

RECORD OF PROCEEDINGS

Minutes of
BARRETT BROTHERS - DAYTON, OHIO

Dublin City Council

Meeting
Form #101

Held

October 26, 2015

CALL TO ORDER

Mayor Keenan called the Monday, October 26, 2015 Regular Meeting of Dublin City Council to order at 6:15 p.m. at the Dublin Municipal Building.

ROLL CALL

Members present were Mayor Keenan, Vice Mayor Gerber, Ms. Chinnici-Zuercher, Mr. Lecklider, Mr. Peterson, Mr. Reiner and Ms. Salay.

ADJOURNMENT TO EXECUTIVE SESSION

Mayor Keenan moved to adjourn to executive session to discuss the purchase of property for public purposes, conferences with an attorney for the public body concerning disputes involving the public body that are the subject of pending or imminent court action, and personnel matters related to the employment of a public employee.

Vice Mayor Gerber seconded the motion.

Vote on the motion: Ms. Chinnici-Zuercher, yes; Vice Mayor Gerber, yes; Mayor Keenan, yes; Ms. Salay, yes; Mr. Reiner, yes; Mr. Lecklider, yes; Mr. Peterson, yes.

The meeting was reconvened at 7:15 p.m.

Staff members present were Mr. McDaniel, Ms. Crandall, Ms. Readler, Ms. Mumma, Ms. O'Callaghan, Ms. Goss, Mr. Foegler, Ms. Puskarcik, Mr. Rogers, Mr. Earman, Ms. Gilger, Mr. Gracia, Ms. Husak, Ms. Ray, Ms. Shelley, Ms. Downie, Mr. Stiffler, Mr. Syler and Mr. Kridler.

PLEDGE OF ALLEGIANCE

Ms. Chinnici-Zuercher led the Pledge of Allegiance.

SPECIAL PRESENTATIONS

- Update from Dublin Convention & Visitors Bureau

Phil Smith, City Representative to the Board, reported that:

1. The Bureau received international accreditation from the Destination Marketing Association International. Only 205 of the estimated 1,700 convention and visitors bureaus worldwide have received the accreditation. He noted that the large Bureaus, such as Las Vegas with a \$200 million budget, are held to the exact standards as the Dublin Bureau.
2. Staff is executing the Bureau's Strategic Plan that includes reaffirming the mission and vision statements, a SWOT analysis, and focusing on six strategic initiatives over the next three years. An update is included in the handout.

Scott Dring, Executive Director reported:

3. The Bureau collaborated with the City to secure the BIG Ideas Conference in 2016, to be hosted by the Alliance for Innovation. This national event is by invitation only and attracts more than 125 attendees from across the country to explore critical issues for the future of communities.
4. The Midwest Tandem Bike Rally will be held in Dublin on Labor Day weekend in September 2017, and will include 400 tandem teams from 33 states and three countries.
5. The third year in Dublin of the Top Gun Football Camp, sponsored by Football University was held this past summer, generating 3,683 room nights in Dublin. Next year, the event relocates to Rock Hill, South Carolina. The organizers are interested in bringing the camp back to Dublin in a possible rotation as early as 2018.
6. Bureau staff meets with meeting and event planners from across the United States in an effort to attract their event or conference to Dublin. This group has been introduced to the Bridge Park and Bridge Street District and they are very excited about this new product.
7. In regard to the 270/33 interchange improvements and the impact data, the three hotels located directly in the interchange area have experienced an 8 percent

RECORD OF PROCEEDINGS

Minutes of

BARRETT BROTHERS - DAYTON, OHIO

Dublin City Council

Meeting

Form 6-01

Held

October 26, 2015

Page 2 of 12

increase in business. This means that the project has minimally impacted Dublin's tourism business. The collaboration among City staff, ODOT and the DCVB in advance of this project has been key to communicating with the hotels and visitors. He thanked Community Relations and Engineering staff for their ongoing support, including detour maps for local visitors.

8. He shared videos from the "Live Like a Local" video campaign, featuring Dublin's residents – the city's greatest ambassadors. The goal is to launch the campaign externally to the world in March of 2016.

CITIZEN COMMENTS

Wallace Maurer, 7451 Dublin Road, Dublin asked if Council is familiar with the phrase "sweet tooth" – meaning someone with an addiction to chocolate/sweets. He admitted he is one! Three people in California have now sued the three most powerful chocolate corporations in the country – namely, Hershey, Mars and Nestle. The suit contends that these three corporations over all of their years have been building their chocolate empires on the shoulders of child slave labor in Africa. The lawsuit is beginning, and if anyone wants to view the horrific stretch of the operation, he advises researching this topic on the internet.

CONSENT AGENDA

Vice Mayor Gerber moved approval of the actions listed for the 11 items on the Consent Agenda.

