auditor

Honorable City Council
Findlay, OH 45840

June 30, 2021

RE: HAN-Bright Road Phase II FY2022, PID108772 (32811800)

Dear Council Members,

The City is eligible for Federal Highway Administration Funds administered through the Ohio Department of Transportation (ODOT). The above- referenced project is eligible for this type of funding. For the past few years, these funds have been used for resurfacing, and we plan to use these funds for resurfacing on Bright Road (Tiffin Ave. to Fostoria Ave.) in 2022.

At this time, the project is estimated at \$714,351 with 80% being funded by ODOT and 20% from the City. The City's matching share is included in 2022 of the 5-year Capital Improvements Plan

By copy of this letter, the Law Director is requested to prepare the necessary legislation that authorizes the Mayor, Service-Safety Director or Engineer to enter into the project agreement with ODOT.

If you have any questions, please feel free to contact me.

Sincerely,



Jeremy Kalb
City Engineer

pc: Don Rasmussen, Law Director
Jim Staschiak II, Auditor

Honorable City Council
Findlay, OH 45840

June 30, 2021

RE: FAA Airport Rescue Grant Program (35212300)

Dear Council Members,

As announced by the Secretary of Transportation on June 22, 2021, the City of Findlay Airport is eligible for grant funds under the American Rescue Plan Act 202 (Public Law 117-2)(ARPA). These funds will provide economic relief to airports in response to the COVID-19 pandemic. The FAA will distribute these grants under the new Airport Rescue Grant Program (ARGP).

With the size of the Findlay Airport it is anticipated that the City will receive approximately \$59,000 from this grant. As part of this grant there is no financial match commitment from the City. These funds can be used for operational expenses, such as personnel, cleaning, sanitization, janitorial services, combating the spread of pathogens at the airport and debt service payments.

In order to receive these funds, Council must authorize the Mayor, Service-Safety Director or City Engineer to sign the grant agreement by November 30, 2021.

By copy of this letter, the Law Director is requested to prepare the necessary legislation that will authorize City Representatives to execute the necessary grant application(s) and/or agreement(s) to receive the grant funding.

If you have any questions, please feel free to contact me.

Sincerely,



Jeremy Kalb
City Engineer

pc: Don Rasmussen, Law Director
Jim Staschiak II, Auditor



CHRISTINA M. MURYN, MAYOR

**ENGINEERING
DEPARTMENT**

JEREMY D. KALB, PE
CITY ENGINEER

June 30, 2021

RE: Fourth Capital Improvement Appropriation of 2021

Dear Council Members:

I would like to start the approval process for the Fourth Capital Improvement allocation of the year.

By copy of this letter, the Law Director is requested to prepare the necessary legislation to authorize the Service-Safety Director or City Engineer to advertise for bids and enter into contracts for construction and to appropriate and transfer funds as follows:

FROM: CIT Fund – Capital Improvements Restricted Account \$109,000

TO: Streets #22040000-other	\$ 75,000
TO: Traffic Lights #22043200 – other	\$ 25,000
TO: Airport #25010000-other	\$ 9,000

If you have any questions, please feel free to contact me.

Sincerely,

Jeremy Kalb, PE
City Engineer

pc: Don Rasmussen, Law Director
Jim Staschiak II, Auditor

FOURTH APPROPRIATION REQUEST

Appropriate Funds - Departments

From	CIT Fund - Capital Improvements Restricted Account	\$109,000	
To	STREETS - 22040000 - Other Replace 1980 Paint Machine	\$75,000	\$75,000
To	TARFFIC LIGHTS - 22043200 - Other Conflict Monitor Tester Conduit Bender	\$25,000	\$15,000 \$10,000
To	AIRPORT - 25010000 - Other Replace Terminal Building Furance	\$9,000	\$9,000

Honorable City Council
Findlay, OH 45840

June 30, 2021

RE: HAN-Greenway Trail Phase 2 PID109009, (31993800)

Dear Council Members,

The above mentioned project is for extending a ten (10) foot multi-use trail from the Eastpoint Area to the existing multi-use trail on County Road 236. The project is currently under design and some additional soil borings are needed for a boardwalk system that will be extended over a wetland area. Previously we had requested additional funds for borings on the east side of the Blanchard River, but due to an identified wetland area additional borings will be needed on the west side as well. These soil borings will ensure a boardwalk system can be extended over the designated wetlands to alleviate any wetland mitigation as part of the project.

