

FINDLAY CITY COUNCIL MEETING AGENDA

REGULAR SESSION

OCTOBER 4, 2022

COUNCIL CHAMBERS

ROLL CALL of 2022-2023 Councilmembers

PLEDGE OF ALLEGIANCE/MOMENT OF SILENCE

ACCEPTANCE/CHANGES TO PREVIOUS PUBLIC HEARING MINUTES/CITY COUNCIL MINUTES:

Acceptance or changes to the September 20, 2022 Regular Session City Council meeting minutes.

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

PROCLAMATIONS: none

RECOGNITION/RETIREMENT RESOLUTIONS: none

PETITIONS: none

ORAL COMMUNICATIONS: none

WRITTEN COMMUNICATIONS:

Katherine Hunt Thomas, The Ability Center – carriage walks

Ms. Hunt Thomas is providing Findlay City Council with a legal opinion on carriage walks.

Emily Burchfield – 119 West McPherson Avenue rezone

Ms. Burchfield submitted an email to express her concerns around the potential rezoning of the residential property on McPherson to accommodate a McDonalds. She is concerned about that if a McDonald's were to go in at that location, it would cause safety concerns as the area is already congested and would increase traffic accidents. It is a main route for many children walking to and from school. She has a 10 year old who will be attending Donnell next year and would be concerned about him walking to school if there was a McDonald's there. It would have a negative impact on the overall neighborhood feel of the area.

REPORTS OF MUNICIPAL OFFICERS AND MUNICIPAL DEPARTMENTS:

Officer/Shareholders Disclosure Form from the Ohio Department of Commerce Division of Liquor Control for Curious Enterprises LLC dba Brix By Bistro & Patio, located at 411 South Main Street, Findlay, Ohio for a D1, D2, D3 and D6 liquor permit. This requires a vote of Council.

Robert K. Ring, Chief of Police – Curious Enterprises LLC dba Brix By Bistro & Patio, located at 411 South Main Street, Findlay, Ohio. A check of the records shows no current criminal record on the following:

Jordan M. Arnold

Cory D. Berry

Mayor Muryn – annual bids and contracts

Each year, the City of Findlay formally bids a number of chemicals, materials and services. The contracts for these items run for a calendar year with option(s) to renew the contracts in one year increments. In July, a review and evaluation of the current contracts and contracted vendors will be conducted. For those contracts that will not be renewed, the City of Findlay will advertise and receive bids in October. Items that are normally bid each year include several chemicals used by the Water Treatment Plant and Water Pollution Control Center, materials, uniforms, services, and supplies. Legislation authorizing the Mayor and Service-Safety Director to contract these items is requested. Ordinance No. 2022-101 was created.

Mayor Muryn – appointment to Hancock Metropolitan Housing Authority Board

Mayor Muryn is appointing Dow Campbell to serve on the Board of Commissioners for the Hancock Metropolitan Housing Authority. His appointment will be effective through December 31, 2027. This appointment does not require Council's confirmation.

Assisted City Engineer Rausch – STRICT Center GMP1

On August 17, 2022, the City of Findlay entered into an agreement with Clouse Construction for design-build services for the STRICT Center Project (AGREEMENT). Clouse Construction has submitted an acceptable Guaranteed Maximum Price Proposal for the site design and site preparation work on the project. To proceed with the scope of work, the parties will need to enter into a Guaranteed Maximum Price Phase Amendment No. 1 (GMP1) for the project. Legislation authorizing the Mayor, Service-Safety Director, and/or City Engineer to enter into GMP1 to the design-build agreement for the site design and preparation work in the amount of one hundred thirty-nine thousand eight hundred sixty dollars and no cents (\$139,860.00). Request for authorizations and/or appropriations will follow for additional Guaranteed Maximum Price Amendments for the building/erection service, foundation construction and final buildout phases of the project which will allow the project to proceed and meet the original construction schedule submitted with the proposal date of June 23rd. Ordinance No. 2022-102 was created.

Assistant City Engineer Rausch – STRICT Center GMP2

On August 17, 2022, the City of Findlay entered into an agreement with Clouse Construction for design-build services for the STRICT Center project (AGREEMENT). Clouse Construction has submitted an acceptable Guaranteed Maximum Price Proposal for the building design and the procurement and erection of the building. To proceed with this scope of work, the parties will need to enter into Guaranteed Maximum Price Phase Amendment No. 2 (GMP2) for the project. Legislation authorizing the Mayor, Service-Safety Director and/or City Engineer to enter into GMP2 to the Design-Build Agreement for the procurement and erection of the building in the amount of two hundred eighty-five thousand one hundred sixty-five dollars and no cents (\$285,165.00) is requested. Request for authorization and/or appropriations will follow for additional Guaranteed Maximum Price Amendments for the foundation construction, floor slab, masonry, overhead doors, mezzanine deck, site utility and final buildout, including finishes and MEP phases of the project which will allow the project to proceed and meet the original construction schedule submitted with the proposal dated June 23rd. Legislation to appropriate and transfer funds is requested. Ordinance No. 2022-103 was created.

FROM:	General Fund (various contribution and donations)	\$ 535,500.00
TO:	Fire STRICT Facility, <i>project no. 31994900</i>	\$ 535,500.00

City Engineer Kalb – Parker Training Room/restroom remodel, project no. 31912000

Over the past couple of years, the City of Findlay has looked into the possibility of installing a women’s restroom/shower in the City Gym area. With the recent renovation of the Parker Training Room and because of the increase in gym participants, the designated women’s facilities will provide a separate space for the female users. The City of Findlay Engineering Department is requesting funds to be appropriated to the Parker Training Room Project so that the schematic design and construction documents can be developed. Legislation to appropriate and transfer funds is requested. Ordinance No. 2022-104 was created.

FROM:	CIT Fund – Capital Improvements Restricted Account	\$ 31,000.00
TO:	Parker Training Room/Restroom Remodel, <i>project No. 31912000</i>	\$ 31,000.00

Law Director Rasmussen – Bricker & Eckler LLP invoices (STRICT Center, water service extension)

The City Law Director’s Office received four (4) invoices from Bricker & Eckler LLP for the STRICT Center totaling (\$33,650.00), and one (1) for a water service extension in the amount of (\$7,701.00) that are to be paid out of the City Law Director’s Office funds. Legislation to appropriate forty-one thousand three hundred fifty-one dollars and no cents (\$41,351.00) from the General Fund to the Law Director Department 21015000-441400 is requested. Ordinance No. 2022-106 was created.

Mayor Muryn – ornaments for City of Findlay Christmas tree

Earlier this year, she approached the Findlay Hancock County Community Foundation (the Foundation) about allowing citizens to decorate ornaments to put on the City of Findlay Christmas tree with the concept of having a community event to allow people to come together to decorate their ornament and get into the holiday spirit. The Findlay-Hancock County Community Foundation, the Convention and Visitors Bureau, and Mayor Muryn are working to put the event together. For ease of ordering, the City of Findlay will be purchasing the ornaments and necessary decorating supplies along with other ornaments the City of Findlay has. To cover the costs of the community ornaments, the Foundation has awarded the City of Findlay a one thousand five hundred dollars (\$1,500.00) grant. Legislation authoring the Mayor to enter into a grant agreement with the Findlay-Hancock County Community Foundation and appropriate funds received from the grant is requested. Ordinance No. 2022-107 was created.

Service-Safety Director Martin/Mayor Muryn – ARPA funds

A proposal to allocate approximately two million dollars (\$2,000,000.00) in American Rescue Plan Act (ARPA) funds during the September 20, 2022 APPROPRIATIONS COMMITTEE meeting. The committee recommended the funds be distributed for a number of projects as follows:

FROM:	ARPA Fund	\$ 300,000.00
TO:	CO2 Tank, <i>Project No. 35790800</i>	\$ 300,000.00
FROM:	ARPA Fund	\$ 300,000.00
TO:	Water Treatment Generator, <i>Project No. 35725300</i>	\$ 300,000.00
FROM:	ARPA Fund	\$ 25,000.00
TO:	Technology Improvements, <i>Project No. 31925400</i>	\$ 25,000.00
FROM:	ARPA Fund	\$ 250,000.00
TO:	Income Tax Software, <i>Project No. 31925500</i>	\$ 250,000.00
FROM:	ARPA Fund	\$ 100,000.00
TO:	Tree Plantings, <i>Project No. 31925600</i>	\$ 100,000.00
FROM:	ARPA Fund	\$ 100,000.00
TO:	Schools SafeDefend, <i>Project No. 31925900</i>	\$ 100,000.00

The following approved concepts are still being worked on and funds will be requested following a defined application and disbursement plan.

- Environmental and Lead Paint Remediation \$ 200,000.00
- FEMA Floodplain Map Amendment \$ 500,000.00
- Demolition Program (*Project #31925800*) \$ 200,000.00

Ordinance No. 2022-108 was created.

Hancock Regional Planning Commission Director Cordonnier – 6-month moratorium

Hancock Regional Planning Commission (HRPC) is requesting a six (6) month moratorium on the establishment of any new small box retail stores and skill-based amusement businesses. They are working to update the Findlay Zoning Code with proposed changes that will affect small box retail stores and games of skills businesses. The moratorium will allow time for the City of Findlay to consider the proposed changes.

Definitions:

- Small Box Retail - A retail sales use with a floor area less than fifteen thousand (15,000) square feet that offer for sale a combination and variety of convenience shopping goods and consumer shopping goods: and continuously offer a majority of the items in their inventory for sale at a price less than ten dollars (\$10.0)).
- Skill-based amusement – as defined by O.R.C. Section 2915.01(UU)(1)

Ordinance No. 2022-109 was created.

Hancock Regional Planning Commission Director Cordonnier – amendments to the Findlay Zoning Code (dollar/thrift stores, skill-based gaming)

Hancock Regional Planning Commission (HRPC) is submitting two (2) text amendments to the City of Findlay Zoning Code for adoption. The first text amendment addresses the location and density of small box retail stores (aka dollar/thrift stores). The amendment will only allow small box retail stores to be located in C2 Commercial District areas and will require them to be spaced apart a minimum of one mile and will limit the number of stores. The amendment will allow one store for every ten thousand (10,000) of population in the City of Findlay, Ohio. Currently, the City of Findlay, Ohio has eight (8) small box retail stores, several of which are located in the C1 District. This amendment is referenced as Sections 1135.03, 1137.071, and 1174.

The second text amendment addresses the location and density of games of skill businesses. The amendment will only allow games of skill to be located in the I1 Light Industrial Districts and will require them to be at least five hundred feet (500') from residential zoned property. This amendment will allow one business for every ten thousand (10,000) of population in the City of Findlay, Ohio. Currently, the City of Findlay, Ohio has six (6) games of skill businesses, all located in C2 District. This amendment is referenced as Sections 1143.03 and 1174. Ordinance No. 2022-110 was created.

COMMITTEE REPORTS:

The **STRATEGIC PLANNING COMMITTEE** met on September 13, 2022 to discuss the initial draft plan.

We recommend that the Mayor and Committee Chair move forward with the formatting of a survey to solicit feedback from the Findlay business community. The goal is to gather information for the economic development portion of the strategic plan (SP) and to include a commitment to the one percent (1%) income tax (w/appropriate caveats) in the SP.

The **APPROPRIATIONS COMMITTEE** to whom was referred a request to discuss the use of ARPA funds

We recommend that the Mayor move forward with the use of ARPA Funds as listed in the attached document. Ordinance No. 2022-108 was created.

The **STRATEGIC PLANNING COMMITTEE** met on September 20, 2022 to review public input data.

We recommend continuing the strategic planning process. Also, record the votes on the draft plan (see attached document).

A **COMMITTEE OF THE WHOLE** meeting was held on Tuesday, September 27, 2022 to discuss the City's mid-year review. The City's financial position year to date and future budget subjects were discussed and a slideshow was presented by City Auditor Staschiak.

A **COMMITTEE OF THE WHOLE** meeting was held on Monday, September 27, 2022 to conduct a pre-budget meeting. Future budget subjects were discussed and a slideshow was presented by City Auditor Staschiak. Ordinance No. 2022-105 was created.

LEGISLATION:

RESOLUTIONS:

RESOLUTION NO. 028-2022 (no PO) **requires one (1) reading**

first reading

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).

ORDINANCES:

ORDINANCE NO. 2022-087 (W Lincoln St storm sewer) **requires three (3) readings**

third reading

AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR, AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO ENTER INTO A CONTRACT(S) FOR THE WEST LINCOLN STREET STORM SEWER PROJECT NO. 35521700, APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-091 (*fiber loop to the north & south water towers*) **requires three (3) readings** **third reading**
AN ORDINANCE APPROPRIATING AND TRANSFERRING FUNDS AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-094 (*liquid sodium permanganate*) **requires three (3) readings** **third reading**
AN ORDINANCE AUTHORIZING THE SERVICE-SAFETY DIRECTOR OF THE CITY OF FINDLAY, OHIO TO WAIVE THE FORMAL ADVERTISING AND BIDDING REQUIREMENTS AND ENTER INTO A CONTRACT(S) WITH CARUS LLC FOR THE PURCHASE OF LIQUID SODIUM PERMANGANATE NEEDED BY THE CITY OF FINDLAY, OHIO FOR CALENDAR YEAR 2023, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-097 (*Real Estate Purchase Agreement – seller*) **requires three (3) readings** **second reading**
AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF FINDLAY, OHIO TO ENTER INTO A REAL ESTATE PURCHASE AGREEMENT WITH REMINGTON ARMS FOR THE PURCHASE OF PROPERTIES LOCATED ON BANK STREET AND EAST HOBART STREET, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-098 (*City Restroom Accessibility*) **requires three (3) readings** **second reading**
AN ORDINANCE APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-100 (*liquid carbon dioxide purchase for 2023*) **requires three (3) readings** **second reading**
AN ORDINANCE AUTHORIZING THE SERVICE-SAFETY DIRECTOR OF THE CITY OF FINDLAY, OHIO TO WAIVE THE FORMAL ADVERTISING AND BIDDING REQUIREMENTS AND ENTER INTO A CONTRACT(S) WITH LINDE, INC. FOR THE PURCHASE OF LIQUID CARBON DIOXIDE NEEDED BY THE CITY OF FINDLAY, OHIO FOR CALENDAR YEAR 2023, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-101 (*annual bids and contracts*) **requires three (3) readings** **first reading**
AN ORDINANCE AUTHORIZING THE MAYOR AND/OR SERVICE-SAFETY 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, 2023, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-102 (*STRICT Center GMP1*) **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 GUARANTEED MAXIMUM PRICE PHASE AMENDMENT NO. 1 (GMP1) WITH CLOUSE CONSTRUCTION CORPORATION FOR THE SITE DESIGN AND PREPARATION WORK FOR THE STRICT CENTER PROJECT, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-103 (*STRICT Center GMP2*) **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 GUARANTEED MAXIMUM PRICE PHASE AMENDMENT NO. 2 (GMP2) WITH CLOUSE CONSTRUCTION CORPORATION FOR THE PROCUREMENT AND ERECTION OF THE BUILDING FOR THE STRICT CENTER PROJECT, APPROPRIATING FUNDS THERETO, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-104 (*Parker Training Room/restroom remodel*) **requires three (3) readings** **first reading**
AN ORDINANCE APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-105 (*pre-budget appropriations*) **requires three (3) readings** **first reading**
AN ORDINANCE APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-106 (*Law Director*) **requires three (3) readings** **first reading**
AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-107 (*ornaments for City of Findlay Christmas tree*) **requires three (3) readings** **first reading**
AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF FINDLAY, OHIO TO ENTER INTO A GRANT AGREEMENT WITH THE FINDLAY-HANCOCK COUNTY COMMUNITY FOUNDATION IN ORDER TO RECEIVE FUNDS TO PURCHASE CHRISTMAS TREE ORNAMENTS AND DECORATING SUPPLIES TO BE PLACED ON THE CITY OF FINDLAY CHRISTMAS TREE, APPROPRIATING FUNDS THERETO, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-108 (*ARPA Funds*) **requires three (3) readings** **first reading**
AN ORDINANCE APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-109 **requires three (3) readings** **first reading**
(*6-month moratorium for new small box retail stores and skill-based amusement businesses*)
AN ORDINANCE AUTHORIZING THE ESTABLISHMENT OF A SIX (6) MONTH MORATORIUM ON THE ESTABLISHMENT OF ANY NEW SMALL BOX RETAIL STORES AND SKILL-BASED AMUSEMENT BUSINESSES IN ORDER FOR THE CITY OF FINDLAY, OHIO TO CONSIDER INCORPORATING THE PROPOSED ADDITIONS INTO THE CURRENT ZONING CODE AS OUTLINED BELOW BEFORE ENACTING THEM AS PART OF THE CODIFIED ORDINANCES OF THE CITY OF FINDLAY, OHIO, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-110 requires three (3) readings
(amendments to Findlay Zoning Code (dollar/thrift stores, skill-based gaming))

first reading

AN ORDINANCE REPEALING SECTIONS 1135.03, 1137.071, 1143.03, AND 1174 OF THE CURRENT ZONING CODE AND IN ITS PLACE, ENACTING THE SAME AMENDED SECTIONS OF THE CODIFIED ORDINANCES OF THE CITY OF FINDLAY, OHIO.