Ms. Chinnici-Zuercher seconded the motion.

Vote on the motion: Ms. Salay, yes; Mr. Lecklider, yes; Mr. Reiner, yes; Mayor Keenan, yes; Ms. Chinnici-Zuercher, yes; Mr. Peterson, yes; Vice Mayor Gerber, yes.

- Approval of 10-12-15 Regular Council Meeting Minutes
- Notice to Legislative Authority re. new D1 liquor permit for Ephesus Restaurant, LLC, 6720 Perimeter Loop Road, Dublin, OH
- **Ordinance 73-15 (Introduction/first reading)**
Authorizing the City Manager to Enter into a Contract for Public Health Services with the District Advisory Council of the Franklin County General Health District for 2016. (Second reading/public hearing November 2 Council meeting)
- **Ordinance 74-15 (Introduction/first reading)**
Authorizing the City Manager to Execute Necessary Conveyance Documents to Acquire a 0.031 Acre, More or Less, Temporary Easement from Realty Income Properties 8, LLC, for the Property Located at 6000 Perimeter Boulevard for the Construction of a Shared-Use Path. (Second reading/public hearing November 2 Council meeting)
- **Ordinance 75-15 (Introduction/first reading)**
Amending Chapter 51 Establishing User Fees and Capacity Charges for the Sanitary Sewer Systems. (Second reading/public hearing November 2 Council meeting)
- **Ordinance 76-15 (Introduction/first reading)**
Amending Chapter 35 of the Codified Ordinances to Revise the Fee and Service Charge Revenue/Cost Comparison System and Establishing a Schedule of Fees and Service Charges for City of Dublin Services. (Second reading/public hearing November 2 Council meeting)
- **Ordinance 77-15 (Introduction/first reading)**
Appropriating a 0.013 Acre, More or Less, Permanent Easement, and a 0.007 Acre, More or Less, Temporary Easement from Kevin D. Mullins and Jocelyn Mullins, from the Property Located at 8600 Hyland-Croy Road for the Construction of a Shared-Use Path Connection. (Second reading/public hearing November 2 Council meeting)

RECORD OF PROCEEDINGS

Held

October 26, 2015

Page 3 of 12

- **Ordinance 78-15 (Introduction/first reading)**
Appropriating a 0.62 Acre, More or Less, Parcel and a 1.186 Acre, More or Less, Parcel from BET Investments I, LLC and Riverview Street Investments, Ltd., Respectively, for the Property Located along the East Side of North Riverview Street, for the Public Purpose of Providing and Preserving Needed River Fronting Park Land along the Scioto River in and around the Dublin Historic District. (Second reading/public hearing November 2 Council meeting)
- **Resolution 77-15 (Introduction/vote)**
Declaring Certain City-Owned Property as Surplus and Authorizing the City Manager to Dispose of Said Property in Accordance with Section 37.07 of the Dublin Codified Ordinances.
- **Resolution 78-15 (Introduction/vote)**
Accepting the Lowest/Best Bid for the Scioto High School Shared Use Path Connection.
- **Resolution 79-15 (Introduction/vote)**
Accepting the Lowest/Best Bid for the Sanitary Sewer Manhole Rehabilitation Project.

SECOND READING/PUBLIC HEARING – ORDINANCES

Ordinance 68-15

Authorizing the City Manager to Execute Necessary Conveyance Documents to Acquire a 0.055 Acre, More or Less, Permanent Easement and a 0.023 Acre, More or Less, Temporary Easement from Katina Spanos, for the Property Located at 8700 Hyland-Croy Road for the Construction of a Shared-Use Path Connection.

Mr. McDaniel stated that there is no change since introduction of the ordinance. The City has come to agreement with the owner to acquire the property for \$5,190. Staff recommends approval of the ordinance.

Vote on the Ordinance: Ms. Chinnici-Zuercher, yes; Mr. Reiner, yes; Mr. Lecklider, yes; Mr. Peterson, yes; Vice Mayor Gerber, yes; Ms. Salay, yes; Mayor Keenan, yes.

Ordinance 69-15

Authorizing the City Manager to Execute Necessary Conveyance Documents to Acquire a 0.038 Acre, More or Less, Permanent Easement; a 0.091 Acre, More or Less, Permanent Easement; a 0.328 Acre, More or Less, Permanent Easement; a 0.107 Acre, More or Less, Permanent Easement; a 0.305 Acre, More or Less, Permanent Easement; and a 0.355 Acre, More or Less, Permanent Easement from the Muirfield Association from the Reserve Areas Located along Glick Road for the Construction of the Glick Road Shared-Use Path.

Mr. McDaniel thanked the Muirfield Association for the donation of these easements. A letter has been prepared from Council acknowledging this donation.