By copy of this letter, the Law Director is requested to prepare the necessary legislation to appropriate and transfer funds as follows:

FROM: CIT Fund – Capital Improvements Restricted Account	\$ 20,509
TO: HAN-Greenway Trail Phase 2 (31993800)	\$ 20,509

If you have any questions, please feel free to contact me.

Sincerely,



Jeremy Kalb
City Engineer

pc: Don Rasmussen, Law Director
Jim Staschiak II, Auditor

Honorable City Council
Findlay, OH 45840

June 30, 2021

RE: Ohio Public Works Commission Grant Application
Washington Avenue Storm Sewer Upgrades (35512100)

Dear Council Members,

Engineering is preparing to submit the annual grant application to Ohio Public Works Commission (OPWC). The application will be for storm sewer upgrades on Washington Avenue (from Park Street to Olive Street). The project will consist of installing additional storm structures on Washington Avenue to help alleviate standing water along the roadway. Along with new storm structures, the area will be evaluated to ensure the existing storm sewer is adequate for the demand.

By copy of this letter, the Law Director is requested to prepare the necessary legislation that will authorize City Representatives to execute the necessary grant application(s) and/or agreement(s) to receive the grant funding.

If you have any questions, please feel free to contact me.

Sincerely,



Jeremy Kalb
City Engineer

pc: Don Rasmussen, Law Director
Jim Staschiak II, Auditor



CHRISTINA M. MURYN, MAYOR

**ENGINEERING
DEPARTMENT**

JEREMY D. KALB, PE
CITY ENGINEER

Honorable City Council
Findlay, OH 45840

June 30, 2021

RE: West Main Cross Corridor Study (32811000)

Dear Council Members,

We have previously sent out Reference for Qualifications to consultants to conduct a corridor study on West Main Cross Street (Main Street to I-75). From the RFQ, Strand & Associates have been selected to conduct the study on West Main Cross for the City of Findlay.

I would like to get the funds appropriated for the corridor study, so that we can determine if there is a need for any enhancements along the corridor to improve the safety for all the user groups. Once the corridor study is completed there is a possibility of future funding opportunities, if the study shows that safety improvements are needed.

By copy of this letter, the Law Director is requested to prepare the necessary legislation to appropriate and transfer funds as follows:

FROM: CIT Fund – Capital Improvements Restricted Account	\$ 99,700
TO: West Main Cross Street Corridor Study (32801100)	\$ 99,700

If you have any questions, please feel free to contact me.

Sincerely,

Jeremy Kalb
City Engineer

pc: Don Rasmussen, Law Director
Jim Staschiak II, Auditor

Honorable City Council
Findlay, OH 45840

June 30, 2021

RE: Fire Department Portable Radios- 21014000

Dear Council Members,

In conjunction with the FY2020 Assistance to Firefighters Grant, that Chief Eberle had previously submitted, I would like to appropriate funds for two items within the capital improvement plan to ensure all the equipment can be obtained within the same time frame.

I would like to appropriate funds to the two items listed below, which is part of the Fire Department Capital Improvement Plan:

Replace 15 Officer Portable Radios with dual band radios	\$ 116,126
4 bank chargers for new portable radios	\$ 3,930

By copy of this letter, the Law Director is requested to prepare the necessary legislation to appropriate and transfer funds as follows:

FROM: CIT Fund – Capital Improvements Restricted Account	\$ 120,056
TO: FIRE-21014000- Other	\$ 120,056

If you have any questions, please feel free to contact me.

Sincerely,



Jeremy Kalb
City Engineer

pc: Don Rasmussen, Law Director
Jim Staschiak II, Auditor

Committee Members:

- Jeff Wobser, at-large – Committee Chair
- Dennis Hellmann, Ward 2
- Joshua Palmer, Ward 7
- Grant Russel, at-large
- Tom Shindlecker, at-large
- Mayor Christina Muryn
- Jim Staschiak, Auditor

Staff:

- Rob Mann, SSD
-
-
-

Guests: Linda Cambre
Puck Rozwe

Meeting Start Time: 5:35 PM

Meeting End Time: 6:15 PM

Agenda:

Call to Order

Roll Call

Approval of Minutes

New Items

1. discuss RFQ's received

Adjournment

A. Puck Rozwe - discuss previous SP processes. ~~He~~ Gave the committee great insight for the path forward. "The city is in need of leadership."

