

RECORD OF PROCEEDINGS

Held

January 30, 2023

CALL TO ORDER

Mayor Fox called the Monday, January 30, 2023 Regular Meeting of Dublin City Council to order at 5:30 p.m.

ROLL CALL

Present were Ms. Alutto, Ms. Amorose Groomes, Vice Mayor De Rosa, Mayor Fox, Mr. Keeler, Ms. Kramb and Mr. Reiner.

Staff members present were Ms. O’Callaghan, Ms. Readler, Mr. Stiffler, Mr. Ranc, Mr. Rogers, Mr. Gable, Mr. Hounshell, Mr. Farrar, Ms. Willis, Ms. Weisenauer, Mr. Hammersmith, Mr. McKee, Mr. Earman, Ms. Rauch, Ms. Miglietti, Chief Paez, Ms. Goliver and Mr. Ament.

Also present were: Sue Hutras, Dublin ACT Coalition; Natasha Halley and Dan Gutierrez, Swagit; Duncan Webb and Miriam King, Webb Management.

ADJOURN TO EXECUTIVE SESSION

Mayor Fox moved to adjourn to executive session:

- To consider 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;
- Preparing for, conducting, or reviewing negotiations or bargaining sessions with public employees concerning their compensation or other terms and conditions of their employment; and
- Personnel Matters: Considering the appointment of a Public Official.

Ms. Alutto seconded.

Vote on the motion: Mr. Keeler, yes; Ms. Kramb, yes; Mr. Reiner, yes; Vice Mayor De Rosa, yes; Mayor Fox, yes; Ms. Amorose Groomes, yes; Ms. Alutto, yes.

PLEDGE OF ALLEGIANCE

Mayor Fox invited Ms. Alutto to lead the Pledge of Allegiance.

SPECIAL PRESENTATIONS

- Chief Alec O’Connell, Washington Township Fire Department, came forward to introduce the new Assistant Chief John Donahue. Mr. Donahue has a great deal of experience and most recently, came from the City of Delaware. Mr. Donahue stated he looks forward to continuing to do good work as partners with the City of Dublin.

- Dublin ACT Coalition

Mayor Fox invited Sue Hutras, Dublin ACT Coalition, to come forward. Ms. Hutras provided some printed materials to Council highlighting the various projects in which they have been involved for the community. Dublin ACT stands for Adolescent and Community Together. This organization started in 2008 after the Surgeon General’s call to action to address underage drinking. They have a close partnership with the schools and work to encourage youth to be substance free (alcohol, drugs, smoking). They recently worked on a “Know More, Do More” campaign with Nationwide Childrens. This campaign involves a toolkit that lives on the Nationwide Children’s website that speaks not only to adolescents and parents in general, but provides more specific advice to athletes and athletic trainers, for example, because athletes would be more likely to be prescribed opioids as a result of an injury. She also provided information about the Dublin ACT Youth Council, which is a group of youth that work with and encourage other youth to remain drug and alcohol free. More information can be found at [www.dublinact.org](http://www.dublinact.org).

Mayor Fox thanked Ms. Hutras for the good work Dublin ACT is doing for the community.



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CITIZEN COMMENTS

Joanne Blum, 180 Indian Run Drive, Dublin, came forward to speak about development. She wanted to speak to Council regarding concerns about development and the ideas and damaging falsehoods around development. The three falsehoods are:

- Development is inevitable. She stated that there is a fatalistic attitude about development now. She feels this is untrue. There is a lot we can do about development and it is important to take a stand.
- Community must always take a backseat to the economy. This is a prevailing idea also. It is the reverse of what priorities should be. The community needs and desires should come first.
- If a community isn't growing, it's dying. This is another dangerous falsehood. This opens the door to prioritizing tax revenue over quality of life. There are many kinds of growth.

She suggested keeping Dublin 30% green instead of little slivers of green next to big developments. We have such beautiful natural resources in our community. She wants to commit to preserve these resources. Mayor Fox thanked Ms. Blum for the comments and stated that an update to the Community Plan is coming up this year, so she encouraged residents to be engaged with that process.

Kelsea Gray, 7209 Donnybrook Drive, Dublin, came forward to speak to Council about what it means to be a part of Dublin. She stated that she grew up in Dublin and loves this City. It does not go unnoticed that the services provided in Dublin are top notch. She stated that her father is currently a City employee and her grandfather, Jeff Jenkins, retired from Dublin. The City of Dublin has grown tremendously over the last several years. Employees give 110% willingly. She stated that they need to be compensated appropriately. Cost of living has increased significantly since 2020 and continues to rise. She mentioned the long hours employees work to ensure that events are safe and roads are plowed. All the buildings that must be taken care of, the well-manicured trees and the Go Dublin app are all the responsibility of the employees. We need to be able to hire the best and keep them. The current contract only proposes to give a 2% increase each year for three years. She stated that was not enough to provide for their families. She wants the employees to be given what they deserve and thank them through compensation.

Scott Haring, 3280 Lilly Mar Court, Dublin, came forward to talk about zoning and development. He expressed gratitude that the Community Plan will be updated this year. He has attended some Planning and Zoning Commission meetings recently and he expressed that he is hopeful Council will relay to the Commission that six stories means six stories. As these development projects come forward, he is hopeful that they will stick to the code requirements and not provide waivers for the number of stories of a building.