Vote on the Ordinance: Vice Mayor Gerber, yes; Mr. Reiner, yes; Ms. Salay, yes; Mr. Peterson, yes; Mr. Lecklider, yes; Mayor Keenan, yes; Ms. Chinnici-Zuercher, yes.

Ordinance 70-15

Authorizing the City Manager to Execute a First Amendment to an Assignment of a Real Property Purchase and Sale Agreement Entered into between the City of Dublin and Commercial Site Acquisitions, Inc. ("Casto") Via Ordinance 11-14.

Mr. McDaniel stated that there was discussion of this matter at the last hearing. There have been no changes to the documents.

Mayor Keenan invited public testimony.

Wallace Maurer, 7451 Dublin Road, Dublin stated that he recalls that Casto purchased the property from Byers. Both parties were aware of the City's future interest in this property.

RECORD OF PROCEEDINGS

Minutes of
BARRETT BROTHERS - DAYTON, OHIO

Dublin City Council

Meeting
Page 4 of 12

Held

October 26, 2015

Page 4 of 12

Did the City at any point in this process have any bargaining power on behalf of the citizens in this purchase?

Mr. McDaniel responded affirmatively. As the City negotiated the option to purchase the property from the developer, what was considered in that negotiation was the future right-of-way of John Shields Parkway, the right-of-way alignment as well as any residual property that would then be allocated back to the developer as a result of that alignment. He asked Mr. Foegler to comment.

Mr. Foegler stated that once the developer had the property under contract, the City conducted its own independent appraisal. The City appraisal came in meaningful higher than what the developer had it under contract for. Since the dealer was not operating at that time, the prospect of having an operating business and a higher fair market value, supported by an appraiser, it was a great opportunity to pick up the needed right-of-way under very favorable terms to the City.

Mayor Keenan recalled that there was a shift in the roadway alignment.

Mr. McDaniel responded affirmatively that there was a bit of shift as the right-of-way alignment was finalized.

Mayor Keenan stated that there is some residual on the south side as well.

Mr. McDaniel stated that is correct.

Vote on the Ordinance: Mr. Lecklider, yes; Mayor Keenan, yes; Mr. Reiner, yes; Mr. Peterson, yes; Ms. Chinnici-Zuercher, yes; Ms. Salay, yes; Vice Mayor Gerber, yes.

Ordinance 72-15

Authorizing the Provision of Certain Incentives to Questline, Inc. to Induce it to Locate an Office and Associated Operations and Workforce within the City, and Authorizing the Execution of an Economic Development Agreement.

Mr. Garcia stated that a representative of the company is present tonight – Dan Borsky, representing Questline.

Mr. Borsky stated that Questline is pleased with becoming part of the burgeoning technology environment in Dublin. They grew out of space in their Upper Arlington facility and sought a new building to accommodate their growth.

Mayor Keenan invited public testimony.

Wallace Maurer, 7451 Dublin Road, Dublin noted he questions regarding the memo and the term "white labeled." Is that a brand of some type?

Mr. Borsky responded that it is a generic interface and the companies can adapt their own messaging and marketing to it.

Vote on the Ordinance: Ms. Chinnici-Zuercher, yes; Mr. Reiner, yes; Mr. Peterson, yes; Mayor Keenan, yes; Vice Mayor Gerber, yes; Ms. Salay, yes; Mr. Lecklider, yes.

Mayor Keenan stated that Council is looking forward to having Questline in Dublin.

INTRODUCTION/FIRST READING – ORDINANCES

Ordinance 79-15

Authorizing the Provision of Certain Incentives to Doucet & Associates Co., LPA to Induce it to Retain an Office and Associated Operations and Workforce within the City, and Authorizing the Execution of an Economic Development Agreement.

Ms. Salay introduced the ordinance.

Ms. Ray stated that economic development staff has been in discussions with Dublin-based foreclosure defense and consumer law firm Doucet & Associates. They are a growing firm already located in Dublin on Stonehenge Parkway. They are interested in relocating and expanding their headquarters in the same area, doubling their square footage, which would result in the construction of a new two-story office building on Stonehenge Parkway. The project includes the retention of 13 existing employees in Dublin, and adding 16 new employees between now and 2021. The agreement is for a five-year, 15 percent performance incentive and also includes a \$2,500 relocation grant to

RECORD OF PROCEEDINGS

Held

October 26, 2015

Page 5 of 12

assist with moving expenses. Based on the company's payroll projections, it is estimated that the City will net approximately \$103,540 in income tax withholding revenue over the seven-year term of the agreement.

Staff is recommending approval of the ordinance at the November 2 Council meeting.

Ms. Chinnici-Zuercher asked where in Stonehenge will this new building be located.

Ms. Ray stated they have not identified the exact location. There are a few existing building pads still to be constructed along Stonehenge Parkway. More information will be available by the next reading.