B. Discussed the scoring process for the RFQ's submitted





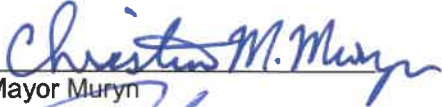

Jeff Wobser, Strategic Planning Committee Chair

Next meeting: 5:00 PM, July 6, 2021
Council chambers.

COMMITTEE REPORT
THE CITY COUNCIL OF THE CITY OF FINDLAY, OHIO

The **STRATEGIC PLANNING COMMITTEE** met on June 15, 2021 to discuss RFQ's received.

We recommend: *Continue The selection process of a group of consultants to be involved in The RFP process.*

<input checked="" type="checkbox"/> Aye <input type="checkbox"/> Nay	 _____ Jeff Wobser, Chairman	
<input type="checkbox"/> Aye <input type="checkbox"/> Nay	 _____ Dennis Hellmann	
<input checked="" type="checkbox"/> Aye <input type="checkbox"/> Nay	 _____ Joshua Palmer	LEGISLATION: _____
<input type="checkbox"/> Aye <input type="checkbox"/> Nay	<i>Absent</i> _____ Grant Russel	DATE: June 15, 2021
<input checked="" type="checkbox"/> Aye <input type="checkbox"/> Nay	 _____ Tom Shindlecker	COMMITTEE: STRATEGIC PLANNING
<input checked="" type="checkbox"/> Aye <input type="checkbox"/> Nay	 _____ Mayor Muryn	
<input checked="" type="checkbox"/> Aye <input type="checkbox"/> Nay	 _____ Auditor Staschiak	

**FINDLAY CITY COUNCIL
CARRY-OVER LEGISLATION
JULY 6, 2021**

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

ORDINANCE NO. 2021-054 (*East & E Main Cross Waterline project no. 35711300*) **requires three (3) readings** **second reading**
AN ORDINANCE APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2021-056 (*Wilson Street vacation*) **requires three (3) readings** **second reading**
AN ORDINANCE VACATING A CERTAIN PORTION OF A CERTAIN STREET (HEREINAFTER REFERED TO AS THE WILSON STREET VACATION) IN THE CITY OF FINDLAY, OHIO.

ORDINANCE NO. 2021-057 (*FY2020 Assistance to Firefighters Grant*) **requires three (3) readings** **second reading**
AN ORDINANCE AUTHORIZING THE SERVICE-SAFETY DIRECTOR OF THE CITY OF FINDLAY, OHIO TO APPLY FOR THE ASSISTANCE TO FIREFIGHTER'S GRANT (AFG) FUNDS AND SIGN THE NECESSARY AGREEMENT(S) TO ACCEPT THE AWARDED DEPARTMENT OF HOMELAND SECURITY ASSISTANCE TO FIREFIGHTER'S GRANT (AFG) FUNDS, ALONG WITH THE CITY OF FINDLAY'S TEN PERCENT (10%) MATCH, TO REPLACE PORTABLE RADIOS FOR THE FINDLAY FIRE DEPARTMENT, PAY FOR TUITION FOR FIRE DEPARTMENT EMPLOYEES TO ATTEND CERTIFIED RESCUE TECHNICIAN (CRT) TRAINING, APPROPRIATING AND TRANSFERRING FUNDS THERETO, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2021-058 (*Miracle League donation*) **requires three (3) readings** **second reading**
AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.

City of Findlay

Office of the Director of Law

318 Dorney Plaza, Room 310
Findlay, OH 45840
Telephone: 419-429-7338 • Fax: 419-424-7245

Donald J. Rasmussen
Director of Law

JULY 6, 2021

THE FOLLOWING IS THE NEW LEGISLATION TO BE PRESENTED TO THE CITY COUNCIL OF THE CITY OF FINDLAY, OHIO, AT THE TUESDAY, JULY 6, 2021 MEETING.