CONSENT AGENDA

- Minutes of the January 9, 2023 Regular Council meeting
- Minutes of the January 17, 2023 Work Session
- Notice to Legislative Authority of a Stock Transfer Regarding D1 and D2 Liquor Permits for Sesame Sea Asian Bistro, 7106 Muirfield Drive, Dublin, Ohio 43017
- Notice to Legislative Authority of a Stock Transfer of D1, D2, D3 and D6 Liquor Permits for T & K Group Inc., dba Sushi Com Japanese Restaurant, 7178 Muirfield Dr., Dublin, Ohio 43017

There was no request to remove a consent agenda item.  
Ms. Alutto moved to approve the consent agenda.  
Mr. Reiner seconded.

Vote on the motion: Mr. Reiner, yes; Mayor Fox, yes; Vice Mayor De Rosa, yes; Mr. Keeler, yes; Ms. Kramb, yes; Ms. Alutto, yes; Ms. Amorose Groomes, yes.



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SECOND READING/PUBLIC HEARING – ORDINANCES

**Ordinance 01-23**  
**An Ordinance to Appropriate Franklin County Parcel Number 273-009086-00 from Vivo Living Dublin LLC, for the Public Purpose of Constructing a Bridge Crossing over I-270, which shall be Open to the Public without Charge**  
Ms. O’Callaghan stated that there were no changes from the first reading. Staff recommended approval.

There were no public comments.

Vote on the Ordinance: Ms. Amorose Groomes, yes; Mr. Keeler, yes; Vice Mayor De Rosa, yes; Ms. Kramb, yes; Mr. Reiner, yes; Ms. Alutto, yes; Mayor Fox, yes.

INTRODUCTION/FIRST READING/PUBLIC HEARING - ORDINANCES

Mayor Fox moved to waive the Council Rules of Order and read Ordinances 02-23 through 04-23 together.  
Ms. Alutto seconded.  
Vote on the motion: Ms. Alutto, yes; Ms. Kramb, yes; Ms. Amorose Groomes, yes; Mayor Fox, yes; Vice Mayor De Rosa, yes; Mr. Keeler, yes; Mr. Reiner, yes.

**Ordinance 02-23**  
**Authorizing the City Manager to Execute and Accept Necessary Conveyance Documents and Contracts to Acquire Temporary Easements from the Property Located on West Bridge Street, Identified as Franklin County Parcel Number 273-000077, From the Congregational Church of Dublin dba Dublin Community Church for the Public Purpose of Completing the Franklin Street Extension Project 21-012-CIP which Shall be Open to the Public Without Charge**

**Ordinance 03-23**  
**Authorizing the City Manager to Execute and Accept Necessary Conveyance Documents and Contracts to Acquire Certain Property Located on West Bridge Street Identified as Franklin County Parcel Numbers 273-012158, 273-012159, and 273-012160, From Old Dublin Town Center II Condominium Association for the Public Purpose of Completing the Franklin Street Extension Project 21-012-CIP which Shall be Open to the Public Without Charge**

**Ordinance 04-23**  
**Authorizing the City Manager to Execute and Accept Necessary Conveyance Documents and Contracts to Acquire Certain Property Located on West Bridge Street, Identified as Franklin County Parcel Number 273-000084, From Shanghi Enterprises, LLC an Ohio Limited Liability Company for the Public Purpose of Completing the Franklin Street Extension Project 21-012-CIP which Shall be Open to the Public Without Charge**  
Ms. Alutto introduced the Ordinances.  
Mr. Gable stated that these Ordinances are for the acquisition of easements and right-of-way for the Franklin Street Extension project. This project is planned to start construction in early 2023 and is anticipated to be complete in the fall of 2023. The City has participated in good faith discussions and has arrived at mutually agreeable terms. These ordinances authorize the City Manager to execute all necessary conveyance and contract documents to formally accept the necessary property interests described above.



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There were no public comments.

Second reading/public hearing is scheduled for the February 13, 2023 Council meeting.

**INTRODUCTION/PUBLIC HEARING/VOTE – RESOLUTIONS**

**Resolution 06-23**  
**Waiving Competitive Bidding and Authorizing the City Manager to Accept Swagit Productions, LLC's Proposal for Video Streaming and Production Services**

Ms. Alutto introduced the Resolution.

Mr. Farrar stated that at the January 9 meeting, staff provided an update regarding the Council Chamber video streaming and production services. As part of this initial investigation, staff looked at other municipalities and solutions that use remote director/management systems. He introduced Natasha Halley and Dan Gutierrez of Swagit Productions LLC, to answer any questions Council may have. Staff recommended approval of the Resolution.

There were no public comments.

Mr. Keeler asked about the table in the memo provided by staff and whether or not the options listed in the table were mutually exclusive. Mr. Farrar responded affirmatively.

Ms. Kramb asked about the equipment that would be needed and the ownership of that equipment. Mr. Gutierrez stated that it would be Dublin's equipment to keep. Ms. Kramb asked if the equipment would work with another software in the future if deemed necessary. Mr. Gutierrez stated that the equipment will not work with another software but the equipment could be controlled locally.