UNFINISHED BUSINESS:

OLD BUSINESS

NEW BUSINESS



The Ability Center

September 23, 2022

THE ABILITY CENTER
5605 MONROE STREET
SYLVANIA, OH 43560
419.885.5733

Lee Rausch
Assistant City Engineer
318 Dorney Plaza
City of Findlay, Ohio

Re: Carriage Walks

BRYAN SATELLITE OFFICE
1425 EAST HIGH STREET
SUITE 108
BRYAN, OH 43506
419.633.1400

Dear Mr. Rausch:

Thank you for reaching out with your question regarding the Carriage Walks in Findlay, Ohio. My understanding is that your questions are: 1) are the existing Carriage Walks required to comply with the ADA? 2) are newly installed Carriage Walks required to comply with the ADA? 3) What standards are they required to comply with?

abilitycenter.org

Please note that any opinion provided by The Ability Center of Greater Toledo is not legally binding and has no legal force. This opinion is intended as informal guidance only, and The Ability Center recommends that you consult your attorney before taking any action based on this opinion.

This opinion is based on:

- A brief description of how Carriage Walks are laid out in Findlay, Ohio, and the questions regarding removing and installing them;
- Four photos showing Carriage Walks leading from homes to the curb.

It is my opinion that Carriage Walks are covered by Title II of the Americans with Disabilities Act, so the City of Findlay is required to have a plan to update them in accordance with ADA Regulations. If the City of Findlay utilizes federal funding to assist in updating its public right of way, Section 504 of the Rehabilitation Act also applies. Under these statutes, any newly installed Carriage Walks would be an alteration required to be built in compliance with the 2010 ADA Standards for accessible design and existing carriage walks would need to be updated over time.

Relevant Statutes:

The Americans with Disabilities Act
Section 504 of the Rehabilitation Act
2010 ADA Standards for Accessible Design
U.S. Access Board, PROWAG

The City of Findlay is a public entity required to comply with the Americans with Disabilities Act.

THE ABILITY CENTER
5605 MONROE STREET
SYLVANIA, OH 43560
419.885.5733

As a local government, the City of Findlay is required to comply with the Americans with Disabilities Act. State and local governments are “public entities” required to come into compliance with the Americans with Disabilities Act. 28 CFR 35. Under the ADA, no qualified individual with a disability shall, because a public entity’s facilities are inaccessible to or unusable by individuals with disabilities, be excluded from participation in, or be denied the benefits of the services, programs, or activities of a public entity or be subjected to discrimination by any public entity.” 28 CFR 35.149.

BRYAN SATELLITE OFFICE
1425 EAST HIGH STREET
SUITE 108
BRYAN, OH 43506
419.633.1400

This duty includes ensuring that any facility altered by a public entity ensures that “the altered portion of the facility is readily accessible to and usable by people with disabilities.” 28 CFR 35.151. Also, a public entity should operate each service, program, or activity so that, when viewed in its entirety, it is readily accessible to people with disabilities. 28 CFR 35.150.

abilitycenter.org

If a public entity has responsibility or authority over streets, roads, or walkways, its transition plan shall include a schedule for providing curb ramps or other sloped areas where pedestrian walks cross curbs, giving priority to walkways serving entities covered by the Act, including State and local government offices and facilities, transportation, places of public accommodation, and employers, followed by walkways serving other areas. *Id.* at d.

Carriage Walks are a program, service, or activity of the City of Findlay that are required to be accessible in accordance with the Americans with Disabilities Act. Under the ADA, Carriage Walks would follow the same rules as “facilities” and “accessible paths.”

There is no provision within the 2010 ADA Standards for Accessible design that specifically addresses “carriage walks.” Instead, “carriage walks” would need to follow the rules applicable to “facilities” of a state or local government. Specially, the rules regarding facilities and accessible paths would apply.

It is clear that carriage walks are a program, service, or activity of the City of Findlay that is required to be accessible in accordance with the Americans with Disabilities Act. The term “facility” is defined under the applicable ADA regulations to include, “all or any portion of buildings, structures, sites, complexes, equipment, rolling stock or other conveyances, roads, walks, passageways, parking lots, or other real or personal property, including the site where the building, property, structure, or equipment is located.” 28 CFR 35.104. All new carriage walks/ sidewalks built or altered after 1992 require compliance with specific architectural accessibility standards. *Tennessee v. Lane*, 541 U.S.509,532,124 S.Ct. 1978(2004); *Ability Ctr. of Greater Toledo v. City of Sandusky*, 385 F.3d 901, 904(6th Cir.2004); *Mote v. City of Chelsea*, 252 F.Supp.3d 642, 650 (D.C.Mich.2017). While, in this particular situation, the sidewalks are referred to as

“Carriage Walks,” the ADA refers to sidewalks as “facilities” or “accessible paths.” “Carriage Walks” fit under the same standards applied to sidewalks.

THE ABILITY CENTER

5605 MONROE STREET
SYLVANIA, OH 43560
419.885.5733

Newly constructed Carriage Walks are an alteration that must comply with the Americans with Disabilities Act, and existing Carriage Walks must be part of the City of Findlay’s transition plan, on a schedule to be updated in accordance with ADA Standards.

BRYAN SATELLITE OFFICE

1425 EAST HIGH STREET
SUITE 108
BRYAN, OH 43506
419.633.1400

Newly constructed Carriage Walks must comply with ADA standards for altered facilities, and existing Carriage Walks must be part of a transition plan scheduled to be updated. Newly constructed or altered facilities or elements must comply with the 2010 ADA Standards. 28 CFR 35.151(c). If a public entity has responsibility or authority over streets, roads, or walkways, its transition plan shall include a schedule for providing curb ramps or other sloped areas where pedestrian walks cross curbs. 28 CFR 35.150(d).

abilitycenter.org

Under the 2010 ADA Standards for Accessible Design, accessible routes consist of walking surfaces with a running slope not steeper than 1:20 with a cross slope not steeper than 1:48, ramps, curb ramps, elevators, and platform lifts. 2010 Standards for Accessible design at 403. The clear width of a walking surface shall be 36 inches minimum. *Id.* An accessible route with a clear width of less than 60 inches shall provide passing spaces at intervals of 200 feet maximum. *Id.* at 403.5.3.

Whether those design standards include curb ramps depends on whether the Carriage Walks are used as a pedestrian path to the street.

Whether the City would be required to install a curb ramp at the end of a Carriage Walk depends on how they are used. If the Carriage Walks are only used as a pedestrian path that does not lead into the street, a curb ramp is not required. If the Carriage Walks are used to access the street either for a street crossing or to access street parking, the City would be required to install a curb ramp in addition to updating them in accordance with the ADA standards referenced above.

Newly constructed or altered streets, roads, and highways must contain curb ramps or other sloped areas at any intersection having curbs or other barriers to entry from a street level pedestrian walkway. 28 CFR 35.104. *Id.* at (i). Newly constructed or altered street level pedestrian walkways must contain curb ramps or other sloped areas at intersections to streets, roads, or highways. *Id.*

Thus, if the carriage walks are used by pedestrians as a path to cross the street, they must include a curb ramp.

If carriage walks are used to access the street to access a program, service, or activity, such as on-street parking, they would also be required to have a curb ramp as part of an accessible path to that activity. An alteration that affects or could affect the usability of or access to an area of a facility that contains a primary function shall be made so as to

THE ABILITY CENTER
5605 MONROE STREET
SYLVANIA, OH 43560
419.885.5733

BRYAN SATELLITE OFFICE
1425 EAST HIGH STREET
SUITE 108
BRYAN, OH 43506
419.633.1400

abilitycenter.org

ensure that, to the maximum extent feasible, the path of travel to the altered area and the restrooms, telephones, and drinking fountains serving the altered area are readily accessible to and usable by individuals with disabilities, including individuals who use wheelchairs, unless the cost and scope of such alterations is disproportionate to the cost of the overall alteration. 28 CFR 35.151. A "path of travel" includes a continuous, unobstructed means of pedestrian passage by means of which the altered area may be approached, entered, and exited, and which connects the altered area with an exterior approach. 2010 ADA Standards at 36.403.

In conclusion, if the Carriage Walks are used as pedestrian pathways to get to the street for parking, another activity, or a pedestrian street crossing, they need to have curb ramps. Otherwise, the Carriage Walks are sidewalks that need to meet ADA guidelines for width, slope, and path of travel.

I have also included below the relevant provisions from the U.S. Access Board's Public Right of Way Accessibility Guidelines below. While these guidelines have not yet been adopted by the U.S. DOJ as enforceable regulations under the ADA, they are a best practice that is often used as a guide in ensuring maximum accessibility. Additionally, the Ohio Department of Transportation mandates following PROWAG requirements in any project utilizing ODOT funding. For more information on ODOT's requirements, look here: <https://www.transportation.ohio.gov/working/engineering/roadway/manuals-standards/multimodal/04#46Parking>.

Thank you for reaching out, and if you have any questions, feel free to contact me at 419-885-5733.

Sincerely,

/s/ Katherine Hunt Thomas

Katherine Hunt Thomas

PROWAG:

In 2022, The U.S. Access Board, the federal agency that drafted the guidelines for accessible design, produced its first draft of guidelines for Public Right of Way (PROWAG). Those guidelines were updated in 2005; 2011; and 2013.¹ While these,

¹ Public Right of Way Guidelines are available on the U.S. Access Board website: <https://www.access-board.gov/prowag/>.

guidelines were never officially adopted into regulation, they are a best practice and are required by the Ohio Department of Transportation in any projects using ODOT funding.

THE ABILITY CENTER

5605 MONROE STREET
SYLVANIA, OH 43560
419.885.5733

PROWAG requirements are meant to apply to all newly constructed facilities, altered portions of existing facilities, and elements added to existing facilities for pedestrian circulation and use located in the public right of way. PROWAG at R201.1.

BRYAN SATELLITE OFFICE

1425 EAST HIGH STREET
SUITE 108
BRYAN, OH 43506

419.633.1400

All pedestrian street crossing must be accessible to pedestrians with disabilities. If pedestrian crossing is prohibited at certain locations, “No pedestrian Crossing” signs should be provided along with detectable features such as grass strips, landscaping, planters, chains, fencing, railings, or other barriers. PROWAG at R206.

abilitycenter.org

- The continuous clear width of pedestrian access routes should be 4 ft. minimum, exclusive of the width of the curb. R302.3
- Where the clear width of a pedestrian access route is less than 5 ft., passing spaces shall be provided at intervals of 200 ft. maximum. Passing spaces shall be 5 ft minimum by 5 ft minimum. R302.4.
- The grade of pedestrian access routes shall be 5% maximum. R302.5.2.
- The cross slope of pedestrian access routes shall be 2% maximum. R302.6.
- The surfaces of pedestrian access routes and elements and spaces required to comply with R302.7 that connect to pedestrian access routes shall be firm, stable, and slip resistant. R302.7.
- Vertical surface discontinuities shall be 13mm maximum. R302.7.2.

Denise Devore

From: Emily Burchfield <ekburchfield@gmail.com>
Sent: Friday, September 30, 2022 11:29 AM
To: Denise Devore
Subject: [EXTERNAL]Rezoning property on McPherson

Security Checkpoint: External Email! Do not click on links or open attachments unless you trust the source and know the content is safe.

Hello, I appreciate you taking the time with me earlier today.

I'm reaching out to express my concerns around the potential rezoning of the residential property on McPherson to accommodate a McDonalds.

I'm very concerned about this. If a McDonalds were to go in at that location, I believe it would cause safety concerns. This area is already congested and I think a McDonalds would increase traffic accidents. More importantly, this is a main route for many children walking to and from school. I have a 10 year old who will be attending Donnel next year. I would be very concerned about him walking to school if there was a McDonalds. Lastly, I think this would have a negative impact on the overall neighborhood feel of the area.

Please do not allow this property to be rezoned.

Feel free to reach out to me if you have any questions or would like additional information. Thank you,

Emily Burchfield
1610 Grant Blvd
614-270-7035

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

September 19, 2022

The Honorable Council:

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

Jordan M. Arnold

Cory D. Berry

Curious Enterprises LLC, DBA Brix By Bistro & Patio,
411 S. Main St., Findlay, OH 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

18601460005		TRFO	CURIOUS ENTERPRISES LLC	
PERMIT NUMBER		TYPE	DBA BRIX BY BISTRO	
06	01	2017		
ISSUE DATE		411 S MAIN ST		
08	31	2022		
FILING DATE		FINDLAY OHIO 45840		
D1	D2	D3	D6	
PERMIT CLASSES				
32	044	A	F28370	
TAX DISTRICT		RECEIPT NO.		

FROM 09/13/2022

5379352			M & J ENTERPRISES OF FINDLAY INC	
PERMIT NUMBER		TYPE	DBA WALDO PEPPERS	
06	01	2017		
ISSUE DATE		411 S MAIN ST		
08	31	2022		
FILING DATE		FINDLAY OHIO 45840		
D1	D2	D3	D6	
PERMIT CLASSES				
32	044			
TAX DISTRICT		RECEIPT NO.		



MAILED 09/13/2022

RESPONSES MUST BE POSTMARKED NO LATER THAN. 10/14/2022

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 TRFO 1860146-0005**

(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



**OFFICE OF
THE MAYOR
CHRISTINA M. MURYN**

Rob Martin BSN, MBA
Service-Safety Director

September 19, 2022

Honorable City Council
Findlay, OH 45840

RE: Annual Bids and Contracts

Dear Council Members:

Each year, the City formally bids a number of chemicals, materials, and services. The contracts for these items run for a calendar year, with option(s) to renew the contracts in one-year increments. In July, a review and evaluation of the current contracts and contracted vendors will be conducted.

For those contracts that will not be renewed, the City will advertise and receive bids in October. Items that are normally bid each year include several chemicals used by the Water Treatment Plant and Water Pollution Control Center, materials, uniforms, services, and supplies.

By copy of this letter, the Director of Law is requested to prepare the necessary legislation to authorize the Mayor and/or Service-Safety Director to contract these items.

Thank you for your consideration in this matter.

Sincerely,

A handwritten signature in blue ink that reads 'Christina M. Muryn'.

Christina M. Muryn
Mayor

cc: Donald Rasmussen, Director of Law
Jim Staschiak II, City Auditor
Sara Klay, Engineering Department



**OFFICE OF
THE MAYOR**
CHRISTINA M. MURYN

Rob Martin BSN, MBA
Service-Safety Director

September 22, 2022

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 Dow Campbell to serve on the Board of Commissioners for the Hancock Metropolitan Housing Authority.

Mr. Campbell has expressed a desire and willingness to serve the community in this capacity. This appointment will be effective through December 31, 2027.

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

Sincerely,


Christina M. Muryn
Mayor

cc: Dow Campbell
Hancock Metropolitan Housing Authority



CHRISTINA M. MURYN, MAYOR

**ENGINEERING
DEPARTMENT**

JEREMY D. KALB, PE
CITY ENGINEER

Honorable City Council
Findlay, OH 45840

September 26, 2022

RE: STRICT Center

Dear Council Members,

On August 17th, the City of Findlay entered into an agreement with Clouse Construction for Design-Build Services for the STRICT Center Project (the "Agreement"). Clouse Construction has submitted an acceptable Guaranteed Maximum Price Proposal for the site design and site preparation work on the Project. To proceed with this scope of work the parties will need to enter into Guaranteed Maximum Price Phase Amendment No. 1 ("GMP1") for the Project.

By copy of this letter, the Law Director is requested to prepare the necessary legislation to authorize the Mayor, Service Safety Director and/or City Engineer to enter into GMP1 to the Design-Build Agreement for the site design and preparation work in the amount of \$139,860.