ORDINANCES

- 2021-059 AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.
- 2021-060 AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO, TO ENTER INTO A PROJECT AGREEMENT WITH THE OHIO DEPARTMENT OF TRANSPORTATION FOR FEDERAL TRANSPORTATION ALTERNATIVES PROGRAM (TAP) FUNDS, FOR THE HAN-GREENWAY TRAIL PHASE 2 PID109009 PROJECT NO. 31993800, AND DECLARING AN EMERGENCY.
- 2021-061 AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO, TO ENTER INTO A PROJECT AGREEMENT WITH THE OHIO DEPARTMENT OF TRANSPORTATION FOR THE HAN-BRIGHT ROAD PHASE II FY2022 RESURFACING (PID 108772) PROJECT NO. 32811800, AND DECLARING AN EMERGENCY.
- 2021-062 AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO EXECUTE THE NECESSARY GRANT APPLICATION(S) AND/OR AGREEMENT(S) IN ORDER TO RECEIVE GRANT FUNDS UNDER THE AMERICAN RESCUE PLAN ACT 202 (PUBLIC LAW 117-2) IN RESPONSE TO THE COVID-19 PANDEMIC TO BE UTILIZED FOR OPERATIONAL EXPENSES, AND DECLARING AN EMERGENCY.
- 2021-063 AN ORDINANCE AUTHORIZING THE SERVICE-SAFETY DIRECTOR OF THE CITY OF FINDLAY, OHIO TO ADVERTISE FOR BIDS WHERE REQUIRED AND ENTER INTO CONTRACTS FOR VARIOUS PROJECTS, APPROPRIATING AND TRANSFERRING FUNDS FOR SAID CAPITAL EXPENDITURES, AND DECLARING AN EMERGENCY.
- 2021-064 AN ORDINANCE APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.
- 2021-065 AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO EXECUTE THE NECESSARY GRANT APPLICATION(S) AND/OR AGREEMENT(S) TO RECEIVE GRANT FUNDS FROM THE OHIO PUBLIC WORKS COMMISSION (OPWC) FOR THE WASHINGTON AVENUE STORM SEWER UPGRADES PROJECT NO. 35512100, AND DECLARING AN EMERGENCY.
- 2021-066 AN ORDINANCE APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.
- 2021-067 AN ORDINANCE APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2021-059

AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.

BE IT ORDAINED by the Council of the City of Findlay, State of Ohio, two-thirds (2/3) of all members elected thereto concurring:

SECTION 1: That the following sums be and the same are hereby appropriated:

FROM:	Revolving Loan Fund	\$ 3,076.79
TO:	General Expense #21010000-449400	\$ 3,076.79

SECTION 2: That the Auditor of the City of Findlay, Ohio is hereby authorized to draw three thousand seventy-six dollars and seventy-nine cents (\$3,076.79) from the Revolving Loan Fund Account held at Fifth Third Bank.

SECTION 3: This Ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, health and safety of the inhabitants of the City of Findlay, Ohio, and for the further reason it is immediately necessary to appropriate funds so that Hancock Regional Planning Commission October 2020 through March 2021,

WHEREFORE, this Ordinance shall take effect and be in force from and after its passage and approval by the Mayor.

PRESIDENT OF COUNCIL

MAYOR

PASSED _____

ATTEST _____
CLERK OF COUNCIL

APPROVED _____

ORDINANCE NO. 2021-060

AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO, TO ENTER INTO A PROJECT AGREEMENT WITH THE OHIO DEPARTMENT OF TRANSPORTATION FOR FEDERAL TRANSPORTATION ALTERNATIVES PROGRAM (TAP) FUNDS, FOR THE HAN-GREENWAY TRAIL PHASE 2 PID109009 PROJECT NO. 31993800, AND DECLARING AN EMERGENCY.

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Findlay, State of Ohio, two-thirds (2/3) of all members elected thereto concurring:

SECTION 1: That the Mayor, Service-Safety Director, and/or City Engineer of the City of Findlay, Ohio be and they are hereby authorized to enter into a project agreement for Federal Transportation Alternatives Program (TAP) funds for the HAN-Greenway Trail Phase 2 PID109009 Project No. 31993800.

SECTION 2: That this Ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, health and safety of the inhabitants of the City of Findlay, Ohio, and for the further reason it is immediately necessary to enter into said agreement so that ODOT funds for Federal Transportation Alternatives Program (TAP) funds may be utilized.

WHEREFORE, this Ordinance shall be in full force and effect from and after its passage and approval by the Mayor.

PRESIDENT OF COUNCIL

MAYOR

PASSED _____

ATTEST _____
CLERK OF COUNCIL

APPROVED _____

ORDINANCE NO. 2021-061

AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO, TO ENTER INTO A PROJECT AGREEMENT WITH THE OHIO DEPARTMENT OF TRANSPORTATION FOR THE HAN-BRIGHT ROAD PHASE II FY2022 RESURFACING (PID 108772) PROJECT NO. 32811800, AND DECLARING AN EMERGENCY.