Vice Mayor De Rosa asked about security measures as our information is kept on Swagit's servers. Mr. Farrar stated that there is an extensive security review that is done by Dublin and Swagit has a security protocol as well. The Information Technology department and Swagit have had many discussions about security. Mr. Gutierrez provided additional information about Swagit's security protocols.

Vice Mayor De Rosa asked about the retention of the videos and the City's ability to download the video content when needed. Mr. Farrar stated that the video content could be downloaded and stored at any time, however there would be some preparations that would need to be made in order to store that much video. Mr. Gutierrez provided information regarding security protocols that are in place on Swagit's network. In response to Vice Mayor De Rosa's question regarding security testing, Mr. Gutierrez stated that their security is tested weekly by a third party. In response to Vice Mayor De Rosa's question regarding what the current practice is, Mr. Farrar stated that the City does not currently keep the video content apart from where it is hosted (currently, YouTube). Vice Mayor De Rosa expressed a desire to make sure the records retention schedule is adhered to. Ms. Delgado indicated that the City is in compliance.

Ms. Amorose Groomes asked about the closed captioning and the transcription feature and whether or not the transcript could be downloaded. Ms. Halley stated that there was a download capability and demonstrated where that feature could be found.

Mayor Fox asked about the user experience and viewing the presentation materials. Ms. Halley responded affirmatively. Mayor Fox mentioned the different characteristics on the different cities' websites. Ms. Halley stated that it does depend on what features they chose to purchase with the solution.

Vote on the Resolution: Vice Mayor De Rosa, yes; Ms. Kramb, yes; Mr. Keeler, yes; Ms. Alutto, yes; Mr. Reiner, yes; Mayor Fox, yes; Ms. Amorose Groomes, yes.



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**Resolution 07-23**  
**Acceptance of a Final Plat for the Resubdivision of Reserve "A" and Reserve "D" of the Oak Park Subdivision (Case #20-193FP)**

Ms. Alutto introduced the Resolution.

Mr. Hounshell stated that in 2020, this site was rezoned from Oak Park, Subarea E, which allowed for commercial development to a new Subarea F to permit single-family residential. During Council review of the rezoning/preliminary development plan, a number of concerns were raised by the existing residents of the neighborhood, which included the costs associated with maintaining private drives, the layout of the proposed green spaces, layout and access for the overall development, and development standards, specifically side yard setbacks and lot coverage requirements. Adherence to the conditions of approval has been demonstrated or will be demonstrated when the Final Plat is recorded and the final lots turned over. The Final Plat includes 12 new single-family lots ranging in size from 0.17-acre to 0.37-acre. The Final Plat includes open space ownership and maintenance, property lines, and easements and dedicates right-of-way for two sections of public streets. Oak Park Boulevard is an east-west road directly adjacent to the proposed lots. Portions of Oaktree Drive North and Oaktree Drive South are to be dedicated to the City following approval of the Final Plat via a separate warranty deed to be recorded after the Final Plat. Planning and Zoning Commission recommended approval of the Final Plat at the December 8, 2021 meeting. Staff recommended approval.

There were no public comments.

Vice Mayor De Rosa asked about the time that passed from passage in 2021 to now and whether or not any changes to the Final Development Plan were communicated to the residents. Mr. Hounshell stated that there have been no changes to the Final Development Plan. The time has been spent on construction drawings.

Ms. Amorose Groomes asked about the private streets that will become public streets and their condition. Mr. Hammersmith stated that staff has looked at the streets and determined that they have not deteriorated beyond what would be normal. They are now in the Street Maintenance Program and when it is time, they will be resurfaced and some curb work done to bring them to City standards. In response to Ms. Amorose Groomes' question regarding drainage issues, Mr. Hammersmith stated that with the streets that the City is taking over, there will be work done to ensure that proper drainage is implemented.

Vote on the Resolution: Ms. Kramb, yes; Ms. Amorose Groomes, yes; Mayor Fox, yes; Mr. Reiner, yes; Vice Mayor De Rosa, yes; Mr. Keeler, yes; Ms. Alutto, yes.

**Resolution 08-23**  
**Accepting the Lowest and Best Bid for the 2023 I-270/U.S. 33 Interchange Landscape Maintenance Contract and Authorizing the City Manager to Enter into a Contract for the Project**

Ms. Alutto introduced the Resolution.

Mr. Earman stated that two bids were opened for the 2023 I-270/U.S. 33 Interchange Landscape Maintenance Contract. This contract provides maintenance of the I-270/U.S. 33 Interchange landscape area. The low bidder is Commercial Land Management Systems (CLMS) with a bid of \$72,000.00. CLMS's bid is 21 percent lower than 2023 budgeted amount of \$91,000 for this contract. Staff has thoroughly reviewed the bid submitted by Commercial Land Management Systems and determined it to be a complete and acceptable cost to perform the specified work for this project. Staff recommended approval.

In response to Mr. Reiner's question regarding experience with the contractor, Mr. Earman stated that the City has used this contractor for other work previously.

There were no public comments.



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Ms. Kramb confirmed that this does not include mowing. In response to Ms. Kramb’s question regarding whether this contract amount was favorable, Mr. Earman responded affirmatively.

Ms. Amorose Groomes asked if there was supplemental mowing. Mr. Earman stated that it can be added as a unit cost if needed.