Request for authorizations and/or appropriations will follow for additional Guaranteed Maximum Price Amendments for the building/erection service, foundation construction and final buildout phases of the Project. This allows the Project to proceed and meet the original construction schedule submitted with the Proposal dated June 23rd.

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

Sincerely,

Lee P. Rausch, PE
Assistant City Engineer

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

Honorable City Council
Findlay, OH 45840

September 27, 2022

RE: STRICT Center

Dear Council Members,

On August 17th, the City of Findlay entered into an agreement with Clouse Construction for Design-Build Services for the STRICT Center Project (the "Agreement"). Clouse Construction has submitted an acceptable Guaranteed Maximum Price Proposal for the building design and the procurement and erection of the building. To proceed with this scope of work the parties will need to enter into Guaranteed Maximum Price Phase Amendment No. 2 ("GMP2") for the Project.

By copy of this letter, the Law Director is requested to prepare the necessary legislation to authorize the Mayor, Service Safety Director and/or City Engineer to enter into GMP2 to the Design-Build Agreement for the procurement and erection of the building in the amount of \$285,165.00.

Request for authorizations and/or appropriations will follow for additional Guaranteed Maximum Price Amendments for the foundation construction, floor slab, masonry, overhead doors, mezzanine deck, site utility and final buildout, including finishes and MEP, phases of the Project. This allows the Project to proceed and meet the original construction schedule submitted with the Proposal dated June 23rd.

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

FROM: General Fund (Various Contributions and Donations)	\$ 535,500
TO: Fire STRICT Facility <i>project #31994900</i>	\$ 535,500

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

Sincerely,



Lee P. Rausch, PE
Assistant 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

September 28, 2022

RE: Parker Training Room/ Restroom Remodel, Project No. 31912000

Dear Council Members,

Over the past couple of years the City of Findlay has looked into the possibility of installing a women's restroom/ shower in the City Gym area. With the recent renovation of the Parker Training Room and increase in gym participants, the designated women's facilities will provide a separate space for the female users. The Engineering Department has reached out to RCM Architects to develop a set of plans for the construction of the restroom facilities. The proposed restroom will be fully ADA accessible and will provide a separate restroom/shower facility for the female participants in the gym as well as the Parker Training Room.

At this time the Engineering Department is requesting funds to be appropriated to the Parker Training Room project, so the schematic design and construction documents can be developed.

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	\$ 31,000
TO: Parker Training Room/ Restroom Remodel, Project No. 31912000	\$ 31,000

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

Office of the Director of Law
Donald J. Rasmussen

318 Dorney Plaza, Rm 310
Findlay, Ohio 45840
Telephone: 419-429-7338 • Fax: 419-424-7245
drasmussen@findlayohio.com

September 29, 2022

Honorable City Council
Findlay, OH 45840

RE: Funds for Bricker & Eckler, LLP STRICT Center invoices; water service extension (Ordinance No. 2022-105)

Dear Council Members:

Attached are four (4) invoices from Bricker & Eckler LLP for the STRICT Center totaling (\$33,650.00), and one (1) for a water service extension in the amount of (\$7,701.00) that are to be paid out of the City Law Director's Office funds.

Forty-one thousand three hundred fifty-one dollars and no cents (\$41,351.00) is being requested to be appropriated from the General Fund to the Law Director Department 21015000-441400 via Ordinance No. 2022-106.

Thank you for your consideration in this matter.

Very truly yours,



Donald J. Rasmussen
Director of Law



BRICKER & ECKLER LLP
100 South Third Street
Columbus, Ohio 43215-4291
Phone 614.227.2300
Fax 614.227.2390
www.bricker.com

COLUMBUS | CLEVELAND
CINCINNATI | DAYTON
MARIETTA | BARNESVILLE

EMPLOYER ID NUMBER 31-4359739

CLIENT: FINDLAY OH, CITY OF

CLIENT ID: 023836
INVOICE DATE: June 3, 2022
INVOICE NO.: 805201

FINDLAY OH, CITY OF
ATTN CITY LAW DIRECTOR
313 MUNICIPAL BUILDING
FINDLAY, OH 45840

INVOICE SUMMARY

For Legal Services Rendered Through: May 31, 2022

Attorney: Public Finance

Invoice Date: 06/03/22

Matter Name
STRICT Center

Matter ID
187632

Matter Amount
\$ 11,266.00

Total Due This Invoice: \$ 11,266.00

Previous Balance Outstanding: \$ 0.00

RECEIVED
SEP 20 2022
MAYOR'S OFFICE

PAYMENT DUE UPON RECEIPT

PLEASE INCLUDE INVOICE NUMBER AND CLIENT ID WITH YOUR PAYMENT

Please Remit Payment To:

Via US Mail:

Bricker & Eckler, LLP
L-4070
Columbus, OH 43260-4070

Via Wire/ACH

The Huntington National Bank
41 S. High St., Columbus, OH 43215
ABA Routing: 044000024
Account: 01893564134
Remittance Email: paymentinfo@bricker.com

If you have any questions regarding this invoice, please contact either Heather Wiley at 614-227-8888
AccountsReceivable@bricker.com or the responsible attorney for this matter.

We greatly value your business. If you have any concerns, compliments, or feedback about the level of service and responsiveness you received, please contact Jim Flynn at 614-227-8855 or jflynn@bricker.com.



BRICKER & ECKLER LLP
100 South Third Street
Columbus, Ohio 43215-4291
Phone 614.227.2300
Fax 614.227.2390
www.bricker.com

COLUMBUS | CLEVELAND
CINCINNATI | DAYTON
MARIETTA | BARNESVILLE

EMPLOYER ID NUMBER 31-4359739

CLIENT: FINDLAY OH, CITY OF

CLIENT ID: 023836
INVOICE DATE: June 3, 2022
INVOICE NO.: 805201
PAGE 1

FINDLAY OH, CITY OF
ATTN CITY LAW DIRECTOR
313 MUNICIPAL BUILDING
FINDLAY, OH 45840

PRIVATE AND CONFIDENTIAL

For Legal Services Rendered Through: May 31, 2022

Matter: STRICT Center
Matter ID: 187632

Fees

<u>Date</u>	<u>Timekeeper</u>	<u>Narrative</u>	<u>Hours</u>
05/10/22	M. Evans	Review Revised Code regarding procurement statutes; conference call with Mr. Rasmussen and Mr. Rausch regarding procurement of design-builder; review documents and strategize regarding procurement of design-builder	2.00
05/10/22	M. Evans	Conference call with Mr. Edwards, counsel for Kirk Brothers; review documents provided by the City	1.00
05/11/22	M. Evans	Review project records and evaluate options for procurement of the design-builder; review contract prepared by criteria architect and evaluate proposed revisions to same	2.00
05/11/22	M. Evans	Strategize regarding review of the documents and potential options for proceeding with the design-build procurement	0.50
05/11/22	P. Finley	Confer with Mr. Rasmussen regarding bid dispute; review options	0.50
05/11/22	S. Lewis	Confer regarding the City of Findlay's STRICT Project	0.20
05/13/22	M. Evans	Prepare for and participate in conference call with Mr. Rasmussen, Mr. Rausch, and Mr. Martin; review correspondence and other documents related to the procurement of the design-builder; strategize regarding design-builder request for qualifications	2.30
05/13/22	S. Lewis	Review documents provided by the City regarding the STRICT Center Project; attend phone conference regarding the procurement of a design-builder for same	2.00
05/13/22	S. Lewis	Prepare letter terminating the design-builder procurement process for the STRICT Center Project	1.30
05/16/22	M. Evans	Confer with Mr. Rausch regarding notice to firms to cancel procurement and strategize regarding same; strategize regarding request for qualifications for design-build services	1.50
05/16/22	S. Lehman	Work on CMR RFQ for STRICT Center project	0.20



BRICKER & ECKLER LLP
100 South Third Street
Columbus, Ohio 43215-4291
Phone 614.227.2300
Fax 614.227.2390
www.bricker.com

COLUMBUS | CLEVELAND
CINCINNATI | DAYTON
MARIETTA | BARNESVILLE

EMPLOYER ID NUMBER 31-4359739

CLIENT: FINDLAY OH, CITY OF

CLIENT ID: 023836
INVOICE DATE: June 3, 2022
INVOICE NO.: 805201
PAGE 2

05/16/22	S. Lewis	Begin to prepare the Design-Builder Request for Qualifications for the STRICT Center Project	0.60	
05/17/22	M. Evans	Confer with Mr. Rausch regarding the advertisement for the STRICT project; review and revise the request for qualifications for construction manager at risk services and strategize regarding same	1.30	
05/17/22	S. Lewis	Prepare the Request for Qualifications for the Design-Builder procurement for the STRICT Center Project	3.00	
05/17/22	S. Lewis	Review and revise the Request for Qualifications for the Design-Builder procurement for the STRICT Center Project	0.40	
05/18/22	M. Evans	Send request for qualifications and scoring sheet to Mr. Rausch; review documents regarding same	0.50	
05/18/22	S. Lewis	Review and revise the Request for Qualifications for the STRICT Center Project	0.20	
05/19/22	M. Evans	Review correspondence from Mr. Rausch; revise request for qualifications and scoring sheet; send same to Mr. Rausch	0.50	
05/22/22	S. Lehman	Work on CMR RFQ for STRICT Center project	1.00	
05/23/22	M. Evans	Review correspondence from Mr. Rausch regarding questions from Kirk Brothers; draft and send proposed responses to same	1.50	
05/26/22	M. Evans	Review addendum responses and confer with Mr. Rausch regarding the same	0.50	
05/31/22	M. Evans	Review correspondence from Mr. Rausch regarding review of the Statements of Qualifications	0.30	
			Total Hours/Fees	23.30 \$ 11,266.00
			Total This Invoice	\$ 11,266.00



BRICKER & ECKLER LLP
100 South Third Street
Columbus, Ohio 43215-4291
Phone 614.227.2300
Fax 614.227.2390
www.bricker.com

COLUMBUS | CLEVELAND
CINCINNATI | DAYTON
MARIETTA | BARNESVILLE

EMPLOYER ID NUMBER 31-4359739

CLIENT: FINDLAY OH, CITY OF

CLIENT ID: 023836
INVOICE DATE: July 21, 2022
INVOICE NO.: 807775

FINDLAY OH, CITY OF
ATTN CITY LAW DIRECTOR
313 MUNICIPAL BUILDING
FINDLAY, OH 45840

INVOICE SUMMARY

For Legal Services Rendered Through: June 30, 2022

Attorney: Public Finance

Invoice Date: 07/21/22

Matter Name
STRICT Center

Matter ID
187632

Matter Amount
\$ 15,422.00

Total Due This Invoice: \$ 15,422.00

Previous Balance Outstanding: \$ 11,266.00

RECEIVED
SEP 20 2022
MAYOR'S OFFICE

PAYMENT DUE UPON RECEIPT

PLEASE INCLUDE INVOICE NUMBER AND CLIENT ID WITH YOUR PAYMENT

Please Remit Payment To:

Via US Mail:

Bricker & Eckler, LLP
L-4070
Columbus, OH 43260-4070

Via Wire/ACH

The Huntington National Bank
41 S. High St., Columbus, OH 43215
ABA Routing: 044000024
Account: 01893564134
Remittance Email: paymentinfo@bricker.com

If you have any questions regarding this invoice, please contact either Heather Wiley at 614-227-8888
AccountsReivable@bricker.com or the responsible attorney for this matter.

We greatly value your business. If you have any concerns, compliments, or feedback about the level of service and responsiveness you received, please contact Jim Flynn at 614-227-8855 or jflynn@bricker.com.



BRICKER & ECKLER LLP
100 South Third Street
Columbus, Ohio 43215-4291
Phone 614.227.2300
Fax 614.227.2390
www.bricker.com

COLUMBUS | CLEVELAND
CINCINNATI | DAYTON
MARIETTA | BARNESVILLE

EMPLOYER ID NUMBER 31-4359739

CLIENT: FINDLAY OH, CITY OF

CLIENT ID: 023836
INVOICE DATE: July 21, 2022
INVOICE NO.: 807775
PAGE 1

FINDLAY OH, CITY OF
ATTN CITY LAW DIRECTOR
313 MUNICIPAL BUILDING
FINDLAY, OH 45840

PRIVATE AND CONFIDENTIAL

For Legal Services Rendered Through: June 30, 2022

Matter: STRICT Center
Matter ID: 187632

Fees

<u>Date</u>	<u>Timekeeper</u>	<u>Narrative</u>	<u>Hours</u>
06/01/22	M. Evans	Review correspondence from Mr. Rausch regarding litigation matters involving the firms that submitted Statements of Qualifications; review documents and respond to Mr. Rausch regarding same; review Statements of Qualifications and consider issues regarding the evaluation regarding same	1.50
06/01/22	S. Lewis	Confer regarding the Statements of Qualifications; prepare email to Mr. Rausch regarding same	0.30
06/02/22	M. Evans	Strategize regarding letter to ACI; strategize regarding Design-Build contract documents	0.80
06/03/22	M. Evans	Review and revise letter to ACI regarding litigation matters; send same to Mr. Rausch; strategize regarding design-build agreement	0.80
06/03/22	S. Lewis	Prepare letter requesting litigation and claims information from Alvada Construction as required by the RFP for the STRICT Project; prepare RFP for the STRICT Center Project	2.10
06/05/22	S. Lewis	Prepare RFP for the STRICT Center Project	1.30
06/06/22	M. Evans	Review updated claims information from ACI; strategize regarding design-build contract	1.50
06/07/22	M. Evans	Review documents related to litigation involving ACI and research pleadings regarding same; consider issues regarding the evaluation of statement of qualifications from ACI	1.50
06/07/22	S. Lewis	Confer regarding the RFP for the STRICT Project; prepare RFP for the STRICT Project	5.20
06/08/22	M. Evans	Confer with Mr. Rausch regarding the completion of the review of statements of qualifications and issuing the request for proposals; strategize regarding preparation of the request for proposals and contract documents	1.80
06/08/22	S. Lewis	Prepare the RFP for the STRICT Project	1.40



BRICKER & ECKLER LLP

100 South Third Street
Columbus, Ohio 43215-4291
Phone 614.227.2300
Fax 614.227.2390
www.bricker.com

COLUMBUS | CLEVELAND
CINCINNATI | DAYTON
MARIETTA | BARNESVILLE

EMPLOYER ID NUMBER 31-4359739

CLIENT: FINDLAY OH, CITY OF

CLIENT ID: 023836
INVOICE DATE: July 21, 2022
INVOICE NO.: 807775
PAGE 2

06/09/22	M. Evans	Review and revise letter to ACI regarding short-listed firms; send correspondence to Mr. Rausch regarding same	0.50	
06/09/22	M. Evans	Strategize regarding finalizing the contract for design-build services	0.80	
06/09/22	S. Lewis	Prepare RFP for the STRICT Project	7.50	
06/10/22	M. Evans	Strategize regarding revisions to and finalizing the design-build contract; send same to Mr. Rausch; strategize regarding letters to firms submitting statements of qualifications	1.80	
06/10/22	S. Lewis	Prepare RFP for the STRICT project; conduct legal research regarding HUD Section 3 requirements; create HUD and design criteria exhibits; prepare email to Mr. Rausch forwarding the RFP for the STRICT project	2.40	
06/14/22	M. Evans	Review correspondence from Mr. Rausch regarding response from Mr. Kirk; send correspondence to Mr. Rausch regarding same	0.50	
06/23/22	M. Evans	Review and respond to email from Mr. Rausch	0.30	
06/23/22	S. Lewis	Prepare email to Mr. Rausch forwarding the RFP Evaluation Score Sheet for the STRICT Project	0.30	
06/28/22	M. Evans	Review correspondence from Mr. Rausch and respond to same; review documents provided by Mr. Rausch	0.50	
06/30/22	M. Evans	Review correspondence from Mr. Rausch; revise letters to short-listed firms and send same to Mr. Rausch; send contract documents to Mr. Rausch	0.80	
			Total Hours/Fees	33.60 \$ 15,422.00
			Total This Invoice	\$ 15,422.00



BRICKER & ECKLER LLP
100 South Third Street
Columbus, Ohio 43215-4291
Phone 614.227.2300
Fax 614.227.2390
www.bricker.com

COLUMBUS | CLEVELAND
CINCINNATI | DAYTON
MARIETTA | BARNESVILLE

EMPLOYER ID NUMBER 31-4359739

CLIENT: FINDLAY OH, CITY OF

CLIENT ID: 023836
INVOICE DATE: September 16, 2022
INVOICE NO.: 810939

FINDLAY OH, CITY OF
ATTN CITY LAW DIRECTOR
313 MUNICIPAL BUILDING
FINDLAY, OH 45840

RECEIVED
SEP 19 2022
MAYOR'S OFFICE

INVOICE SUMMARY

For Legal Services Rendered Through: August 31, 2022

<u>Attorney:</u> Public Finance	<u>Invoice Date:</u> 09/16/22	
<u>Matter Name</u> STRICT Center	<u>Matter ID</u> 187632	<u>Matter Amount</u> \$ 6,962.00

Total Due This Invoice: \$ 6,962.00

Previous Balance Outstanding: \$ 26,688.00

PAYMENT DUE UPON RECEIPT

PLEASE INCLUDE INVOICE NUMBER AND CLIENT ID WITH YOUR PAYMENT

Please Remit Payment To:

Via US Mail:

Bricker & Eckler, LLP
L-4070
Columbus, OH 43260-4070

Via Wire/ACH

The Huntington National Bank
41 S. High St., Columbus, OH 43215
ABA Routing: 044000024
Account: 01893564134
Remittance Email: paymentinfo@bricker.com

If you have any questions regarding this invoice, please contact either Heather Wiley at 614-227-8888
AccountsReivable@bricker.com or the responsible attorney for this matter.