Mayor Keenan added for the benefit of the audience that these jobs are what create the income tax revenue that enables the City to be able to build bikepaths, swimming pools, and other amenities that residents enjoy. These are important economic development incentives provided to companies.

There will be a second reading/public hearing at the November 2 Council meeting.

Ordinance 80-15

Authorizing the Provision of Certain Incentives to XPO Intermodal Solutions, Inc. Induce it to Retain and Expand an Office and Its Affiliated Entities, Associated Operations and Workforce within the City, and Authorizing the Execution of an Economic Development Agreement.

Vice Mayor Gerber introduced the ordinance.

Mr. Garcia stated that staff has been in continued discussions over the last 18 months with XPO Intermodal Solutions otherwise known as XPO Logistics, which was purchased by Pacer in April of 2014. This project results in the retention and expansion of the 380 employees at that facility. There has been competition for this project by North Carolina and some other Central Ohio communities.

The proposal is for a five-year, ten percent performance incentive on withholdings collected through 2020, with a cap, and a requirement that the company execute a lease through at least 2022.

Mr. Lecklider commented this is a great company and an important one to keep.

Ms. Salay clarified for the audience that when the City offers incentives, they are always performance based. If the company does not perform, they do not receive the incentive.

Mr. Gracia stated that is correct, and the incentive is also tied to a lease that is at least two to three years longer than the incentive itself.

Mayor Keenan noted there are claw back provisions included as well.

Mr. Gracia clarified that because the incentive is performance based, it is 100 percent or zero.

Mr. Lecklider noted that the City will net \$2 million over the term of the agreement, which is what fuels the economic engine that enables the City to provide services and amenities.

There will be a second reading/public hearing at the November 2 Council meeting.

OTHER

- Bridge Park A Block Hotel – Informal review and feedback

Mr. McDaniel stated that Crawford Hoying has requesting an informal review in order to obtain non-binding feedback from Council on the development concept, architecture, building height and materials for a proposed Hotel in Block A of the Bridge Park development. The developer is seeking this informal review prior to a Basic Plan application, which will require Council review per the development agreement. The proposal is in its very early stages and has not been reviewed in depth by the Administrative Review Team. Planner Marie Downie and Urban Design/Landscape Architect Joanne Shelly will present this application.

Ms. Downie provided an overview of the project, which is located at Riverside Drive and 161. She noted that Block C has gone through the approval process, as has Block B. Block A is now in the informal review stage, and they are required to submit a formal application following this with the detailed proposal. She noted the steps in the process,

RECORD OF PROCEEDINGS

Held

October 26, 2015

Page 6 of 12

as highlighted on the slide in red. The applicant is requesting informal review of the hotel portion of the site tonight. She provided other locator details of the surrounding area. The proposed site plan is included in the submission, including some public plazas around the hotel, and two elevations were provided to Council for review tonight. The applicant has a presentation to make, and staff is available to respond to any questions related to the process.

Applicant Presentation

Russ Hunter, Design Director, Crawford Hoying, 555 Metro Place N., Dublin, stated that the image shown tonight is nearly two years old. Although created at the beginning of this project, much of the original design remains. The most significant change is that the parking is no longer located underground. Less expensive, above-ground parking structures have replaced it. A similar change was made in Block A.

A strong architectural theme has been established for this project. However, because the hotel will be a tall building located on a hill and visible for quite a distance, it must be special. Although remaining true to the Bridge Park brand, it must be something "set apart." The Planning and Zoning Commission has indicated that they could "push the boundaries" a bit in order to make this building unique. The purpose for this review is to ensure that Council is comfortable with the concept before proceeding significantly in that direction.

[He shared the most recent site plan.] Even with the addition of an above-ground parking structure, the other components remain, including a hotel, conference center and signature office tower, within essentially the same footprint. The primary changes made are:

- Longshore Street, a north-south connector through the development, parallel to Riverside Drive, now goes through; and
- The conference center and the hotel have been separated, and are now stand-alone entities. A public plaza between the two buildings can serve as an event space, when needed.

Although the goal is to complete all the buildings on this site at the same time, that is less certain for the office tower. Because they don't yet know who will be utilizing that facility, they don't yet know how that building will look. The timeline on the conference center is much shorter than that for the hotel. The reason they are pursuing the informal review for the hotel is that, although it takes the longest time to design, it will inform much of the design of the other two buildings.

Curt Moody, Moody-Nolan Architects, 300 Spruce Street, Columbus, stated that what they have tried to do over the past months is to take into consideration what they have heard in previous reviews of the other blocks.