Mayor Fox asked about the collection of the litter along the interchange. Mr. Earman stated that the contractor will pick up litter prior to mowing, but they do not do routine litter pick up.

Vote on the Resolution: Ms. Alutto, yes; Mr. Keeler, yes; Vice Mayor De Rosa, yes; Ms. Kramb, yes; Mr. Reiner, yes; Ms. Amorose Groomes, yes.

**Resolution 09-23**  
**Accepting the Lowest and Best Bid for the 2023 Muirfield Landscape Maintenance Contract and Authorizing the City Manager to Enter into a Contract for the Project**

Ms. Alutto introduced the Resolution.  
Mr. Earman stated that three bids were opened for the Muirfield Landscape Maintenance Contract. This contract provides maintenance of City-owned properties and right-of-way areas within the City between Avery and Dublin Roads north of Brand Road. The low bidder is Commercial Land Management Systems (CLMS) with a bid of \$119,000.00. CLMS’s bid is 13 percent lower than 2023 budgeted amount of \$138,000 for this contract. Staff has thoroughly reviewed the bid submitted by Commercial Land Management Systems and determined it to be a complete and acceptable cost to perform the specified work for this project. CLMS has successfully executed the Facilities, I-270 / US-33, and Highway Landscape Maintenance contracts in previous years and understands the City’s expected level of service. Staff recommended approval.

There were no public comments.

Ms. Kramb asked about whether the contractor has the manpower to successfully complete these contracts. Mr. Earman stated that manpower has been discussed with them and they are confident they can complete the work required in the contract.

In response to Ms. Amorose Groomes’ question regarding who had the contract last year, Mr. Earman stated that it was Muirfield Association. She stated the best indicator of the true cost of the maintenance is to look at what was spent last year.

Vote on the Resolution: Mayor Fox, yes; Ms. Kramb, yes; Ms. Alutto, yes; Mr. Reiner, yes; Vice Mayor De Rosa, yes; Ms. Amorose Groomes, yes; Mr. Keeler, yes.

**Resolution 10-23**  
**Accepting the Lowest and Best Bid for the 2023 North Landscape Maintenance Contract and Authorizing the City Manager to Enter into a Contract for the Project**

Ms. Alutto introduced the Resolution.  
Mr. Earman stated that two bids were opened for the Dublin North Landscape Maintenance Contract. This contract provides maintenance of City-owned properties and right-of-way areas within the City from U.S. 33 / Emerald Parkway North, excluding Muirfield. Pony Lawncare and Landscaping, LLC was the initial low bidder; however, Pony Lawncare contacted the City within the required timeframe and requested to withdraw their bid due to an inaccurate understanding of the required scope. As a result, BrightView, Inc. was determined to be the lowest and best bid for the project. BrightView’s bid of \$389,761.00 is 11 percent lower than the 2023



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budgeted amount of \$436,000 for this contract. Staff has reviewed the bid submitted by BrightView, Inc. and determined it to be a complete and acceptable cost to perform the specified work for this project. Staff recommended approval.

There were no public comments.

Ms. Amorose Groomes asked who had the contract last year. Mr. Earman stated it was BrightView.

Ms. Kramb asked about quality assurance to make sure they are meeting the maintenance requirements. Mr. Earman stated that there is a dedicated staff member that inspects the work.

Mr. Reiner asked about making sure that in the event of excess rain they don't mow and tear up the ground. Mr. Earman stated that they do operate on a schedule, but the conversation can be had with them about excess rain and delaying the mowing.

Vote on the Resolution: Vice Mayor De Rosa, yes; Ms. Kramb, yes; Mr. Keeler, yes; Mr. Reiner, yes; Mayor Fox, yes; Ms. Amorose Groomes, yes; Ms. Alutto, yes.

**Resolution 11-23**  
**Accepting the Lowest and Best Bid for the 2023 South Landscape Maintenance Contract and Authorizing the City Manager to Enter into a Contract for the Project**

Ms. Alutto introduced the Resolution.  
Mr. Earman stated that three bids were opened for the Dublin South Landscape Maintenance Contract. This contract provides maintenance of City-owned properties and right-of-way areas within the City from U.S. 33 / Emerald Parkway Southwest, excluding the Avery Road Interchange. Pony Lawncare and Landscaping, LLC was the initial low bidder; however, Pony Lawncare contacted the City within the required timeframe and requested to withdraw their bid due to an inaccurate understanding of the required scope. As a result, Rocky Fork Company was determined to be the lowest and best bid for the project. Rocky Fork's bid of \$334,004 is 3 percent lower than the 2023 budgeted amount of \$344,000 for this contract. Staff has reviewed the bid submitted by Rocky Fork Company and determined it to be a complete and acceptable cost to perform the specified work for this project. Rocky Fork has successfully executed this contract in previous years and is knowledgeable of the level of service and contract area. Staff recommended approval.

There were no public comments.

In response to Ms. Amorose Groomes' question regarding who held this contract last year, Mr. Earman stated that it was Rocky Fork. She asked if we have renewable options for these contracts. Mr. Earman responded affirmatively.  
Mr. Keeler commented on the positive side of having competition among contractors. Ms. Amorose Groomes agreed and added that continuity of work can be important also.