We greatly value your business. If you have any concerns, compliments, or feedback about the level of service and responsiveness you received, please contact Jim Flynn at 614-227-8855 or jflynn@bricker.com.



BRICKER & ECKLER LLP
100 South Third Street
Columbus, Ohio 43215-4291
Phone 614.227.2300
Fax 614.227.2390
www.bricker.com

COLUMBUS | CLEVELAND
CINCINNATI | DAYTON
MARIETTA | BARNESVILLE

EMPLOYER ID NUMBER 31-4359739

CLIENT: FINDLAY OH, CITY OF

CLIENT ID: 023836
INVOICE DATE: September 16, 2022
INVOICE NO.: 810939
PAGE 1

FINDLAY OH, CITY OF
ATTN CITY LAW DIRECTOR
313 MUNICIPAL BUILDING
FINDLAY, OH 45840

PRIVATE AND CONFIDENTIAL

For Legal Services Rendered Through: August 31, 2022

Matter: STRICT Center
Matter ID: 187632

Fees

<u>Date</u>	<u>Timekeeper</u>	<u>Narrative</u>	<u>Hours</u>
08/03/22	M. Evans	Confer with Mr. Rausch regarding revisions to the request for proposals and contract for the fire training tower and strategize regarding same; review correspondence from Mr. Rausch regarding new public works building; review request for qualifications regarding same	1.00
08/03/22	Z. Kart	Work on design build RFP package for the burn building project	0.30
08/08/22	Z. Kart	Work on design build RFQ and RFP for the fire training facility project	1.80
08/08/22	S. Lewis	Confer regarding the request for proposals for the Public Works Building Project	0.10
08/09/22	M. Evans	Strategize regarding design-build request for proposals and contract for the Fire Training Tower project	0.50
08/09/22	Z. Kart	Work on design-build RFP for the fire training facility project	0.10
08/10/22	M. Evans	Review and revise design-build request for proposals and contract for fire training tower	0.80
08/10/22	Z. Kart	Work on design-build RFP for the fire training facility project	1.00
08/10/22	S. Lewis	Prepare the RFP for the Public Works Building Project	1.50
08/10/22	S. Lewis	Prepare request for proposals for the Public Works Building Project	1.70
08/11/22	M. Evans	Review and revise request for proposals and contract documents for the procurement of a design-builder for the new fire training facility	1.00
08/11/22	S. Lewis	Prepare the request for proposals for the Public Works Building Project	1.60
08/12/22	M. Evans	Review and revise contract documents for new Public Works design-build project	0.50
08/12/22	S. Lewis	Confer regarding the RFP for the Public Works Building Project	0.10



BRICKER & ECKLER LLP
100 South Third Street
Columbus, Ohio 43215-4291
Phone 614.227.2300
Fax 614.227.2390
www.bricker.com

COLUMBUS | CLEVELAND
CINCINNATI | DAYTON
MARIETTA | BARNESVILLE

EMPLOYER ID NUMBER 31-4359739

CLIENT: FINDLAY OH, CITY OF

CLIENT ID: 023836
INVOICE DATE: September 16, 2022
INVOICE NO.: 810939
PAGE 2

08/12/22	S. Lewis	Prepare the request for proposals for the Public Works Building Project	0.70	
08/15/22	S. Lewis	Prepare request for proposals for the Public Works Building Project; phone call with Mr. Rausch to discuss Kirila Fire's concern with the proposed project delivery method and contract documents	1.80	
08/17/22	M. Evans	Strategize regarding questions and proposed amendment for Public Works building	0.50	
08/17/22	S. Lewis	Prepare answers posed at the pre-proposal meeting to be provided to proposers in an addendum	1.00	
08/31/22	S. Lewis	Prepare an email to Mr. Rausch requesting information needed to complete the Request for Proposals for the Public Works Building Project	0.20	
			Total Hours/Fees	16.20
				\$ 6,962.00
			Total This Invoice	\$ 6,962.00



BRICKER & ECKLER LLP
100 South Third Street
Columbus, Ohio 43215-4291
Phone 614.227.2300
Fax 614.227.2390
www.bricker.com

COLUMBUS | CLEVELAND
CINCINNATI | DAYTON
MARIETTA | BARNESVILLE

EMPLOYER ID NUMBER 31-4359739

CLIENT: FINDLAY OH, CITY OF

CLIENT ID: 023836
INVOICE DATE: September 16, 2022
INVOICE NO.: 810942

FINDLAY OH, CITY OF
ATTN CITY LAW DIRECTOR
313 MUNICIPAL BUILDING
FINDLAY, OH 45840

RECEIVED
SEP 19 2022
MAYOR'S OFFICE

INVOICE SUMMARY

For Legal Services Rendered Through: August 31, 2022

<u>Attorney:</u>	Public Finance	<u>Invoice Date:</u>	09/16/22
<u>Matter Name</u>	Water Service Extension	<u>Matter ID</u>	188058
		<u>Matter Amount</u>	\$ 7,701.00

Total Due This Invoice: \$ 7,701.00

Previous Balance Outstanding: \$ 0.00

PAYMENT DUE UPON RECEIPT

PLEASE INCLUDE INVOICE NUMBER AND CLIENT ID WITH YOUR PAYMENT

Please Remit Payment To:

Via US Mail:
Bricker & Eckler, LLP
L-4070
Columbus, OH 43260-4070

Via Wire/ACH
The Huntington National Bank
41 S. High St., Columbus, OH 43215
ABA Routing: 044000024
Account: 01893564134
Remittance Email: paymentinfo@bricker.com

If you have any questions regarding this invoice, please contact either Heather Wiley at 614-227-8888
AccountsReivable@bricker.com or the responsible attorney for this matter.

We greatly value your business. If you have any concerns, compliments, or feedback about the level of service and responsiveness you received, please contact Jim Flynn at 614-227-8855 or jflynn@bricker.com.



BRICKER & ECKLER LLP
100 South Third Street
Columbus, Ohio 43215-4291
Phone 614.227.2300
Fax 614.227.2390
www.bricker.com

COLUMBUS | CLEVELAND
CINCINNATI | DAYTON
MARIETTA | BARNESVILLE

EMPLOYER ID NUMBER 31-4359739

CLIENT: FINDLAY OH, CITY OF

CLIENT ID: 023836
INVOICE DATE: September 16, 2022
INVOICE NO.: 810942
PAGE 1

FINDLAY OH, CITY OF
ATTN CITY LAW DIRECTOR
313 MUNICIPAL BUILDING
FINDLAY, OH 45840

PRIVATE AND CONFIDENTIAL

For Legal Services Rendered Through: August 31, 2022

Matter: Water Service Extension
Matter ID: 188058

Fees

<u>Date</u>	<u>Timekeeper</u>	<u>Narrative</u>	<u>Hours</u>
08/03/22	J. Flint	Review email from Director of County Regional Planning Commission, setting forth questions regarding City's authority in relation to sewer and water service to development outside municipal corporate territory; review Resolution No. 35-1997	0.30
08/04/22	C. Schirra	Assess follow-up research questions following call with Mr. Cordonnier; confer with Ms. Flint regarding same	0.70
08/04/22	J. Flint	Confer with Attorney Schirra regarding background of matter and issues as relayed by Matt Cordonnier; begin reviewing annexation file from previous work with the City relating to annexation issues	0.70
08/15/22	J. Flint	Review Resolutions 26-1994 and 35-1997 relating to City's annexation policies; review research file relating to authority to require annexation in order to provide and/or continue water and sewer services; legal research of case law and statutes addressing a municipality's authority, if any, to impose subdivision and/or zoning ordinances on territory outside municipality	2.30
08/17/22	J. Flint	Continue legal research and analysis of case law and statutes addressing a municipality's authority, if any, to impose subdivision and/or zoning ordinances on territory outside municipality	4.20
08/18/22	J. Flint	Continue legal research and analysis of case law and statutes addressing a municipality's authority, if any, to impose subdivision and/or zoning ordinances on territory outside municipality	2.00



BRICKER & ECKLER LLP
100 South Third Street
Columbus, Ohio 43215-4291
Phone 614.227.2300
Fax 614.227.2390
www.bricker.com

COLUMBUS | CLEVELAND
CINCINNATI | DAYTON
MARIETTA | BARNESVILLE

EMPLOYER ID NUMBER 31-4359739

CLIENT: FINDLAY OH, CITY OF

CLIENT ID: 023836
INVOICE DATE: September 16, 2022
INVOICE NO.: 810942
PAGE 2

08/19/22	J. Flint	Continue legal research and analysis of case law, statutes, and Ohio Attorney General Opinions addressing a municipality's authority, if any, to impose subdivision and/or zoning ordinances on territory outside municipality; review pertinent sections of Zoning Code; summarize general rules governing municipal authority outside territorial limits and outline issues be addressed with City	3.20	
08/22/22	C. Schirra	Confer with Ms. Flint regarding legal research into extension of water and sewer service to extraterritorial areas, assessment of findings, and remaining open issues for discussion with Mr. Rasmussen and City team; review correspondence from Mr. Cordonnier regarding legal research items	1.00	
08/22/22	J. Flint	Meeting with Attorney Schirra regarding issues and questions posed by County regarding Findlay's authority outside territorial limits, including issue to be addressed with City	1.00	
08/24/22	C. Schirra	Draft correspondence to Mr. Rasmussen regarding preliminary research, research questions received from Mr. Cordonnier, and next steps for discussion of same	0.50	
08/30/22	C. Schirra	Review voicemail and email from Mr. Rasmussen regarding next steps for follow up with Mr. Cordonnier; correspond with Ms. Flint and Mr. Cordonnier regarding call to discuss preliminary legal research	0.30	
Total Hours/Fees			16.20	\$ 7,701.00
Total This Invoice				\$ 7,701.00



OFFICE OF
THE MAYOR
CHRISTINA M. MURYN

Rob Martin, BSN, MBA
Service-Safety Director

September 28, 2022

Dear Honorable Council,

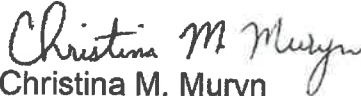
Earlier this year I had the idea of allowing citizens to decorate ornaments to put on the City of Findlay Christmas Tree. I approached the Findlay Hancock County Community Foundation (the Foundation) with this idea along with the concept of having a community event to allow people to come together to decorate their ornament and get into the holiday spirit. With this, The Findlay-Hancock County Community Foundation, the Convention and Visitors Bureau, and myself are working to put together such an event.

For ease of ordering, the City will be purchasing the ornaments and necessary decorating supplies along with our other Christmas ornaments. To cover the costs of the community ornaments the Foundation has awarded the City a \$1,500 grant.

I have requested legislation be prepared to authorize me to enter into the grant agreement and appropriate the funds.

If you any questions please do not hesitate to contact me. Additionally, details of the community event will be forth coming and I hope you can all attend.

Sincerely,


Christina M. Muryn
Mayor



Findlay • Hancock County

The Community Foundation

Bridging Resources. Granting Opportunity.

September 28, 2022

City of Findlay, Mayor's Office
City of Findlay Municipal Building
318 Dorney Plaza #310
Findlay, Ohio 45840
Attn: Christina Muryn, Mayor

Re: Grant Number 17369

Dear Mayor Muryn:

We are happy to inform you that a President's Discretionary grant totaling \$1,500 was awarded to the City of Findlay to assist with the purchase of decorations for the city Christmas Tree that will be decorated by local residents. Funding Source: The Madeleine Thomas Schneider Fund

A copy of the Grant Agreement is enclosed. We suggest you make a copy of this Agreement for your files. Please take special note of all the terms and conditions indicated in the Grant Agreement. We are asking you to sign the enclosed copy and return the document as soon as possible indicating your acceptance. No check can be issued until the signed Grant Agreement has been received. Please note that a financial and narrative progress report, as required by the Grant Agreement, will be due: February 28, 2023 – Final Report.

If you have any questions regarding the enclosed Grant Agreement, please let me know. We ask that you include the above referenced grant number on all reports and any correspondence regarding the grant.

We wish you every success in the accomplishment of the goals of this project and look forward to receiving reports of your progress.

Sincerely,

Kimberly Bash

Kimberly Bash
Chief Community Engagement Officer

Enclosures



OFFICE OF THE MAYOR
CHRISTINA M. MURYN

Rob Martin BSN, MBA
Service-Safety Director

September 21, 2022

Dear Honorable Council,

At the September 20, 2022 Appropriations Committee they approved a proposal to allocated approximately \$2MM in American Rescue Plan Act Funds. Below is the initial request of funds for a number of projects.

FROM: ARPA Fund	\$300,000	
TO: CO2 Tank (Project #35790800)		\$300,000
FROM: ARPA Fund	\$300,000	
TO: Water Treatment Generator (Project #35725300)		\$300,000
FROM: ARPA Fund	\$25,000	
TO: Technology Improvements (Project #31925400)		\$25,000
FROM: ARPA Fund	\$250,000	
TO: Income Tax Software (Project #31925500)		\$250,000
FROM: ARPA Fund	\$100,000	
TO: Tree Plantings (Project #31925600)		\$100,000
FROM: ARPA Fund	\$100,000	
TO: Schools SafeDefend (Project # 31925900)		\$100,000

The following approved concepts are still being worked on and funds will be requested following a defined application and disbursement plan:

- Environmental and Lead Paint Remediation \$200,000
- FEMA Floodplain Map Amendment \$500,000
- Demolition Program (Project # 31925800) \$200,000

Sincerely,

Christina M. Muryn
Mayor



September 29, 2022

Findlay City Council
318 Dorney Plaza
Findlay, Ohio 45840

Attention: John Harrington, President

RE: Moratorium Request

Honorable Members of Council:

Hancock Regional Planning Commission respectfully requests a six-month moratorium on the establishment of any new small box retail stores and skill-based amusement businesses.

Hancock Regional Planning Commission is working to update the Findlay Zoning Code. The proposed changes to the zoning code will affect small box retail stores and games of skill businesses. The moratorium will allow time for the City of Findlay to consider the proposed changes.

Definitions:

- Small Box Retail - A retail sales use with a floor area less than fifteen thousand (15,000) square feet that offer for sale a combination and variety of convenience shopping goods and consumer shopping goods; and continuously offer a majority of the items in their inventory for sale at a price less than ten dollars (\$10.00).
- Skill-based amusement – as defined by O.R.C. Section 2915.01(UU)(1)

Please let me know if you have any comments or concerns.

Sincerely,

Matt Cordonnier, Director
Hancock Regional Planning Commission



September 29th, 2022

Findlay City Council
318 Dorney Plaza
Findlay, Ohio 45840

Attention: John Harrington, President

RE: Amendments to the Findlay Zoning Code (dollar/thrift stores, skill based gaming)

Honorable Members of Council:

Hancock Regional Planning Commission respectfully submits two text amendments to the City of Findlay Zoning Code for adoption.