- Knowing that they are creating a community and neighborhood, they made an effort to ensure that there is a relationship between all the buildings. No building stands alone as an element unto itself; the buildings relate and work with each other. However, the hotel building will be special for a number of reasons.
- They had an opportunity to speak with Marriott at their headquarters in Washington, D.C. to discuss future Marriott facilities. This is not the typical Marriott building – it is a Marriott AC, a higher brand. With those facilities, Marriott expects the architect to challenge and come up with an expression that resonates with a higher-level hotel brand. That is what they have been working toward.
- They have tried to take advantage of the hotel's perch above the river, looking back into nature. They have used a serpentine approach, creating a brow on the end of the building with an iconic statement to the street presence. The floor plan is very open. The bar and breakfast area along the west façade opens to patio areas. The plan flows very well, yet is very compact for cost and functional relationship issues.
- On the top level, instead of creating a mechanical penthouse, they have created a useable space on the roof. They were able to take advantage of the best view of the river in this region from a rooftop entertainment area. The area, with a bar and

RECORD OF PROCEEDINGS

Held

October 26, 2015

Page 7 of 12

many excellent views, will be partially covered for rain days; have a planted area – a “green roof” atmosphere; have a glass rail will be in place. Discussion considered the building transitions and views. The grade of that area will require ramps and stairs from the different levels.

Council Discussion

Mr. Peterson stated that Mr. Moody indicated that slight adjustments are often made to a basic building plan. Has this specific building ever been built elsewhere?

Mr. Moody indicated that it has not. Marriott takes this approach for certain brands. With the Springhill brand, they provide a basic plan for the architect to work from according to the number of hotel rooms. There is some ability to create another amenity, but in general, one is held to the basic plan. In this case, Marriott is looking for a higher level design than their standard units.

Mr. Hunter added that is one of the reasons they have worked so hard to secure this particular brand at this site. They want the building to be special, and with this brand, the architect has the latitude to create a design that fits with the neighborhood.

Mr. Peterson inquired what the number of rooms and price range for this hotel.

Mr. Hunter responded that there will be 150 rooms, approximately \$150-160 per night.

Mr. Peterson commented that he initially thought the design was interesting, but the elevations contained in the packet were of concern. However, the revised renderings presented tonight have changed his mind. These elevations enhance the serpentine feature and the glass element, and he is more excited about the revised building.

Ms. Chinnici-Zuercher stated that she likes the concepts for the elevations and the outdoor seating on the roof level. She recommends that the rendering that gives the context of the surrounding buildings and road system be shown. It demonstrates that the hotel fits into the area very well. It will be a centerpiece for our community and that area.

Vice Mayor Gerber stated that he has learned that AC Marriott is the top of their line. They are placing their AC brand in exciting areas around the country. Marriott has a high standard regarding the location of this brand, which is typically housed within an urban environment with energy. It speaks volumes to the Bridge Park development that Marriott has selected this location for the AC brand. Other areas in which they have located have been more established. It demonstrates Marriott's confidence in this location. He believes the design is attractive and enticing – to those who stay at the hotel or visit the hotel. The applicant has captured the essence of the energy desired for this area.

Mr. Lecklider inquired about the justification for the height. He believes a waiver will be required in order to build this, if it is ultimately approved. Why does this building need to be eight stories in height?

Mr. Moody responded that it is because of the rooftop bar. With the street that now runs through the plan, they needed to be compact on the building form. Originally, an L-shaped building was intended. However, it did not work well with an attempt for a mix of rooms. Recognizing that this is not the typical hotel, the design needed to be sharpened. The road through the plan compressed the site in such a way as to indicate a rectangular building, but they did not believe that was the appropriate design for that location. That type of building exists on other blocks. The curve on the site is already in place, so they simply took advantage of it and augmented it to reverse the serpentine look. They wanted to make the rooftop a desired destination, and the rooftop bar is an amenity for this level hotel that would not be seen with a different brand. That is the reason for the eighth floor.

Mayor Keenan supported Ms. Chinnici-Zuercher's comment about the need to show the context of this building with the surrounding buildings. This building is eight stories; the adjacent building is six stories. This cannot be done in a vacuum. There will be significant public input, and the height issue will definitely be discussed.

Mr. Lecklider stated that he is not expressing support or opposition. He supports the general concept. However, the community has been sensitive regarding building heights, and this height has not previously existed in this block or other blocks. Whether that

RECORD OF PROCEEDINGS

Held

October 26, 2015

Page 8 of 12

concern will prove to be an issue as this moves forward or whether the public's consciousness is evolving about development in this area it yet to be seen. He asked the applicant to explain how an eight-story building is in context with the five and six-story buildings around it, and the conference center at a lower height -- how will all this fit together?

Mr. Moody responded that in the overall development, they remain true to the core values of the Bridge Park master plan. This is a dynamic urban center. In comparing the heights of these buildings, this building is not a full eight stories. Due to the individual heights of the floors, 10.5 feet not 12 feet, this building would be considered six stories in most cities.