Vote on the Resolution: Mr. Reiner yes; Ms. Kramb, yes; Ms. Amorose Groomes, yes; Ms. Alutto, yes; Vice Mayor De Rosa, yes; Mr. Keeler, yes; Mayor Fox, yes.

**Resolution 12-23**  
**Accepting the Lowest and Best Bid for the Muirfield Drive Greenway Corridor Tree Replacement Project and Authorizing the City Manager to Enter into a Contract for the Project**

Ms. Alutto introduced the Resolution.  
Mr. Earman stated that at the February 25, 2020 Dublin City Council meeting, Council approved the recommendation from the Public Services Committee to proceed with



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securing voluntary landscape easements as part of the Avery-Muirfield/Indian Run Meadows Greenway Corridor Program. A series of ordinances for securing these easements was initiated by City Council in 2021 for the properties adjoining Avery-Muirfield Drive in the Indian Run Meadow subdivision. The purpose of these easements is to allow the City to assume responsibility to maintain the appropriate tree and shrub screening as it is reflected in the Indian Run Meadows development text. Of the 30 properties affected by the screening requirements, 20 landscape easements have been secured. Staff will continue to reach out to the remaining 10 property owners to inform them of the program and provide them with specific screening requirements respective to each property. With the participating properties, 84 trees diseased or dead trees will be removed and 124 new trees will be planted. Staff will monitor the area and if more screening is needed, more could be added. Staff received one bid for the Muirfield Drive Greenway Corridor Tree Replacement project from Timberwood Landscape Company, Inc. in the amount of \$100,301.00. The bid includes removing trees in poor condition at the cost of approximately \$446 per tree and planting new trees at an average of approximately \$490 per tree. The submitted bid was 2 percent lower than the Engineer's Estimate of \$500 per newly planted tree. If awarded, the project will begin this spring with the removal of diseased trees immediately followed with planting new trees per the approved design. Due to the nature and highly visible profile of this project, the Parks and Recreation Department and Communications and Public Information Division has prepared a communications plan to inform residents prior to and during the construction of the project.

There were no public comments.

Vice Mayor De Rosa expressed her gratitude for the work and the communication. She asked, of the 84 trees that will be removed, have they already been discussed with the resident and marked in some way. She also inquired as to, in addition to the tree replacement, what other work will be done. Mr. Earman stated that there is no other work planned beyond what is in the development text. Mr. Earman stated that staff has met with each property owner so there is understanding of what is happening. Staff will communicate again with each owner as work begins.

Mr. Reiner is looking forward to this project. He encouraged Council to start thinking about other green corridors and to make sure other areas get attention as well.

Mr. Keeler asked about a warranty for the trees and when are the stakes removed, if they are used. Mr. Earman stated that the trees come with a one-year warranty and the contractor will replace any trees that do not survive. They will stake the trees and staff will likely remove them when needed.

Ms. Kramb asked about the memo mentioning the reforestation funds. Mr. Earman stated that staff has enough money in the budget to do the work and in the first quarter supplemental, a funding request will be made to replenish this fund using the reforestation fund.

Mayor Fox appreciated staff's work on this project and meeting with each property owner. Mr. Earman stated that Michael Hiatt did a great deal of the work on this.

Vote on the Resolution: Ms. Kramb, yes; Ms. Amorose Groomes, yes; Mr. Reiner, yes; Vice Mayor De Rosa, yes; Mr. Keeler, yes; Mayor Fox, yes; Ms. Alutto, yes.

**Resolution 13-23**  
**Accepting the Lowest and Best Bid for the 2023 Dublin Facilities Landscape Maintenance Contract and Authorizing the City Manager to Enter into a Contract for the Project**  
Ms. Alutto introduced the Resolution.



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Mr. Earman stated that three bids were opened for the Dublin Facilities Landscape Maintenance Contract. This contract provides maintenance of City-owned buildings and each building’s surrounding property.  
The City-owned facilities included in this contract include the following:

- Water Tower/Washington Township Fire Station 95 (5750 Paul Blazer Parkway)
- Dublin Arts Council (7125 Riverside Drive)
- Development Building (5200 Emerald Parkway)
- Dublin Community Recreation Center (5600 Post Road)
- Service Center (6555 Shier Rings Road)
- Justice Center (6565 Commerce Parkway)
- City Hall (5555 Perimeter Drive)

The low bidder is Commercial Land Management Systems (CLMS) with a bid of \$115,000.00. CLMS’s bid is 11 percent lower than 2023 budgeted amount of \$129,000 for this contract. Staff has thoroughly reviewed the bid submitted by Commercial Land Management Systems and determined it to be a complete and acceptable cost to perform the specified work for this project.

There were no public comments.

Ms. Kramb asked about the discrepancy in pricing and how this contractor could offer 11% under the budget. Mr. Earman stated that it has to do with staffing levels.

In response to Ms. Amorose Groomes’ question about who had the contract last year, Mr. Earman stated it was CLMS.

Vote on the Resolution: Ms. Amorose Groomes, yes; Mr. Keeler, yes; Vice Mayor De Rosa, yes; Mayor Fox, yes; Ms. Alutto, yes; Ms. Kramb, yes; Mr. Reiner, yes.