The first text amendment addresses the location and density of small box retail stores also known as dollar / thrift stores. The amendment will only allow small box retail stores to be located in the C-2 commercial district. It will require them to be spaced apart a minimum of one mile and will limit the number of stores. The amendment will allow one store for every 10,000 of the population of the City of Findlay. Currently the City of Findlay has eight small box retail stores, several of which are located in the C-1 district.

The above amendment are to sections 1135.03, 1137.071, and 1174.

The second text amendment addresses the location and density of games of skill businesses. The amendment will only allow games of skill to be located in the I-1 light industrial district. It will require them to be at least 500 feet from residential zoned property. The amendment will allow one business for every 10,000 of the population of the City of Findlay. Currently the City of Findlay has 6 games of skill businesses, all located in the C-2 district.

The above amendments are to sections 1143.03 and 1174.

Please see attached, which documents the exact proposed changes.

Sincerely,

Matt Cordonnier, Director
Hancock Regional Planning Commission

Proposed Zoning Update Summary

September 29th, 2022

- **Small Box Retail**

- Only permitted in the C-2 District
- 1135.071 Small Box Retail

A small box discount store/dollar store shall be located a minimum one-mile radius from any other a small box discount store/dollar store as measured by the shortest airline distance between the nearest points on the plots where a small box discount store/dollar store is located or proposed to be located.

Furthermore, the number of such businesses shall not exceed one per every 10,000, or portion thereof, of the population of the City.

- **Games of Skill**

- Conditional use in the I-1 District
- The number of such businesses shall not exceed one per every 10,000, or portion thereof, of the population of the City. Shall not be located within 500 feet of residential zoned property as measured at the closest property lines.

CHAPTER 1135
C-2 General Commercial District

- 1135.01 Intent.
 - 1135.02 Permitted use - certificate required.
 - 1135.03 Conditional use.
 - 1135.04 Required building setbacks.
 - 1135.05 Required lot frontage.
 - 1135.06 Height standards.
 - 1135.07 Outdoor display of merchandise and outdoor storage.
 - 1135.08 Applicable chapters.
 - 1135.99 Penalties.
- Supporting Illustrations

1135.01 INTENT.

The C-2 Commercial District is established to provide for the development of a broad spectrum of commercial and business uses. These uses are expected to serve the commercial, business, and service needs of a regional area.

(Ord. 2017-039. Passed 5-16-17.)

1135.02 PERMITTED USE - CERTIFICATE REQUIRED.

This district permits all uses permitted in O-1 and C-1, in addition to the following uses:

- A. RETAIL TRADE
- B. AUTOMOTIVE SALES
- C. MOTELS AND HOTELS
- D. CINEMAS/THEATERS
- E. COMMERCIAL SCHOOLS
- F. CLUBS
- G. FINANCIAL INSTITUTIONS
- H. SHOPPING MALLS
- I. LUMBER YARDS
- J. PAWN SHOPS
- K. ACCESSORY USES
- L. TAXI SERVICES
- M. FUELING STATIONS
- N. MINOR AUTOMOBILE REPAIR SERVICES

(Ord. 2017-039. Passed 5-16-17.)

1135.03 CONDITIONAL USE.

In addition to other requirements found in this Ordinance, uses stated below may be permitted or denied depending upon how well they can address various site issues. Common conditions for approving such uses 'conditionally' are located in Chapter 1161.15.

- A. SPORTS & RECREATIONAL FACILITIES
- B. BARS, NIGHT CLUBS, TAVERNS
- C. FUNERAL SERVICES
- D. OUTDOOR SALE OF BUILDING MATERIALS
- E. DRIVE-THRU BEVERAGE STORES
- F. CONTRACTOR EQUIPMENT, RENTAL, & SUPPLIES
- G. CAR WASHES
- H. DRIVE THRU LANES/WINDOWS
- I. PARKING GARAGES
- J. OFF PREMISE SIGNS
- K. RV SALES
- L. MAJOR AUTO REPAIR
- M. BORROW PITS
- N. MIXED USE COMMERCIAL/RESIDENTIAL
- O. *Small Box Retail***

1135.04 REQUIRED BUILDING SETBACKS.

- A. FRONT YARD SETBACK. Thirty feet (30')
- B. SIDE YARD SETBACK.
 - 1. Typical
Fifteen feet (15')
 - 2. Adjacent to Residential Use or Zoning
Twenty-five (25')
- C. STREET SIDE YARD SETBACK. Fifteen feet (15')
- D. REAR YARD SETBACK. Thirty feet (30')
(Ord. 2017-039. Passed 5-16-17.)

1135.05 REQUIRED LOT FRONTAGE.

Minimum required lot frontage is one hundred feet (100').

1135.06 HEIGHT STANDARDS.

Maximum sixty feet (60')

1135.07 OUTDOOR DISPLAY OF MERCHANDISE AND OUTDOOR STORAGE.

See Chapter 1161.10 Outdoor Storage Standards/ Chapter 1161.10.3 Outdoor Display
(Ord. 2017-039. Passed 5-16-17.)

1135.071 Small Box Retail

A small box discount store/dollar store shall be located a minimum one-mile radius from any other a small box discount store/dollar store as measured by the shortest airline distance between the nearest points on the plots where a small box discount store/dollar store is located or proposed to be located. Furthermore, the number of such businesses shall not exceed one per every 10,000, or portion thereof, of the population of the City.

1135.08 APPLICABLE CHAPTERS.

CHAPTER 1161.02 Architectural Standards

CHAPTER 1161.07 Screening

CHAPTER 1161.09 Lighting

CHAPTER 1161.10 Outdoor Storage Standards

CHAPTER 1161.11 Parking Standards

CHAPTER 1161.12 Sign Standards

(Ord. 2017-039. Passed 5-16-17.)

1135.99 PENALTIES.

A violation of any provision of this chapter shall be deemed a violation of this Ordinance and subject the violator to enforcement and penalties as set forth in Chapter 1199.

(Ord. 2017-039. Passed 5-16-17.)

Add to Definition Section 1174

Small Box Retail - A retail sales use with a floor area less than fifteen thousand (15,000) square feet that offer for sale a combination and variety of convenience shopping goods and consumer shopping goods: and continuously offer a majority of the items in their inventory for sale at a price less than ten dollars (\$10.00).

CHAPTER 1141
I-1 Light Industrial District

- 1141.01** Intent.
- 1141.02** Permitted use - certificate required.
- 1141.03** Conditional uses.
- 1141.04** Required building setbacks.
- 1141.05** Existing setbacks.
- 1141.06** Required lot frontage.
- 1141.07** Height requirements.
- 1141.08** Minimum building separation.
- 1141.09** Applicable chapters.
- 1141.99** Penalties.

Supporting Illustrations

1141.01 INTENT.

The I-1 Light Industrial Districts are designed primarily to accommodate wholesale activities, warehouses, and light industrial operations which may be conducted in areas proximate to residential and commercial areas with attempts to provide as much isolation as possible and where external environmental and physical effects are restricted to the area of this District. No offensive or hazardous conditions shall be created by an industry. Disruptive activities shall be minimized to maintain tranquility if near commercial or residential areas and districts. These would include excessive traffic, dust, dirt, noxious gases, smoke, noise, fumes or vibrations. Permitted uses of this district exclude heavy industrial operations. The processing of raw material for shipment in bulk form to be used elsewhere is also prohibited, with the exception of agricultural products identified as North American Industrial Classification System Code 311119 Other Animal Food Manufacturing.

(Ord. 2017-039. Passed 5-16-17.)

1141.02 PERMITTED USE - CERTIFICATE REQUIRED.

- A. INDUSTRIAL MANUFACTURING
- B. LIGHT MANUFACTURING
- C. WHOLESALE TRADE
- D. TRANSPORTATION & WAREHOUSING
- E. MACHINING
- F. WELDING
- G. MAJOR AUTOMOTIVE REPAIR
- H. SEMI-TRUCK REPAIR, SALES, AND SERVICE
- I. TRUCK STOPS
- J. RESEARCH & DEVELOPMENT LABORATORIES
- K. MINI-STORAGE WAREHOUSE
- L. TRADE OR INDUSTRIAL SCHOOLS
- M. PUBLIC SAFETY FACILITIES
- N. KENNELS OUTDOOR/INDOOR KENNELS-VETERINARY CLINICS
- O. REFUSE COLLECTION & RECYCLING CENTERS
- P. TOWING OPERATIONS & STORAGE LOTS

- Q. PRODUCTION AND/OR STORAGE OF MEDICAL OR COMPRESSED GASES
- R. RV SALES AND SERVICES
- S. CONTRACTOR STORAGE EQUIPMENT
- T. BULK SALES, STORAGE OF TOP SOILS & MULCHES, ETC.
- U. ACCESSORY USES

1141.03 CONDITIONAL USES.

- A. SALES AREAS OR SHOWROOMS FOR PRODUCTS MANUFACTURED ON-SITE. Sales area not to exceed forty-percent (40%) of the primary structure
- B. ADULT ENTERTAINMENT ESTABLISHMENTS / ADULT ENTERTAINMENT USES. (See CHAPTER [1164](#) ADULT ENTERTAINMENT ESTABLISHMENTS/ADULT)
- C. OUTDOOR DRIVE-IN MOVIE THEATERS.
- D. ANY ADDITIONAL LESS INTENSIVE, NON-OBJECTIONABLE USES WHICH ARE SUBJECT TO PLANNING COMMISSION REVIEW.
- E. **BORROW PITS.**

F. Games of Skill, Skill Based Amusement Machines.

Any business that operates, utilizes, or hosts skill based amusement machines. The number of such businesses shall not exceed one per every 10,000, or portion thereof, of the population of the City. Shall not be located within 500 feet of residential zoned property as measured at the closest property lines.

(Ord. 2017-039. Passed 5-16-17.)

1141.04 REQUIRED BUILDING SETBACKS.

- A. **FRONT YARD SETBACK.** Fifty feet (50')
- B. **SIDE YARD SETBACK.**
 - 1. Thirty feet (30')
 - 2. If adjacent to an area that is zoned or used for residential, the setback shall be seventy- five feet (75').
- C. **REAR YARD SETBACK.**
 - 1. Thirty feet (30')
 - 2. If adjacent to an area that is zoned or used for residential, the setback shall be seventy- five feet (75').

(Ord. 2017-039. Passed 5-16-17.)

1141.05 EXISTING SETBACKS.

- A. **INDUSTRIAL USES.** Expansion of existing industrial uses may use the established setbacks or the current standards, whichever is less.

Add to Definition Section 1174

Skill Based Amusement Machines – As defined by the O.R.C. Section 2915.01(UU)(1)

Committee Members:

- Jeff Wobser, at-large – Committee Chair
- Randy Greeno, at-large
- Dennis Hellmann, ward 2
- Grant Russel, at-large
- Beth Warnecke, ward 3
- Mayor Christina Muryn
- Jim Staschiak, Auditor

Staff:

- Matt Cochrane – HRPC
- Rob Martin
-
-

Guests:

- Holly Frische – City Council
- Denise Grews – Findlay Courier

Meeting Start Time: 3:00 PM

Meeting End Time: _____

Agenda:

Call to Order

Roll Call

Approval of Minutes

New Items

1. Discussion of the initial draft plan.

Adjournment



Jeff Wobser, Strategic Planning Committee Chair

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

The **STRATEGIC PLANNING COMMITTEE** met on September 13, 2022 to discuss the initial draft plan.

We recommend: *That The Mayor and Committee Chair
move forward with the formation of a survey
to solicit feedback from the Findlay business
community. The goal of which is to gather information
for the economic development portion of the Strategic
Plan (SP)
Include a commitment to the 1% income tax
(w/appropriate caveats) in the SP.*

Aye Nay *J. Wob*
Jeff Wobser, Chairman

Aye Nay *Randy Greeno*
Randy Greeno

Aye Nay *Dennis Hellmann*
Dennis Hellmann

Aye Nay *Grant Russel*
Grant Russel

Aye Nay *Beth Warnecke*
Beth Warnecke

Aye Nay *Christen M. Muryn*
Mayor Muryn

Aye Nay *Staschiak*
Auditor Staschiak

LEGISLATION: _____

DATE: September 13, 2022

COMMITTEE: STRATEGIC PLANNING

Committee Members:

- Jeff Wobser, at large – Committee Chair
- Randy Greeno, at-Large
- Jim Niemeyer, Ward 6
- Josh Palmer, Ward 7
- Beth Warnecke, Ward 3

Staff:

- James Staschiak, City Auditor
- Christina Muryn, Mayor
- Rob Martin, Service-Safety Director
- Donald Rasmussen, Law Director
- Jeremy Kalb - Engr.*

Meeting Start Time: 5:30 PM

Meeting End Time: 6:25 PM

Guests:

Holly Frische
Chief Eberle
Denise Grant - Courier
Rick Kidwell - citizen

Agenda:

Call to Order

Roll Call

Approval of Minutes

New Items

1. Use of ARPA funds

Adjournment



Jeff Wobser, Appropriations Committee Chair

COMMITTEE REPORT

THE CITY COUNCIL OF THE CITY OF FINDLAY, OHIO

The **APPROPRIATIONS COMMITTEE** to whom was referred a request to discuss the use of ARPA funds.

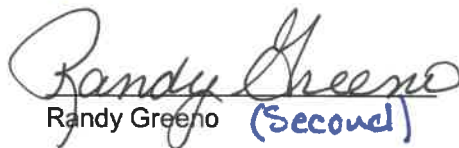
We recommend That The mayor move forward with The use of ARPA funds as listed in The attached document.

Aye Nay



Jeff Wobser, Chairman

Aye Nay



Randy Greene (Second)

Aye Nay



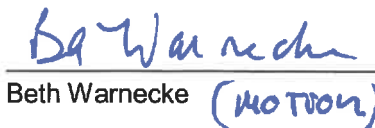
Jim Niemeyer

Aye Nay



Josh Palmer

Aye Nay



Beth Warnecke (MOTION)

APPROPRIATIONS COMMITTEE

DATE: September 20, 2022

LEGISLATION _____

American Rescue Plan Act Funds Plan		Notes
Infrastructure	\$ 600,000	
	CO2 Tank (p.37) \$ 300,000	
	Water Treatment Plant Generator (p.37) \$ 300,000	
City Operations	\$ 275,000	
	Technology Improvements (p.29) \$ 25,000	Virtual Conferencing Technology in Conference Rooms
	City Income Tax Software (p. 29) \$ 250,000	
Health & Wellness	\$ 500,000	
	Tree Plantings (p. 20) \$ 100,000	Tree plantings throughout town
	Environmental Remediation (p. 11) & Lead Paint Remediation Program (p. 20) \$ 200,000	Asbestos and other environmental issues paint disposal, recycling, etc.
	Demolition Grants \$ 200,000	
Non Profit/Comm. Support	\$ 600,000	
	BRWP- Riverside Dam Project (p. 7)	\$80,000 already allocated
	FEMA Floodplain Map Amendment \$ 500,000	Initial set aside to help fund.
	Schools SafeDefend \$ 100,000	
TOTAL	\$ 1,975,000	
Approximate Remaining	\$ 2,351,982.34	
TOTAL Projected ARPA Funds	\$ 4,255,602	

* US Treasury Final Rule Document

<https://home.treasury.gov/system/files/136/SLFRF-Final-Rule-Overview.pdf>

Committee Members:

- Jeff Wobser, at-large – Committee Chair
- Randy Greeno, at-large
- Dennis Hellmann, ward 2 (10:45AM)
- Grant Russel, at-large
- Beth Warnecke, ward 3
- Mayor Christina Muryn
- Jim Staschiak, Auditor (LATE)

Staff:

-
-
-
-

Matt Cardounar - HPC

Guests:

Meeting Start Time: 10:05
Meeting End Time: 12:30 PM

Agenda:

Call to Order

Roll Call

Approval of Minutes

New Items

1. Review of public input data

Adjournment



Jeff Wobser, Strategic Planning Committee Chair

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

The **STRATEGIC PLANNING COMMITTEE** met on September 20, 2022 to review public input data.

We recommend:

Continuing the Strategic Planning process. Also record the votes on the draft plan.
(see attached document)

Aye Nay Jeff Wobser
Jeff Wobser, Chairman

Aye Nay Randy Greeno
Randy Greeno

Aye Nay Dennis Hellmann (Second)

Aye Nay Grant Russel
Grant Russel

Aye Nay Beth Warnecke
Beth Warnecke

Aye Nay Christini M. Muryn (Mayor)
Mayor Muryn

Aye Nay Auditor Staschiak
Auditor Staschiak
Presiden For Lvsr Schedule
is now due to be final
Did Not Participate

LEGISLATION: _____

DATE: September 20, 2022

COMMITTEE: STRATEGIC PLANNING

**Strategic Planning Committee
September 20, 2022**

Below are the votes of each of the bullet points of the draft strategic plan as voted on by the committee. Votes were recorded electronically. Dissenters are listed. If the vote was unanimous, no other details were recorded. If a language change was agreed upon, it is also included in the minutes.