Mr. Hunter stated that a great example is the C-2 office building. It is five stories, but the individual floors are much taller, which is typical for office buildings. In comparison, the eight-story hotel building is only about 10 feet taller than the five-story office building down the street. The aggregate building heights along Riverside Drive will flow nicely.

Mr. Lecklider noted that in this illustration, the proposed building looks more than 10 feet higher than the building to the north.

Mr. Hunter responded that it is about 25 feet taller than the building immediately adjacent, but the next building is taller. That is what he means by the ebb and flow of the building heights.

Mayor Keenan stated that there was initially objection to the buildings at Bridge and High for this same reason, but after it was built, it did not appear to be out of scale and there has been very little criticism of it.

Mr. Moody noted that they designed the Hilton across from the Convention Center in downtown Columbus. They learned that in order to maximize the room nights, it is necessary to provide amenities that will create other social outlets. He does not believe there is anything existing within this region similar to the proposed rooftop in this hotel. If a corporate retreat is held in the nearby conference center, those attending will likely go to the rooftop amenity after their meeting. In creating a destination like this, they are creating synergy that will permeate the entire development. As a team, they are looking for opportunities that will enhance not only one particular element, but enhance the overall development and the ability of the hotel to be successful. This hotel is not the standard brand that might be placed next to a university; it is a destination hotel.

Mr. Reiner stated that the second level of many hotels is often the conference center, but that is not necessary with this hotel, as the conference center will be next door. The curvilinear design is very clever, interesting and unusual. It is exciting that an AC hotel is being attracted to this area. He likes the fluidity of the design. The engineering aspect of this design is very complicated, but that adds to the drama of the overall elevation of the building. The rooftop garden is fantastic. He noted that in Monaco, developments are required to finish their roofs. That has been accomplished with this project, which will add to the overall appearance of the community. It will be an exciting space for people to visit in the evenings and look out over the river. He believes they did a great job in hiding the mechanicals of the building in this way.

Ms. Salay stated that she echoes others' comments, particularly those of Mr. Peterson about the revised elevations. The elevations provided in the packet did not do this concept justice. The glass on the end elevation is very exciting. Has the applicant worked with or had conversations with the Dublin Convention and Visitors Bureau, given the discussion over time about the need for a conference center.

Mr. Hunter responded that they have talked with the Bureau. They are just now getting into those details. The next step will be to fine-tune the details on the conference center. Those details will be in the site plan submission.

Ms. Salay stated that she is interested in having the City staff and the DCVB staff involved in that discussion.

Mayor Keenan stated that the east elevation is where people will be loading/unloading. How much space is available for this? Some hotels, especially in more urban settings, have difficulty stacking vehicles. Will it be difficult to access the parking or garage area, or will the hotel be valet parking only?

RECORD OF PROCEEDINGS

Held

October 26, 2015

Page 9 of 12

Mr. Hunter stated that at this point, the thought is that a continuous stacking lane will run from the conference center to the hotel. This is necessary to accommodate the number of vehicles on site for an event occurring at the conference center. Valet parking will be used as well.

Mayor Keenan invited public testimony.

Wallace Maurer, 7451 Dublin Road, Dublin stated that juxtaposed to the exciting description of the building, what he has to say is miniscule. Everyone has heard about a litigated case in which the case hinges upon a punctuation mark, such as a comma or a semi-colon. He has spent four years at the University explaining that, but the issue still crops up, as in some of the materials related to this item. He will provide that information to the Clerk after the meeting.

Mayor Keenan inquired if the applicant has received the desired feedback from Council. The applicant responded affirmatively.

STAFF COMMENTS

Mr. McDaniel:

1. Commented that City employee, Charlotte Mathers passed away yesterday. She was a 17-year employee of the City of Dublin in the Income Tax division. The City honors her and appreciates her service to the citizens of Dublin. She was a great inspiration to everyone during her long illness, and it is important to pay public tribute to her. Staff will notify Council regarding the funeral arrangements.
2. Noted that the COTA park and ride facility will be temporarily relocated to the previous Byers site. This is a temporary arrangement while a permanent site is being constructed. Its existing location will be terminated on Friday, November 6 and the temporary location will open on the former Byers site on Monday, November 9.

Mayor Keenan inquired how the public is being notified.

Mr. McDaniel responded that COTA is communicating that to its riders, and the City will share the news through e-News and the City website.

3. The draft agenda for the Fall Neighborhood Association Leadership meeting was distributed tonight on the dais. The meeting will be held on Wednesday, October 28 from 6:30-8:00 p.m. at the Dublin Community Recreation Center. If Council members believe any other items should be included in the agenda, he asked that they let him know.
4. Reported that last week, Dublin hosted the Institute for Intelligent Communities event, involving 50 participants from a cross section of municipalities around Ohio, county and state officials, colleges and universities. At the end of the day, a global announcement was made regarding the Smart 21 communities. It was an honor to host this event at the Ohio University campus in Dublin and for Dublin to be center stage on that global announcement, which named communities in Europe, North America, South America and Asia in the Smart 21.