OTHER BUSINESS

- Performing Arts Center Feasibility Study – Phase I Report and Referral to Community Development Committee

Mr. Ranc stated that in October 2022, the City contracted with Webb Management (Webb) to conduct a feasibility study for a potential performing arts center in Dublin. Based in New York, Webb has provided research and planning services for the arts all around the country since 1997, serving more than 450 clients in the private, public, and higher education sectors. He introduced Duncan Webb and Miriam King from Webb Management, who were present to share some details with Council about the Performing Arts Center Feasibility Phase I report.

Mr. Webb stated that they completed the first feasibility study for a Performing Arts Center in Dublin in 2015. Interest and priorities changed and now we there is a renewed interest in performing arts facilities. The 2022 study is in two phases. The first phase is a needs assessment focused generally on the need for a performing arts center in Dublin. To begin, Mr. Webb stated that they look at the following:

- Who is the potential audience?
- What is the level and nature of the demand?
- What is the current supply of facilities and are there gaps; and
- Where is the community going and how does a project like this align with those goals?

Mr. Webb introduced Miriam King, based in Columbus, to proceed with the report highlights.  
Ms. King stated that they conducted 31 individual interviews with stakeholders using questions around community interest, prospective use, project supports, relevant resources and project challenges. The emerging themes from the interviews were:



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- Demand: there is a demand for new spaces and optimism regarding funding;
- Facilities: existing spaces lack adequate capacity and acoustics could be improved;
- Local Goals: project aligns with Dublin visioning statement and may provide opportunities for youth in the region;
- Location: respondents value walkability to bars and restaurants from potential new space;
- Quality of Life: new performing arts space might contribute to competitive living standard; and
- Support: it is important to gain broad community support.

Ms. King stated that the next step was to determine the value of the arts in the community by looking at potential challenges and opportunities. Economic uncertainty is the first challenge identified. She stated this challenge provides an opportunity to redefine how the arts impact the community and quality of life. A second challenge was declining audiences for passive arts; in that, there is more seeking of immersive and interactive involvement. This challenge provides an opportunity for more inclusive engagement. A third challenge is the decline of arts education support. The opportunity in this challenge is the development of arts and innovation programming through non-profits and outreach programs.

Sector trends, specifically in Ohio, include:

- InMotion Parkinson’s Wellness Facility (Beachwood, Ohio);
- Otherworld immersive art experience (Columbus, Ohio);
- Cincinnati Arts and Technology Studios (Cincinnati, Ohio); and
- ArtsNEXT Innovation Grants (Ohio Arts Council).

The Market Analysis portion of Phase I concluded that residents of Dublin are 47% more likely to attend live theater and 40% more likely to go to a museum than the average U.S. community. To assess existing facilities, Webb developed an inventory of existing performance facilities with the following criteria:

- Physical features and types of activities that take place within indoor venues that host 4 or more events per year;
- 8 variables to measure quality; and
- The facilities availability based on an outside user’s ability to book it on a prime night of the week.

University facilities were excluded due to low rental capacity and availability. Ms. King provided a graphic showing the ratings versus capacity to highlight any gaps in the inventory market that exist. She reviewed a few competitive facilities, and their amenities, in the region.

To determine the elements of demand, Ms. King referred back to information gained as a result of the interviews with stakeholders. She stated that there are no middle school spaces, high school spaces are at capacity, as is the Abbey Theater. She shared a local potential usage chart showing approximately 700 days that a performing space could be used.

Ms. King stated that local impacts were determined by exploring the plans and studies within the City of Dublin including the Strategic Framework as well as the Parks and Recreation Master Plan.

Ms. King explored what has changed since they did this study in 2015. She stated that there is growing local demand, strong market potential, regional development, Abbey Theater advancements and new facilities in the region. The conclusions of Phase I show the following:

- Strong Market Potential and User Demand;
- Gaps in Performing Arts Facility Inventory;
- Regional Growth and Development; and
- Alignment with local goals.

Ms. King shared preliminary ideas and recommendations. Webb Management proposed:

- An arts and innovation hub with strong youth programming, promoting the intersections of art and technology, health and education;



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- Elevating the performing arts presence in Dublin with a state-of-the-art facility; and
- Potential spaces could be developed in phases and may include main performing arts space, education spaces and multipurpose auxiliary space.

Ms. Alutto asked about a full proforma and different types of funding possibilities. Mr. Webb stated that the second phase of the project will be formulating a business plan that is agreed upon.

Mayor Fox asked if the second phase will be looking at location. Mr. Webb stated that they will not look at specific sites; however, if they are asked about certain sites, they can provide observations and opinions regarding what sites are better than others pertaining specifically to an arts facility. Mr. Ranc stated that staff is requesting that this project be referred to Community Development Committee as there are many items to review such as the proforma and the site possibilities, etc.

Vice Mayor De Rosa asked if there are smaller City examples that Webb Management could share that would be more comparable to Dublin’s size. Mr. Webb stated that they could provide some examples. He stated that they are currently doing work in two locations in Ohio: Fairfield County and Canton. Vice Mayor De Rosa asked if there were international examples also. Ms. King stated that they do not do work internationally; however, in Europe, the Arts and Technology sector has been blossoming for decades. Vice Mayor De Rosa suggested studying some of those examples as well. Mr. Reiner agreed with Vice Mayor De Rosa’s suggestions.