No other business was conducted at the meeting.

Item	For – Against	Dissent	Notes
1.2a	2-3	Russel, Muryn	
b	5-0		
c	5-0		
d	5-0		
e	4-1	Wobser	Update plan
f	4-1	Greeno	change language
g	5-0		Modified
1.3a	5-0		
b	5-0		Add maintain
c	5-0		
d	5-0		Add Partner
1.4a	5-0		
b	5-0		
c	4-1	Warnecke	
d	5-0		
1.5a	5-0		Explore alternatives
b	5-0		
c	5-0		Amend language
d	5-0		Remove “e.g.”
e	5-0		
1.6a	5-0		
b	5-0		Coordinate with Hancock county
c	5-0		Amended
d	4-1	Wobser	
e	6-0		Council Hellman arrived.
f.	4-2	Muryn, Warnecke	Promote list
g.	4-2	Wobser, Warnecke	
1.7a	6-0		Remove HRPC
b.	6-0		Remove HRPC
c.	6-0		
d.	4-2	Warnecke, Hellman	
e.	6-0		
f.	4-2	Warnecke, Greeno	

Strategic Planning Committee
September 20, 2022

Item	For – Against	Dissent	Notes
2.1a	5-1	Warnecke	
b.	1-5	All but Warnecke	Already done by county
c.	6-0		
2.2a	6-0		
b.	5-1	Warnecke	
2.3a	6-0		
b.	6-0		
c.	6-0		
2.4a	5-1	Warnecke	
b.	6-0		
3.1a	6-0		
b.	5-1	Warnecke	
c.	2-4	Wobser, Warnecke, Greeno, Muryn	
d.	6-0		
e.	5-1	Warnecke	
f.	5-1	Warnecke	Remove Improve
3.2a	6-1	Warnecke	
b.	6-0		
c.	6-0		
d.	6-0		
e.	6-0		
f.	5-1	Warnecke	Add Investigate
g.	6-0		
h.	5-1	Wobser	
3.3a	5-1	Warnecke	
b.	0-6	All against	
c.	2-4	Warnecke, Wobser, Greeno, Hellman	
4.1a	4-2	Russel, Muryn	
b.	5-1	Warnecke	
c.	6-0		
d.	6-0		
4.2a	0-6		
b.	2-4	Muryn, Warnecke, Hellman, Greeno	
c.	5-1	Warnecke	
d.	1-5	Wobser was For	
4.3a	6-0		
b.	0-6		
c.	5-1	Hellman	
d.	6-0		
e.	5-1	Wobser	
f.	4-2	Wobser, Hellman	
4.4a	5-1	Wobser	
b.	6-0		
c.	6-0		
d.	6-0		

**Strategic Planning Committee
September 20, 2022**

Item	For – Against	Dissent	Notes
4.4e	6-0		
f.	6-0		
4.5a	6-0		Add Continue to maintain CLEA accreditation.
b.	6-0		
c.	6-0		
d.	6-0		Add City
e.	6-0		
f.	6-0		
g.	6-0		
5.1a	5-1	Russel	
b.	6-0		
c.	0-6		
5.2a	6-0		
b.	6-0		
c.	6-0		
d.	6-0		
e.	6-0		
5.3a	6-0		Support...
b.	5-1	Hellman	
c.	5.1	Warnecke	
d.	6-0		
e.	6-0		Promote
f.	6-0		Support...
g.	5-1	Wobser	

This document organizes the sentiments heard from the public, Community Outreach Team, and Strategic Plan Committee into the plan's main organizing elements of Vision, Values, Mission, Goals, Objectives, and Actions. This document is a draft for discussion and will continue to be refined with input from the Strategic Planning Committee.

Community Vision – the highest level—and therefore most general—expression of a community's future. Reflects the community's values. Sets the tone for more specific recommendations.

The City of Findlay aspires to be...

A best-in-class city that leads in opportunities and innovation by welcoming new people, businesses and ideas while staying true to our values and small-city character.

Values – a reflection, at a high level, of what the community cares most about.

The people of Findlay value...

1. Small-city charm
2. Unique assets
3. Safety
4. Belonging
5. Fiscal responsibility

Organizational Mission – a statement used by an organization to explain, in simple and concise terms, its purpose(s) for being.

We serve all our residents, businesses, and institutions so that they can thrive. In collaboration with our partners, we are dedicated to providing exceptional municipal services which...

1. *Provide the highest quality community with amenities and opportunities available to all ages and abilities*
2. *Respond to the needs and desires of our current as well as future residents*
3. *Protect sense of place in downtown and neighborhoods as the heartbeat of a complete community where we live, work, play, and shop*
4. *Are thoughtful and transparent in our deliberations, communications, and utilization of all resources*

Plan Goals – a desired outcome expressed in simple terms.

1. **An Attractive Place** to live, work, raise a family, learn, run a business, play, explore, and visit.

Objectives and actions:

1.1 Maintain Findlay's small city character as the community evolves.

1.2 Protect and enhance Findlay's downtown as the heartbeat of the community.

1.2a Establish a "Downtown Manager" to coordinate and manage all City services, projects, and communications in the downtown. The Manager would collaborate with the downtown Findlay Improvement District and other entities supporting downtown.

1.2b Improve the gateways to downtown (e.g. West Main Cross from 1-75 to downtown).

1.2c Complete and extend streetscape improvements (e.g., Main Street and Main Cross Street).

1.2d Encourage infill development in downtown and north of the Blanchard River to attract new mixed-use, residential, and commercial development.

1.2e Conduct a parking study of downtown: including on-street, public, and private parking.

1.2f Improve wayfinding for parking with signage, mobile parking app, and sensors.

1.2g Establish a Façade Improvement Program through the Findlay CIC.

1.3 Reimagine the Riverfront throughout the community.

1.3a Create a signature public space on the Blanchard River that provides flexible public uses and utilizes publicly owned, flood-prone land.

1.3b Work with community partners to clean up the Blanchard River.

1.3c Expand River Walk, greenways, and trails along Blanchard River.

1.3d Activate the Riverfront with recreational activities, festivals, and educational events.

1.4 Beautify public areas through landscaping, art, trees, and litter control

1.4a Expand the Shade Tree Commission and its associated programs (e.g., the NeighborWoods Adopt-A-Tree program, Arbor Day) to increase tree planting.

1.4b Improve landscaping in the public right-of-way prioritizing key, high-impact intersections, nodes, and boulevards.

1.4c Establish a public art program to introduce more public art in downtown, parks, and the public right-of-way.

1.4d Establish a "Keep Findlay Beautiful" community improvement program in affiliation with the Keep America Beautiful organization.

1.5 Care for the natural environment

1.5a Explore City-contracted waste management options for residents that provide expanded opportunities for recycling and yard waste as well as cost savings and protection of public infrastructure.

1.5b Continue to coordinate with Hancock County and the Maumee Watershed Conservancy District (MWCD) to identify new opportunities for flood risk reduction and restoration of natural habitats that reduce flooding.

1.5c Conduct a "green" operations and management audit to identify options for reducing environmental impact of city operations.

1.5d Increase waste diversion from the landfill to the city Green Waste Site and recycling facilities (e.g., extend hours of operation at Green Waste Site, establish recycling programs, offer leaf pick-up).

1.5e Integrate green infrastructure best practices into public projects.

1.6 Enhance the physical environment in the City's residential, commercial, and industrial sectors consistent with the character of the community.

1.6a Create a vacant property registry for residential and commercial properties to support redevelopment of vacant and underutilized properties.

1.6b Coordinate with Hancock Regional Planning Commission (HRPC) to establish a land bank.

1.6c Update Land Use Plan with considerations for vacant land, vacant buildings, and potential rezoning to address community needs.

1.6d Establish a rental property registration program to identify property owners for communication for issues such as code violations.

1.6e Adopt the State of Ohio Residential Housing Code.

1.6f Establish a volunteer support network for people financially or physically unable to make improvements or may need assistance performing basic maintenance such as mowing grass and snow removal to support and improve code compliance.

1.6g Evaluate a low-income financial assistance program to make exterior improvements and improve code compliance (funding through donations; fines for late payments).

1.7 Support safe and diverse housing options for all

1.7a Partner with Hancock Regional Planning Commission (HRPC) to evaluate zoning code for housing improvements (accessory uses, mother-in-law suites, etc.).

1.7b Partner with Hancock Regional Planning Commission (HRPC) to expand existing housing renovation programs, such as the Community Housing Impact and Preservation program, to preserve affordability.

1.7c Expand the use of Community Reinvestment Areas (CRAs) to incentivize new build housing and remodels if they meet required criteria.

1.7d Streamline the public permitting process to reduce barriers for new housing.

1.7e Partner with Hancock Metropolitan Housing Authority to expand and incentivize Housing Choice Voucher (HCV) program.

1.7f Establish a "Blue Ribbon" housing program for students in collaboration with the University of Findlay to certify that student rental housing meets all codes for safety and basic livability.

2. An Active Community with a wide variety of amenities, parks, and recreation opportunities for people of all abilities.

Objectives and actions:

2.1 Strengthen the partnership for the long-term planning and provision of amenities (parks, bike paths, greenways).

2.1a Conduct a review using National Recreation and Park Association (NRPA) park metrics to determine best practices and needs.

2.1b Evaluate the establishment of a Park District encompassing the City of Findlay and Hancock County to improve planning, construction, maintenance and usage of greenways, bikeways and parks in collaboration with Hancock County.

2.1c Prepare a Parks, Recreation and Open Space Plan to identify current and future needs to expand access to parks, greenspace, and all-inclusive programming.

2.2 Communicate about available recreational programs and activities more efficiently and effectively

2.2a Create an online webpage for all entities and partners that provide recreational programs for “one-stop shopping,” working with all of the entities that provide recreational programming for the community.

2.2b Create a singular, regularly produced community guide to share recreational offerings in collaboration with all of the entities that provide recreational programming for the community.

2.3 Continually improve amenities and accessibility of existing parks and recreation

2.3a Inspect all parks and park facilities for accessibility and ADA compliance every year.

2.3b Prepare a 10-year Capital Improve Plan (CIP) every year that identifies upgrades and improvements of existing parks.

2.3c Implement the CIP to improve park amenities (e.g., benches, lighting, restrooms, etc.).

2.4 Provide amenities that support active lifestyles, health, and wellness

2.4a In collaboration with our City partners and health care systems develop a “Healthy City Initiative.”

2.4b Offer a “scholarship assistance” program for low-income population to expand access to recreational programs and facilities to improve physical health. Funds that may be utilized include funds from round up programs and donations.

3. A Connected City where people are linked to destinations and each other in a variety of ways.

Objectives and actions:

3.1 Continue to improve street maintenance, traffic flow, and safety

3.1a Create an approach to reroute trucks away from downtown.

3.1b Create a Municipal Snow Removal Plan to improve snow removal procedures and communication with the public.

3.1c Add Automatic Vehicle Location (AVL systems) to fleet to provide real time information for residents.

3.1d Improve street and infrastructure maintenance (e.g., potholes, road repair, restriping, etc.).

3.1e Explore options for a mobile app to allow residents to report infrastructure concerns or needed repairs.

3.1f Continue streetscape improvements to improve traffic flow, road safety, pedestrian safety, and beautification.

3.2 Evaluate and identify opportunities to improve bike and pedestrian infrastructure

3.2a Implement a “complete streets” program to balance the needs of all roadway users (cars, transit, bikes, pedestrians).

3.2b Develop a School Travel Plan for Safe Routes to School.

3.2c Develop a Pedestrian Plan to prioritize new sidewalks, sidewalk repair, crosswalks, and to identify funding sources for pedestrian infrastructure.

3.2d Update and formally adopt the 2014 Multi-Use Trails Master Plan.

3.2e Fund expansion of trails, greenways, and connectors according to the 2014 Multi-Use Trails Master Plan.

3.2f Create a protected bike lane between campus and downtown.

3.2g Explore funding opportunities for bike and pedestrian infrastructure, including state, federal, and organizational grants.

3.2h Install bike parking racks, shelters, and corrals in public right of way, prioritizing areas in and around downtown, parks, and greenways.

3.3 Evaluate and identify opportunities to support a variety of mobility options (transit, micromobility, rideshare, etc.)

3.3a Explore feasibility of public transit (fixed-route or on-demand shuttles).

3.3b Expand operation hours and increase frequency for Hancock Area Transportation Services (HATS) services.

3.3c Explore options for private micromobility within the city (e-scooters, bikeshare).

4. A Responsible City Government through which the public can clearly understand and participate in civic life.

Objectives and actions:

4.1 Ensure the City’s long-term financial strength and stability.

4.1a Extend the operating budget plan from 2 years to 5 years and the capital improvements plan to a 10-year outlook to improve the long-term budget outlook.

4.1b Identify and evaluate potential outside funding sources for significant CIP projects, such as grants, low-interest or no-interest loans.

4.1c Evaluate whether current financial resources are sufficient to meet the future needs of the City in delivering high quality services.

4.1d Publish a singular annual report for the City of Findlay sharing its financial condition and previous year highlights and accomplishments.

4.2 Continue to lead in collaboration and operational efficiency with partners.

4.2a Establish the Findlay Partnership, including leaders from local partner organizations consisting of City, County, University of Findlay, School District, Library, Alliance.

4.2b Integrate a public input component into all planning efforts.

4.2c Make all draft plans publicly available through the City's website and provide the opportunity for comment.

4.2d Present draft plans created in partnership with the City that are expected to impact City operations to the City Council for review and comment.

4.3 Improve upon communications to ensure information is clear, accessible, and transparent.

4.3a Establish the position of Director of Community Affairs.

4.3b Establish a single point of contact for all non-emergency government services (e.g., a 311 number).

4.3c Develop a biannual survey of residents that is conducted by and for the City of Findlay.

4.3d Perform a public communications audit to evaluate performance and potential improvements to existing channels of communication (e.g., City website, social media, newsletters, etc.).

4.3e Establish a "Citizens Academy" for residents to give them more insight and understanding into the City's departments and operations.

4.3f Create a citywide community engagement plan to improve residents' input and engagement with City Government.

4.4 Maintain and enhance a safe community through the continued support of emergency services.

4.4a Complete design and construction of STRICT Center for Findlay police and fire training.

4.4b Explore options to integrate full ambulatory EMS services into the Findlay Fire Department.

4.4c Establish an Emergency Operations Center for the City of Findlay.

4.4d Maintain an updated Disaster Plan.

4.4e Regularly train for emergency preparedness.

4.4f Promote fire prevention using US Fire Administration best practices and resources for fire prevention and public education.

4.5 Maintain support for accountable community policing.

4.5a Conduct a performance measurement process to benchmark the police department with similar communities to identify gaps and best practices.

4.5b Embrace new and innovative ways to deliver police services. (e.g., purchase body cameras and dash cameras)

4.5c Evaluate whether the current police facility arrangements are meeting the needs of the department and its visitors.

4.5d Require all first responders to carry NARCAN.

4.5e Publish quarterly reports on performance indicators and crime remediation efforts to improve communication and transparency regarding policing.

4.5f Create strategies for coordinated responses to vulnerable populations (people suffering from mental health illnesses, substance abuse, victims of domestic violence, children, and the elderly).

4.5g Enhance the police-community relationship by hosting additional community and neighborhood events (in addition to the National Night Out and Coffee with a Cop).

5. A Caring Community that supports all community members and looks for opportunities to strengthen community bonds.

Objectives and actions:

5.1 Convene partners to support social services for the community (addiction, mental health, health care, and homelessness).

5.1a Create a strategy for connecting residents to social services, working with community partners, to expand and promote existing services.

5.1b Expand prescription drug disposal days in collaboration with the police department and health care system.

5.1c Offer options for harm reduction services (e.g. syringe service sites, naloxone distribution) in collaboration with health care system and police department.

5.2 Model values of being open and friendly to all through city operations.

5.2a Continuously review job descriptions, testing, advertisement and recruitment strategies and other components of the hiring process to identify areas of potential bias or weakness.