Mayor Keenan suggested that the Neighborhood Association Leadership meeting might be a good opportunity to update the neighborhoods about the correction of the drainage issues for the Wellington Reserve development along Brand Road. Are those issues addressed?

Mr. McDaniel responded that he would check on the status.

COUNCIL COMMITTEE REPORTS

- Planning and Zoning

Ms. Salay, Council liaison stated that after a very busy summer, the Commission had only one meeting in October, but will be back in session on November 5.

- Dublin Arts Council

Mr. Reiner, Council liaison stated he hopes citizens take the opportunity to see the exhibit "Hate is not the Answer" at the DAC. It offers a rare opportunity to see someone who has endured two of the most difficult regimes in the 20th century – Fascism and Communism,

RECORD OF PROCEEDINGS

Minutes of
BARRILE BROTHERS - DAYTON, OHIO

Dublin City Council

Meeting
Form 6107

Held

October 26, 2015

Page 10 of 12

and come out with a positive attitude after much suffering. There is positive guidance in how to approach a disaster in one's own personal life. It will be at the Dublin Arts Center on Riverside Drive until December 15.

- Dublin Board of Education

Mr. Peterson, Council liaison, stated that a meeting is scheduled on Wednesday, which he will report about at the next Council meeting

- Mid-Ohio Regional Planning Commission

Ms. Chinnici-Zuercher, Council representative reported that there will be a Regional Policy Roundtable meeting tomorrow.

- NW 33 Innovation Corridor

Mr. Lecklider, Council representative reported that Dublin hosted a meeting on October 22 at Jerome High School. Opportunity was provided for input regarding the Dublin-Jerome Crossroads Area Study, and approximately 70 people attended. On October 21, Jerome Township hosted a meeting on the same topic, which approximately 80 people attended. The goal is to have a recommendation from the consultant by December or January. Mr. McDaniel stated that final recommendations will be provided in January, but some feedback will be available in early December. Mr. Lecklider noted that the NW 33 Innovation Corridor executive committee met on Friday.

COUNCIL ROUNDTABLE

Mr. Peterson stated that there is a Bright Road area community planning meeting scheduled tomorrow night from 6:30-8:00 p.m. at Dublin Scioto High School. What are the expectations for that meeting?

Mr. McDaniel responded that the purpose is to revisit the Bright Road Area Plan, which is a sub-plan of the Community Plan. It will be facilitated by the City's consultant from MKSK. He will present an overview of the Community Plan in existence and facilitate discussion about the future of that specific area.

Mayor Keenan inquired if the City has created an agenda for the meeting.

Mr. McDaniel responded affirmatively.

Vice Mayor Gerber stated that we could incorporate the questions the candidates recently received from the East Dublin Civic Association into the presentation.

Mayor Keenan noted that a list of those was provided at a candidates' night, and he predicts many of the same questions will be asked at the meeting.

Ms. Salay asked if a handout on the dais tonight regarding the City organizational structure is to be shared at the Neighborhood Leadership Meeting on Wednesday evening. Mr. McDaniel stated that his introduction/overview includes fiscal vitality and the change in the leadership team, introducing new department heads. He plans to speak to the City's fundamental services and also on communications. He will emphasize that the City appreciates face-to-face communication and that the City representatives can come to their venue, if desired. He has also had some dialogue with the City's Community Relations staff about proactively reaching out to those homeowner associations to learn about their issues and structuring meetings or hosting meetings to discuss those issues. Staff will provide more information to Council about this concept, and Council members are welcome to participate in such meetings.

Mayor Keenan commented that he and Vice Mayor Gerber recently had the opportunity to meet with residents of the Indian Run neighborhood and found the residents had specific questions about the area immediately adjacent to them. This underscores the need to reach out to the neighborhoods regarding their specific concerns.

Ms. Salay stated she appreciates this effort and believes it will be great for the community. It would also be helpful to include all the names of the department heads on the organizational chart. This helps to identify the leadership team for the community. She noted that staff could contact the ward representatives who are very familiar with the issues in their particular areas in preparation for this outreach. As the City grows, it is challenging to keep apprised of the concerns in a given neighborhood. Personally, she

RECORD OF PROCEEDINGS

Held

October 26, 2015

Page 11 of 12

would like to be involved in this effort, as it will help Council better serve their constituents.