Mr. Keeler stated that the timing of this report, with the sports complex study, and the Parks and Recreation Master Plan is very interesting. He stated that these studies show that these are economic development generators. He sees a performing arts center as a place that incorporates learning, wellness, technology, etc. as well as the arts.

Mayor Fox commented about the Ohio Chinese Festival that she attended recently and stated that events like that need a space for the community to be able to come and explore other cultures and celebrations. She agreed with Mr. Keeler that there is a synergy between all these conversations.

Ms. Amorose Groomes stated that many of the amenities and the intention is similar to what was designed into the Recreation Center years ago.

Mr. Keeler stated that he believes flexibility is key. He believes the Recreation Center needs a refresh. The arts were one of the key takeaways from the Parks and Recreation Master Plan survey.

Ms. Alutto agreed that it sounds like a lot more than just performing arts. This feels more comprehensive and immersive than the 2015 approach. Mr. Webb stated that the evolution of the recommendations from 2015 to 2022 is more inclusive, immersive, diverse, and with a broader purpose.

Mr. Reiner stated that Dublin likes to be number one. He encouraged more research in the European facilities.

Ms. Alutto moved to direct staff to proceed to Phase II of the Performing Arts Center Feasibility Study.  
Mr. Keeler seconded.

Vote on the motion: Mr. Keeler, yes; Mayor Fox, yes; Ms. Kramb, yes; Mr. Reiner, yes; Vice Mayor De Rosa, yes; Ms. Amorose Groomes, yes; Ms. Alutto, yes.



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Ms. Alutto moved to refer this project to the Community Development Committee. Vice Mayor De Rosa seconded.

Vote on the motion: Ms. Alutto, yes; Mr. Keeler, yes; Vice Mayor De Rosa, yes; Mayor Fox, yes; Ms. Kramb, yes; Mr. Reiner, yes; Ms. Amorose Groomes, yes.

- Request for Approval of a Reclassification of Position in the Division of Building Standards

Ms. Miglietti stated that due to a recent vacancy of the Development Review Specialist I position in the Building Standards Division, staff was able to take a fresh look at the design of the job to determine whether the current duties/responsibilities should be realigned in order to best meet organizational goals and needs both now and in the future. Staff believes this change is necessary to meet the current and ongoing needs of the Building Standards Division. The annual budgetary impact from this change would be approximately \$10,275. This additional cost can be absorbed within current appropriations as the Division also currently has an existing Building Inspector Position that is un-filled. Staff recommended City Council approve the reclassification.

Mayor Fox moved to approve the reclassification of the Development Review Specialist I to a Development Review Specialist II as proposed by staff. Ms. Alutto seconded.

Vote on the motion: Ms. Alutto, yes; Ms. Amorose Groomes, yes; Vice Mayor De Rosa, yes; Mayor Fox, yes; Mr. Reiner, yes; Mr. Keeler, yes; Ms. Kramb, yes.

STAFF COMMENTS

Ms. O’Callaghan shared the following:

- In April of 2022 by Ordinance 16-22, City Council made its final adjustments to the current Ward Boundaries of the City. Franklin County Board of Elections, however, was not able to make changes to their precinct boundaries to reflect these changes until after the November 2022 General Elections. Franklin County Board of Elections also asked Dublin to withhold mailing notices reflecting changes to Wards to avoid confusing registered voters. With those elections complete, Franklin County Board of Elections has now realigned their voting precincts to match Dublin’s Wards. They will send out notices to specific registered voters and we will also mail notices to all affected residents who are now in different City Wards.
- The Styrofoam recycling program has been extremely successful. Between the drop-off event in December and the drop-box at the Service Center, the City has already diverted one ton of Styrofoam from the landfill. Thanks to Council and CSAC for the support of this initiative. Staff looks forward to continuing to grow and improve this program.
- A project notification letter and fact sheet is being sent to adjacent residents regarding the upcoming sanitary sewer lining program work, which will line approximately 44,000 feet of existing sanitary sewer. The contractor for this project is Insituform Technologies, LLC. Lining will be performed in over 10 neighborhoods and those will be listed on our website. Included in the project communications plan will also be individual notices to the homeowners as the lining project progresses letting homeowners know they will need to limit sanitary discharge for a short time during the lining process.
- The Abbey Theater of Dublin has won seven 2022 Broadway World Columbus Awards, including “Favorite Local Theater”. Joe Bishara won “Best Direction of a Musical” and the production of RENT won 5 additional awards, including “Best Musical” and “Best Play”. The Abbey is looking forward to its 2023 season, which will include a production of Grease!.



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- After five and a half years with the City, and being a public servant for nearly 33 years, Director of Taxation Kevin Robison is retiring on Feb. 1. Kevin has a wealth of knowledge and has been a tremendous asset to the City and really great to work with and we will miss him. Staff is having a retirement celebration tomorrow, on Tuesday, Jan. 31, from 2 – 4 p.m. at the DCRC Talla 1 to wish Kevin a happy retirement and we invite City Council members to stop by.