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Findlay, State of Ohio, two-thirds (2/3) of all members elected thereto concurring:

SECTION 1: That the Mayor, Service-Safety Director, and/or City Engineer of the City of Findlay, Ohio be and they are hereby authorized to enter into a project agreement for the HAN-Bright Road Phase II FY2022 Resurfacing PID108772 Project No. 32811800.

SECTION 2: That this Ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, health and safety of the inhabitants of the City of Findlay, Ohio, and for the further reason it is immediately necessary to enter into said agreement so that Federal Highway Administration Funds may be utilized.

WHEREFORE, this Ordinance shall be in full force and effect from and after its passage and approval by the Mayor.

PRESIDENT OF COUNCIL

MAYOR

PASSED _____

ATTEST _____
CLERK OF COUNCIL

APPROVED _____

ORDINANCE NO. 2021-062

AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO EXECUTE THE NECESSARY GRANT APPLICATION(S) AND/OR AGREEMENT(S) IN ORDER TO RECEIVE GRANT FUNDS UNDER THE AMERICAN RESCUE PLAN ACT 202 (PUBLIC LAW 117-2) IN RESPONSE TO THE COVID-19 PANDEMIC TO BE UTILIZED FOR OPERATIONAL EXPENSES, AND DECLARING AN EMERGENCY.

WHEREAS, the City is in the process of securing grant funds, estimated to be approximately fifty-nine thousand dollars (\$59,000.00), under the American Rescue Plan Act 202 (Public Law 117-2) to provide economic relief to airports in response to the COVID-19 pandemic, and;

WHEREAS, said grant funds are hereby authorized to be utilized for operational expenses such as, but not limited to, personnel, cleaning, sanitization, janitorial services, etc. in an effort to eliminate the spread of pathogens at airports, and;

WHEREAS, this grant does not require any matching City funds, therefore, there is no cost to the City.

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Findlay, State of Ohio, two-thirds (2/3) of all members elected thereto concurring:

SECTION 1: That the Mayor, Service-Safety Director, and/or City Engineer of the City of Findlay, Ohio be and they are hereby authorized to execute the necessary grant application(s) and/or agreement(s) and/or other necessary documents in order to receive said grant funds from the Federal Aviation Administration.

SECTION 2: This Ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, health and safety of the inhabitants of the City of Findlay, Ohio, and for the further reason it is immediately necessary to execute said application(s) and/or agreement(s) in an effort to obtain and utilize grant funds under the American Rescue Plan Act 202 (Public Law 117-2).

WHEREFORE, this Ordinance shall take effect and be in force from and after its passage and approval by the Mayor.

PRESIDENT OF COUNCIL

MAYOR

PASSED _____

ATTEST _____
CLERK OF COUNCIL

APPROVED _____

ORDINANCE NO. 2021-063

AN ORDINANCE AUTHORIZING THE SERVICE-SAFETY DIRECTOR OF THE CITY OF FINDLAY, OHIO TO ADVERTISE FOR BIDS WHERE REQUIRED AND ENTER INTO CONTRACTS FOR VARIOUS PROJECTS, APPROPRIATING AND TRANSFERRING FUNDS FOR SAID CAPITAL EXPENDITURES, AND DECLARING AN EMERGENCY.

BE IT ORDAINED by the Council of the City of Findlay, State of Ohio, two-thirds (2/3) of all members elected thereto concurring:

SECTION 1: That the Service-Safety Director of the City of Findlay, Ohio be and he is hereby authorized to advertise for bids where necessary pursuant to law and enter into contracts for construction of various projects as set forth in the Capital Improvements Program for year 2021.

SECTION 2: That the following sums be and the same are hereby appropriated and transferred:

FROM:	CIT Fund – Capital Improvements Restricted Account	\$ 109,000.00
TO:	Streets #22040000-other	\$ 75,000.00
TO:	Traffic Lights #22043200-other	\$ 25,000.00
TO:	Airport #25010000-other	\$ 9,000.00

SECTION 3: This Ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, health and safety of the inhabitants of the City of Findlay, Ohio, and for the further reason it is immediately necessary to appropriate and transfer said funds so that the aforementioned project may proceed,

WHEREFORE, this Ordinance shall take effect and be in force from and after its passage and approval by the Mayor.