Ms. Chinnici-Zuercher:

1. Noted that the new Starbucks on Perimeter opened this week!
2. Reported that she attended the Ohio Municipal League conference last week in Columbus. A topic of interest was drone legislation, and she has followed up with the Law Department. Council had brief discussion about this in the past. The FAA is reviewing this issue, but several of the local communities at the conference indicated they plan to move forward with local legislation, given the length of time it may require for the FAA to act.
3. Commented that two speakers at the conference were of particular interest. One was a 90-year old female aviation pioneer who lives in Hilliard. She was one of 100 women pilots in WWII and later became a professor of Aviation at OSU and remains active. Her presentation was very inspirational! Craig Krenzle spoke about the importance of a life plan, giving examples from his football career. He was also an excellent speaker.
4. Noted that she recently met a woman, Dr. Collins Finley, who is very interested in the City's future pedestrian bridge and described the Bridge of Flowers located on the east coast. Dr. Collins Finley sent information to her about this bridge, and she will forward the information to Mr. McDaniel.

Mr. Lecklider:

1. Noted that he spoke to a resident who lives on Dublin Road South, who is very pleased with the progress on the shared use path project and commented that the contractors have been fantastic.
2. Stated that a week from tomorrow, everyone will have the opportunity to vote for three seats on the City Council. He urged voters to educate themselves regarding the candidates, which include incumbents Mr. Keenan and Mr. Gerber, and then to vote. He noted that he is often amused with a resident who approaches him with a complaint, prefacing their remarks with a comment that they voted for him. Based on low voter turnout, the odds are that only one in four or five actually did so. Who sits on Council and serves the citizens is important. The city is a large and complex organization with a budget in the tens of millions of dollars. If a voter is generally pleased with the direction of the City, Council's strong fiscal management, the outstanding services and amenities that all enjoy, it is his opinion that voters should give the experienced incumbents serious consideration. With Ms. Chinnici-Zuercher's retirement from Council, the voters will be electing at least one new Council member. He respectfully suggests that, as voters consider the challengers, they closely examine each candidate's qualifications with respect to experience, their vision for the City's future, and whether or not they have a demonstrated record of professionalism and positive collaboration with their peers in a team-oriented environment. Is the candidate focused on looking forward or tearing down? The reality is that any new candidate will have to work with a number of Council incumbents. While Council members do not all always agree on every issue, as a collective body or team, this City Council has achieved many successes. In the end, whatever candidates they support, he urged voters to exercise the right to vote because here in Dublin, it does matter.

Mr. Reiner noted that in follow-up to the incident that recently occurred on a bikepath, he researched what other cities are doing to protect their citizens using bikepaths. He identified an interesting program in a similar city that involves 10 hours of training for a "Path Watch" program. The Police department handles the training, and these individuals carry cell phones; are trained in bicycle maintenance; take a course in CPR and first aid. He suggests this is something worth exploring to protect the citizens who use the paths. The City has a successful Bicycle Ambassador program in place. He thanked the Ambassadors for all of the work they are doing, and asked Mr. Fishman to pass along his appreciation to these volunteers.

Mr. McDaniel stated he will have Chief von Eckartsberg look into this new program.

RECORD OF PROCEEDINGS

Held

October 26, 2015

Page 12 of 12

Vice Mayor Gerber noted that he was privileged to attend a ceremony held at Cardinal Health, recognizing the company for receiving the Employer Support of the Guard and Reserve (ESGR) Freedom Award. This was in follow-up to the trip he and Mr. McDaniel made to the Pentagon in August, where Cardinal was one of 15 corporations in the U.S. recognized for supporting members of the Guard and Reserve. The event was very nice, and he was able to tour the campus. One thing he heard from many during his visit was "thank you" to the City and to Council for the Bridge Street plan. These individuals indicated it will help to retain employees and attract future employees. They were very grateful that the City is looking toward the interests of businesses as well as all residents.

Mayor Keenan reported that a delegation from Mashiko, Japan will visit Dublin in early December. He had visited Mashiko in March, and spoke with the Mayor regarding initiating a Friendship City relationship with them. Mashiko is known for their cultural arts and particularly for ceramics. Ms. Chinnici-Zuercher also visited Mashiko in September as part of the Midwest U.S./Japan conference held in Tokyo.

Ms. Chinnici-Zuercher stated that the Mashiko officials were very appreciative of the visit by Mr. Gracia and herself. They are well known for pottery, and they visited the pottery kilns in Mashiko. The follow-up visit from Mashiko representatives was anticipated, and staff and Council will be working on an agenda and activities for their three-day visit in December.

Mayor Keenan added that Dublin has a Taiko drum group that traveled to Mashiko in June. During his visit in March, he enjoyed a Taiko drum performance in Mashiko and the Mayor of Mashiko performed with the group as well. He is hopeful that the Dublin Taiko drum group can be part of the activities scheduled during the Mashiko visit to Ohio.

ADJOURNMENT

The meeting was adjourned at 8:40 p.m.

Mayor – Presiding Officer

Clerk of Council