5.2b Evaluate the hiring process, especially Civil Service positions, for opportunities to decrease the time to fill the position.

5.2c Collaborate with local high schools, tech schools and universities to offer internship programs, on the job training, leadership classes and programs, and job fairs for city employment opportunities.

5.2d Offer multi-lingual municipal services.

5.2e Review procurement policies and regulations for unintentional barriers that limit contracts for local, small, and/or diverse businesses.

5.3 Support education and work force development

5.3a Create a mentorship program between Findlay City Schools and local businesses in collaboration with Raise the Bar Hancock County.

5.3b Collaborate with community partners (e.g., Findlay City Schools, YMCA, non-profit organizations) to expand after school programming with a focus on tutoring, life skills education, and recreation.

5.3c Create a job training fair in collaboration with Raise the Bar Hancock County.

5.4 Support a culture of community belonging (intergenerational, diversity, equity, inclusion, tolerance, etc.)

5.4a Host City events that recognize and celebrate the diverse groups of Findlay.

5.4b Develop intergenerational programming for seniors and youth.

5.4c Establish neighborhood block groups and encourage block club membership and activities.

5.4d Improve community awareness of and participation in diverse cultural opportunities and organizations through networking and communication.

5.4e Host a series of "Community Conversations" to promote civil dialogue, tolerance, and mutual understanding.

5.4f Create a “spring clean-up day” in collaboration with area employers to increase volunteerism, community involvement, and pride of place.

5.4g Join the AARP Age-Friendly Community network and develop an Age-Friendly Plan.

6. A Thriving Business Environment that takes care of existing businesses, attracts new businesses, supports local entrepreneurs, and is economically sustainable.

Committee Members:

- John Harrington, President of Council
- Brian Bauman, Ward 5
- Holly Frische, Ward 1
- Randy Greeno, At-Large
- Dennis Hellmann, Ward 2
- Jim Niemeyer, Ward 6
- Josh Palmer, Ward 7
- Grant Russel, At-Large
- Jim Slough, Ward 4
- Beth Warnecke, Ward 3
- Jeff Wobser, At-Large

Staff:

- Christina Muryn, Mayor
- Donald Rasmussen, Law Director
- Rob Martin, Service-Safety Director
- Jeremy Kalb, City Engineer
- Jim Staschiak, City Auditor
-
-
-

Meeting Start Time:

4:01

Meeting End Time:

4:59

Guests:

GINGER CAMPSON, DAN MESSER
TYLER RISNER, TOM ROSS, DORIS STASCHIAK
WAY FRISCH, DENISE GRANT

Agenda:

Call to Order

Roll Call

Approval of Minutes

New Items

1. mid-year review
2. prebudget

Adjournment



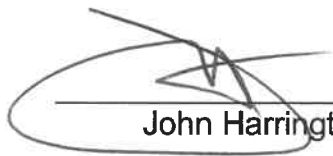
John Harrington, President of Council

COMMITTEE REPORT

THE CITY COUNCIL OF THE CITY OF FINDLAY, OHIO

A COMMITTEE OF THE WHOLE meeting was held on Tuesday, September 27, 2022 to discuss the City's mid-year review.

DISCUSS THE CITY'S FINANCIAL POSITION YEAR TO DATE AND FUTURE BUDGET SUBJECTS, SLIDESHOW PRESENTED BY AUDITOR STASCHIAK,



John Harrington, President of Council

COMMITTEE OF THE WHOLE

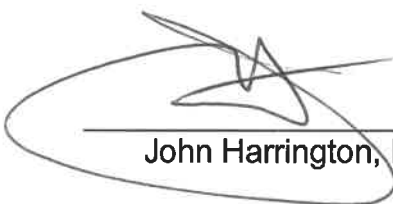
DATED: September 27, 2022

COMMITTEE REPORT

THE CITY COUNCIL OF THE CITY OF FINDLAY, OHIO

A **COMMITTEE OF THE WHOLE** meeting was held on Monday, September 27, 2022 to conduct a pre-budget meeting.

DISCUSSED FUTURE BUDGET SUBJECTS, SLIDESHOW
PRESENTED BY AUDITOR STASCHIAK



John Harrington, President of Council

COMMITTEE OF THE WHOLE

DATED: September 27, 2022

**FINDLAY CITY COUNCIL
CARRY-OVER LEGISLATION
October 4, 2022**

ORDINANCE NO. 2022-087 (*W Lincoln St storm sewer*) **requires three (3) readings** **third reading**
AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR, AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO ENTER INTO A CONTRACT(S) FOR THE WEST LINCOLN STREET STORM SEWER PROJECT NO. 35521700, APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-091 (*fiber loop to the north & south water towers*) **requires three (3) readings** **third reading**
AN ORDINANCE APPROPRIATING AND TRANSFERRING FUNDS AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-094 (*liquid sodium permanganate*) **required three (3) readings** **third reading**
AN ORDINANCE AUTHORIZING THE SERVICE-SAFETY DIRECTOR OF THE CITY OF FINDLAY, OHIO TO WAIVE THE FORMAL ADVERTISING AND BIDDING REQUIREMENTS AND ENTER INTO A CONTRACT(S) WITH CARUS LLC FOR THE PURCHASE OF LIQUID SODIUM PERMANGANATE NEEDED BY THE CITY OF FINDLAY, OHIO FOR CALENDAR YEAR 2023, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-097 (*Real Estate Purchase Agreement – seller*) **requires three (3) readings** **second reading**
AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF FINDLAY, OHIO TO ENTER INTO A REAL ESTATE PURCHASE AGREEMENT WITH REMINGTON ARMS FOR THE PURCHASE OF PROPERTIES LOCATED ON BANK STREET AND EAST HOBART STREET, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-098 (*City Restroom Accessibility*) **requires three (3) readings** **second reading**
AN ORDINANCE APPROPRIATING AND TRANSFERRING FUNDS, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-100 (*liquid carbon dioxide purchase for 2023*) **requires three (3) readings** **second reading**
AN ORDINANCE AUTHORIZING THE SERVICE-SAFETY DIRECTOR OF THE CITY OF FINDLAY, OHIO TO WAIVE THE FORMAL ADVERTISING AND BIDDING REQUIREMENTS AND ENTER INTO A CONTRACT(S) WITH LINDE, INC. FOR THE PURCHASE OF LIQUID CARBON DIOXIDE NEEDED BY THE CITY OF FINDLAY, OHIO FOR CALENDAR YEAR 2023, AND DECLARING AN EMERGENCY.

ORDINANCE NO. 2022-087

AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR, AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO ENTER INTO A CONTRACT(S) FOR THE WEST LINCOLN STREET STORM SEWER PROJECT NO. 35521700, APPROPRIATING AND TRANSFERRING FUNDS, 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 following sums be and the same are hereby appropriated and transferred:

FROM:	Sewer Fund-Stormwater Restricted Account	\$ 200,000.00
TO:	W. Lincoln Street Storm Sewer <i>Project No. 35521700</i>	\$ 200,000.00

SECTION 2: 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 contract for the West Lincoln Street Storm Sewer, Project No. 35521700.

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 authorize said entering into a contract(s), appropriate and transfer funds, so that the aforementioned project may begin.

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. 2022-091

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 Improvement Restricted Account	\$ 18,000.00
TO:	VHF Radio System <i>Project No. 31983000</i>	\$ 18,000.00

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 funds in order to complete the aforementioned project,

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. 2022-094

AN ORDINANCE AUTHORIZING THE SERVICE-SAFETY DIRECTOR OF THE CITY OF FINDLAY, OHIO TO WAIVE THE FORMAL ADVERTISING AND BIDDING REQUIREMENTS AND ENTER INTO A CONTRACT(S) WITH CARUS LLC FOR THE PURCHASE OF LIQUID SODIUM PERMANGANATE NEEDED BY THE CITY OF FINDLAY, OHIO FOR CALENDAR YEAR 2023, AND DECLARING AN EMERGENCY.

WHEREAS, the City of Findlay is desirous to renew its contract with Carus LLC for one (1) year at a slightly increased price of eleven dollars and 41/100 (\$11.41) per net gallon for liquid sodium permanganate needed by the City of Findlay, Ohio for calendar year 2023, and;

WHEREAS, in order to obtain a cost savings on liquid sodium permanganate usage for 2023 by the City of Findlay, a renewal contract(s) with Carus LLC is needed.

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 Service-Safety Director of the City of Findlay, Ohio be and he is hereby authorized to waive all formal advertising and bidding and enter into a contract(s) with Carus LLC for the purchase of liquid sodium permanganate needed by the City for calendar year 2023.

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 authorize said waiving of formal advertising and bidding process and enter into a contract(s) with Carus LLC for the purchase of liquid sodium permanganate needed by the City of Findlay, Ohio for calendar year 2023.

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. 2022-097

AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF FINDLAY, OHIO TO ENTER INTO A REAL ESTATE PURCHASE AGREEMENT WITH REMINGTON ARMS FOR THE PURCHASE OF PROPERTIES LOCATED ON BANK STREET AND EAST HOBART STREET, AND DECLARING AN EMERGENCY.

WHEREAS, the City of Findlay desires to purchase property located on Bank Street and East Hobart Street, Findlay, Ohio, and as set forth below, and;

Bank Street (Parcel No. 590001010976)
Being Lots 4685-4702 inclusive, including all rights to vacated alleys located adjacent to said lots, all in the Park Addition to the City of Findlay, Ohio

East Hobart Street (Parcel No. 600000295030)
Lots 6768-6773 and the south one-half of the vacated alley located north thereof all in the South Highland Addition to the City of Findlay.

Situated in the City of Findlay, County of Hancock and State of Ohio:

WHEREAS, the City of Findlay has leased said properties since 1999 for baseball fields near Emory Adams Park, and has now negotiated the purchasing of said properties for the intent of continuing to provide the baseball fields to the citizens of Findlay, Ohio.

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 be and she is hereby authorized to enter into a Real Estate Purchase Agreement with Remington Arms for the purchase of said property for the sum of ninety thousand dollars and no cents (\$90,000.00).

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 authorize said agreement for the purchase of the aforementioned properties.

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. 2022-098

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 \$ 45,000.00
TO: City Restroom Accessibility, *Project No. 31925100* \$ 45,000.00

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 the aforementioned project may begin,

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. 2022-100

AN ORDINANCE AUTHORIZING THE SERVICE-SAFETY DIRECTOR OF THE CITY OF FINDLAY, OHIO TO WAIVE THE FORMAL ADVERTISING AND BIDDING REQUIREMENTS AND ENTER INTO A CONTRACT(S) WITH LINDE, INC. FOR THE PURCHASE OF LIQUID CARBON DIOXIDE NEEDED BY THE CITY OF FINDLAY, OHIO FOR CALENDAR YEAR 2023, AND DECLARING AN EMERGENCY.

WHEREAS, the City of Findlay is desirous to renew its contract with Linde, Inc. for one (1) year at an increased price of three hundred seventy-five dollars and 00/100 (\$375.00) per ton for liquid carbon dioxide needed by the City of Findlay, Ohio for calendar year 2023, and;

WHEREAS, in order to obtain a cost savings on liquid carbon dioxide usage for 2023 by the City of Findlay, a renewal contract(s) with Linde, Inc. is needed.

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 Service-Safety Director of the City of Findlay, Ohio be and he is hereby authorized to waive all formal advertising and bidding and enter into a contract(s) with Linde, Inc. for the purchase of liquid carbon dioxide needed by the City for calendar year 2023.

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 authorize said waiving of formal advertising and bidding process and enter into a contract(s) with Linde, Inc. for the purchase of liquid carbon dioxide needed by the City of Findlay, Ohio for calendar year 2023.

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 _____

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

OCTOBER 4, 2022

THE FOLLOWING IS THE NEW LEGISLATION TO BE PRESENTED TO THE CITY COUNCIL OF THE CITY OF FINDLAY, OHIO, AT THE TUESDAY, OCTOBER 4, 2022 MEETING.

RESOLUTIONS

028-2022

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).

ORDINANCES

2022-101

AN ORDINANCE AUTHORIZING THE MAYOR AND/OR SERVICE-SAFETY 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, 2023, AND DECLARING AN EMERGENCY.

2022-102

AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR, AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO ENTER INTO A GUARANTEED MAXIMUM PRICE PHASE AMENDMENT NO. 1 (GMP1) WITH CLOUSE CONSTRUCTION CORPORATION FOR THE SITE DESIGN AND PREPARATION WORK FOR THE STRICT CENTER PROJECT, AND DECLARING AN EMERGENCY.

2022-103

AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR, AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO ENTER INTO A GUARANTEED MAXIMUM PRICE PHASE AMENDMENT NO. 2 (GMP2) WITH CLOUSE CONSTRUCTION CORPORATION FOR THE PROCUREMENT AND ERECTION OF THE BUILDING FOR THE STRICT CENTER PROJECT, APPROPRIATING FUNDS THERETO, AND DECLARING AN EMERGENCY.

2022-104

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

2022-105

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

2022-106

AN ORDINANCE APPROPRIATING FUNDS AND DECLARING AN EMERGENCY.

2022-107

AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF FINDLAY, OHIO TO ENTER INTO A GRANT AGREEMENT WITH THE FINDLAY-HANCOCK COUNTY COMMUNITY FOUNDATION IN ORDER TO RECEIVE FUNDS TO PURCHASE CHRISTMAS TREE ORNAMENTS AND DECORATING SUPPLIES TO BE PLACED ON THE CITY OF FINDLAY CHRISTMAS TREE, APPROPRIATING FUNDS THERETO, AND DECLARING AN EMERGENCY.

2022-108

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

2022-109

AN ORDINANCE AUTHORIZING THE ESTABLISHMENT OF A SIX (6) MONTH MORATORIUM ON THE ESTABLISHMENT OF ANY NEW SMALL BOX RETAIL STORE(S) AND SKILL-BASED AMUSEMENT BUSINESSES IN ORDER FOR THE CITY OF FINDLAY, OHIO TO CONSIDER INCORPORATING THE PROPOSED ADDITIONS INTO THE CURRENT ZONING CODE AS OUTLINED BELOW BEFORE ENACTING THEM AS PART OF THE CODIFIED ORDINANCES OF THE CITY OF FINDLAY, OHIO, AND DECLARING AN EMERGENCY.

2022-110

AN ORDINANCE REPEALING SECTIONS 1135.03, 1137.071, 1143.03, AND 1174 OF THE CURRENT ZONING CODE AND IN ITS PLACE, ENACTING THE SAME AMENDED SECTIONS OF THE CODIFIED ORDINANCES OF THE CITY OF FINDLAY, OHIO.

RESOLUTION NO. 028-2022

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).

WHEREAS, Ohio Revised Code 5705.41(D) provides that if expenditures are incurred by a municipality without a purchase order, within thirty (30) days, the municipality must approve said expenditures.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Findlay, State of Ohio:

SECTION 1: That the expenditures set forth on the attached list identified as "Exhibit A" which are identified by the appropriate voucher on previously appropriated funds be and the same are hereby approved, all in accordance with Ohio Revised Code 5705.41(D)

SECTION 2: This Resolution shall take effect and be in force from and after the earliest period provided by law.

PRESIDENT OF COUNCIL

MAYOR

PASSED _____

ATTEST _____
CLERK OF COUNCIL

APPROVED _____

VENDOR	VOUCHER	ACCOUNT	DEPARTMENT NAME	AMOUNT	REASON FOR EXPENSE	WHY
ROBISON, CURPHEY & O'CONNELL LLC	244630	21005000-441400	LAW DIRECTOR	\$ 14,314.06	LEGAL COUNSEL	NO PURCHASE ORDER PREPARED
ASCENT AVIATION GROUP INC.	244984	25010000-320901	AIRPORT	\$ 28,537.61	JET-A FUEL	NO PURCHASE ORDER PREPARED

ORDINANCE NO. 2022-101

AN ORDINANCE AUTHORIZING THE MAYOR AND/OR SERVICE-SAFETY 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, 2023, AND DECLARING AN EMERGENCY.

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

SECTION 1: That the Mayor and/or Service-Safety Director of the City of Findlay, Ohio, be and they are hereby authorized to advertise for bids and enter into contracts with a one year renewal option for the purchase of the materials, chemicals and service agreements needed by the various departments of the City of Findlay, Ohio, commencing January 1, 2023.