COUNCIL REPORTS

- Council Committee Reports: There were no committee reports.
- Council Liaison Reports:
  - School Board Liaison Report: Ms. Alutto shared that the following discussions occurred at the last meeting:
    - They continue to talk about mental health challenges in youth;
    - They continue to deal with space concerns with increasing populations of students.
    - They are also looking at ways to support kids that are not college bound right out of high school.
  - Dublin Bridges: Vice Mayor De Rosa stated that Dublin Bridges extended gratitude to the City. They are putting the ARPA funding they received to good use for the community. The Dublin community is the highest giving community of all the neighborhood bridges organizations. The collaboration between Dublin Bridges and their partners is tremendous. She thanked them for their work.
  - Logan-Union-Champaign Regional Planning Commission: Mr. Keeler shared that there are three cases in close proximity to Dublin borders. One of those cases, 111 lots in Jerome Village, was denied.
  - Dublin Arts Council: Mr. Reiner thanked Council for being receptive to a Performing Arts Center study. There is an upcoming exhibit at Dublin Arts Council beginning on March 7, called "Fractals: Patterns in Nature."
  - Veterans Committee: Mr. Reiner shared that two discussions will be held in the next meeting regarding Purple Heart City designation and having a Veterans Card for Seniors.
  - Washington Township Trustees: Ms. Kramb welcomed Mr. Donahue. She also shared that a time capsule had been discovered through her work with the Dublin Historical Society of items from the original Washington Township building. It was placed in the foundation of the building in 1870 and was discovered when the building was removed in 1970. It has since been sitting in the basement of a resident. The Historical Society is looking for a proper place to display the items.
  - MORPC: Ms. Amorose Groomes shared that she attended the National Association of Regional Councils (NARC) Conference with MORPC in Washington D.C. While there, they met with the U.S. Department of Transportation – Federal Rail Administration, and spoke in depth about making an application for passenger rail in Ohio. The Governor of Ohio has not indicated that he is supportive of passenger rail in Ohio, but discussions continue with his team. She shared that they also held meetings with legislators to discuss infrastructure improvements in the region. She met with all five legislators that serve our area and reiterated with them the importance of the bridge over I-270. She also attended meetings on the importance of an approved federal budget, economic development trends in our region and municipal fiber.
  - Planning and Zoning Commission: Ms. Amorose Groomes stated that there is materials expertise information available to the Commission Members. The Chair and Vice Chair outlined where they think they are with training and what might be useful. Staff will work to find time for the training. Finally, they are looking forward to the start of the Community Plan update.



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COUNCIL ROUNDTABLE

Ms. Alutto: She met with the Muirfield HOA Community Action Committee at their request to learn more about the I-270 bridge project and the Sports Complex presentation. They discussed the need for more swim facilities and are very excited for the Parks and Recreation Master Plan update.

Ms. Kramb: She has experienced a good deal of resident interest in the Bridge Street plans and concepts that have been coming forward. Specifically, there are traffic questions. She reviewed her files and found some traffic studies and traffic capacity studies. Now that 10 years have passed since some of these studies were done, she suggested that it would be good to review those studies and see where we are. She suggested this would be a good Council Retreat topic. Ms. Alutto agreed.

Mr. Keeler: He mentioned the unfortunate death of a pedestrian along Avery and was pleased that there is money in the budget to put a shared-use path along there to make it safer. He stated he would like to know in what areas of the City more crosswalks are warranted. He welcomed the new Assistant Fire Chief Mr. Donahue.

Mr. Reiner: He greeted the additional staff that attended the Council meeting. He expressed appreciation for the work they do. He stated that he too has many historical documents and studies from the past that he would like to have archived in the City archives for historical purposes.

Ms. Amorose Groomes: She thanked the Licking County Port Authority for providing her a tour. On January 17, she hosted the School's Business Advisory Council in the Council building and a productive discussion regarding workforce development was held. She announced that a grant that they were hopeful to receive was not; however, several of the area businesses and schools intend to go forward with some of the projects planned for workforce development. She thanked Cardinal Health for providing a tour on January 18. On January 19, she met with Union County where they discussed development.

Vice Mayor De Rosa: She shared that at the next Administrative Committee Meeting on February 7, Council Retreat will be discussed. She attended a Chamber of Commerce Leadership Dublin Panel Discussion about local government. She also thanked Cardinal Health for the tour and conversation around the future of work. She thanked Kevin Robison for his service and wished him the best in retirement.

Mayor Fox: She congratulated Deb Papesch for being named Grant Leprechaun. She also shared that the Ohio Mayor's Alliance held a meeting recently. She is now serving on the Education Leadership Advocacy Committee where the focus for 2023 is on civic learning and mentoring. A COMMA (Central Ohio Mayors and Managers Association) meeting will be held on Friday, February 3. She thanked Kevin Robison for his service to this community. Mayor Fox addressed the staff members in the audience and thanked them for their service to the community. She attended the Ohio Chinese Festival on Saturday. She shared that it was a lovely and well-attended event. She commented on the importance of these cultural events that help build relationships and partnerships.



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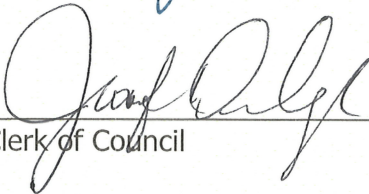
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ADJOURNMENT

The meeting was adjourned at 9:18 p.m.



Mayor – Presiding Officer



Clerk of Council