PRESIDENT OF COUNCIL

MAYOR

PASSED _____

ATTEST _____
CLERK OF COUNCIL

APPROVED _____

ORDINANCE NO. 2021-064

AN ORDINANCE APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

BE IT ORDAINED by the Council of the City of Findlay, State of Ohio, two-thirds (2/3) of all members elected thereto concurring:

SECTION 1: That the following sums be and the same are hereby appropriated and transferred:

FROM:	CIT Fund – Capital Improvements Restricted Account	\$ 20,509.00
TO:	HAN-Greenway Trail Phase 2 #31993800	\$ 20,509.00

SECTION 2: This Ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, health and safety of the inhabitants of the City of Findlay, Ohio, and for the further reason it is immediately necessary to appropriate and transfer said funds so that the aforementioned project may proceed,

WHEREFORE, this Ordinance shall take effect and be in force from and after its passage and approval by the Mayor.

PRESIDENT OF COUNCIL

MAYOR

PASSED _____

ATTEST _____
CLERK OF COUNCIL

APPROVED _____

ORDINANCE NO. 2021-065

AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO EXECUTE THE NECESSARY GRANT APPLICATION(S) AND/OR AGREEMENT(S) TO RECEIVE GRANT FUNDS FROM THE OHIO PUBLIC WORKS COMMISSION (OPWC) FOR THE WASHINGTON AVENUE STORM SEWER UPGRADES PROJECT NO. 35512100, AND DECLARING AN EMERGENCY.

WHEREAS, Council desires to authorize the Mayor, Service-Safety Director and/or the City Engineer of the City of Findlay, Ohio to execute the aforementioned grant application(s) and/or agreement(s) to receive grant funds from the Ohio Public Works Commission (OPWC) for the Washington Avenue Storm Sewer Upgrades Project No. 35512100.

NOW THEREFORE BE IT ORDAINED by the Council of the City of Findlay, State of Ohio, two-thirds (2/3) of all members elected thereto concurring:

SECTION 1: That the Mayor, Service-Safety Director and/or the City Engineer of the City of Findlay be and they are hereby authorized to execute the necessary grant application(s) and/or agreement(s) for Washington Avenue Project No. 35512100.

SECTION 2: That the Auditor of the City of Findlay be and he is hereby authorized to execute any and all documents necessary and requisite to obtain and comply with the OPWC grant project.

SECTION 3: This Ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, health and safety of the inhabitants of the City of Findlay, Ohio, and for the further reason it is immediately necessary to execute the aforementioned grant application(s) and/or sign all necessary agreement(s) in order to receive and utilize grant funding.

WHEREFORE, this Ordinance shall take effect and be in force from and after its passage and approval by the Mayor.

PRESIDENT OF COUNCIL

MAYOR

PASSED _____

ATTEST _____
CLERK OF COUNCIL

APPROVED _____

ORDINANCE NO. 2021-066

AN ORDINANCE APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

BE IT ORDAINED by the Council of the City of Findlay, State of Ohio, two-thirds (2/3) of all members elected thereto concurring:

SECTION 1: That the following sums be and the same are hereby appropriated and transferred:

FROM:	CIT Fund – Capital Improvements Restricted Account	\$ 99,700.00
TO:	West Main Cross Street Corridor Study #32801100	\$ 99,700.00

SECTION 2: This Ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, health and safety of the inhabitants of the City of Findlay, Ohio, and for the further reason it is immediately necessary to appropriate and transfer said funds so that the aforementioned project may proceed,

WHEREFORE, this Ordinance shall take effect and be in force from and after its passage and approval by the Mayor.

PRESIDENT OF COUNCIL

MAYOR

PASSED _____

ATTEST _____
CLERK OF COUNCIL

APPROVED _____

ORDINANCE NO. 2021-067

AN ORDINANCE APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

BE IT ORDAINED by the Council of the City of Findlay, State of Ohio, two-thirds (2/3) of all members elected thereto concurring:

SECTION 1: That the following sums be and the same are hereby appropriated and transferred:

FROM:	CIT Fund – Capital Improvements Restricted Account	\$ 120,056.00
TO:	Fire Department #21014000-other	\$ 120,056.00

SECTION 2: This Ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, health and safety of the inhabitants of the City of Findlay, Ohio, and for the further reason it is immediately necessary to appropriate and transfer said funds so that funds previously received from the FY2020 Assistance to Firefighters Grant may be utilized,

WHEREFORE, this Ordinance shall take effect and be in force from and after its passage and approval by the Mayor.

PRESIDENT OF COUNCIL

MAYOR

PASSED _____

ATTEST _____
CLERK OF COUNCIL

APPROVED _____