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 that it is immediately necessary to furnish new materials, chemicals and service agreements for the various operating departments of the City of Findlay to continue their various essential services to its inhabitants;

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. 2022-102

AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR, AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO ENTER INTO A GUARANTEED MAXIMUM PRICE PHASE AMENDMENT NO. 1 (GMP1) WITH CLOUSE CONSTRUCTION CORPORATION FOR THE SITE DESIGN AND PREPARATION WORK FOR THE STRICT CENTER PROJECT, AND DECLARING AN EMERGENCY.

WHEREAS, the City of Findlay, Ohio entered into an agreement Clouse Construction Corporation on August 17, 2022 for the STRICT Center Project and is desirous to enter into a Guaranteed Maximum Price Phase Amendment No. 1 (hereinafter referred to as "GMP1") for the site design and preparation work of the said STRICT Center building, and;

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 the aforementioned amendment with Clouse Construction Corporation for the GMP1 phase of the STRICT Center project.

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 authorize the entering into a contract or contracts with Clouse Construction Corporation, that the GMP1 phase of the aforementioned project may be completed.

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. 2022-103

AN ORDINANCE AUTHORIZING THE MAYOR, SERVICE-SAFETY DIRECTOR, AND/OR CITY ENGINEER OF THE CITY OF FINDLAY, OHIO TO ENTER INTO A GUARANTEED MAXIMUM PRICE PHASE AMENDMENT NO. 2 (GMP2) WITH CLOUSE CONSTRUCTION CORPORATION FOR THE PROCUREMENT AND ERECTION OF THE BUILDING FOR THE STRICT CENTER PROJECT, APPROPRIATING FUNDS THERETO, AND DECLARING AN EMERGENCY.

WHEREAS, the City of Findlay, Ohio entered into an agreement Clouse Construction Corporation on August 17, 2022 for the STRICT Center Project and is desirous to enter into a Guaranteed Maximum Price Phase Amendment No. 2 (hereinafter referred to as "GMP2") for the procurement and erection of said STRICT Center building, and;

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 the aforementioned amendment with Clouse Construction Corporation for the GMP2 phase of the STRICT Center project.

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

FROM:	General Fund (various contributions and donations)	\$ 535,500.00
TO:	Fire STRICT Facility, <i>project no. 31994900</i>	\$ 535,500.00

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 authorize the entering into a contract or contracts with Clouse Construction Corporation, appropriating funds thereto, so that the GMP2 phase of the aforementioned project may be completed.

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. 2022-104

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 \$ 31,000.00
TO: Parker Training Room/Restroom Remodel, *Project No. 31912000* \$ 31,000.00

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 schematic design and construction documents for the aforementioned project may be developed,

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. 2022-105

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:	Severance Payout Fund	\$ 250,000.00
TO:	Severance Payout #22090000-personal services	\$ 250,000.00
FROM:	General Fund	\$ 26.00
TO:	Mayor's Office #21002000-personal services	\$ 26.00
FROM:	General Fund	\$ 7,400.00
TO:	Computer Services #21009000-personal services	\$ 7,400.00
FROM:	General Fund	\$ 10,000.00
TO:	Service Director #21020000-personal services	\$ 10,000.00

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 severance payouts for retirements may be paid, that a payout of comp time may be paid, that an unemployment claim may be paid, and so that a change in medical insurance coverage status may be made.

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. 2022-106

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:	General Fund	\$ 41,351.00
TO:	Law Director #21005000-other	\$ 41,351.00

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 funds so that invoices received from Bricker & Eckler LLP may be paid,

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. 2022-107

AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF FINDLAY, OHIO TO ENTER INTO A GRANT AGREEMENT WITH THE FINDLAY-HANCOCK COUNTY COMMUNITY FOUNDATION IN ORDER TO RECEIVE FUNDS TO PURCHASE CHRISTMAS TREE ORNAMENTS AND DECORATING SUPPLIES TO BE PLACED ON THE CITY OF FINDLAY CHRISTMAS TREE, APPROPRIATING FUNDS THERETO, AND DECLARING AN EMERGENCY.

WHEREAS, the City of Findlay, Ohio is desirous to enter into a grant agreement with the Findlay-Hancock County Community Foundation (hereinafter referred to as "THE FOUNDATION") in order to receive grant awarded funds to purchase Christmas tree ornaments and decorating supplies for the Findlay community to decorate and place on the City of Findlay Christmas tree, and;

WHEREAS, THE FOUNDATION has awarded a one thousand five hundred dollar (\$1,500.00) grant to the City of Findlay to cover the costs of said ornaments and decorating supplies to be decorated by the Findlay community and then placed on the City of Findlay Christmas tree to be located in Dorney Plaza.

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 of the City of Findlay, Ohio be and she is hereby authorized to enter into a grant agreement with THE FOUNDATION in order to received awarded funds to purchase Christmas tree ornaments to be decorated by the Findlay community to be placed on the City of Findlay Christmas tree.

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

FROM: Community Foundation Grant (The Madeleine Thomas Schneider Fund)	\$ 1,500.00
TO: Service-Safety Director #21020000-other	\$ 1,500.00

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 authorize the entering into a grant agreement with the Findlay-Hancock County Community Foundation, appropriating awarded grant funds thereto, so that ornaments and decorating supplies may be purchased.

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. 2022-108

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:	ARPA Fund	\$ 300,000.00
TO:	CO2 Tank, <i>Project No. 35790800</i>	\$ 300,000.00
FROM:	ARPA Fund	\$ 300,000.00
TO:	Water Treatment Generator, <i>Project No. 35725300</i>	\$ 300,000.00
FROM:	ARPA Fund	\$ 25,000.00
TO:	Technology Improvements, <i>Project No. 31925400</i>	\$ 25,000.00
FROM:	ARPA Fund	\$ 250,000.00
TO:	Income Tax Software, <i>Project No. 31925500</i>	\$ 250,000.00
FROM:	ARPA Fund	\$ 100,000.00
TO:	Tree Plantings, <i>Project No. 31925600</i>	\$ 100,000.00
FROM:	ARPA Fund	\$ 100,000.00
TO:	Schools SafeDefend, <i>Project No. 31925900</i>	\$ 100,000.00

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 awarded American Rescue Plan Act Funds 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 _____

ORDINANCE NO. 2022-109

AN ORDINANCE AUTHORIZING THE ESTABLISHMENT OF A SIX (6) MONTH MORATORIUM ON THE ESTABLISHMENT OF ANY NEW SMALL BOX RETAIL STORE(S) AND SKILL-BASED AMUSEMENT BUSINESSES IN ORDER FOR THE CITY OF FINDLAY, OHIO TO CONSIDER INCORPORATING THE PROPOSED ADDITIONS INTO THE CURRENT ZONING CODE AS OUTLINED BELOW BEFORE ENACTING THEM AS PART OF THE CODIFIED ORDINANCES OF THE CITY OF FINDLAY, OHIO, AND DECLARING AN EMERGENCY.

WHEREAS, The City of Findlay Zoning Department in cooperation with the Hancock Regional Planning Commission, City Planning Commission, and the Planning and Zoning Committee of Council are desirous of implementing a six (6) month moratorium on the establishment of any new small box retail store(s) and games of skill businesses before potentially amending them in the Zoning Code Ordinance and enacting it as part of the Codified Ordinances of the City of Findlay, Ohio; and,

WHEREAS, this Council does deem it prudent and necessary to authorize said six (6) month moratorium as earlier defined.

SECTION 1: That six (6) month moratorium on the establishment of any new small box retail store(s) and skill-based amusement businesses be defined as follows:

DEFINITIONS.

- Small Box Retail – A retail sales use with a floor area less than fifteen thousand (15,000) square feet that offer for sale a combination and variety of convenience shopping goods and consumer shopping goods: and continuously offer a majority of the items in their inventory for sale at a price less than ten dollars (\$10.00).
- Skill-based amusement – Any business that operates, utilizes, or hosts skill based amusement machines. Skill Based Amusement Machine defined by O.R.C. Section 2915.01(UU)(1)

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Findlay, State of Ohio:

SECTION 2: That the aforementioned definitions of a moratorium be and the same are hereby established for six (6) months and will be reviewed and determined before potentially enacting as part of the City of Findlay Zoning Code as part of the Codified Ordinances of the City of Findlay, Ohio.

SECTION 3: This Ordinance be and the same is hereby approved and adopted by this Council and shall be effective immediately upon its passage.

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. 2022-110

AN ORDINANCE REPEALING SECTIONS 1135.03, 1137.071, 1143.03, AND 1174 OF THE CURRENT ZONING CODE AND IN ITS PLACE, ENACTING THE SAME AMENDED SECTIONS OF THE CODIFIED ORDINANCES OF THE CITY OF FINDLAY, OHIO.

WHEREAS, The City of Findlay Zoning Department in cooperation with the Hancock Regional Planning Commission, City Planning Commission, and the Planning and Zoning Committee of Council are desirous of amending and replacing Sections 1135.03, 1137.071, 1143.03 and 1174 of the current City of Findlay Zoning Code Ordinance; and,

WHEREAS, this Council does deem it prudent and necessary to update the zoning code for the City of Findlay, Ohio.

SECTION 1: That Chapter 1135.03 of the Codified Ordinances of the City of Findlay, Ohio that currently reads as follows:

1135.03 CONDITIONAL USE.

In addition to other requirements found in this Ordinance, uses stated below may be permitted or denied depending upon how well they can address various site issues. Common conditions for approving such uses 'conditionally' are located in Chapter 1161.15.

- A. SPORTS & RECREATIONAL FACILITIES
- B. BARS, NIGHT CLUBS, TAVERNS
- C. FUNERAL SERVICES
- D. OUTDOOR SALE OF BUILDING MATERIALS
- E. DRIVE-THRU BEVERAGE STORES
- F. CONTRACTOR EQUIPMENT, RENTAL, & SUPPLIES
- G. CAR WASHES
- H. DRIVE THRU LANES/WINDOWS
- I. PARKING GARAGES
- J. OFF PREMISE SIGNS
- K. RV SALES
- L. MAJOR AUTO REPAIR
- M. BORROW PITS
- N. MIXED USE COMMERCIAL/RESIDENTIAL

Be and the same is hereby amended to read as follows:

1135.03 CONDITIONAL USE.

In addition to other requirements found in this Ordinance, uses stated below may be permitted or denied depending upon how well they can address various site issues. Common conditions for approving such uses 'conditionally' are located in Chapter 1161.15.

- A. SPORTS & RECREATIONAL FACILITIES
- B. BARS, NIGHT CLUBS, TAVERNS
- C. FUNERAL SERVICES
- D. OUTDOOR SALE OF BUILDING MATERIALS
- E. DRIVE-THRU BEVERAGE STORES
- F. CONTRACTOR EQUIPMENT, RENTAL, & SUPPLIES
- G. CAR WASHES
- H. DRIVE THRU LANES/WINDOWS
- I. PARKING GARAGES

- J. OFF PREMISE SIGNS
- K. RV SALES
- L. MAJOR AUTO REPAIR
- M. BORROW PITS
- N. MIXED USE COMMERCIAL/RESIDENTIAL
- O. SMALL BOX RETAIL

SECTION 2: That Chapter 1137.071 of the Codified Ordinances of the City of Findlay, Ohio that currently reads as follows:

1135.07 OUTDOOR DISPLAY OF MERCHANDISE AND OUTDOOR STORAGE.
See Chapter 1161.10 Outdoor Storage Standards/ Chapter 1161.10.3 Outdoor Display.

Be and the same is hereby amended to read as follows:

1135.07 OUTDOOR DISPLAY OF MERCHANDISE AND OUTDOOR STORAGE.
See Chapter 1161.10 Outdoor Storage Standards/ Chapter 1161.10.3 Outdoor Display.

1135.071 SMALL BOX RETAIL

A small box discount store/dollar store shall be located in a minimum one-mile radius from any other small box discount store/dollar store as measured by the shortest airline distance between the nearest points on the plots where a small box discount store/dollar store is located or proposed to be located. Furthermore, the number of such businesses shall not exceed one per every 10,000, or portion thereof, of the population of the City.

SECTION 3: That Chapter 1143.03 of the Codified Ordinances of the City of Findlay, Ohio that currently reads as follows:

1141.03 CONDITIONAL USES.

- A. SALES AREAS OR SHOWROOMS FOR PRODUCTS MANUFACTURED ON-SITE. Sales area not to exceed forty-percent (40%) of the primary structure.
- B. ADULT ENTERTAINMENT ESTABLISHMENTS/ADULT ENTERTAINMENT USES. (See CHAPTER 1164 ADULT ENTERTAINMENT ESTABLISHMENTS/ ADULT).
- C. OUTDOOR DRIVE-IN MOVIE THEATERS.
- D. ANY ADDITIONAL LESS INTENSIVE, NON-OBJECTIONABLE USES WHICH ARE SUBJECT TO PLANNING COMMISSION REVIEW.
- E. BORROW PITS.

Be and the same is hereby amended to read as follows:

1141.03 CONDITIONAL USES.

- A. SALES AREAS OR SHOWROOMS FOR PRODUCTS MANUFACTURED ON-SITE. Sales area not to exceed forty-percent (40%) of the primary structure.
- B. ADULT ENTERTAINMENT ESTABLISHMENTS/ADULT ENTERTAINMENT USES. (See CHAPTER 1164 ADULT ENTERTAINMENT ESTABLISHMENTS/ ADULT).
- C. OUTDOOR DRIVE-IN MOVIE THEATERS.
- D. ANY ADDITIONAL LESS INTENSIVE, NON-OBJECTIONABLE USES WHICH ARE SUBJECT TO PLANNING COMMISSION REVIEW.

E. BORROW PITS.

F. GAMES OF SKILL, SKILL BASED AMUSEMENT MACHINES.

Any business that operates, utilizes, or hosts skill based amusement machines. The number of such businesses shall not exceed one per every 10,000 or portion thereof, of the population of the City. Shall not be located within 500 feet of residential zoned property as measured at the closest property lines.

SECTION 4: That Chapter 1174 of the Codified Ordinances of the City of Findlay, Ohio that currently reads as follows:

CHAPTER 1174
Definitions

For the purpose of this Ordinance certain terms and words are hereby defined:

ACCESS MANAGEMENT REGULATIONS . . . SIGN, WALL BUILDING

SITE: Parcel or group of parcels combined together for the purpose of containing a business or businesses, such as a strip commercial center, or entity or multiple entities such as a consortium of doctors' offices, but sharing common elements such as parking, vehicular access and or circulation ways, roofing, HVAC systems, addresses, loading bays, etc. Site may or may not have been reviewed and approved by the city planning commission but operates as a common land mass wherein there is a relationship involving one or more of the aforementioned elements.

SLAUGHTERHOUSE: A facility for the slaughtering and processing of animals and the refining of their byproducts.

Be and the same is hereby amended to read as follows:

CHAPTER 1174
Definitions

For the purpose of this Ordinance certain terms and words are hereby defined:

ACCESS MANAGEMENT REGULATIONS . . . SIGN, WALL BUILDING

SITE: Parcel or group of parcels combined together for the purpose of containing a business or businesses, such as a strip commercial center, or entity or multiple entities such as a consortium of doctors' offices, but sharing common elements such as parking, vehicular access and or circulation ways, roofing, HVAC systems, addresses, loading bays, etc. Site may or may not have been reviewed and approved by the city planning commission but operates as a common land mass wherein there is a relationship involving one or more of the aforementioned elements.

SKILL BASED AMUSEMENT MACHINES – as defined by the O.R.C. Section 2915.01(UU)(1).

SLAUGHTERHOUSE: A facility for the slaughtering and processing of animals and the refining of their byproducts.

SMALL BOX RETAIL – A retail sales use with a floor area less than fifteen thousand (15,000) square feet that offer for sale a combination and variety of convenience shopping goods and consumer shopping goods: and continuously offer a majority of the items in their inventory for sale at a price less than ten dollars (\$10.00).

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Findlay, State of Ohio:

SECTION 5: That the current Sections 1135.03, 1137.071, 1143.03, and 1174 of the Codified Ordinances of the City of Findlay, Ohio, be and the same are hereby repealed, and in its place new Sections 1135.03, 1137.071, 1143.03, and 1174 of the Codified Ordinances are hereby adopted.

SECTION 6: This Ordinance be and the same is hereby approved and adopted by this Council and shall be effective immediately upon its passage.

WHEREFORE: This Ordinance shall take effect and be in force from and after the earliest period provided by law.

PRESIDENT OF COUNCIL

MAYOR

PASSED _____

ATTEST _____
CLERK OF COUNCIL

APPROVED _____